



## Legislation Details (With Text)

<b>File #:</b>	Res 0282-2006	<b>Version:</b>	*	<b>Name:</b>	LU 71 - ULURP, Baywater Rezoning, Queens (060259ZMQ)
<b>Type:</b>	Resolution	<b>Status:</b>		<b>Adopted:</b>	
		<b>In control:</b>		<b>Committee on Land Use</b>	
<b>On agenda:</b>	4/26/2006				
<b>Enactment date:</b>		<b>Enactment #:</b>			
<b>Title:</b>	Resolution approving the decision of the City Planning Commission on ULURP No. C 060259 ZMQ, a Zoning Map change (L.U. No. 71).				
<b>Sponsors:</b>	Melinda R. Katz, Tony Avella				
<b>Indexes:</b>					
<b>Attachments:</b>	1. Committee Report, 2. Hearing Transcript - Stated Meeting 4/26/06				

Date	Ver.	Action By	Action	Result
4/11/2006	*	Committee on Land Use	Approved by Committee	
4/26/2006	*	City Council	Approved, by Council	Pass

### THE COUNCIL OF THE CITY OF NEW YORK RESOLUTION NO. 282

Resolution approving the decision of the City Planning Commission on ULURP No. C 060259 ZMQ, a Zoning Map change (L.U. No. 71).

By Council Members Katz and Avella

WHEREAS, the City Planning Commission filed with the Council on March 27, 2006 its decision dated March 22, 2006 (the "Decision"), on the application submitted by the Department of City Planning, pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment to the Zoning Map (ULURP No. C 060259 ZMQ) (the "Application");

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 197-d(b)(1) of the City Charter;

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on April 10, 2006;

WHEREAS, the Council has considered the land use implications and other policy issues relating to the Decision and Application; and

WHEREAS, the Council has considered the relevant environmental issues and the Negative Declaration, issued on December 19, 2005 (CEQR No. 06DCP053Q);

RESOLVED:

The Council finds that the action described herein will have no significant effect on the environment.

Pursuant to Sections 197-d and 200 of the City Charter and on the basis of the Decision and Application, the Council approves the Decision.

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, is further amended by changing the Zoning Map, Section Nos. 25b and 31a:

- changing from an R2 District to an R1-2 District property bounded by:

- a. a line 100 feet southeasterly of Point Breeze Place and its southwesterly prolongation, Anchor Drive and its northwesterly and southeasterly centerline prolongation, a line 100 feet southeasterly of Dunbar Street, Mott Avenue, Egmont Place, a line 100 feet southwesterly of Edgewater Road, Faber Terrace, Edgewater Road, a line 100 feet northwesterly of Granada Place, Faber Terrace, Granada Place, a line 200 feet northeasterly of Mott Avenue, Bay 28<sup>th</sup> Street, a line 375 feet northeasterly of Mott Avenue, Sunnyside Street, Mott Avenue, a line perpendicular to a line bisecting the angle formed by the southwesterly street line of Mott Avenue and the northerly street line of Bayswater Avenue and passing through a point on the northerly street line of Bayswater Avenue distant 210 feet easterly (as measured along the street line) from the point of intersection of the northerly street line of Bayswater Avenue and the easterly street line of Bay 25<sup>th</sup> Street, Bayswater Avenue, a line 225 feet northwesterly of Bay 25<sup>th</sup> Street, a line 175 feet southerly of Bayswater Avenue, Bay 27<sup>th</sup> Street, a line 250 feet northerly of Coldspring Road, Bay Park Place, a line 100 feet northerly of Coldspring Road, a line midway between Waterview Street and Bay Park Place, a line perpendicular to the westerly street line of Bay Park Place distant 100 feet southerly (as measured along the street line) from the point of intersection of the westerly street line of Bay Park Place and the southerly street line of Bayswater Avenue, Bay Park Place, Bayswater Avenue, Trist Place, a line 80 feet southwesterly of Bailey Court, a line 85 feet northwesterly of Trist Place, a line perpendicular to the northwesterly street line of Trist Place distant 80 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Trist Place and the northeasterly street line of Bailey Court, Norton Drive, a line 125 feet southwesterly of Westbourne Avenue, a line 85 feet northwesterly of Trist Place, Westbourne Avenue, a line 90 feet southeasterly of Harbour Court (straight line portion), a line midway between Mott Avenue and Westbourne Avenue, a line perpendicular to the southwesterly street line of Mott Avenue distant 100 feet northwesterly (as measured along the street line) from the point of intersection of the southwesterly street line of Mott Avenue and the northwesterly street line of Bay 28<sup>th</sup> Street, Mott Avenue, a line 150 feet southeasterly of Waterloo Place, a line 250 feet southwesterly of Mott Avenue, Waterloo Place, Westbourne Avenue, Dunbar Street and its southwesterly centerline prolongation, and the U.S. Bulkhead Line; and
  - b. Coldspring Road, Bay 25<sup>th</sup> Street, Healy Avenue, Dickens Street, Healy Avenue, a line 100 feet easterly of Dickens Street, a line 600 feet southerly of Healy Avenue and its easterly prolongation, Bay 24<sup>th</sup> Street, a line 500 feet southerly of Healy Avenue, a line 200 feet easterly of Bay 25<sup>th</sup> Street, Bessemund Avenue and its northeasterly centerline prolongation, Hartman Lane, Healy Avenue, and a line 75 feet northeasterly of Waterview Street;
2. changing from a R3-2 District to an R1-2 District property bounded by Healy Avenue, Hartman Lane, a line 135 feet southerly of Healy Avenue, a line 170 feet westerly of Hartman Lane, a line 200 feet southerly of Healy Avenue, and a line 250 feet westerly of Hartman Lane;
  3. changing from an R5 District to an R3A District property bounded by Norton Avenue, a line 100 feet easterly of Eggert Place, Enright Road, Eggert Place, a line 550 feet northerly of Mott Avenue, and Dickens Street;
  4. changing from an R4 District to an R3X District property bounded by the northerly boundary line of the Long Island Rail Road Right-Of-Way (Far Rockaway Branch), a southern prolongation of the boundary line of the City of New York, the boundary line of the City of New York, Empire Avenue, a line 100 feet southwesterly of Virginia Street, a line 125 feet northwesterly of Empire Avenue, Virginia Street, a line 165 feet southerly of Bolton Road, Sage Street, a line 450 feet southerly of Bolton Road, a line 115 feet easterly of Beach 9<sup>th</sup> Street, a line 100 feet northerly of Dinsmore Avenue and its easterly prolongation, a line 100 feet westerly of Beach 9<sup>th</sup> Street, a line 100 feet southerly Dinsmore Avenue, Rose Street, Dinsmore Avenue, and Beach 12<sup>th</sup> Street;
  5. changing from an R5 District to an R3X District property bounded by:
    - a. Norton Avenue, a line 110 feet northwesterly of Beach Channel Drive, Dix Avenue and its northwesterly centerline prolongation, a line 100 feet southeasterly of Eggert Place, a line 100 feet southwesterly of Enright Road, and Gipson Street;
    - b. Brunswick Avenue, Beach 12<sup>th</sup> Street, Minton Street, Augustina Avenue, and Nameoke Avenue;

- c. a line 125 feet southerly of Mott Avenue, a line 110 feet easterly of Gipson Street, the westerly prolongation of a line 100 feet northerly of Regina Avenue, a line 125 feet westerly of McBride Street, a line 500 feet northerly of Cornaga Avenue, a line 135 feet easterly of Gipson Street, a line 400 feet northerly of Cornaga Avenue, and a line 100 feet easterly of Dickens Street; and
  - d. a line 200 feet southeasterly of Central Avenue, Beach 12<sup>th</sup> Street, Dinsmore Avenue, Rose Street, a line 100 feet southerly of Dinsmore Avenue and its westerly prolongation, a line 150 feet easterly of Neilson Street, Dinsmore Avenue, Neilson Street, a line 275 feet northerly of Cornaga Avenue, Nameoke Street, and a line perpendicular to the easterly street line of Nameoke Street distant 150 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of Nameoke Street and the southeasterly street line of Central Avenue;
6. changing from an R3-2 District to an R4A District property bounded by Bessemund Avenue, Bay 30<sup>th</sup> Street, Dwight Avenue, Hartman Lane, Beach Channel Drive, a line 200 feet southwest of Hartman Lane, Ocean Crest Boulevard, a line 260 feet northeasterly of Beach 32<sup>nd</sup> Street, a line midway between Falcon Avenue and Ocean Crest Boulevard, a line 100 feet southwest of Hartman Lane, a line midway between Dwight Avenue and Falcon Avenue, and Bay 31<sup>st</sup> Street and its southeasterly centerline prolongation;
7. changing from an R4 District to an R4A District property bounded by a line 100 feet northerly of Dinsmore Avenue and its easterly prolongation, a line 115 feet easterly of Beach 9<sup>th</sup> Street, Empire Avenue, Cornaga Avenue, Rose Street, a line 100 feet southerly of Dinsmore Avenue, and a line 100 feet westerly of Beach 9<sup>th</sup> Street;
8. changing from an R5 District to an R4A District property bounded by a line 100<sup>th</sup> feet southerly of Dinsmore Avenue, Rose Street, Cornaga Avenue, and the southerly centerline prolongation of Beach 12<sup>th</sup> Street;
9. changing from an R6 District to an R4A District property bounded by Ocean Crest Boulevard, a line 200 feet southwest of Hartman Lane, Beach Channel Drive, and a line 250 feet southwest of Hartman Lane;
10. changing from an R3-2 District to an R4-1 District property bounded by Healy Avenue, a line 250 feet westerly of Hartman Lane, a line 200 feet southerly of Healy Avenue, a line 170 feet westerly of Hartman Lane, a line 135 feet southerly of Healy Avenue, Hartman Lane, Bessemund Avenue, Bay 31<sup>st</sup> Street and its southeasterly centerline prolongation, a line midway between Dwight Avenue and Falcon Avenue, a line 100 feet southwest of Hartman Lane, a line midway between Falcon Avenue<sup>nd</sup> and Ocean Crest Boulevard, a line 260 feet northeasterly of Beach 32<sup>nd</sup> Street, Ocean Crest Boulevard, and Beach 32<sup>nd</sup> Street;
11. changing from an R4 District to an R4-1 District property bounded by a line 165 feet southerly of Bolton Road, Virginia Street, a line 125 feet northwest of Empire Avenue, a line 100 feet southwest of Virginia Street, Empire Avenue, a line 115 feet easterly of Beach 9<sup>th</sup> Street, a line 450 feet southerly of Bolton Road, and Sage Street; and
12. changing from an R5 District to an R4-1 District property bounded by:
  - a. Healy Avenue, Beach 32nd Street, Dwight Avenue, and the U.S. Bulkhead Line;
  - b. Norton Avenue, Gipson Street, a line 100 feet southerly of Enright Road, a line 100 feet easterly of Eggert Place, the westerly centerline prolongation of Dix Avenue, McBride Street, a line 150 feet northerly of Mott Avenue, Eggert Place, Enright Road, and a line 100 feet easterly of Eggert Place; and
  - c. Mott Avenue, the southerly prolongation (at Mott Avenue) of a line 200 feet westerly of Beach Channel Drive, a line 200 feet southerly of Mott Avenue, Beach Channel Drive, a line 100 feet easterly of Dickens Street, a line 400 feet northerly of Cornaga Avenue, a line 135 feet easterly of Gipson Street, a line 500 feet northerly of Cornaga Avenue, a line 125 feet westerly of McBride Street, a line 100 feet northerly of Regina Avenue and its westerly prolongation, a line 100 feet westerly of Grassmere Terrace, a line 200 feet southerly of Mott Avenue, and Grassmere Terrace, as shown on a diagram (for illustrative purposes only) dated December 19, 2005, Community District 14, Borough of Queens.

Adopted.

Office of the City Clerk, }  
The City of New York, } ss.:

I hereby certify that the foregoing is a true copy of a Resolution passed by The Council of The City of New York on April 26, 2006, on file in this office.

City Clerk, Clerk of The Council