



Legislation Details (With Text)

**File #:** Res 1163-2007      **Version:** \*      **Name:** LU 609 - ULURP, Century 21 Bay Ridge, Brooklyn (C070204ZSK)  
**Type:** Resolution      **Status:** Adopted  
**In control:** Committee on Land Use

**On agenda:** 11/15/2007

**Enactment date:**      **Enactment #:**

**Title:** Resolution approving the decision of the City Planning Commission on ULURP No. C 070204 ZSK (L.U. No. 609), for the grant of a special permit pursuant to Section 74-512 of the Zoning Resolution to allow a seven-level unattended public parking garage with a maximum capacity of 279 spaces and to permit floor space on three levels (part of 1st and 3rd levels and the 2nd level) up to a height of 23 feet above curb level to be exempted from the definition of floor area as set forth in Section 12-10 (Definitions) of the Zoning Resolution and to permit public parking spaces to be located on the roofs (part of 5th level and 7th level) of the public parking garage to facilitate the enlargement of a commercial development at 416 to 450 87th Street and 415 to 435 88th Street (Block 6050, Lots 15, 19, 51 and 59), in a C4-2A District, Borough of Brooklyn.

**Sponsors:**

**Indexes:**

**Attachments:** 1. Press Release, 2. Committee Report, 3. Hearing Transcript - Stated Meeting 11/15/07

| Date       | Ver. | Action By             | Action                | Result |
|------------|------|-----------------------|-----------------------|--------|
| 11/15/2007 | *    | Committee on Land Use | Approved by Committee |        |
| 11/15/2007 | *    | City Council          | Approved, by Council  | Pass   |

THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1163

Resolution approving the decision of the City Planning Commission on ULURP No. C 070204 ZSK (L.U. No. 609), for the grant of a special permit pursuant to Section 74-512 of the Zoning Resolution to allow a seven-level unattended public parking garage with a maximum capacity of 279 spaces and to permit floor space on three levels (part of 1<sup>st</sup> and 3<sup>rd</sup> levels and the 2<sup>nd</sup> level) up to a height of 23 feet above curb level to be exempted from the definition of floor area as set forth in Section 12-10 (Definitions) of the Zoning Resolution and to permit public parking spaces to be located on the roofs (part of 5<sup>th</sup> level and 7<sup>th</sup> level) of the public parking garage to facilitate the enlargement of a commercial development at 416 to 450 87<sup>th</sup> Street and 415 to 435 88<sup>th</sup> Street (Block 6050, Lots 15, 19, 51 and 59), in a C4-2A District, Borough of Brooklyn.

By Council Members Katz and Avella

WHEREAS, the City Planning Commission filed with the Council on October 12, 2007 its decision dated October 3, 2007 (the "Decision") on the application submitted by Century 21 Department Stores LLC and Michael Sonnaband LLC, pursuant to Sections 197-c and 201 of the New York City Charter, for the grant of a special permit pursuant to Section 74-512 of the Zoning Resolution to allow a seven-level unattended public parking garage with a maximum capacity of 279 spaces and to permit floor space on three levels (part of 1<sup>st</sup> and 3<sup>rd</sup> levels and the 2<sup>nd</sup> level) up to a height of 23 feet above curb level to be exempted from the definition of floor area as set forth in Section 12-10 (Definitions) of the Zoning Resolution and to permit public parking spaces to be located on the roofs (part of 5<sup>th</sup> level and 7<sup>th</sup> level) of the public parking garage to facilitate the enlargement of a commercial development at 416 to 450 87<sup>th</sup> Street and 415 to 435 88<sup>th</sup> Street (Block 6050, Lots 15, 19, 51 and 59), in a C4-2A District, Community District 10, Borough of Brooklyn (ULURP No. C 070204 ZSK) (the "Application");

WHEREAS, the Application is related to ULURP Application Number C 070203 ZMK (L.U. No. 608), an amendment of the Zoning Map, Section No. 22b, changing from a C8-2 District to a C4-2A District in the Special Bay Ridge District of Brooklyn;

WHEREAS, the City Planning Commission has made the findings required pursuant to Section 74-512 of the Zoning Resolution;

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 November 13, 2007 on the Decision and Application;

WHEREAS, the Council has considered the relevant environmental review issues and the Conditional Negative Declaration, issued on September 4, 2007 (CEQR No. 07DCP062K);

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

**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.

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 November 15, 2007, on file in this office.

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City Clerk, Clerk of The Council