



Legislation Details (With Text)

**File #:** Res 1668-2021      **Version:** \*      **Name:** LU 771 - Zoning, Governors Island Rezoning, Manhattan (C 210127 ZMM)

**Type:** Resolution      **Status:** Adopted

**In control:** Committee on Land Use

**On agenda:** 5/27/2021

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

**Title:** Resolution approving the decision of the City Planning Commission on ULURP No. C 210127 ZMM, a Zoning Map amendment (Preconsidered L.U. No. 771).

**Sponsors:**

**Indexes:**

**Attachments:** 1. Res. No. 1668, 2. Calendar of the Subcommittee Meetings - April 5 and 6, 2021, 3. Hearing Testimony - Zoning 4/5/21, 4. April 22, 2021 - Stated Meeting Agenda with Links to Files, 5. Hearing Transcript - Zoning 4-5-21, 6. Land Use Calendar - May 11, 2021, 7. REVISED - Land Use Calendar - May 11, 2021, 8. City Planning Commission Approval Letter, 9. May 27, 2021 - Stated Meeting Agenda with Links to Files, 10. Hearing Transcript - Stated Meeting 5-27-21, 11. Minutes of the Stated Meeting - May 27, 2021, 12. Committee Report

Date	Ver.	Action By	Action	Result
5/11/2021	*	Committee on Land Use	Approved by Committee with Modifications and Referred to CPC	
5/27/2021	*	City Council	Approved, by Council	Pass

**THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1668**

**Resolution approving the decision of the City Planning Commission on ULURP No. C 210127 ZMM, a Zoning Map amendment (Preconsidered L.U. No. 771).**

**By Council Members Salamanca and Moya**

WHEREAS, Governors Island Corporation d/b/a The Trust for Governors Island and NYC Small Business Services, filed an application pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 16a changing from an R3-2 District to a C4-1 District and establishing a Special Governors Island District, which in conjunction with the related action would facilitate up to 4,275,000 square feet of commercial, educational and community facility development across 34 acres on Governors Island, Manhattan, Community District 1 (ULURP No. C 210127 ZMM), (the "Application");

WHEREAS, the City Planning Commission filed with the Council on March 26, 2021, its decision dated March 17, 2021 (the "Decision") on the Application;

WHEREAS, the Application is related to application N 210126 ZMM (Pre. L.U. No. 770), a zoning text amendment to modify Zoning Resolution (ZR) Article XIII, Chapter 4, the Special Governors Island District;

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 197-d of

the City Charter;

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on April 5, 2021;

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

WHEREAS, the Council has considered the relevant environmental issues, including the positive declaration, issued on August 23, 2018 (CEQR No. 11DME007M) and a Final Second Supplemental Generic Environmental Impact Statement (FSSGEIS) for which a Notice of Completion was issued on March 5, 2020 which identified significant adverse impacts with respect to transportation (traffic, transit, and pedestrians) and the identified significant adverse impacts and proposed mitigation measures under the proposed actions are included in Commitment Letters between the Trust and the Office of the Deputy Mayor of Housing and Economic Development (DME) and New York City Transit (NYCT).

RESOLVED:

Having considered the FEIS with respect to the Decision and Application, the Council finds that:

- (1) The FEIS meets the requirements of 6 N.Y.C.R.R. Part 617;
- (2) Consistent with social, economic, and other essential considerations, from among the reasonable alternatives thereto, adopted herein is one which minimizes or avoids environmental impacts to the maximum extent practicable;
- (3) The adverse environmental impacts disclosed in the FEIS will be minimized or avoided to the greatest extent practicable, memorialized in Commitment Letters between The Trust and DME, and The Trust and NYCT, attached to the Decision.

The Decision, together with the FEIS constitute the written statement of facts, and of social, economic and other factors and standards that form the basis of this determination, pursuant to 6 N.Y.C.R.R. §617.11(d).

Pursuant to Sections 197-d and 200 of the City Charter and on the basis of the Decision and Application, and based on the environmental determination and consideration described in the report, C 210127 ZMM, incorporated by reference herein, and the record before the Council, the Council approves the Decision of the City Planning Commission.

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 No. 16a:

1. changing from an R3-2 District to a C4-1 District property bounded by a line at angle 92.2 degrees and 2,691 feet northeasterly from the southwesterly point of Governors Island as measured along to said line and bisecting the angle formed by the southwesterly boundary lines of Governors Island, and the southeasterly, southwesterly, westerly, and northwesterly boundary lines of Governors Island; and
2. establishing a Special Governors Island District bounded by a line 2,675 feet northeasterly from the southwesterly point of Governors Island as measured along a line perpendicular to said line and bisecting the angle formed by the southwesterly boundary lines of Governors Island, and the

southeasterly, southwesterly, westerly, and northwesterly boundary lines of Governors Island, and including the areas of existing Piers;

as shown on a diagram (for illustrative purposes only) dated October 19, 2020.

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 May 27, 2021, on file in this office.

City Clerk, Clerk of The Council