



Legislation Details (With Text)

**File #:** Res 1835-2021      **Version:** \*      **Name:** LU 912 - Zoning, 1045 Atlantic Avenue, Brooklyn (C 210276 ZMK)  
**Type:** Resolution      **Status:** Adopted  
**In control:** Committee on Land Use

**On agenda:** 11/23/2021

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

**Title:** Resolution approving the decision of the City Planning Commission on ULURP No. C 210276 ZMK, a Zoning Map amendment (Preconsidered L.U. No. 912).

**Sponsors:** Rafael Salamanca, Jr., Francisco P. Moya

**Indexes:**

**Attachments:** 1. Res. No. 1835, 2. Calendar of the Zoning Subcommittee Meeting - November 9, 2021, 3. REVISED - Calendar of the Zoning Subcommittee - November 9, 2021, 4. November 23, 2021 - Stated Meeting Agenda with Links to Files, 5. Hearing Transcript - Stated Meeting 11-23-21, 6. LOCATING ENVIRONMENTAL REVIEW MATERIALS FOR CERTAIN LAND USE APPLICATIONS, 7. City Planning Commission Approval Letter, 8. Committee Report, 9. Minutes of the Stated Meeting - November 23, 2021

Date	Ver.	Action By	Action	Result
11/10/2021	*	Committee on Land Use	Approved by Committee with Modifications and Referred to CPC	
11/23/2021	*	City Council	Approved, by Council	Pass

**THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1835**

**Resolution approving the decision of the City Planning Commission on ULURP No. C 210276 ZMK, a Zoning Map amendment (Preconsidered L.U. No. 912).**

**By Council Members Salamanca, Jr. and Moya**

WHEREAS, Atlantic Brooklyn LLC, 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. 16c and 17a, changing from an M1-1 District to a C6-3A District, which in conjunction with the related action would facilitate the development of a 17-story mixed-use building with 426 dwelling units, and approximately 69,287 square feet of commercial space at 1045 Atlantic Avenue in the Bedford-Stuyvesant neighborhood of Brooklyn, Community District 3 (ULURP No. C 210276 ZMK) (the "Application");

WHEREAS the City Planning Commission filed with the Council on October 18, 2021 its decision dated October 18, 2021 (the "Decision") on the Application;

WHEREAS, the Application is related to application N 210277 ZRK (Pre. L.U. No. 913), a zoning text amendment to designate a Mandatory Inclusionary Housing (MIH) area and to amend Zoning Resolution (ZR) Section 35-663 related to street wall regulations;

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 October 25, 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 Negative Declaration issued June 21, 2021 (CEQR No. 21DCP168K), which includes an (E) designation to avoid the potential for significant adverse impacts related to hazardous materials and noise (the “E” Designation (E-550));

RESOLVED:

The Council finds that the action described herein will have no significant impact on the environment as set forth in the (E) Designation (E-550).

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 210276 ZMK, 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 Nos. 16c and 17a, by changing from an M1-1 District to a C6-3A District property bounded by a line midway between Lefferts Place and Atlantic Avenue, a line perpendicular to the northeasterly street line of Atlantic Avenue distant 180 feet northwesterly (as measured along the street line) from the point of intersection of the northeasterly street line of Atlantic Avenue and the westerly street line of Franklin Avenue, the northeasterly boundary line of the Long Island Rail Road right-of-way (Atlantic Division), and a line perpendicular to the northeasterly street line of Atlantic Avenue distant 210 feet southeasterly (as measured along the street line) from the point of intersection of the northeasterly street line of Atlantic Avenue and the easterly street line of Classon Avenue, as shown on a diagram (for illustrative purposes only) dated June 21, 2021, and subject to the conditions of CEQR Declaration E-631, Borough of Brooklyn, Community District 3.

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 \_\_\_\_\_, 2021, on file in this office.

City Clerk, Clerk of The Council