



Legislation Details

**File #:** LU 0056-2022 **Version:** \* **Name:** Zoning, One 45/Museum of Civil Rights, Manhattan (C 220137(A) ZSM)  
**Type:** Land Use Application **Status:** Filed  
**In control:** Subcommittee on Zoning and Franchises

**On agenda:** 5/5/2022

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

**Title:** Application number C 220137(A) ZSM (One 45/Museum of Civil Rights) submitted by One45 Lenox, LLC, pursuant to Sections 197-c and 201 and proposed for modification pursuant to Section 2-06(c) (1) of the Uniform Land Use Review Procedure of the New York City Charter for the grant of special permits pursuant to Section 74-744(b) of the Zoning Resolution to modify requirements of Section 32-42 (Location Within Buildings) to allow commercial uses (banquet hall use & office amenity space) to be located above residential use, and to modify the requirements of Section 32-423 (Limitation on ground floor location) to allow Use Group 9 uses (banquet hall use) to be located within 50 feet of the street wall of a mixed-use building (Building 1); and Section 74-744(c) of the Zoning Resolution to modify the signage regulations of Section 32-641 (Total Surface Area of Signs), 32-642 (Non-Illuminated Signs), 32-644 (Illuminated or Flashing Signs in C4, C5-4, C6 & C7 Districts), Section 32-652 (Permitted Projection in all other Commercial Districts) and Section 32-655 (Height of Signs in all other Commercial Districts); in connection with a proposed mixed-use development, within a large-scale general development, bounded by West 145th Street, Lenox Avenue – Malcolm X. Boulevard, West 144th Street, a line 100 feet northwesterly of Lenox Avenue – Malcolm X. Boulevard, a line midway between West 144th Street and West 145th Street, and a line 160 feet southeasterly of Adam Clayton Powell Jr. Boulevard (Block 2013, Lots 29, 33, 38, 44 and 50), in a C4-6 District, Borough of Manhattan, Community District 10, Council District 9.

**Sponsors:** Rafael Salamanca, Jr.

**Indexes:**

**Attachments:** 1. May 5, 2022 - Stated Meeting Agenda, 2. Minutes of the Stated Meeting - May 5, 2022, 3. Hearing Transcript - Stated Meeting 5-5-22, 4. Calendar of the Subcommittee Meetings and Land Use Meeting - May 10 - May 12, 2022, 5. Hearing Testimony - Zoning 5-10-22, 6. Hearing Transcript - Zoning 5-10-22, 7. Calendar of the Zoning Subcommittee and Land Use Meetings - May 31, 2022 and June 1, 2022, 8. Hearing Transcript - Zoning 5-31-22, 9. Hearing Transcript - Land Use 6-1-22, 10. June 2, 2022 - Stated Meeting Agenda, 11. Hearing Transcript - Stated Meeting 6-2-22, 12. Minutes of the Stated Meeting - June 2, 2022, 13. Withdrawal Letter, 14. Res. No. 214, 15. Committee Report

Date	Ver.	Action By	Action	Result
5/5/2022	*	City Council	Introduced by Council	
5/5/2022	*	City Council	Referred to Comm by Council	
5/5/2022	*	City Council	Referred to Comm by Council	
5/10/2022	*	Subcommittee on Zoning and Franchises	Laid Over by Subcommittee	
5/10/2022	*	Subcommittee on Zoning and Franchises	Hearing Held by Committee	
5/31/2022	*	Subcommittee on Zoning and Franchises	Filed by Subcommittee	Pass
5/31/2022	*	Subcommittee on Zoning and Franchises	Hearing Held by Committee	
6/1/2022	*	Committee on Land Use	Hearing Held by Committee	

6/1/2022	*	Committee on Land Use	Filed by Committee with Companion Resolution	Pass
6/2/2022	*	City Council	Filed by Council	Pass