



Legislation Details (With Text)

**File #:** Res 1044-2011      **Version:** \*      **Name:** LU 474 - Zoning, 1752 Shore Parkway within a Large-Scale General Development, Brooklyn (C110052ZSK)

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

**In control:** Committee on Land Use

**On agenda:** 9/21/2011

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

**Title:** Resolution approving the decision of the City Planning Commission on ULURP No. N 110052 ZAK, for the grant of an Authorization pursuant to ZR Section 62-822 of the Zoning Resolution to modify the design and area requirements of Section 62-56 (Requirements for Upland Connections); in connection with a proposed 2-story commercial development on property located at 1752 Shore Parkway (Block 6491, Lots 207, 292, and 8900), in an M1-1 District, within a Large-Scale General Development (Non-ULURP No. N 110052 ZAK; L.U. No. 474).

**Sponsors:** Leroy G. Comrie, Jr., Mark S. Weprin

**Indexes:**

**Attachments:** 1. Committee Report, 2. Hearing Transcript - Stated Meeting 9-21-11

Date	Ver.	Action By	Action	Result
9/19/2011	*	Committee on Land Use	Approved by Committee	
9/21/2011	*	City Council	Approved, by Council	Pass

THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 1044

Resolution approving the decision of the City Planning Commission on ULURP No. N 110052 ZAK, for the grant of an Authorization pursuant to ZR Section 62-822 of the Zoning Resolution to modify the design and area requirements of Section 62-56 (Requirements for Upland Connections); in connection with a proposed 2-story commercial development on property located at 1752 Shore Parkway (Block 6491, Lots 207, 292, and 8900), in an M1-1 District, within a Large-Scale General Development (Non-ULURP No. N 110052 ZAK; L.U. No. 474).

By Council Members Comrie and Weprin

WHEREAS, the City Planning Commission filed with the Council on August 22, 2011 its decision dated August 22, 2011 (the "Decision"), on the application submitted by Thor Shore Parkway Developers, LLC, for the grant of an authorization pursuant to ZR Section 62-822 of the Zoning Resolution to modify the design and area requirements of Section 62-56 (Requirements for Upland Connections); in connection with a proposed 2-story commercial development on property located at 1752 Shore Parkway, (Block 6491, Lots 207, 292, and 8900), in an M1-1 District, within a Large-Scale General Development (ULURP No. N 110052 ZAK), Community District 11, Borough of Brooklyn (the "Application");

WHEREAS, the Application is related to Applications Numbers C 110047 ZMK (L.U. No. 469), Zoning map amendment to change an existing M3-1 District to an M1-1 District; C 110048 ZSK (L.U. No. 470), Special permit pursuant to Section 74-922 to allow large retail establishments over 10,000 square feet within a

Large-Scale General Development; C 110049 ZSK (L.U. 471), Special permit pursuant to Section 62-836 to modify the maximum height requirements of Section 62-341 within a Large-Scale General Development; C 110050 ZSK (L.U. No. 472), Special permit pursuant to Section 74-744(c) to allow the modification of signage height requirements of Section 42-543 within a Large-Scale General Development; and C 110051 ZSK (L.U. No. 473), Special Permit pursuant to Section 74-512 to allow for the operation of an unattended public parking garage with a maximum capacity of 690 spaces within a Large-Scale General Development;

WHEREAS, the City Planning Commission has made the findings required pursuant to ZR Section 62-822(a)(2) of the Zoning Resolution of the City of New York;

WHEREAS, the Decision is subject to review and action by the Council pursuant to Section 62-822(a) of the Zoning Resolution;

WHEREAS, upon due notice, the Council held a public hearing on the Decision and Application on September 15, 2011;

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 Final Environmental Impact Statement (FEIS) for which a Notice of Completion was issued on August 12, 2011 (CEQR No. 10DCP002K).

RESOLVED:

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

Pursuant to Section 62-822(a) of the Zoning Resolution of the City of New York and on the basis of the Authorization and Application, and based on the environmental determination and consideration described in this report, N 110052 ZAK, incorporated by reference herein, the Council approves the Authorization.

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 September 21, 2011, on file in this office.

City Clerk, Clerk of The Council