



## Legislation Text

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File #: Res 1386-2017, Version: \*

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### THE COUNCIL OF THE CITY OF NEW YORK RESOLUTION NO. 1386

**Resolution approving the decision of the City Planning Commission on ULURP No. C 170081 ZMM, a Zoning Map amendment (L.U. No. 564).**

**By Council Members Greenfield and Cohen**

WHEREAS, the City Planning Commission filed with the Council on February 1, 2017 its decision dated February 1, 2017 (the "Decision"), on the application submitted by the New York City Department of Housing Preservation and Development ("HPD"), pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the Zoning Map, Section No. 6a, which in conjunction with the related actions would facilitate a new mixed-use development comprising approximately 74 affordable residential units, a FRESH food supermarket, ground floor retail space and community facility space, in the Central Harlem neighborhood of Manhattan, (ULURP No. C 170081 ZMM), Community District 10, Borough of Manhattan (the "Application");

WHEREAS, the Application is related to applications N 170082 ZRM (L.U. No. 565), a zoning text amendment to designate a Mandatory Inclusionary Housing area; and C 170085 HAM, an urban development action area designation and project, and disposition of City-owned property to a developer selected by HPD;

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 the Decision and Application on February 7, 2017;

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 September 15, 2016 (CEQR No. 16HPD152M) (the "Negative Declaration");

#### RESOLVED:

The Council finds that the action described herein will have no significant impact on the environment as set forth in the Negative Declaration.

Pursuant to Section 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 170081 ZMM, incorporated by reference herein, the Council approves the Decision.

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. 6a:

1. eliminating from within an existing R7-2 District a C1-4 District bounded by West 129th Street, Frederick Douglass Boulevard, West 128th Street, and a line 100 feet westerly of Frederick Douglass Boulevard;
2. changing an R7-2 District to an R8A District property bounded by West 129th Street, Frederick Douglass Boulevard, West 128th Street, and a line 100 feet westerly of Frederick Douglass Boulevard; and
3. establishing within the proposed R8A District a C2-4 District bounded by West 129th Street, Frederick Douglass Boulevard, West 128th Street, and a line 100 feet westerly of Frederick Douglass Boulevard;

as shown on a diagram (for illustrative purposes only) dated September 19, 2016, and subject to the conditions of CEQR Declaration E-394, Community District 10, Borough of Manhattan.

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 February 15, 2017, on file in this office.

City Clerk, Clerk of The Council