



Legislation Text

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File #: Res 0678-2006, Version: \*

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THE COUNCIL OF THE CITY OF NEW YORK  
RESOLUTION NO. 678

Resolution approving the decision of the City Planning Commission on Application No. N 060563 ZRY, an amendment of the Zoning Resolution of the City of New York, relating to Article I, Chapter 1 (Title, Establishment of Controls, and Interpretation of Regulations) concerning building permits within R2A districts after the effective of any applicable Zoning Map Amendment (L.U. No. 347).

By Council Members Katz and Avella

WHEREAS, the City Planning Commission filed with the Council on December 4, 2006 its decision dated December 4, 2006 (the "Decision"), on the application submitted by the Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment to the text of the Zoning Resolution (Application No. N 060563 ZRY) (the "Application");

WHEREAS, the Application is related to ULURP Application Number C 060562 ZMQ (L.U. No. 346), an amendment of the Zoning Map to rezone a 135-block area in Douglaston and Little Neck;

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 December 14, 2006;

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 Negative Declaration, issued on July 10, 2006 (CEQR No. 05DCP072Y);

RESOLVED:

The Council finds that the action described herein will have no significant effect on the environment;

Pursuant to Sections 197-d and 200 of the City Charter and on the basis of the Decision and Application the Council approves the Decision; and

The Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, is further amended as follows:

Underlined matter is new, to be added;  
Matter in ~~Strikeout~~ is old, to be deleted;  
Matter within # # is defined in Section 12-10;  
\* \* \* indicates where unchanged text appears in the Zoning Resolution

\* \* \*

## **ARTICLE 1 GENERAL PROVISIONS**

### **Chapter 1 Title, Establishment of Controls, and Interpretation of Regulations**

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#### **11-30 BUILDING PERMITS ISSUED BEFORE EFFECTIVE DATE OF AMENDMENT**

\* \* \*

#### **11-33 Building Permits for Minor or Major Development or Other Construction Issued Before Effective Date of Amendment**

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#### **11-335 Building permits for other construction in R2A Districts**

In R2A Districts established on or after (the effective date of this amendment), if a building permit for other construction has been lawfully issued prior to the date establishing such R2A District, such construction may be continued, notwithstanding the provisions of Section 11-332(a) (Extension of period to complete construction), provided that the Department of Buildings determines that all of the requisite structural framing to perform the work authorized under the permit was completed on or before the date establishing such R2A District. If the Commissioner of Buildings determines that such framing was not complete on such date, the provisions of paragraph (a) of Section 11-332 shall apply.

\* \* \*

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 December 20, 2006, on file in this office.

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City Clerk, Clerk of The Council