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Int. No. 52

By Council Members Avilés, Hanif and Louis

A Local Law to amend the administrative code of the city of New York, in relation to an inventory of vacant industrial space, and an estimate of underutilization of industrial space, in significant maritime industrial areas

Be it enacted by the Council as follows:

Section 1. Chapter 1 of title 25 of the administrative code of the city of New York is amended by adding a new section 25-121 to read as follows:

§ 25-121 Inventory of industrial space in significant maritime industrial areas. a. Definitions. For the purposes of this section the following terms have the following meanings:

Green port water dependent manufacturing. The term "green port water dependent manufacturing" means manufacturing activities that require direct waterfront access and incorporate environmentally sustainable practices aimed at reducing negative environmental impacts, promoting energy efficiency, minimizing pollution, and supporting the transition to a zero-emission maritime economy.

Significant maritime industrial area. The term “significant maritime industrial area” means an area delineated as such in the 2016 New York City waterfront revitalization program or any successor program.

b. No later than one year after the effective date of the local law that created this section, the department of city planning shall conduct an inventory of vacant industrial buildings, vacant land and vacant ground floor spaces within significant maritime industrial areas.

c. Such inventory shall include for each vacant property identified pursuant to the inventory the address, block and lot number, lot size, building square footage, zoning district, and any other information necessary to characterize the development potential of the property.

d. As part of such inventory, the department of city planning shall conduct and publish estimates of the annual zoned economic output capacity of each significant maritime industrial area based on factors determined by the department, as well as modeling of the actual total annual economic output of such significant maritime industrial area. In estimating the annual zoned economic output capacity, the department shall also estimate the annual zoned economic output capacity of the significant maritime industrial area if it were to be used for green port water dependent manufacturing.

e. Such inventory shall include an analysis of the feasibility of establishing clean energy research and development centers in underutilized spaces identified in such inventory.

f. The department shall review and update as appropriate the inventory every five years.

g. The inventory shall be published electronically on the department's website.

§ 2. This local law takes effect immediately.

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