

# CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:  
WEDNESDAY, FEBRUARY 8, 2006  
10:00 A.M. SPECTOR HALL  
22 READE STREET, NEW YORK 10007**

**Yvette V. Gruel, Calendar Officer  
22 Reade Street, Room 2E  
New York, New York 10007-1216  
(212) 720-3370**

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
1	C 060078 PCK	4	OEM WAREHOUSE	Scheduled to be Heard 2/22/06
2	C 060194 HAK	3	WAZOBIA HOUSE	" "
3	C 060195 ZSK	3	" "	" "
4	C 060176 ZMK	2	ATLANTIC TERRACE	" "
5	C 060177 HAK	2	" "	" "
6	C 060087 PCQ	3	EAST ELMHURST LIBRARY	" "
7	C 050363 MMQ	10	DOT SUNRISE YARD	" "
8	C 050364 PSQ	10	" "	" "
9	C 060259 ZMQ	14	BAYSWATER REZONING	" "
10	C 060235 ZMQ	8	UNION-UTOPIA REZONING	" "
11	C 040527 PQX	9	RICHARD GREEN DAY CARE CENTER	Favorable Report Adopted
12	C 060179 ZMX	10	PELHAM BAY REZONING	" "
13	C 060180 ZMX	10	WESTCHESTER SQUARE REZONING	" "
14	C 060130 ZMK	14	MIDWOOD REZONING	Laid Over
15	N 060222 BDK	10	BAY RIDGE-5 <sup>TH</sup> AVENUE BID	Favorable Report Adopted
16	N 060199 ZRM	4	SPECIAL WEST CHELSEA DISTRICT TEXT AMENDMENT	" "
17	C 060111 ZSM	5	27 WEST 19 <sup>TH</sup> STREET	" "

COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD:													
		In Favor - Y Oppose - N Abstain - AB Recuse - R													
Calendar Numbers:		11	12	13	14	15	16	17	18	19	20	21	22	24	25
Amanda M. Burden, AICP, Chair	P	Y	Y	Y		Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y	Y	Y		Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Angela M. Battaglia	P	Y	Y	Y	L	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Irwin Cantor, P.E.	P	Y	Y	Y	A	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Angela R. Cavaluzzi, R.A.	P	Y	Y	Y	I	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Alfred C Cerullo, III	P	Y	Y	Y	D	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Richard W. Eaddy	P	Y	Y	Y		Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Jane D. Gol	P	Y	Y	Y	O	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Lisa Gomez	P	Y	Y	Y	V	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Christopher Kui	P	Y	Y	Y	E	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
John Merolo	P	Y	Y	Y	R	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Karen A. Phillips	P	Y	Y	Y		Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Dolly Williams, Commissioners	P	Y	Y	Y		Y	Y	Y	Y	Y	Y	Y	Y	Y	Y

MEETING ADJOURNED AT: 11:51 A.M.

# CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:  
WEDNESDAY, FEBRUARY 8, 2006  
10:00 A.M. SPECTOR HALL  
22 READE STREET, NEW YORK 10007**

**Yvette V. Gruel, Calendar Officer  
22 Reade Street, Room 2E  
New York, New York 10007-1216  
(212) 720-3370**

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
18	N 050348 ZRM	8, 11	PHYSICAL CULTURE/C1-8X TEXT AMENDMENT	Favorable Report Adopted
19	C 060168 HAQ	1	HANAC ASTORIA SENIOR RESIDENCE	" "
20	C 040439 PQQ	14	QUEENS 14 SANITATION GARAGE	" "
21	C 060153 ZMQ	5	MIDDLE VILLAGE AND GLENDALE REZONING	Fav. Report Adopted as Modified
22	C 060090 MMQ	14	FLIGHT 587 MEMORIAL PARK	Favorable Report Adopted
23	N 060274 HKR	3	SEAMAN COTTAGE	" "
24	N 050458 ZAR	1	51 HOWARD CIRCLE	Authorization Approved
25	N 050517 RAR	3	VETERANS ROAD WEST PLAZA	" "
26	N 050516 RAR	3	" "	" "
27	C 060210 ZMM	5	MADISON PARK WEST	Hearing Closed
28	C 060211 ZSM	5	" "	" "

<b>COMMISSION ATTENDANCE:</b>		Present (P) Absent (A)	<b>COMMISSION VOTING RECORD:</b> In Favor - Y Oppose - N Abstain - AB Recuse - R																	
<b>Calendar Numbers:</b>		26																		
Amanda M. Burden, AICP, Chair	P	Y																		
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y																		
Angela M. Battaglia	P	Y																		
Irwin Cantor, P.E.	P	Y																		
Angela R. Cavaluzzi, R.A.	P	Y																		
Alfred C Cerullo, III	P	Y																		
Richard W. Eaddy	P	Y																		
Jane D. Gol	P	Y																		
Lisa Gomez	P	Y																		
Christopher Kui	P	Y																		
John Merolo	P	Y																		
Karen A. Phillips	P	Y																		
Dolly Williams, Commissioners	P	Y																		

MEETING ADJOURNED AT: 11:51 A.M.

**COMPREHENSIVE  
CITY PLANNING CALENDAR**

of

**The City of New York**

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**CITY PLANNING COMMISSION**

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**WEDNESDAY, FEBRUARY 8, 2006**

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**MEETING AT 10:00 A.M. AT SPECTOR HALL**

**22 READE STREET**

**NEW YORK, NEW YORK**



**Michael R. Bloomberg, Mayor**

**City of New York**

**[No. 3]**

**Prepared by Yvette V. Gruel, Calendar Officer**

To view the Planning Commission Calendar and/or the Zoning Resolution on the World Wide Web, visit the Department of City Planning (DCP) home page at:  
**[nyc.gov/planning](http://nyc.gov/planning)**

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**CITY PLANNING COMMISSION**

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GENERAL RULES OF PROCEDURE AS PERTAINING TO  
PUBLIC MEETINGS

1. A quorum shall consist of seven members.
2. Final action by the Commission shall be by the affirmative vote of not less than seven members.
3. Except by unanimous consent, matters upon which public hearing are required by law shall lie over until the next meeting following the public hearing.
4. Matters not on the calendar may be considered by unanimous consent.

**NOTE** - Matters scheduled for public hearing by the City Planning Commission usually appear in three calendars: in Section I, (Scheduling Dates for Future Public Hearings), in Section II, (Reports), and in Section III, (Public Hearings). Matters scheduled for public hearing by Community Boards appear in a separate calendar available in the Calendar Information Office.

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**NOTICE--CALENDARS:** City Planning Commission calendars and disposition sheets are now available on the Department of City Planning's web site ([www.nyc.gov/planning](http://www.nyc.gov/planning)). The availability of these documents on-line will occur earlier than the current printed documents.

If you wish to be notified of the web site availability of calendars and disposition sheets, please send your name, organization and E-mail address to the address listed below. Any individual or organization that would like to receive paper copies of the aforementioned documents will be able to do so at a fee of \$120.00 annually. Please have the certified check made out to the **City of New York -- Department of City Planning** to the attention of the Calendar Information Office, 22 Reade Street, Room 2E, New York, New York 10007-1216.

**For Calendar Information:** call (212) 720-3368, 3369, 3370.

**Note to Subscribers:** Notify us of change of address including E-mail by writing to:

**City Planning Commission**  
Calendar Information Office  
22 Reade Street - Room 2E  
New York, New York 10007-1216

**B  
CITY PLANNING COMMISSION**

**22 Reade Street, New York, N.Y. 10007-1216**

- AMANDA M. BURDEN, AICP, Chair**
- KENNETH J. KNUCKLES, Esq., Vice Chairman**
- ANGELA M. BATTAGLIA**
- IRWIN G. CANTOR, P.E.**
- ANGELA R. CAVALUZZI, R.A.**
- ALFRED C. CERULLO, III**
- RICHARD W. EADDY**
- JANE D. GOL**
- LISA A. GOMEZ**
- CHRISTOPHER KUI**
- JOHN MEROLO**
- KAREN A. PHILLIPS**
- DOLLY WILLIAMS, Commissioners**
- YVETTE V. GRUEL, Calendar Officer**

The regular public meetings of the Commission shall be held twice monthly on Wednesday at 10:00a.m. in Spector Hall, 22 Reade Street, Manhattan, unless otherwise ordered.

**ORDER OF BUSINESS**

**WEDNESDAY, FEBRUARY 8, 2006**

Roll Call; Approval Of Minutes.....	1
I. Matters To Be Scheduled for Public Hearing.....	1
II. Reports.....	10
III. Public Hearings .....	43
IV. Schedule Of Meetings: January 1, 2006 - July 31, 2006.....	45

**Community Board Public Hearing Notices are available in the  
Calendar Information Office, Room 2E, 22 Reade Street,  
New York, N.Y. 10007**

The next regular public meeting of the City Planning Commission is scheduled for February 22, 2006 at Spector Hall 22 Reade Street, New York, at 10:00 a.m.

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**GENERAL INFORMATION**

**HOW TO PARTICIPATE:**

**Signing up to speak:** Anyone wishing to speak on any of the items listed under "Public Hearing" in this Calendar, is requested to fill out a speaker's slip supplied at the staff desk outside the hearing chambers on the day of the hearing. Speakers on each item will be called in the order these slips are submitted, with the exception that public officials will be allowed to speak first. If a large number of people wish to speak on a particular item, statements will be taken alternating every 30 minutes between those speaking in support of the proposal and those speaking in opposition.

**Length of Testimony:** In order to give others an opportunity to speak, all speakers are asked to limit their remarks to three minutes.

**Written Comments:** If you intend to submit a written statement and/or other documents please submit 20 sets of each.

Anyone wishing to present facts or to inform the Commission of their view on an item in this calendar, but who cannot or does not wish to speak at the public hearing, may fill out the form below and return it to the desk outside the hearing chambers or mail their written comments to:

**CITY PLANNING COMMISSION  
Calendar Information Office - Room 2E  
22 Reade Street, New York, N.Y. 10007**

(Extra copies of this form may be obtained in the Calendar Information Office at the above address.)

Subject \_\_\_\_\_

Date of Hearing \_\_\_\_\_ Calendar No. \_\_\_\_\_

Borough \_\_\_\_\_ Identification No.: \_\_\_\_\_ CB No.: \_\_\_\_\_

Position:    Opposed \_\_\_\_\_  
                  In Favor \_\_\_\_\_

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Organization (if any) \_\_\_\_\_

Address \_\_\_\_\_ Title: \_\_\_\_\_

**FEBRUARY 8, 2006**

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**APPROVAL OF MINUTES OF Regular Meeting of January 25, 2005.**

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**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE  
SCHEDULED FOR WEDNESDAY, FEBRUARY 22, 2006**

**STARTING AT 10:00 A.M.  
IN SPECTOR HALL, 22 READE STREET  
NEW YORK, NEW YORK**

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**BOROUGH OF BROOKLYN**

**No. 1**

***OEM WAREHOUSE***

**CD 4**

**C 060078 PCK**

**IN THE MATTER OF** an application submitted by the Office of Emergency Management and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for site selection and acquisition of property located at 930 Flushing Avenue (Block 3140, p/o Lot 1), for use as a warehouse.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**Nos. 2 & 3**

***WAZOBIA HOUSE***

**No. 2**

**CD 3**

**C 060194 HAK**

**IN THE MATTER OF** an application submitted by the Department of Housing Preservation and Development (HPD):

1) pursuant to Article 16 of the General Municipal Law of New York State for:

- a) the designation of property located at 31-39 Van Buren Street ((Block 1791, Lots 68-72) as an Urban Development Action Area; and
  - b) an Urban Development Action Area Project for such area;
- 2) pursuant to Section 197-c of the New York City Charter for the disposition of such lots to a developer to be selected by HPD;

to facilitate the development of a 5-story building, tentatively known as Wazobia House, with approximately 43 dwelling units to be developed under HPD's Supportive Housing Loan Program.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**No. 3**

**CD 3**

**C 060195 ZSK**

**IN THE MATTER OF** an application submitted by the Department of Housing Preservation and Development pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit pursuant to Section 74-902 of the Zoning Resolution to permit the allowable community facility floor area ratio of Section 24-11 (Maximum Floor Area and Percentage of Lot Coverage) to apply to a proposed approximately 18,243 square-foot, 5-story Non-Profit Institution with Sleeping Accommodations (U.G. 3A), on property located at 31-39 Van Buren Street (Block 1791, Lot 68,69,70,71,72), in an R5 District.**

Plans for this proposal are on file with the City Planning Commission and may be seen in Room 3N, 22 Reade Street, New York, N.Y. 10007.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**Nos. 4 & 5**

***ATLANTIC TERRACE***

**No. 4**

**CD 2**

**C 060176 ZMK**

**IN THE MATTER OF** an application submitted by the Department of Housing Preservation and Development pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section No. 16c changing from a C6-1 District to a C6-2 District property bounded by** a line 100 feet northerly of Atlantic Avenue, South Oxford Street, Atlantic Avenue, and South Portland Avenue, as shown on a diagram (for illustrative purposes only) dated November 14, 2005.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**No. 5**

**CD 2**

**C 060177 HAK**

**IN THE MATTER OF** an application submitted by the Department of Housing Preservation and Development (HPD):

- 1) pursuant to Article 16 of the General Municipal Law of New York State for:
  - a) the designation of property located at 207 and 209 South Portland Ave., 206 and 208, 214 and 216 South Oxford St., (Block 2004, Lots 1, 2, 78-82 and 84, p/o 131, p/o 132) p/o Site 3, within the Atlantic Terminal Urban Renewal Area, as an Urban Development Action Area; and
  - b) an Urban Development Action Area Project for such area;
- 2) pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer to be selected by HPD;

to facilitate the development of a 10-story building, tentatively known as Atlantic Terrace, with approximately 80 residential units and retail space to be developed under HUD's Cornerstone Program.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**BOROUGH OF QUEENS**

**No. 6**

***EAST ELMHURST LIBRARY***

**CD 3**

**C 060087 PCQ**

**IN THE MATTER OF** an application submitted by the Queens Borough Public Library and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for site selection and acquisition of property located at 95 – 08-14 Astoria Boulevard, for an expansion of a library.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**Nos. 7 & 8**

***DOT SUNRISE YARD***

**No. 7**

**CD 10**

**C 050363 MMQ**

**IN THE MATTER OF** an application, submitted by the Department of Transportation and the Department of Citywide Administrative Services, pursuant to Sections 197-c and 199 of the New York City Charter and Section 5-430 *et seq.* of the New York City Administrative Code, for an amendment to the City Map involving:

- the elimination, discontinuance and closing of a portion of Linden Boulevard between Pitkin Avenue and Spritz Road;
- the adjustment of grades necessitated thereby; and
- any acquisition or disposition of real property related thereto,

in accordance with Map No. 4986 dated September 9, 2005 and signed by the Borough President.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**No. 8**

**CD 10**

**C 050364 PSQ**

**IN THE MATTER OF** an application submitted by the Department of Transportation and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter for site selection of the bed of Linden Boulevard between Spritz Road and Pitkin Avenue, for use as a maintenance facility.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**

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**No. 9**

***BAYSWATER REZONING***

**CD 14**

**C 060259 ZMQ**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 25b and 31a:**

1. **changing from an R2 District to an R1-2 District property bounded by:**
  - a. a line 100 feet southeasterly of Point Breeze Place and its southwesterly prolongation, Anchor Drive and its northwesterly and southeasterly centerline prolongation, a line 100 feet southeasterly of Dunbar Street, Mott Avenue, Egmont Place, a line 100 feet southwesterly of Edgewater Road, Faber Terrace, Edgewater Road, a line 100 feet northwesterly of Granada Place, Faber Terrace, Granada Place, a line 200 feet northeasterly of Mott Avenue, Bay 28<sup>th</sup> Street, a line 375 feet northeasterly of Mott Avenue, Sunnyside Street, Mott Avenue, a line perpendicular to a line bisecting the angle formed by the southwesterly street line of Mott Avenue and the northerly street line of Bayswater Avenue and passing through a point on the northerly street line of Bayswater Avenue distant 210 feet easterly (as measured along the street line) from the point of intersection of the northerly street line of Bayswater Avenue and the easterly street line of Bay 25<sup>th</sup> Street, Bayswater Avenue, a line 225 feet northwesterly of Bay 25<sup>th</sup> Street, a line 175 feet southerly of Bayswater Avenue, Bay 27<sup>th</sup> Street, a line 250 feet northerly of Coldspring Road, Bay Park Place, a line 100 feet northerly of Coldspring Road, a line midway between

Waterview Street and Bay Park Place, a line perpendicular to the westerly street line of Bay Park Place distant 100 feet southerly (as measured along the street line) from the point of intersection of the westerly street line of Bay Park Place and the southerly street line of Bayswater Avenue, Bay Park Place, Bayswater Avenue, Trist Place, a line 80 feet southwesterly of Bailey Court, a line 85 feet northwesterly of Trist Place, a line perpendicular to the northwesterly street line of Trist Place distant 80 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Trist Place and the northeasterly street line of Bailey Court, Norton Drive, a line 125 feet southwesterly of Westbourne Avenue, a line 85 feet northwesterly of Trist Place, Westbourne Avenue, a line 90 feet southeasterly of Harbour Court (straight line portion), a line midway between Mott Avenue and Westbourne Avenue, a line perpendicular to the southwesterly street line of Mott Avenue distant 100 feet northwesterly (as measured along the street line) from the point of intersection of the southwesterly street line of Mott Avenue and the northwesterly street line of Bay 28<sup>th</sup> Street, Mott Avenue, a line 150 feet southeasterly of Waterloo Place, a line 250 feet southwesterly of Mott Avenue, Waterloo Place, Westbourne Avenue, Dunbar Street and its southwesterly centerline prolongation, and the U.S. Bulkhead Line; and

- b. Coldspring Road, Bay 25<sup>th</sup> Street, Healy Avenue, Dickens Street, Healy Avenue, a line 100 feet easterly of Dickens Street, a line 600 feet southerly of Healy Avenue and its easterly prolongation, Bay 24<sup>th</sup> Street, a line 500 feet southerly of Healy Avenue, a line 200 feet easterly of Bay 25<sup>th</sup> Street, Bessemund Avenue and its northeasterly centerline prolongation, Hartman Lane, Healy Avenue, and a line 75 feet northeasterly of Waterview Street;
2. **changing from a R3-2 District to an R1-2 District property bounded by** Healy Avenue, Hartman Lane, a line 135 feet southerly of Healy Avenue, a line 170 feet westerly of Hartman Lane, a line 200 feet southerly of Healy Avenue, and a line 250 feet westerly of Hartman Lane;
  3. **changing from an R5 District to an R3A District property bounded by** Norton Avenue, a line 100 feet easterly of Eggert Place, Enright Road, Eggert Place, a line 550 feet northerly of Mott Avenue, and Dickens Street;
  4. **changing from an R4 District to an R3X District property bounded by** the northerly boundary line of the Long Island Rail Road Right-Of-

Way (Far Rockaway Branch), a southern prolongation of the boundary line of the City of New York, the boundary line of the City of New York, Empire Avenue, a line 100 feet southwesterly of Virginia Street, a line 125 feet northwesterly of Empire Avenue, Virginia Street, a line 165 feet southerly of Bolton Road, Sage Street, a line 450 feet southerly of Bolton Road, a line 115 feet easterly of Beach 9<sup>th</sup> Street, a line 100 feet northerly of Dinsmore Avenue and its easterly prolongation, a line 100 feet westerly of Beach 9<sup>th</sup> Street, a line 100 feet southerly Dinsmore Avenue, Rose Street, Dinsmore Avenue, and Beach 12<sup>th</sup> Street;

5. **changing from an R5 District to an R3X District property bounded by:**
- a. Norton Avenue, a line 110 feet northwesterly of Beach Channel Drive, Dix Avenue and its northwesterly centerline prolongation, a line 100 feet southeasterly of Eggert Place, a line 100 feet southwesterly of Enright Road, and Gipson Street;
  - b. Brunswick Avenue, Beach 12<sup>th</sup> Street, Minton Street, Augustina Avenue, and Nameoke Avenue;
  - c. a line 125 feet southerly of Mott Avenue, a line 110 feet easterly of Gipson Street, the westerly prolongation of a line 100 feet northerly of Regina Avenue, a line 125 feet westerly of McBride Street, a line 500 feet northerly of Cornaga Avenue, a line 135 feet easterly of Gipson Street, a line 400 feet northerly of Cornaga Avenue, and a line 100 feet easterly of Dickens Street; and
  - d. a line 200 feet southeasterly of Central Avenue, Beach 12<sup>th</sup> Street, Dinsmore Avenue, Rose Street, a line 100 feet southerly of Dinsmore Avenue and its westerly prolongation, a line 150 feet easterly of Neilson Street, Dinsmore Avenue, Neilson Street, a line 275 feet northerly of Cornaga Avenue, Nameoke Street, and a line perpendicular to the easterly street line of Nameoke Street distant 150 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of Nameoke Street and the southeasterly street line of Central Avenue;
6. **changing from an R3-2 District to an R4A District property bounded by** Bessemund Avenue, Hartman lane, Cornaga Avenue, Bay 25<sup>th</sup> Street, Ocean Crest Boulevard, Hartman Lane, Beach Channel Drive, a line 250 feet southwesterly of Hartman Lane, Ocean Crest Boulevard, a line 260 feet northeasterly of Beach 32<sup>nd</sup> Street, a line midway between Falcon Avenue and Ocean Crest Boulevard, a line

100 feet southwesterly of Hartman Lane, a line midway between Dwight Avenue and Falcon Avenue, and Bay 31<sup>st</sup> Street and its southeasterly centerline prolongation;

7. **changing from an R4 District to an R4A District property bounded by** a line 100 feet northerly of Dinsmore Avenue and its easterly prolongation, a line 115 feet easterly of Beach 9<sup>th</sup> Street, Empire Avenue, Cornaga Avenue, Rose Street, a line 100 feet southerly of Dinsmore Avenue, and a line 100 feet westerly of Beach 9<sup>th</sup> Street;
8. **changing from an R5 District to an R4A District property bounded by** a line 100 feet southerly of Dinsmore Avenue, Rose Street, Cornaga Avenue, and the southerly centerline prolongation of Beach 12<sup>th</sup> Street;
9. **changing from an R3-2 District to an R4-1 District property bounded by** Healy Avenue, a line 250 feet westerly of Hartman Lane, a line 200 feet southerly of Healy Avenue, a line 170 feet westerly of Hartman Lane, a line 135 feet southerly of Healy Avenue, Hartman Lane, Bessemund Avenue, Bay 31<sup>st</sup> Street and its southeasterly centerline prolongation, a line midway between Dwight Avenue and Falcon Avenue, a line 100 feet southwesterly of Hartman Lane, a line midway between Falcon Avenue and Ocean Crest Boulevard, a line 260 feet northeasterly of Beach 32<sup>nd</sup> Street, Ocean Crest Boulevard, and Beach 32<sup>nd</sup> Street;
10. **changing from an R4 District to an R4-1 District property bounded by** a line 165 feet southerly of Bolton Road, Virginia Street, a line 125 feet northwesterly of Empire Avenue, a line 100 feet southwesterly of Virginia Street, Empire Avenue, a line 115 feet easterly of Beach 9<sup>th</sup> Street, a line 450 feet southerly of Bolton Road, and Sage Street; and
11. **changing from an R5 District to an R4-1 District property bounded by:**
  - a. Healy Avenue, Beach 32<sup>nd</sup> Street, Dwight Avenue, and the U.S. Bulkhead Line;
  - b. Norton Avenue, Gipson Street, a line 100 feet southerly of Enright Road, a line 100 feet easterly of Eggert Place, the westerly centerline prolongation of Dix Avenue, McBride Street, a line 150 feet northerly of Mott Avenue, Eggert Place, Enright Road, and a line 100 feet easterly of Eggert Place; and
  - c. Mott Avenue, the southerly prolongation (at Mott Avenue) of a line 200 feet westerly of Beach Channel Drive, a line 200 feet southerly of Mott Avenue, Beach Channel Drive, a line 100 feet easterly of Dickens Street, a line 400 feet northerly of Cornaga Avenue, a line 135 feet easterly of Gipson Street, a

line 500 feet northerly of Cornaga Avenue, a line 125 feet westerly of McBride Street, a line 100 feet northerly of Regina Avenue and its westerly prolongation, a line 100 feet westerly of Grassmere Terrace, a line 200 feet southerly of Mott Avenue, and Grassmere Terrace;

as shown on a diagram (for illustrative purposes only) dated December 19, 2005.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**



**No. 10**

***UNION-UTOPIA REZONING***

**CD 8**

**C 060235 ZMQ**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 10d, 14c and 15a changing from an R2 District to an R2A District property bounded by** 64<sup>th</sup> Avenue, 185<sup>th</sup> Street, 73<sup>rd</sup> Avenue, a line midway between 196<sup>th</sup> Place and 197<sup>th</sup> Street, Union Turnpike, 193<sup>rd</sup> Street, Avon Road, 188<sup>th</sup> Street, a line 100 feet southeasterly of Union Turnpike, Chevy Chase Street, Union Turnpike, Kent Street, a line 100 feet southeasterly of Union Turnpike, Utopia Parkway, Union Turnpike, a line 100 feet southwesterly of 177<sup>th</sup> Street, 73<sup>rd</sup> Avenue, and Utopia Parkway, as shown on a diagram (for illustrative purposes only) dated December 19, 2005.

**Resolution for adoption scheduling February 22, 2006 for a public hearing.**



**II. REPORTS**

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**BOROUGH OF THE BRONX**

**No. 11**

***RICHARD GREEN DAY CARE CENTER***

**CD 9**

**C 040527 PQX**

**IN THE MATTER OF** an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property located at 450 Castle Hill Avenue (Block 3511, Lot 30), for continued use as a child care center.

(On December 7, 2005, Cal. No. 1, the Commission scheduled December 21, 2005 for a public hearing. On December 21, 2005, Cal. No. 31, the hearing was continued. On January 11, 2006, Cal. No. 35, the hearing was closed.)

**For consideration.**

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**No. 12**

***PELHAM BAY REZONING***

**CD 10**

**C 060179 ZMX**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 4a and 4b:**

- 1. eliminating from an existing R7-1 District a C1-2 District bounded by:**
  - a.** a line 150 feet southeasterly of Westchester Avenue, a line 150 feet southeasterly of Buhre Avenue, a line midway between Hobart Avenue and Crosby Avenue, a line 150 feet northwesterly of Middletown Road, Hobart Avenue, Middletown Road, a line 150 feet westerly of Crosby Avenue, Daniel Street, and a line 100 feet southwesterly of Crosby Avenue; and
  - b.** Lee Street, Westchester Avenue, Mulford Avenue, Middletown Road, and Hutchinson River Parkway East;



- 2. eliminating from an existing R6 District a C2-2 District bounded by:**
- a. Wilkinson Avenue, a line 100 feet easterly of Westchester Avenue and its northerly prolongation, Sands Place, Westchester Avenue, St. Theresa Avenue, a line 100 feet westerly of Westchester Avenue, and a line 100 feet easterly of Hobart Avenue; and
  - b. Westchester Avenue, Mahan Avenue, a line 150 feet northwesterly of Buhre Avenue, the northwesterly centerline prolongation of Jarvis Avenue, and Buhre Avenue;
- 3. eliminating from an existing R7-1 District a C2-2 District bounded by:**
- a. a line 150 feet northwesterly of Westchester Avenue and its northeasterly and southwesterly prolongation, Burr Avenue, Westchester Avenue, Wilkinson Avenue, and a line 100 feet easterly of Hobart Avenue; and
  - b. a line 150 feet northerly of Buhre Avenue, Edison Avenue, a line 150 feet northwesterly of Westchester Avenue, Hobart Avenue, Westchester Avenue, Buhre Avenue, Jarvis Avenue, a line 100 feet southeasterly of Buhre Avenue, a line midway between Hobart Avenue and Crosby Avenue, a line 150 feet southeasterly of Buhre Avenue, a line 150 feet southeasterly of Westchester Avenue, Roberts Avenue, Westchester Avenue, Buhre Avenue, and Pilgrim Avenue;
- 4. changing from an R5 District to an R5A District property bounded by:**
- a. East 197<sup>th</sup> Street, a line perpendicular to the northerly street line of East 197<sup>th</sup> Street distant 300 feet westerly (as measured along the street line) from the point of intersection of the northerly street line of East 197<sup>th</sup> Street and the southwesterly street line of Continental Avenue, a line 100 feet northerly of East 197<sup>th</sup> Street, a line perpendicular to the northerly street line of East 197<sup>th</sup> Street distant 175 feet westerly (as measured along the street line) from the point of intersection of the northerly street line of East 197<sup>th</sup> Street and the southwesterly street line of Continental Avenue, East 197<sup>th</sup> Street, Continental Avenue, a line perpendicular to the northeasterly street line of Continental Avenue distant 220 feet southeasterly (as measured along the street line) from the point of intersection of the northeasterly street line of Continental Avenue and the southerly street line of Pelham Parkway South, a line midway between Continental Avenue and St. Paul Avenue, a line 250 feet northwesterly of East 196<sup>th</sup> Street, St. Paul Avenue, a line 200 feet southerly of Pelham Parkway South, Colonial Avenue, a line 100 feet northwesterly of East 196<sup>th</sup> Street, St. Paul Avenue, a line 100 feet southeasterly of East 196<sup>th</sup> Street, a line midway between Colonial Avenue and Burr Avenue, a line 275 feet northwesterly of Westchester

Avenue, Continental Avenue, a line 100 feet easterly of Hobart Avenue, Wilkinson Avenue, Edison Avenue, a line 100 feet southerly of St. Theresa Avenue, a line midway between Edison Avenue and Hobart Avenue, a line 150 feet northwesterly of Westchester Avenue, Edison Avenue, a line 150 feet northerly of Buhre Avenue, Pilgrim Avenue, Buhre Avenue, Libby Place, Hutchinson River Parkway East, Buhre Avenue, a line midway between Hutchinson River Parkway East and Mulford Avenue, St. Theresa Avenue, Mayflower Avenue, a line 370 feet southerly of Wilkinson Avenue, a line 95 feet easterly of Mayflower Avenue, East 194<sup>th</sup> Street, a line 110 feet easterly of Mayflower Avenue, East 196<sup>th</sup> Street, and a line 100 feet easterly of Mayflower Avenue and its northerly prolongation;

- b. a line midway between Wilkinson Avenue and Sands Place and its easterly prolongation, the westerly boundary line of Pelham Bay Park, a line 100 feet northwesterly of Buhre Avenue and its northeasterly prolongation, Mahan Avenue, a line 100 feet southeasterly of Willow Lane, a line 125 feet northeasterly of Mahan Avenue, and a line 100 feet easterly of Westchester Avenue;
- c. a line 100 feet southeasterly of Buhre Avenue, a line midway between Parkview Avenue and Bruckner Boulevard (west), a line 100 feet northwesterly of Roberts Avenue, and a line midway between Crosby Avenue and Hobart Avenue; and
- d. Westchester Avenue, Roberts Avenue, a line 150 feet southeasterly of Westchester Avenue, a line 100 feet southwestly of Crosby Avenue, Daniel Street, a line 150 feet westerly of Crosby Avenue, Middletown Road, and a line midway between Mulford Avenue and Mayflower Avenue;

**5. changing from an R6 District to an R5A District property bounded by:**

Wilkinson Avenue, a line midway between Edison Avenue and Hobart Avenue, a line 370 feet southerly of Wilkinson Avenue, and Edison Avenue;

**6. changing from a R7-1 District to an R5A District property bounded by:**

- a. East 196<sup>th</sup> Street, Burr Avenue, line perpendicular to the southwestly street line of Burr Avenue distant 135 feet northwesterly (as measured along the street line) from the point of intersection of the southwestly street line of Burr Avenue and a westerly street line of Westchester Avenue, a line midway between Colonial Avenue and Burr Avenue, a line 100 feet northwesterly of Westchester Avenue, Colonial Avenue, a line 275 feet northwesterly of Westchester Avenue, and a line midway between Colonial Avenue and Burr Avenue;

- b. a line 275 feet northwesterly of Westchester Avenue, a line midway between St. Paul Avenue and Colonial Avenue, a line 100 feet northwesterly of Westchester Avenue, and St. Paul Avenue;
  - c. a line 275 feet northwesterly of Westchester Avenue, a line midway between Continental Avenue and St. Paul Avenue, a line 100 feet northwesterly of Westchester Avenue, and Continental Avenue;
  - d. a line 150 feet northerly of Buhre Avenue, Edison Avenue, a line 100 feet northerly of Buhre Avenue, and Pilgrim Avenue;
  - e. a line 100 feet southeasterly of Westchester Avenue, a line 100 feet southwestly of Crosby Avenue, a line 150 feet southeasterly of Westchester Avenue, and Roberts Avenue;
  - f. a line 100 feet northwesterly of Roberts Avenue, Jarvis Avenue, Roberts Avenue, and Hobart Avenue; and
  - g. Daniel Street, a line 100 feet westerly of Crosby Avenue, Middletown Road, and a line 150 feet westerly of Crosby Avenue;
7. **changing from an R7-1 District to an R6 District property bounded by** a line 150 feet northwesterly of Buhre Avenue, a line 100 feet southeasterly of Westchester Avenue, and the northwesterly centerline prolongation of Jarvis Avenue;
8. **establishing within an existing R7-1 District a C1-4 District bounded by:**
- a. a line 150 feet southeasterly of Westchester Avenue, Crosby Avenue, a line 100 feet southeasterly of Westchester Avenue, a line midway between Crosby Avenue and Hobart Avenue, a line 150 feet northwesterly of Middletown Road, Hobart Avenue, Middletown Road, and a line 100 feet westerly and southwestly of Crosby Avenue; and
  - b. Lee Street, Westchester Avenue, Mulford Avenue, Middletown Road, and Hutchinson River Parkway East;
9. **establishing within an existing and proposed R6 District a C2-4 District bounded by:**
- a. Wilkinson Avenue, a line 100 feet easterly of Westchester Avenue and its northerly prolongation, Sands Place, Westchester Avenue, St. Theresa Avenue, a line 100 feet westerly of Westchester Avenue, and a line 100 feet easterly of Hobart Avenue; and
  - b. Westchester Avenue, Mahan Avenue, a line 150 feet northwesterly of Buhre Avenue, a line 100 feet southeasterly of Westchester Avenue,

the northwesterly centerline prolongation of Jarvis Avenue, and Buhre Avenue; and

**10. establishing within an existing R7-1 District a C2-4 District bounded by:**

- a. a line 100 feet northerly of Wilkinson Avenue, a line 100 feet northwesterly of Westchester Avenue, a line midway between Colonial Avenue and Burr Avenue, the northeasterly prolongation of a line 150 feet northwesterly of Westchester Avenue, Burr Avenue, Westchester Avenue, Wilkinson Avenue, and a line 100 feet easterly of Hobart Avenue; and
- b. a line 100 feet northerly of Buhre Avenue, Edison Avenue, a line 150 feet northwesterly of Westchester Avenue, Hobart Avenue, Westchester Avenue, Buhre Avenue, Hobart Avenue, a line 100 feet southeasterly of Westchester Avenue, Crosby Avenue, a line 150 feet southeasterly of Westchester Avenue, a line 100 feet southwesterly of Crosby Avenue, a line 100 feet southeasterly of Westchester Avenue, Roberts Avenue, Pilgrim Avenue, Westchester Avenue, Buhre Avenue, and Pilgrim Avenue;

as shown on a diagram (for illustrative purposes only) dated October 17, 2005 and subject to the conditions of CEQR Declaration E-157.

(On December 19, 2005, Cal. No. 22, the Commission scheduled January 11, 2006 for a public hearing. On January 11, 2006, Cal. No. 36, the hearing was closed.)

**For consideration.**



**No. 13**

**WESTCHESTER SQUARE REZONING**

**CD 10**

**C 060180 ZMX**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section No. 4b:**

**1. eliminating from within an existing R6 District a C1-2 District bounded by:**

- a. East Tremont Avenue, Lane Avenue, Benson Street, a line 100 feet westerly of Lane Avenue, a line 100 feet

southwesterly of East Tremont Avenue, and St. Raymond Avenue; and

- b. Manning Street, a line 150 feet easterly of Castle Hill Avenue, Westchester Avenue, and Castle Hill Avenue;

**2. eliminating from within an existing R6 District a C2-2 District bounded by:**

- a. East Tremont Avenue, Seddon Street, a line 150 feet southerly of East Tremont Avenue, and Castle Hill Avenue;
- b. East Tremont Avenue, St. Raymond Avenue, Benson Street, Maclay Avenue, a line 150 feet southerly of East Tremont Avenue, and Saint Peters Avenue; and
- c. East Tremont Avenue, a line 100 feet southeasterly of Westchester Avenue, Seabury Avenue, Westchester Avenue, the southwesterly boundary line of St. Peter's Cemetery and its northwesterly and southeasterly prolongation, Butler Place and its southwesterly centerline prolongation, Herschell Street, a line 100 feet southeasterly of Westchester Avenue, Zerega Avenue, Westchester Avenue, a line 150 feet easterly of Castle Hill Avenue, a line 100 feet northerly and northwesterly of Westchester Avenue, a line midway between Zerega Avenue and Parker Street, Tratman Avenue and its southwesterly centerline prolongation, a line 100 feet northeasterly of Zerega Avenue, a line 100 feet northwesterly of Westchester Avenue, Overing Street, and Westchester Avenue;

**3. changing from an R6 District to an R4A District property bounded by** a line 100 feet southeasterly of Westchester Avenue, Herschell Street, a line 125 feet southeasterly of Westchester Avenue, a line 100 feet northeasterly of Herschell Street, Butler Place and its southwesterly centerline prolongation, Herschell Street, Halsey Street, and Zerega Avenue;

**4. changing from an M1-1 District to an R4A District property bounded by** Butler Place and its southwesterly centerline prolongation, a line 100 feet northeasterly of Herschell Street, a line perpendicular to the southwesterly street line of Rowe Street, distant 150 feet northwesterly (as measured along the street line) from the point of intersection of the southwesterly street line of Rowe Street and the westerly street line of Seabury Avenue, Herschell Street, a line 300 feet southeasterly of Halsey Street, a line 100 feet southwesterly of Herschell Street, a line 100 feet southeasterly of Halsey Street, a line

150 feet southwesterly of Herschell Street, Halsey Street, and Herschell Street;

5. **changing from a R6 District to an R5A District property bounded by** a line 100 feet southerly of East Tremont Avenue, Overing Street, Maclay Avenue, a line midway between Benson Street and Overing Street, St. Raymond Avenue, a line 100 feet southwesterly of East Tremont Avenue, a line 225 feet northwesterly of Frisby Avenue, Benson Street, Frisby Avenue, a line 70 feet northeasterly of Overing Street, a line 100 feet northwesterly of Frisby Avenue, Saint Peters Avenue, a line midway between Frisby Avenue and Tratman Avenue, Rowland Street, Tratman Avenue, a line 130 feet southwesterly of Rowland Street, a line 100 feet southeasterly of Tratman Avenue, a line 100 feet northeasterly of Zerega Avenue, Tratman Avenue and its southwesterly centerline prolongation, Parker Street, a line 100 feet northwesterly of Westchester Avenue, Doris Street, Lyon Avenue, a line 100 feet easterly of Castle Hill Avenue, a line midway between Manning Street and Starling Avenue, Glebe Avenue, Glover Street, St. Raymond Avenue, Castle Hill Avenue, Glover Street, a line 50 feet northwesterly of Stearns Street, a line 95 feet northeasterly of Glover Street, Maclay Avenue and its southwesterly centerline prolongation, a line midway between Zerega Avenue and Parker Street, Santa Maria Avenue, Zerega Avenue, Dorsey Street, Hubbell Street, a line 70 feet northwesterly of Dorsey Street, a line 70 feet southwesterly of Seddon Street, a line 50 feet southeasterly of Maclay Avenue, Seddon Street, Maclay Avenue, and Saint Peters Avenue;
6. **establishing within an existing R6 District a C1-4 District bounded by:**
  - a. East Tremont Avenue, Lane Avenue, Benson Street, a line 100 feet westerly of Lane Avenue, a line 100 feet southwesterly of East Tremont Avenue, and St. Raymond Avenue; and
  - b. Manning Street, a line 100 feet easterly of Castle Hill Avenue, Westchester Avenue, and Castle Hill Avenue;
7. **establishing within an existing R6 District a C2-4 District bounded by:**
  - a. East Tremont Avenue, Seddon Street, a line 100 feet southerly of East Tremont Avenue, and Castle Hill Avenue;
  - b. East Tremont Avenue, St. Raymond Avenue, Benson Street, Maclay Avenue, Overing Street, a line 100 feet southerly of East Tremont Avenue, and Saint Peters Avenue; and

- c. East Tremont Avenue, a line 100 feet southeasterly of Westchester Avenue, Seabury Avenue, Westchester Avenue, Herschell Street, a line 100 feet southeasterly of Westchester Avenue, Zerega Avenue, Westchester Avenue, a line 100 feet easterly of Castle Hill Avenue, a line 100 feet northerly and northwesterly of Westchester Avenue, Zerega Avenue, Tratman Avenue, a line 100 feet northeasterly of Zerega Avenue, a line 100 feet northwesterly of Westchester Avenue, Overing Street, and Westchester Avenue; and
- d. St. Raymond Avenue, a line 100 feet easterly of Castle Hill Avenue, Manning Street, and Castle Hill Avenue;

Borough of the Bronx, Community District 10, as shown on a diagram (for illustrative purposes only) dated October 17, 2005, and subject to the conditions of CEQR Declaration E-158.

(On December 19, 2005, Cal. No. 23, the Commission scheduled January 11, 2006 for a public hearing. On January 11, 2006, Cal. No. 37, the hearing was closed.)

**For consideration.**

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**BOROUGH OF BROOKLYN**

**No. 14**

***MIDWOOD REZONING***

**CD 14**

**C 060130 ZMK**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 22c, 22d, 23a, 23b:**

- 1. **eliminating from an existing R6 District a C2-3 District bounded by:**
  - a. East 12<sup>th</sup> Street, Locust Avenue, East 13<sup>th</sup> Street and a line 100 feet southerly of Locust Avenue;
  - b. East 18<sup>th</sup> Street, a line 150 feet northerly of Avenue M, a line midway between Ocean Avenue and East 21<sup>st</sup> Street, and a line 100 feet northerly of Avenue M; and

- c. East 14<sup>th</sup> Street, a line 100 feet southerly of Elm Avenue, East 16<sup>th</sup> Street, a line 100 feet southerly of Avenue M, a line midway between Ocean Avenue and East 21<sup>st</sup> Street, a line 150 feet southerly of Avenue M, East 17<sup>th</sup> Street, Cedar Street, East 16<sup>th</sup> Street, and a line 150 feet southerly of Elm Avenue;
2. **changing from an R6 District to an R2 District property bounded by:**
- a. a line midway between Bedford Avenue and East 26<sup>th</sup> Street, a line 100 feet northerly of Avenue O, East 26<sup>th</sup> Street, Avenue O; and
  - b. a line 100 feet northwesterly of Kings Highway, East 27<sup>th</sup> Street, and a line 100 feet northerly of Avenue O and its easterly prolongation;
3. **changing from an R6 District to an R4-1 District property bounded by:**
- a. a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Elm Avenue, East 14<sup>th</sup> Street, a line 100 feet southerly of Elm Avenue, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, and a line 100 feet northerly of Avenue N;
  - b. Cedar Street, a line midway between East 16<sup>th</sup> Street and East 17<sup>th</sup> Street, a line 100 feet northerly of Avenue N, East 17<sup>th</sup> Street, Avenue N, East 18<sup>th</sup> Street, a line 100 feet southerly of Avenue N, Ocean Avenue, Avenue O, a line midway between East 16<sup>th</sup> Street and East 17<sup>th</sup> Street, Avenue N, and East 16<sup>th</sup> Street;
  - c. a line 300 feet southerly of Avenue M, a line midway between East 18<sup>th</sup> Street and East 19<sup>th</sup> Street, a line 200 feet southerly of Avenue M, Bay Avenue, a line midway between East 19<sup>th</sup> Street and Ocean Avenue, a line 100 feet northerly of Avenue N, and a line midway between East 17<sup>th</sup> Street and East 18<sup>th</sup> Street;
  - d. East 13<sup>th</sup> Street, a line 100 feet southerly of Avenue N, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 300 feet northerly of Avenue O, East 15<sup>th</sup> Street,, a line 100 feet northerly of Avenue P, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Avenue O, East 12<sup>th</sup> Street, and a line 425 feet southerly of Avenue N;



- e. East 16<sup>th</sup> Street, a line 100 feet southerly of Avenue O, a line midway between East 18<sup>th</sup> Street and East 19<sup>th</sup> Street, and Avenue P; and
  - f. a line 200 feet southerly of Avenue O, East 23<sup>rd</sup> Street, Avenue O East 24<sup>th</sup> Street, a line 100 feet northwesterly of Kings Highway, East 23<sup>rd</sup> Street, a line 100 feet northerly of Kings Highway, a line 100 feet northerly of Avenue P, and a line midway between East 21<sup>st</sup> Street and Ocean Avenue;
4. **changing from a C4-3 District to an R5 District property bounded by:**
- a. a line 150 feet northerly of Avenue J, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 100 feet northerly of Avenue J, and Coney Island Avenue; and
  - b. a line 100 feet southerly of Avenue J, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 150 feet southerly of Avenue J, and Coney Island Avenue;
5. **changing from an R6 District to an R5B District property bounded by:**
- a. East 12<sup>th</sup> Street, Locust Avenue, East 13<sup>th</sup> Street, and a line 100 feet southerly of Locust Avenue;
  - b. Avenue L, East 17<sup>th</sup> Street, a line 100 feet northerly of Avenue L, East 18<sup>th</sup> Street, a line 300 feet southerly of Avenue L, East 17<sup>th</sup> Street, Chestnut Avenue, and the centerline of the New York City Transit Authority Rail Road Right-of-Way and its southerly prolongation;
  - c. Avenue L, a line midway between Ocean Avenue and East 21<sup>st</sup> Street, Avenue M, Ocean Avenue, a line 150 feet northerly of Avenue M, and a line midway between East 19<sup>th</sup> Street and Ocean Avenue;
  - d. a line 100 feet southerly of Elm Avenue, East 16<sup>th</sup> Street, Avenue N, a line midway between East 16<sup>th</sup> Street and East 17<sup>th</sup> Street, Avenue O, a line midway between East 19<sup>th</sup> Street and Ocean Avenue, a line 100 feet southerly of Avenue O, East 16<sup>th</sup> Street, Avenue P, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, a line 100 feet northerly of Avenue P, East 15<sup>th</sup> Street, a line 300 feet northerly of Avenue O, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 100 feet southerly of Avenue N, East 13<sup>th</sup> Street, a line 425 feet southerly of

Avenue N, East 12<sup>th</sup> Street, Avenue O, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, a line 100 feet northerly of Avenue N, and a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street; and

- e. Cedar Street, East 17<sup>th</sup> Street, a line 300 feet southerly of Avenue M, a line midway between East 17<sup>th</sup> Street and East 18<sup>th</sup> Street, a line 100 feet northerly of Avenue N, and a line midway between East 16<sup>th</sup> Street and East 17<sup>th</sup> Street;

**6. changing from an R6 District to an R7A District property bounded by:**

- a. a line 100 feet northerly of Avenue K, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 100 feet southerly of Avenue K, and a line midway between Coney Island Avenue and East 12<sup>th</sup> Street;
- b. Avenue H, a line midway between Ocean Avenue and East 21<sup>st</sup> Street and its northerly prolongation, Avenue L, a line midway between East 19<sup>th</sup> Street and Ocean Avenue, a line 150 feet northerly of Avenue M, Ocean Avenue, Avenue M, a line midway between Ocean Avenue and East 21<sup>st</sup> Street, a line 100 feet northerly of Avenue P, a line 100 feet northerly of Kings Highway, East 23<sup>rd</sup> Street, a line 100 feet northwesterly of Kings Highway, East 24<sup>th</sup> Street, Avenue O, East 26<sup>th</sup> Street, a line 100 feet northerly of Avenue O and its easterly prolongation, East 27<sup>th</sup> Street, a line 100 feet northwesterly of Kings Highway, East 29<sup>th</sup> Street, Kings Highway, Avenue P, a line midway between East 18<sup>th</sup> Street and East 19<sup>th</sup> Street, a line 100 feet southerly of Avenue O, a line midway between East 19<sup>th</sup> Street and Ocean Avenue, Avenue O, Ocean Avenue, a line 100 feet southerly of Avenue N, East 18<sup>th</sup> Street, Avenue N, East 17<sup>th</sup> Street, a line 100 feet northerly of Avenue N, a line midway between East 19<sup>th</sup> Street and Ocean Avenue, Bay Avenue, a line 200 feet southerly of Avenue M, a line midway between East 18<sup>th</sup> Street and East 19<sup>th</sup> Street, a line 300 feet southerly of Avenue M, East 17<sup>th</sup> Street, Cedar Street, East 16<sup>th</sup> Street, a line 100 feet southerly of Elm Avenue, East 14<sup>th</sup> Street, Elm Avenue, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Locust Avenue, East 12<sup>th</sup> Street, a line 100 feet southerly of Locust Avenue, East 13<sup>th</sup> Street, Avenue M, East 14<sup>th</sup> Street, Locust Avenue, the southerly prolongation of the centerline of the New York City Transit Authority Rail Road Right-of-Way, Chestnut Avenue, East 17<sup>th</sup> Street, a line 300 feet southerly of Avenue L, East 18<sup>th</sup> Street, a line

100 feet northerly of Avenue L, and a line midway between East 19<sup>th</sup> Street and Ocean Avenue;

- c. Elm Avenue, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Avenue N, and Coney Island Avenue; and
  - d. a line 100 feet southerly of Avenue O, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, a line 400 feet northerly of Avenue P, and Coney Island Avenue;
7. **changing from a C8-2 District to an R7A District property bounded by:**
- a. a line 100 feet northerly of Locust Avenue, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Elm Avenue, and Coney Island Avenue;
  - b. Avenue N, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, a line 100 feet southerly of Avenue O, and Coney Island Avenue; and
  - c. a line 400 feet northerly of Avenue P, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Avenue P, and Coney Island Avenue;
8. **changing from a C4-3 District to a C4-4A District property bounded by** a line 100 feet northerly of Avenue J, a line midway between East 15<sup>th</sup> Street and East 16<sup>th</sup> Street, a line 100 feet southerly of Avenue J, and Coney Island Avenue; and
9. **establishing within a proposed R7A District a C2-3 District bounded by:**
- a. a line 100 feet northerly of Locust Avenue, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Elm Avenue, and Coney Island Avenue;
  - b. Avenue N, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, a line 100 feet southerly of Avenue O, and Coney Island Avenue; and
  - c. a line 400 feet northerly of Avenue P, a line midway between Coney Island Avenue and East 12<sup>th</sup> Street, Avenue P, and Coney Island Avenue;

as shown on a diagram (for illustrative purposes only) dated October 17, 2005, and subject to the conditions of CEQR Declaration E-159.

(On December 19, 2005, Cal. No. 25, the Commission scheduled January 11, 2006 for a public hearing. On January 11, 2006, Cal. No. 27, the hearing was closed.)

**For consideration.**

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**No. 15**

***BAY RIDGE-5<sup>TH</sup> AVENUE BID***

**CD 10**

**N 060222 BDK**

**IN THE MATTER OF** an application submitted by the Department of Small Business Services on behalf of the Bay Ridge-5<sup>th</sup> Avenue Business Improvement District pursuant to Section 25-405 of the Administrative Code of the City of New York, as amended, **concerning the formation of the Bay Ridge-5<sup>th</sup> Avenue Business Improvement District.**

(On December 19, 2005, Cal. No. 28, the Commission scheduled January 11, 2006 for a public hearing. On January 11, 2005, Cal. No. 24, the hearing was closed.)

**For consideration.**

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**BOROUGH OF MANHATTAN**

**No. 16**

***SPECIAL WEST CHELSEA DISTRICT TEXT AMENDMENT***

**CD 4**

**N 060199 ZRM**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, relating to Article IX, Chapter 8 (Special West Chelsea District).

Matter in underline is new, to be added;  
Matter in ~~strikeout~~ is old, to be deleted;  
Matter within # # is defined in Section 12-10 (DEFINITIONS)  
\* \* \* indicates where unchanged text appears in the Resolution

\* \* \*

**Article IX - Special Purpose Districts**

**Chapter 8  
Special West Chelsea District**

\* \* \*

**98-10  
SPECIAL USE AND PARKING REGULATIONS WITHIN THE SPECIAL WEST  
CHELSEA DISTRICT**

**98-11  
Special Regulations for Developments and Enlargements Above, Beneath or  
Adjacent to the High Line**

The Commissioner of Buildings shall not issue any building permit for demolition, excavation or foundation work to be performed above or beneath the #High Line# or within 25 feet of support structures of the #High Line#, except by determination by such Commissioner that such work would not adversely affect the structural integrity of the #High Line# and by determination by the ~~City agency or official designated by the Office of the Mayor for such purpose~~ Commissioner of Parks that such work would not adversely affect the City's ability to inspect and maintain as necessary to ensure the structural integrity of the #High Line#.

\* \* \*

**98-18  
Parking Regulations in Subarea H**

#Accessory# off-street parking spaces for existing or new governmental offices may be located on a #zoning lot# other than the same #zoning lot# as the #use# to which such spaces are #accessory#, provided that:

- (a) such spaces are located within Subarea H and in a facility, or portion thereof, that is entirely below #curb level#;
- (b) the portion of such facility beneath the required public plaza area shown on Diagram 3 in Appendix A is sufficiently below #curb level# so that trees may be planted at #curb level# within such public plaza but is in no case less than 4 feet below curb level; and
- (c) ~~and that~~ no more than 377 spaces are provided within such facility

For purposes of this Section, the governmental offices on Block 688, Lots 1001-1002 as of June 23, 2005, may have up to 377 #accessory# off-street parking spaces in such facility.

\* \* \*

**98-22  
Maximum Floor Area Ratio and Lot Coverage in Subareas**

\* \* \*

Maximum Floor Area Ratio by Subarea

Sub-area	Basic #floor area ratio# (max)	Increase in FAR <del>within</del> <u>from</u> #High Line Transfer Corridor# (98-30)	Increase in FAR with #High Line# Improvement Bonuses (98-25)	Inclusionary Housing		Permitted #floor area ratio# (maximum)
				FAR required to be transferred <sup>1</sup> (minimum)	Increase in FAR for Inclusionary Housing Program (98-26)	
A	6.5	2.65	___ <sup>2</sup>	2.65	2.85	12.0
B	5.0	2.5	___ <sup>2</sup>	1.25	1.25	7.5
C	5.0	2.5	NA	1.25	1.25	7.5
D <sup>5</sup>	5.0	2.5 <sup>3</sup>	2.5 <sup>3</sup>	1.25	1.25	7.5
E	5.0	1.0 <sup>3</sup>	1.0 <sup>2,3</sup>	NA	NA	6.0
F	5.0	NA	NA	NA	NA	5.0
G	5.0	1.0 <sup>3</sup>	1.0 <sup>3</sup>	NA	NA	6.0

H	7.5	NA	2.5	NA	NA	10.0
I	5.0	2.5	NA	1.25	1.25	7.5
I <sup>4</sup>	5.0	NA	2.5	NA	NA	7.5

\* \* \*

**98-40  
SPECIAL YARD, HEIGHT AND SETBACK, AND MINIMUM DISTANCE  
BETWEEN BUILDINGS REGULATIONS**

\* \* \*

**98-423  
Street wall location, minimum and maximum base heights and maximum building heights**

The provisions set forth in paragraph (a) of this Section shall apply to all #developments# and #enlargements#. Such provisions are modified for certain subareas as set forth in paragraphs (b) through (f) of this Section.

- (a) On #wide streets#, and on #narrow streets# within 50 feet of their intersection with a #wide street#, the #street wall# shall be located on the #street line# and extend along such entire #street# frontage of the #zoning lot# up to at least the minimum base height specified in the table of this Section. On #corner lots# with both #wide# and #narrow street# frontages, a #street wall# with a minimum height of 15 feet shall be located on a the #narrow street line# beyond 50 feet of its intersection with a #wide street# and extend along such entire #narrow street# frontage of the #zoning lot# between 50 and 100 feet from its intersection with a #wide street#. On all other #narrow street# frontages, the #street wall# shall be located on the #street line# and extend along at least 70 percent of the #narrow street# frontage of the #zoning lot# up to at least the minimum base height specified in the table in this Section.

\* \* \*

- (b) Subareas A and D

- (1) #Street wall# location

In Subarea D, on #corner lots# between the north side of West 18<sup>th</sup> Street and the south side of West 22<sup>nd</sup> Street, a #street wall# with a minimum height of 15 feet shall be located on the #narrow street line# between 50 and 150 feet of its intersection with Eleventh Avenue.

In Subarea D, for #buildings# that do not include towers as set forth in paragraph (b)(3) of this Section, the #street wall# location provisions set forth in paragraph (a) shall not apply to any #zoning lot# that occupies the entire Eleventh Avenue #block# front. In lieu thereof, #street walls# with a minimum base height of 60 feet shall be located within 10 feet of all #street lines# bounding such #zoning lot# and extend along at least 70 percent of each #street# frontage of the #zoning lot#.

\* \* \*

**98-424**  
**Authorization to modify ~~height and setback~~ certain bulk regulations**

For #zoning lots# located entirely within 75 feet of the west side of the #High Line#, the City Planning Commission may authorize the modification of height and setback regulations set forth in Section 98-40 and 98-50, inclusive, ~~and~~ the transparency requirements set forth in Sections 98-141 and 98-54, and the underlying #rear yard# and minimum distance between #legally required windows# and walls or #lot lines# regulations. The Commission shall find that such modification will result in a better distribution of #bulk# on the #zoning lot# and will not adversely affect access to light and air for surrounding public areas.

\* \* \*

**98-50**  
**SPECIAL HEIGHT AND SETBACK, OPEN AREA AND TRANSPARENCY REGULATIONS FOR ZONING LOTS WITHIN OR ADJACENT TO THE HIGH LINE TRANSFER CORRIDOR**

**98-51**  
**Height and Setback Regulations on the East Side of the High Line**

\* \* \*

(b) In C6-3A Districts and in Subareas C, F and G

For #zoning lots# extending less than ~~420~~ 115 feet along the eastern side of the #High Line#, no portion of the eastern #High Line frontage# of a #building# shall exceed a height of 3 feet, 6 inches above the level of the #High Line bed#.

For #zoning lots# that extend for at least ~~420~~ 115 feet along the eastern side of the #High Line#, no portion of the eastern #High Line frontage# of the



#building# shall exceed a height of 3 feet, 6 inches above the level of the #High Line bed#, except that a maximum of 40 percent of such #High Line frontage# may rise without setback above a height of 3 feet, 6 inches above the level of the #High Line bed# provided such portion of the #building# is not located directly between the #High Line# and any #street wall# of a #building# that is subject to a maximum height of 45 feet in accordance with paragraph (c) (Subareas C, F and I) of Section 98-423 (Street wall location, minimum and maximum base heights and maximum building heights).

However, the provisions of this paragraph, (b), shall not apply to any #zoning lot# existing on June 23, 2005 where the greatest distance between the eastern side of the #High Line# and a #side lot line# east of the #High Line# is 35 feet when measured parallel to the nearest #narrow street line#.

\* \* \*

**98-60  
SPECIAL ACCESS REGULATIONS FOR CERTAIN ZONING LOTS**

**98-61  
High Line Access Easement Volume Requirement**

\* \* \*

- (e) such #development# or #enlargement# is located wholly within an M1-5 District and no portion of such #development# or #enlargement# has more than 10,000 square feet of #floor area# and is located within five feet of the #High Line#; or
- (f) such #development# or #enlargement# is located on a #zoning lot# that fronts on West 23<sup>rd</sup> Street.

\* \* \*

**98-70  
SUPPLEMENTAL REGULATIONS**

In the Special West Chelsea District, the provisions of paragraphs (a) through (d), inclusive, of Section 93-90 (HARASSMENT) shall apply as modified in this Section.

For the purposes of this Section, the following definitions in Section 93-90 (HARASSMENT) shall be modified:

Anti-harassment area

“Anti-harassment area” shall mean the #Special West Chelsea District#

Referral date

“Referral date” shall mean December 20, 2004.

In addition, Section 93-90(d)(3) is modified as follows:

No portion of the #low income housing# required under this Section shall qualify to:

- (a) increase the #floor area ratio# pursuant to the provisions of the #Special West Chelsea District#, #Special Hudson Yards District#, #Special Garment Center District#, #Special Clinton District# or Section 23-90, or
- (b) satisfy an eligibility requirement of any real property tax abatement or exemption program with respect to any #multiple dwelling# that does not contain such #low income housing#.

(On January 11, 2006, Supplemental Cal. No. 1, the Commission scheduled January 25, 2006 for a public hearing. On January 25, 2006, Cal. No. 10, the hearing was closed.)

**For consideration.**

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**No. 17**

**27 WEST 19<sup>TH</sup> STREET**

**CD 5**

**C 060111 ZSM**

**IN THE MATTER OF** an application submitted by 27 West 19<sup>th</sup> Street LLC pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit** pursuant to Section 74-712 of the Zoning Resolution **to modify the height and setback requirements of Section 23-692, the rear yard requirements of Section 23-47, the rear setback requirements for tall buildings of Section 23-663, and the minimum distance between legally required windows and lot lines requirements of Section 23-86 to facilitate the development of a 15-story residential building on property located at 27 West 19<sup>th</sup> Street** (Block 821, Lot 24) in a C6-4A District within the Ladies’ Mile Historic District.

Plans for this proposal are on file with the City Planning Commission and may be seen in Room 3N, 22 Reade Street, New York, N.Y. 10007.

(On December 7, 2005, Cal. No. 3, the Commission scheduled December 21, 2005 for a public hearing. On December 21, 2005, Cal. No.33 the hearing was continued. On January 11, 2006, Cal. No. 30, the hearing was closed.)

**For consideration.**



**No. 18**

***PHYSICAL CULTURE/CI-8X TEXT AMENDMENT***

**CD 8, 11**

**N 050348 ZRM**

**IN THE MATTER OF** an application submitted by Barbizon Hotel Associates, L.P. pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York relating to Article III, Chapter 2 and Article VII Chapter 3, concerning Sections 32-31 (By the Board of Standards and Appeals) and 73-36 (Physical Culture or Health Establishments) to allow Physical Culture or Health Establishments by BSA special permit in C1-8X districts.

Matter underlined is new, to be added;  
Matter *italicized* is defined in Section 12-10;  
Matter in ~~strikeout~~ is text to be deleted;  
\*\*\* indicates where unchanged text appears in the Zoning Resolution

**Article III: Commercial District Regulations  
Chapter 2: Use Regulations**

\* \* \*

**32-30** (12/15/61)

**USES PERMITTED BY SPECIAL PERMIT**

**32-31** (xx/xx/05)

**By The Board of Standards and Appeals**

\* \* \*

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C1-8X C1-9 C2 C4 C5 C6 C8

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Physical culture or health establishments, including gymnasiums

(not permitted under Use Group 9), massage establishments [PRC-B]

\* \* \*

**Article VII: Administration**  
**Chapter 3: Special Permits by the Board of Standards and Appeals**

\* \* \*

**73-36** (xx/xx/05)

**Physical Culture or Health Establishments**

(a) In ~~C1-8X~~, C1-9, C2, C4, C5, C6, C8, M1, M2 or M3 Districts, and in certain special districts as specified in the provisions of such special district, the Board of Standards and Appeals may permit *physical culture or health establishments* as defined in Section 12-10, including gymnasiums (not permitted under Use Group 9), massage establishments other than ***adult physical culture establishments***, for a term not to exceed ten years, provided the following findings are made:

\* \* \*

The Board may prescribe appropriate conditions and safeguards including location of signs and limitations on the manner and/or hours of operation in order to minimize adverse effects on the character of the surrounding community.

(On December 7, 2005, Cal. No. 4, the Commission scheduled December 21, 2005 for a public hearing. On December 21, 2005, Cal. No.34, the hearing was continued. On January 11, 2006, Cal. No. 31, the hearing was closed.)

**For consideration.**

\_\_\_\_\_

**BOROUGH OF QUEENS**

**No. 19**

***HANAC ASTORIA SENIOR RESIDENCE***

**CD 1**

**C 060168 HAQ**

**IN THE MATTER OF** an application submitted by the Department of Housing Preservation and Development (HPD):

- 1.) pursuant to Article 16 of the General Municipal Law of New York State for:
  - a.) the designation of property located at 25-03 29<sup>th</sup> Street ( Block 839, Lot 1) as an Urban Development Action Area; and
  - b.) an Urban Development Action Area Project for such area;
2. pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer to be selected by HPD;

to facilitate the development of a 15-story mixed-use building, tentatively known as HANAC Astoria Senior Residence, with approximately 184 residential units for seniors, a senior citizens center and retail space.

(On December 19, 2005, Cal. No. 30, the Commission scheduled January 11, 2006 for a public hearing. On January 11, 2006, Cal. No. 32, the hearing was closed.)

**For consideration.**

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**No. 20**

***QUEENS 14 SANITATION GARAGE***

**CD 14**

**C 040439 PQQ**

**IN THE MATTER OF** an application submitted by the Department of Sanitation and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property located at 72-11 Amstell Boulevard (Block 16077, Lot 1), Queens, for continued use as a garage.

(On December 7, 2005, Cal. No. 5, the Commission scheduled December 21, 2005 for a public hearing. On December 21, 2005, Cal. No. 35, the hearing was continued. On January 11, 2006, Cal. No. 33, the hearing was closed.)

**For consideration.**

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**No. 21**

***MIDDLE VILLAGE AND GLENDALE REZONING***

**CD 5**

**C 060153 ZMQ**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 13c, 13d and 14b:**

1. **eliminating from within an existing R4 District a C1-2 District bounded by 64<sup>th</sup> Road, Dry Harbor Road, and 80<sup>th</sup> Street;**
2. **eliminating from within an existing R4 District a C2-2 District bounded by Juniper Boulevard South, 69<sup>th</sup> Place and 69<sup>th</sup> Street;**
3. **eliminating from within an existing R5 District a C1-2 District bounded by:**
  - a. a line 150 feet northerly of Metropolitan Avenue, 74<sup>th</sup> Street, 66<sup>th</sup> Drive, a line 100 feet northerly of Metropolitan Avenue, 78<sup>th</sup> Street, a line 150 feet northerly of Metropolitan Avenue, 79<sup>th</sup> Place, Metropolitan Avenue, 78<sup>th</sup> Street, a line midway between Metropolitan Avenue and 67<sup>th</sup> Road, 73<sup>rd</sup> Place, a line 100 feet southerly of Metropolitan Avenue, the easterly boundary line of Lutheran Cemetery and its northerly prolongation, Metropolitan Avenue, and 73<sup>rd</sup> Place;
  - b. 67<sup>th</sup> Drive, a line 150 feet easterly of 75<sup>th</sup> Street, 68<sup>th</sup> Avenue, and a line 150 feet westerly of 75<sup>th</sup> Street;
  - c. a line 150 feet northerly of Myrtle Avenue, 70<sup>th</sup> Street, a line 150 feet southeasterly of Cooper Avenue, and 69<sup>th</sup> Place;
  - d. a line 150 feet northerly of Myrtle Avenue, 82<sup>nd</sup> Street, Myrtle Avenue, and 74<sup>th</sup> Street; and
  - e. a line 150 feet northerly of Myrtle Avenue, 81<sup>st</sup> Road, Myrtle Avenue, and 81<sup>st</sup> Avenue,

- 4. eliminating from within an existing R5 District a C2-2 District bounded by:**
- a. a line 150 feet northerly of Metropolitan Avenue, 70<sup>th</sup> Street, Metropolitan Avenue, and 69<sup>th</sup> Street;
  - b. Juniper Valley Road, 80<sup>th</sup> Street, 67<sup>th</sup> Road, a line 100 feet westerly of 80<sup>th</sup> Street, a line midway between Metropolitan Avenue and 67<sup>th</sup> Road, 78<sup>th</sup> Street, Metropolitan Avenue, 79<sup>th</sup> Place, a line 150 feet northerly of Metropolitan Avenue, and a line 100 feet westerly of 80<sup>th</sup> Street;
  - c. 69<sup>th</sup> Avenue, 80<sup>th</sup> Street, Cooper Avenue, 69<sup>th</sup> Drive, 78<sup>th</sup> Street, a line 100 feet northerly of 69<sup>th</sup> Drive, a line 100 feet northwesterly of Cooper Avenue, 69<sup>th</sup> Road, and a line 150 feet westerly of 80<sup>th</sup> Street;
  - d. a line 150 feet northerly of Myrtle Avenue, 71<sup>st</sup> Street, Cooper Avenue, a line midway between 71<sup>st</sup> Place and 72<sup>nd</sup> Street, Myrtle Avenue, 72<sup>nd</sup> Street, a line 150 feet southerly of Myrtle Avenue, and 70<sup>th</sup> Street; and
  - e. 83<sup>rd</sup> Avenue, Woodhaven Boulevard, a line midway between 83<sup>rd</sup> Avenue and Myrtle Avenue, 98<sup>th</sup> Street, Myrtle Avenue, Woodhaven Boulevard, a northwesterly boundary line of Forest Park, 89<sup>th</sup> Street, a line 150 feet southerly of Myrtle Avenue, 88<sup>th</sup> Lane, Myrtle Avenue, and a line 100 feet westerly of Woodhaven Boulevard;
- 5. changing from an R4 District to an R3X District property bounded by 74<sup>th</sup> Street, a line 300 feet northwesterly of Penelope Avenue, a line midway between 74<sup>th</sup> Street and 75<sup>th</sup> Street, a line 100 feet northwesterly of Penelope Avenue, 75<sup>th</sup> Street, Penelope Avenue, 75<sup>th</sup> Place, the westerly centerline prolongation of Furmanville Avenue, a line 100 feet westerly of 75<sup>th</sup> Place, a line 100 feet southeasterly of Penelope Avenue, a line midway between 74<sup>th</sup> Street and 75<sup>th</sup> Street, a line 250 feet southeasterly of Penelope Avenue, a line midway between 73<sup>rd</sup> Place and 74<sup>th</sup> Street, a line 100 feet southeasterly of Penelope Avenue, 73<sup>rd</sup> Place, and a line 100 feet easterly of Pleasantview Street;**
- 6. changing from an R4 District to an R4A District property bounded by:**
- a. Furmanville Avenue, a line 100 feet westerly of 77<sup>th</sup> Street, a line midway between 65<sup>th</sup> Drive and Juniper Valley Road, and 75<sup>th</sup> Place; and

- b. a line 165 feet northerly of Juniper Valley Road, 79<sup>th</sup> Street, a line 300 feet northerly of Juniper Valley Road, a line midway between 79<sup>th</sup> Street and 79<sup>th</sup> Place, Juniper Valley Road, and 78<sup>th</sup> Street;

**7. changing from an R5 District to an R4A District property bounded by:**

- a. Juniper Valley Road, a line midway between 79<sup>th</sup> Street and 79<sup>th</sup> Place, the easterly centerline prolongation of 66<sup>th</sup> Drive, and 78<sup>th</sup> Street;
- b. a line 300 feet southeasterly of Central Avenue, a line midway between 69<sup>th</sup> Place and 70<sup>th</sup> Street, a line 210 feet southeasterly of Central Avenue, 70<sup>th</sup> Street, a line 100 feet southeasterly of Central Avenue, 71<sup>st</sup> Street, a line 160 feet southeasterly of Central Avenue, a line midway between 71<sup>st</sup> Street and 71<sup>st</sup> Place, a line 100 feet northwesterly of Cooper Avenue, 71<sup>st</sup> Street, a line 150 feet northerly of Myrtle Avenue, 70<sup>th</sup> Street, a line 100 feet northerly of Myrtle Avenue, and 69<sup>th</sup> Place; and
- c. a line 100 feet northwesterly of 78<sup>th</sup> Avenue, a line 100 northeasterly of 88<sup>th</sup> Street, 78<sup>th</sup> Avenue and its northeasterly centerline prolongation, a southerly boundary line of the Long Island Rail Road (Rockaway Beach Division) right-of way, a line 100 feet northeasterly of Woodhaven Boulevard, Union Turnpike, a southwesterly boundary line of the Long Island Rail Road (Rockaway Beach Division) right-of way, 82<sup>nd</sup> Avenue, Trotting Course Lane, Margaret Place, a line 225 feet southeasterly of 81<sup>st</sup> Road, Woodhaven Boulevard, a line midway between Union Turnpike and 81<sup>st</sup> Avenue, and 88<sup>th</sup> Street ;

**8. changing from an R4 District to an R4B District property bounded by ;**

- a. Juniper Boulevard South, Dry Harbor Road, 80<sup>th</sup> Street, a line 130 feet northerly of Furmanville Avenue, a line 80 feet northeasterly of 79<sup>th</sup> Street, Furmanville Avenue, a line midway between 79<sup>th</sup> Street and 79<sup>th</sup> Place, a line 300 feet northerly of Juniper Valley Road, 79<sup>th</sup> Street, a line 165 feet northerly of Juniper Valley Road, 78<sup>th</sup> Street, Juniper Valley Road, 75<sup>th</sup> Place, a line midway between 65<sup>th</sup> Drive and Juniper Valley Road, a line 100 feet westerly of 77<sup>th</sup> Street, Furmanville Avenue, 75<sup>th</sup> Place, Penelope Avenue, 75<sup>th</sup> Street, a line 100 feet northwesterly of Penelope Avenue, a line midway between 74<sup>th</sup> Street and 75<sup>th</sup> Street, a line 300 feet



northwesterly of Penelope Avenue, 74<sup>th</sup> Street, a line 100 feet easterly of Pleasantview Street, Penelope Avenue, 71<sup>st</sup> Street, Juniper Valley Road, and 69<sup>th</sup> Street; and

- b. a line 100 feet southeasterly of Penelope Avenue and its southwesterly prolongation, a line midway between 73<sup>rd</sup> Place and 74<sup>th</sup> Street, a line 250 feet southeasterly of Penelope Avenue, a line midway between 74<sup>th</sup> Street and 75<sup>th</sup> Street, a line 100 feet southeasterly of Penelope Avenue, a line 100 feet westerly of 75<sup>th</sup> Place, the westerly centerline prolongation of Furmanville Avenue, 75<sup>th</sup> Place, Juniper Valley Road, a line 100 feet easterly of Pleasantview Street, and 73<sup>rd</sup> Place;
9. **changing from an R5 District to an R4B District property bounded by:**
- a. Juniper Valley Road, 71<sup>st</sup> Street, 66<sup>th</sup> Road, and 70<sup>th</sup> Street;
  - b. Juniper Valley Road, 78<sup>th</sup> Street, a line 120 feet southerly of Juniper Valley Road, 77<sup>th</sup> Street, the northeasterly prolongation of a line 350 feet northwesterly of 66<sup>th</sup> Drive, Gray Street, a line 500 feet northwesterly of 66<sup>th</sup> Drive, and 74<sup>th</sup> Street;
  - c. a southerly boundary line of the Long island Rail Road (Montauk Division) right-of-way, 88<sup>th</sup> Street, 77<sup>th</sup> Avenue, a line 100 feet easterly of 87<sup>th</sup> Street, 78<sup>th</sup> Avenue, a line 100 feet westerly of 82<sup>nd</sup> Street, a line 100 feet southerly of 77<sup>th</sup> Avenue, 81<sup>st</sup> Street, 77<sup>th</sup> Avenue, and 80<sup>th</sup> Street; and
  - d. 78<sup>th</sup> Avenue, 78<sup>th</sup> Street, Myrtle Avenue, and 74<sup>th</sup> Street;
10. **changing from an R4 District to an R4-1 District property bounded by:**
- a. Penelope Avenue, a line 100 feet easterly of Pleasantview Street, Juniper Valley Road, and 71<sup>st</sup> Street; and
  - b. a line 130 feet northerly of Furmanville Avenue, 80<sup>th</sup> Street, Juniper Valley Road, a line midway between 79<sup>th</sup> Street and 79<sup>th</sup> Place, Furmanville Avenue, and a line 80 feet northeasterly of 79<sup>th</sup> Street;
11. **changing from an R5 District to an R4-1 District property bounded by:**

- a. Juniper Valley Road, 70<sup>th</sup> Street, 66<sup>th</sup> Road, 71<sup>st</sup> Street, Juniper Valley Road, 74<sup>th</sup> Street, a line 500 feet northwesterly of 66<sup>th</sup> Drive, Gray Street, the northeasterly prolongation of a line 350 feet northwesterly of 66<sup>th</sup> Drive, 77<sup>th</sup> Street, a line 100 feet southerly of Juniper Valley Road, 78<sup>th</sup> Street, 66<sup>th</sup> Drive and its southwesterly centerline prolongation, 73<sup>rd</sup> Place, a line 100 feet southerly of 66<sup>th</sup> Drive, 71<sup>st</sup> Street, a line 100 feet northerly of Metropolitan Avenue, 70<sup>th</sup> Street, a line 225 feet northerly of Metropolitan Avenue, and a line 180 feet northeasterly of 69<sup>th</sup> Street;
- b. Juniper Valley Road, 79<sup>th</sup> Place, a line 200 feet southerly of Juniper valley Road, a line 100 feet easterly of 79<sup>th</sup> Place, the easterly centerline prolongation of 66<sup>th</sup> Drive, and a line midway between 79<sup>th</sup> Street and 79<sup>th</sup> Place;
- c. 67<sup>th</sup> Road, 78<sup>th</sup> Street, a line midway between Metropolitan Avenue and 67<sup>th</sup> Road, 80<sup>th</sup> Street, 68<sup>th</sup> Avenue, 79<sup>th</sup> Street, 67<sup>th</sup> Drive, 78<sup>th</sup> Street, a line midway between 67<sup>th</sup> Drive and 67<sup>th</sup> Road, 75<sup>th</sup> Street, a line 100 feet southerly of 68<sup>th</sup> Avenue, a line midway between 75<sup>th</sup> Street and 76<sup>th</sup> Street, 69<sup>th</sup> Road, 75<sup>th</sup> Street, a line 200 feet southeasterly of 69<sup>th</sup> Road, 74<sup>th</sup> Street, 70<sup>th</sup> avenue, 73<sup>rd</sup> Place, the northeasterly boundary line of a Lutheran Cemetery and its easterly prolongation, 67<sup>th</sup> Drive and its westerly centerline prolongation, and a line 100 feet easterly of 73<sup>rd</sup> Place;
- d. Otto Road, 69<sup>th</sup> Place, and 70<sup>th</sup> Avenue;
- e. 70<sup>th</sup> Avenue, Edsall Avenue, 73<sup>rd</sup> Place, Central Avenue, Edsall Avenue, 76<sup>th</sup> Street, 77<sup>th</sup> Avenue, 79<sup>th</sup> Street, 77<sup>th</sup> Avenue, 79<sup>th</sup> Place, 77<sup>th</sup> Avenue, 80<sup>th</sup> Street, 77<sup>th</sup> Avenue, 81<sup>st</sup> Street, a line 100 feet southerly of 77<sup>th</sup> Avenue, a line 100 feet westerly of 82<sup>nd</sup> Street, 78<sup>th</sup> Avenue, a line 100 feet easterly of 87<sup>th</sup> Street, 77<sup>th</sup> Avenue, 88<sup>th</sup> Street, a line midway between Union Turnpike and 81<sup>st</sup> Avenue, Woodhaven Boulevard, 83<sup>rd</sup> Avenue, a line 80 feet westerly of Woodhaven Boulevard, Myrtle Avenue, 89<sup>th</sup> Street, a northerly boundary line of Forest Park and its southwesterly prolongation, 88<sup>th</sup> Lane, 83<sup>rd</sup> Drive, 88<sup>th</sup> Place, Myrtle Avenue, a line midway between 83<sup>rd</sup> Street and 84<sup>th</sup> Street, a line 100 feet northerly of Myrtle Avenue, 78<sup>th</sup> Street, 78<sup>th</sup> Avenue, 74<sup>th</sup> Street, Myrtle Avenue, 73<sup>rd</sup> Place, a line 100 feet northerly of Myrtle Avenue, 71<sup>st</sup> Place, a line 100 feet northwesterly of Cooper Avenue, a line midway between 71<sup>st</sup> Street and 71<sup>st</sup> Place, a line 160 feet southeasterly of Central Avenue, 71<sup>st</sup> Street, a line 100 feet southeasterly of Central Avenue, 70<sup>th</sup> Street, a line 210 feet southeasterly of Central Avenue, a line midway between 69<sup>th</sup>

Place and 70<sup>th</sup> Street, a line 300 feet southeasterly of Central Avenue, and 69<sup>th</sup> Place; and

- f. a line 100 feet southeasterly of Cooper Avenue, a line 100 feet southerly of Myrtle Avenue, 72<sup>nd</sup> Street, Myrtle Avenue, the northerly boundary line of Mount Lebanon Cemetery and its northwesterly prolongation and Cypress Cemetery, 69<sup>th</sup> Place and its southeasterly centerline prolongation, a line perpendicular to the northeasterly street line of 69<sup>th</sup> Place distant 225 feet southeasterly (as measured along the street line) from the point of intersection of the northeasterly street line of 69<sup>th</sup> Place and the southeasterly street line of Cooper Avenue, and a line midway between 69<sup>th</sup> Place and 70<sup>th</sup> Street;
12. **changing from an M1-1 District to an R4-1 District property bounded by** a line 100 feet northwesterly of 70<sup>th</sup> Avenue, a line 100 feet northeasterly of 69<sup>th</sup> Place, 70<sup>th</sup> Avenue, and 69<sup>th</sup> Place;
  13. **changing from an R5 District to an R5B District property bounded by** a line 100 feet northerly of Myrtle Avenue, a line midway between 83<sup>rd</sup> Street and 84<sup>th</sup> street, Myrtle Avenue, and 78<sup>th</sup> Street;
  14. **changing from an R5 District to an R6B District property bounded by** a line 225 feet northerly of Metropolitan Avenue, 70<sup>th</sup> Street, a line 100 feet northerly of Metropolitan Avenue, 71<sup>st</sup> Street, a line 100 feet southerly of 66<sup>th</sup> Drive, a line 260 feet southwestery of 73<sup>rd</sup> Place, Metropolitan Avenue, and 69<sup>th</sup> Street;
  15. **establishing within an existing R5 District a C1-3 District bounded by:**
    - a. 66<sup>th</sup> Drive and its southwestery centerline prolongation, 75<sup>th</sup> Street, a line 100 feet northerly of Metropolitan Avenue, 79<sup>th</sup> Place, Metropolitan Avenue, 78<sup>th</sup> Street, a line midway between Metropolitan Avenue and 67<sup>th</sup> Road and its westerly prolongation, an easterly boundary line of Lutheran Cemetery and its northerly prolongation, and Metropolitan Avenue;
    - b. 67<sup>th</sup> Drive, a line 100 feet easterly of 75<sup>th</sup> Street, 68<sup>th</sup> Avenue, and 75<sup>th</sup> Street; and
    - c. a line 100 feet northerly of Myrtle Avenue, 70<sup>th</sup> Street, a line 100 feet southeasterly of Cooper Avenue, a line midway between 70<sup>th</sup> Street and 69<sup>th</sup> Place, a line perpendicular to the northeasterly street line of 69<sup>th</sup> Place distant 225 feet southeasterly (as measured along the street line) from the point of intersection of the northeasterly street line of 69<sup>th</sup>

Place and the southeasterly street line of Cooper Avenue, and 69<sup>th</sup> place;

- 16. establishing within an existing R5 District a C2-3 District bounded by:**
- a. Juniper Valley Road, 80<sup>th</sup> Street, Metropolitan Avenue, 79<sup>th</sup> Place, a line 100 feet northerly of Metropolitan Avenue, and a line 100 feet easterly of 79<sup>th</sup> Place;
  - b. 69<sup>th</sup> Avenue, 80<sup>th</sup> Street, Cooper Avenue, 69<sup>th</sup> Drive, 79<sup>th</sup> Street, a line 100 feet northerly of 69<sup>th</sup> Drive, a line 100 feet northwesterly of Cooper Avenue, 69<sup>th</sup> Road, and a line 100 feet westerly of 80<sup>th</sup> Street;
  - c. a line 150 feet northerly of Myrtle Avenue, 71<sup>st</sup> Street, Cooper Avenue, 71<sup>st</sup> Place, a line 100 feet northerly of Myrtle Avenue, 72<sup>nd</sup> Street, a line 100 feet southerly of Myrtle Avenue, a line 100 feet southeasterly of Cooper Avenue, and 70<sup>th</sup> Street; and
  - d. 83<sup>rd</sup> Avenue, Woodhaven Boulevard, a line midway between 83<sup>rd</sup> Avenue and Myrtle Avenue, a line 100 feet easterly of Woodhaven Boulevard, Myrtle Avenue, Woodhaven Boulevard, a northerly boundary line of Forest Park and its northeasterly prolongation, 89<sup>th</sup> Street, Myrtle Avenue, and a line 80 feet westerly of Woodhaven Boulevard;
- 17. establishing within a proposed R4B District a C1-3 District bounded by:**
- a. 64<sup>th</sup> Road, Dry Harbor Road, and 80<sup>th</sup> Street; and
  - b. a line 100 feet northerly of Myrtle Avenue, 78<sup>th</sup> Street, Myrtle Avenue, and 74<sup>th</sup> Street;
- 18. establishing within a proposed R4-1 District a C1-3 District bounded by:**
- a. a line 100 feet northerly of Metropolitan Avenue, 74<sup>th</sup> Street, the southwesterly centerline prolongation of 66<sup>th</sup> Drive, Metropolitan Avenue, and 73<sup>rd</sup> Place;
  - b. 67<sup>th</sup> Drive, 75<sup>th</sup> Street, 68<sup>th</sup> Avenue, and a line 100 feet westerly of 75<sup>th</sup> Street; and
  - c. 81<sup>st</sup> Avenue, a line 100 feet northerly of Myrtle Avenue, 81<sup>st</sup> Road, and Myrtle Avenue;

19. **establishing within a proposed R5B District a C1-3 District bounded by** a line 100 feet northerly of Myrtle Avenue, 82<sup>nd</sup> Street, Myrtle Avenue, and 78<sup>th</sup> Street;
20. **establishing within a proposed R4B District a C2-3 District bounded by** Juniper Boulevard South, 69<sup>th</sup> Place, and 69<sup>th</sup> Street;
21. **establishing within a proposed R4-1 District a C2-3 District bounded by:**
  - a. a line midway between Metropolitan Avenue and 67<sup>th</sup> Road, 80<sup>th</sup> Street, 67<sup>th</sup> Road, and a line 100 feet westerly of 80<sup>th</sup> Street;
  - b. Cooper Avenue, a line midway between 71<sup>st</sup> Place and 72<sup>nd</sup> Street, a line 100 feet northerly of Myrtle Avenue, and 71<sup>st</sup> Place; and
  - c. Myrtle Avenue, 89<sup>th</sup> Street, a line 100 feet southerly of Myrtle Avenue, and 88<sup>th</sup> Lane; and
22. **establishing within a proposed R6B District a C2-3 District bounded by** a line 150 feet northerly of Metropolitan Avenue, 70<sup>th</sup> Street, Metropolitan Avenue, and 69<sup>th</sup> Street;

as shown on a diagram (for illustrative purposes only) dated September 26, 2005, and subject to the conditions of CEQR Declaration E-156.

(On December 7, 2005, Cal. No. 6, the Commission scheduled December 21, 2005 for a public hearing. On December 21, 2005, Cal. No. 36, the hearing was continued. On January 11, 2006, Cal. No. 34, the hearing was closed.)

**For consideration.**

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**No. 22**

***FLIGHT 587 MEMORIAL PARK***

**CD 14**

**C 060090 MMQ**

**IN THE MATTER OF** an application, submitted by the Department of Parks and Recreation and the Department of Transportation pursuant to Sections 197-c and 199 of the New York City Charter and Section 5-430 *et seq.* of the New York City Administrative Code, for an amendment to the City Map involving:

- the elimination, discontinuance and closing of portions of Beach 116th Street and Ocean Promenade;
- the modification and the realignment of the turnaround at the southerly terminus of Beach 116th Street;
- the establishment of a Memorial Park;
- the adjustment of grades necessitated thereby; and
- any acquisition or disposition of real property related thereto,

in accordance with Map No. 4982 dated October 6, 2005 and signed by the Borough President.

(On January 11, 2006, Cal. No. 8, the Commission scheduled January 25, 2006 for a public hearing. On January 25, 2006, Cal. No.13, the hearing was closed.)

**For consideration.**

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**BOROUGH OF STATEN ISLAND**

**No. 23**

*SEAMAN COTTAGE*

**CD 3**

**N 060274 HKR**

**IN THE MATTER OF** a communication dated December 19, 2005 from the Executive Director of the Landmarks Preservation Commission regarding **the landmark designation of The Seaman Cottage**, 441 Clarke Avenue (Block 4441, Lot 1) by the Landmarks Preservation Commission on December 13, 2005 (List 369/LP-2168).

**For consideration.**

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**No. 24**

***51 HOWARD CIRCLE***

**CD 1**

**N 050458 ZAR**

**IN THE MATTER OF** an application submitted by Yuri Orlikov **for the grant of an authorization** pursuant to Section 119-311 of the Zoning Resolution involving the development and site alteration on a zoning lot having a steep slope of 25% or more **to allow for the construction of an in-ground swimming pool, patio and sidewalk at 51 Howard Circle (Block 614, Lot 60) within the Special Hillside Preservation District.**

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**

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**Nos. 25 & 26**

***VETERANS ROAD WEST PLAZA***

**No. 25**

**CD 3**

**N 050517 RAR**

**IN THE MATTER OF** an application submitted by Class Realty of Richmond Inc. **for grant of authorization** pursuant to Section 107-68 of the Zoning Resolution **for modification of the size of an accessory group parking facility and access regulations to facilitate the construction of a commercial development at 351 Veterans Road West (Block 7071, Lots 12, 14) within the Special South Richmond Development District.**

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration**

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CD 3

N 050516 RAR

**IN THE MATTER** of an application submitted by Class Realty of Richmond Inc. **for grant of authorization** pursuant to Section 107-65 of the Zoning Resolution **for modification of topography to facilitate the construction of a commercial development at 351 Veterans Road West (Block 7071, Lots 12, 14) within the Special South Richmond Development District.**

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**

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**III. PUBLIC HEARINGS**

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**BOROUGH OF MANNATTAN**

**Nos. 27 & 28**

***MADISON PARK WEST***

**No. 27**

**CD 5**

**C 060210 ZMM**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by 200 Fifth, LLC pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section No. 8d, changing from an M1-6 District to a C5-2 District property bounded by West 25th Street, a line 100 feet westerly of Broadway, a line 100 feet westerly of Fifth Avenue, West 23rd Street, and a line 275 feet westerly of Fifth Avenue, as shown on a diagram (for illustrative purposes only) dated November 14, 2005 and subject to the conditions of CEQR Declaration E-160.**

(On January 25, 2006, Cal. No. 1, the Commission scheduled February 8, 2006 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 28**

**CD 5**

**C 060211 ZSM**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by 200 Fifth, LLC pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit** pursuant to Sections 13-562 and 74-52 of the Zoning **Resolution to allow an attended public parking garage with a maximum capacity of 54 spaces on a portion of the ground floor and cellar of an existing building and proposed to be enlarged on property located at 1107 Broadway (Block 826, Lots 33 and 37), in a C5-2\* District, partially within the Ladies Mile Historic District.**

\* Note: a portion of the site is proposed to be rezoned by changing an M1-6 District to a C5-2 District under a related application (C 060210 ZMM) for a change in the Zoning Map.

Plans for this proposal are on file with the City Planning Commission and may be seen in Room 3N, 22 Reade Street, New York, N.Y. 10007.

(On January 25, 2006, Cal. No. 2, the Commission scheduled February 8, 2006 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**IV. CITY PLANNING COMMISSION 2006 SCHEDULE OF MEETINGS  
January 1 to June 30**

	SUN	MON	TUE	WED	THU	FRI	SAT	Notes
<b>JANUARY</b>	1	2 <small>NEW YEAR'S DAY OBSERVED</small>	3	4	5	6	7	
	8	9 <small>REVIEW SESSION</small>	10	11 <small>CPC PUBLIC MEETING</small>	12	13	14	
	15	16 <small>MARTIN LUTHER KING, JR. DAY</small>	17	18	19	20	21	
	22	23 <small>REVIEW SESSION</small>	24	25 <small>CPC PUBLIC MEETING</small>	26	27	28	
	29	30	31					
<b>FEBRUARY</b>				1	2	3	4	
	5	6 <small>REVIEW SESSION</small>	7	8 <small>CPC PUBLIC MEETING</small>	9	10	11	
	12 <small>LINCOLN'S BIRTHDAY</small>	13	14	15	16	17	18	
	19 <small>PRESIDENTS' DAY</small>	20	21 <small>*REVIEW SESSION</small>	22 <small>CPC PUBLIC MEETING (MAGNUMS BELIEVED)</small>	23	24	25	*Review Session will be held on <u>Tuesday, February 21st</u>
26	27	28						
<b>MARCH</b>				1 <small>ASH WEDNESDAY</small>	2	3	4	
	5	6 <small>REVIEW SESSION</small>	7	8 <small>CPC PUBLIC MEETING</small>	9	10	11	
	12	13	14	15	16	17 <small>ST. PATRICK'S DAY</small>	18	
	19	20 <small>REVIEW SESSION</small>	21	22 <small>CPC PUBLIC MEETING</small>	23	24	25	
26	27	28	29	30	31			
<b>APRIL</b>							1	
	2	3 <small>REVIEW SESSION</small>	4	5 <small>CPC PUBLIC MEETING</small>	6	7	8	
	9 <small>PALM SUNDAY</small>	10	11	12	13 <small>PASSOVER</small>	14 <small>GOOD FRIDAY</small>	15	
	16 <small>EASTER SUNDAY</small>	17	18	19	20	21	22	
	23 <small>REVIEW SESSION</small>	24	25	26 <small>CPC PUBLIC MEETING</small>	27	28	29	
30								
<b>MAY</b>		1	2	3	4	5	6	
	7	8 <small>REVIEW SESSION</small>	9	10 <small>CPC PUBLIC MEETING</small>	11	12	13	
	14	15	16	17	18	19	20	
	21	22 <small>REVIEW SESSION</small>	23	24 <small>CPC PUBLIC MEETING</small>	25	26	27	
	28 <small>MEMORIAL DAY OBSERVED</small>	29	30	31				
<b>JUNE</b>					1	2	3	
	4	5 <small>REVIEW SESSION</small>	6	7 <small>CPC PUBLIC MEETING</small>	8	9	10	
	11	12	13	14	15	16	17	
	18	19 <small>REVIEW SESSION</small>	20	21 <small>CPC PUBLIC MEETING</small>	22	23	24	
	25	26	27	28	29	30		

**Review Sessions** are held in Spector Hall at 22 Reade Street starting at 1:00 P.M.  
**Public Meetings** are held in Spector Hall at 22 Reade Street starting at 10:00 A.M.