

The City of New York
 City Planning Commission
 2 Lafayette Street
 15th Fl. Conference Room
 NY NY 10007

SPECIAL MEETING
 DATE: Mon. 9/30/85
 TIME: 4:00 P.M.
 ADJ. 4:05 P.M.

CAL. NO. 1-14 Resolution for adoption scheduling October 16, 1985
 for a public hearing.

	ABSENT	YES	NO	NOT VOTING	REMARKS
STURZ		X			
GALLENT		X			
BOND		X			
GULINO	X				
MOTLEY		X			
SCHEINBERG		X			
TEAH	X				

CAL. NO. _____ ITEM NO. _____ DATE _____

	ABSENT	YES	NO	NOT VOTING	REMARKS
STURZ					
GALLENT					
BOND					
GULINO					
MOTLEY					
SCHEINBERG					
TEAH					

CAL. NO. _____ ITEM NO. _____ DATE _____

	ABSENT	YES	NO	NOT VOTING	REMARKS
STURZ					
GALLENT					
BOND					
GULINO					
MOTLEY					
SCHEINBERG					
TEAH					

MONDAY, SEPTEMBER 30, 1985

SPECIAL MEETING

THE PUBLIC HEARINGS ON THE FOLLOWING MATTERS TO BE
SCHEDULED FOR WEDNESDAY, OCTOBER 16, 1985
STARTING AT 10 A.M. in CITY HALL, MANHATTAN

BOROUGH OF MANHATTAN

No. 1

CB 6

C 850491 GFM

IN THE MATTER OF an application submitted by Beth Israel Medical Center pursuant to Section 197-c of the New York City Charter for the grant of a 10 year renewal of a revocable consent to continue to maintain and use a bridge over and across East 17th Street, east of Nathan D. Perlman Place, which serves as a passageway for staff and the transfer of patients.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

Nos. 2, 3 and 4

[Application for the development of a Youth Hostel in an existing Landmark building located at 891 Amsterdam Avenue, and to construct stairs, ramp and signs on the east side of Amsterdam Avenue and to narrow West 104th Street from 80' width to 60' width to remove the cloud on the title of the landmark building.]

No. 2

CB 7

C 851120 MMM

IN THE MATTER OF an application submitted by Valley Restoration Local Development Corporation pursuant to Sections 197-c and 199 of the New York City Charter for an amendment to the City Map involving elimination, discontinuance and closing of a 20' wide southern portion of West 104th Street, 183.46' east of Amsterdam Avenue, the adjustment of legal grades necessitated thereby, to remove the cloud on the title of an existing Landmark building located at 891 Amsterdam Avenue, in accordance with Map No. 30110, dated July 22, 1985, and signed by the Borough President.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 3

CB 7

C 850546 ZSM

IN THE MATTER OF an application submitted by Landmarks Preservation Commission pursuant to Sections 197-c and 200 of the New York City Charter and Sections 74-711 and 13-461 of the Zoning Resolution for the grant of special permit for modification of use for a transient hotel, off-off Broadway Theatre, a restaurant and retail use in a Landmark building on property on the east side of Amsterdam Avenue, Block 1855, Lot 50.

Plans for this proposed Youth Hostel are on file with the City Planning Commission and may be seen in Room 1514, 2 Lafayette Street, New York, N.Y. 10007.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 4

CB 7

C 850618 GFM

IN THE MATTER OF an application submitted by Valley Restoration Local Development Corporation pursuant to Section 197-c of the New York City Charter for the grant of a revocable consent to construct, maintain and use 1 ramp, 2 stairways and 4 signs projecting in areaways 5'6" from building lot line on the east side of Amsterdam Avenue between West 103rd and West 104th Streets, for the American Youth Hostel.

Plans for this proposed American Youth Hostel are on file with the City Planning Commission and may be seen in Room 1514, 2 Lafayette Street, New York, N.Y. 10007.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 5

CB 1

C 850762 PSM

IN THE MATTER OF an application submitted jointly by the New York City Office of Economic Development and the New York City Board of Education, pursuant to Section 107-c of the New York City Charter, for the selection and acquisition of 36,492 square feet of the easterly portion of Site 5C in the Washington Street Urban Renewal Area, property bounded by a line, 207 feet west of and parallel to Greenwich Street, on the west, Chambers Street on the North, Greenwich Street on the east and Warren Street on the south (Block 142, portion of Lot 1), for the purpose of constructing a new, 685 seat, public elementary school (P.S. 234).

- Resolution for adoption scheduling October 16, 1985 for a public hearing.

BOROUGH OF THE BRONX

No. 6

CB 6

C 860063 HDX

IN THE MATTER OF the disposition of City-owned property, pursuant to Section 197-c of the Charter of the City of New York.

The property proposed for disposition, 4554 Park Avenue [Block 3038, Lot 46] is a five (5) story New Law walk-up building containing 31 residential units and three (3) commercial units. The Department of Housing Preservation and Development (HPD) intends to sell the property to an Article XI Housing Development Fund Corporation for the purpose of providing Housing for low-income families. The tenant association of the building has had management responsibility under HPD's Leasing Bureau since August 1979.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 7

CB 4

C 860064 HDX

IN THE MATTER OF the disposition of City-owned property, pursuant to Section 197-c of the Charter of the City of New York.

The property proposed for disposition, 1201 Shakespeare Avenue [Block 2510, Lot 74] is a five (5) story New Law elevator building containing 62 residential units and one (1) commercial unit. The Department of Housing Preservation and Development (HPD) intends to sell the property to an Article XI Housing Development Fund Corporation for the purpose of providing housing for low-income families. The tenant association of the building has had management responsibility under HPD's Leasing Bureau since March 1, 1983.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 8

CB 1.3

C 860103-104 PPX

IN THE MATTER OF an application by the Division of Real Property for the disposition of seven (7) City-owned properties pursuant to Section 197-c of the New York City Charter.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860103 PPX	1	2283	88, 91, 92, 93	N S of East 138th Street, east of Willis Avenue.
860103 PPX	1	2546	143	130 St. Anns Avenue.
860103 PPX	1	2624	48, 49, 50, 51, 52	Southwest corner of East 159th Street and Cauldwell Avenue.
860103 PPX	1	2633	7, 8, 9	E. S of Cauldwell Avenue, 147 feet south of Boston Road.
860104 PPX	3	2406	4	830 Cortlandt Avenue.
860104 PPX	3	2895	68	411 East 171st Street.
860104 PPX	3	2963	1, 2, 46, 75, 90	Northeast corner of Jennings Street and Prospect Avenue.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

BOROUGH OF STATEN ISLAND

No. 9

CB 1

C 860107 PPR

IN THE MATTER OF an application by the Division of Real Property for the disposition of one City-owned property pursuant to Section 197-c of the New York City Charter.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860107 PPR	1	524	24	630-34 Bay Street

Resolution for adoption scheduling October 16, 1985 for a public hearing.

BOROUGH OF QUEENS

No. 10

CB 11

C 860106 PPQ

IN THE MATTER OF an application by the Division of Real Property for the disposition of one City-owned property pursuant to Section 197-c of the New York City Charter.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860106 PPQ	11	6290	70	Southwest corner of 216 Street and 41st Avenue.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

BOROUGH OF BROOKLYN

No. 11

CB 2

C 850735 GFK

IN THE MATTER OF an application submitted by Watchtower Bible and Tract Society of New York pursuant to Section 197-c of the New York City Charter for the grant of a 10-year renewal of revocable consent to continue to maintain and use a bridge over and across Pearl Street, north of Sands Street, which serves as a passageway for employees and facilities the transfer of publications and materials between buildings.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

facilitate

No. 12

CB 5

C 860002 PPK

IN THE MATTER OF an application, pursuant to Section 197-c of the New York City Charter, by the Division of Real Property for the proposed disposition of one City-owned property via the Public Development Corporation to Ken Wire and Metal Products, Inc. In the event the PDC negotiation is unsuccessful, unrestricted disposition is requested.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860002 PPK	5	3833	1, 2, 3	Northeast corner of Newport Street and Van Sinderen Avenue.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 13

CB 5

C 860010 PPK

IN THE MATTER OF an application, pursuant to Section 197-c of the New York City Charter, by the Division of Real Property for the proposed disposition of two City-owned properties via the Public Development Corporation to Lafayette Display Fixtures, Inc. In the event the PDC negotiation is unsuccessful, unrestricted disposition is requested.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860010 PPK	5	3698	7, 8, 9	East side of Snediker Avenue, 100' South of Liberty Avenue thru to Hinsdale Avenue.
860010 PPK	5	3716	30	178 Williams Avenue

Resolution for adoption scheduling October 16, 1985 for a public hearing.

Nos. 14 and 15

ital. (Amendment of the Zoning Map and of the Zoning Resolution concerning Special Use Regulations grandfathering certain dwelling units.)

86)

Public Hearing!

No. 14

C 850113 ZMK

C.B. 2

IN THE MATTER OF an application submitted by The New York City Department of City Planning pursuant to Sections 197-c and 200 of the New York City Charter for amendment of the Zoning Map, Section No. 12d changing from an M3-1 District to an M1-2 District property bounded by Plymouth Street, Bridge Street, Front Street, Dock Street, Water Street and Main Street and property bounded by Plymouth Street, Little Street, Evans Street, Hudson Avenue, Water Street and a line 100 feet west of Hudson Avenue, in recognition of a shift in land use patterns toward lighter manufacturing uses, ~~Borough of Brooklyn, CB-2~~ as shown on a diagram dated September 9, 1985.

(On September 30, 1985 Cal. No. 14, the Commission scheduled October 16, 1985 for a public hearing which has been duly advertised.)
(Insert B)

CB1, 2

N 850114 ZRK

IN THE MATTER OF an amendment pursuant to Section 200 of the New York City Charter, of the Zoning Resolution of the City of New York relating to Section 15-02 (f) concerning Special Use Regulations grandfathering certain dwelling units in Community Districts 1 and 2 in the Borough of Brooklyn as follows:

Matter in bold type is new;

Matter in brackets [], is old, to be deleted;

Matter in italics (underlined) is defined in Section 12-10.

15-021

Special Use Regulations

* * *

(f) in C8 and M1 districts no new dwelling units are permitted.

However, within such districts in the following areas:

- 1) Area in Brooklyn Community District 1 bounded by Division Avenue, the Brooklyn-Queens Expressway, Grand Street Extension, Union Avenue, Meeker Avenue, Bayard Street and Wythe Avenue;
- 2) Area in Brooklyn Community District 2 bounded by Water Street, Bridge Street, Front Street, Jay Street, York Street, Front Street, and New Dock Street;

dwelling units which the Chairman of the City Planning Commission determines were occupied on June 4, 1981 shall be a permitted use provided that a complete application for a determination of occupancy is filed by the owner of the building or the occupant of a dwelling unit in such building not later than (six months from the effective date of this amendment). For the purposes of Article 7C of the New York State Multiple Dwelling Law, such a determination of residential occupancy on June 4, 1981 shall be deemed to permit residential use as-of-right for such dwelling units.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

**COMPREHENSIVE
CITY PLANNING CALENDAR**

of

The City of New York

CITY PLANNING COMMISSION

SPECIAL MEETING

Monday, September 30, 1985

At 2:00 P.M.

15th Floor Conference Room

2 Lafayette Street

New York, New York

WEDNESDAY, October 2, 1985

MEETING AT 10:00 A.M.

in the

CITY HALL



Edward I. Koch, Mayor

City of New York

[No. 14]

Prepared by Lory R. Alcalá, Calendar Officer

CITY PLANNING COMMISSION

GENERAL RULES OF PROCEDURE AS PERTAINING TO PUBLIC MEETINGS

1. A quorum shall consist of four members.
2. Final action by the Commission shall be by the affirmative vote of not less than four members.
3. Except by unanimous consent, matters upon which public hearings 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.
5. All proposals scheduled for public hearings shall be duly advertised in accordance with charter provisions, i.e., the Commission shall afford the public an opportunity to be heard at a time and place to be specified in a notice of hearing to be published in THE CITY RECORD for ten days of publication of THE CITY RECORD immediately preceding and including the date of hearing. (Detailed information on items appearing in this calendar may be obtained by contacting the Department of City Planning.)

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

CALENDARS: Any member of a Community Planning Board, any civic association or non-profit organization may write the Calendar Officer of the Commission to be placed on the mailing list to receive the Comprehensive City Planning Calendar which consists of the City Planning Commission Public Meeting Calendar, Supplemental Calendar and Special Meeting Calendar, and Community Board Public Hearing Notices. Calendars are also available to the public in the Calendar Information Office, 2 Lafayette Street, Room 1614, New York, N.Y. 10007. Any other individual or organization wishing to be placed on the calendar mailing list (\$60.00 for a two year subscription prorated) may do so by contacting the Calendar Information Office, 566-8510.

B

CITY PLANNING COMMISSION

2 Lafayette Street, New York, N.Y. 10007

HERBERT STURZ, *Chairman*

MARTIN GALLENT, *Vice Chairman*

MAX BOND,

JOHN P. GULINO,

R. SUSAN MOTLEY,

DENISE M. SCHEINBERG,

THEODORE E. TEAH, *Commissioners*

LORY R. ALCALA, *Calendar Officer*

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

ORDER OF BUSINESS AND INDEX

MONDAY, September 30, 1985

I. Scheduling October 16, 1985 1

WEDNESDAY, October 2, 1985

Calendar No. 14

IA. Roll Call; approval of minutes 1
II. Public Hearings 6
III. Reports 21

Community Board Public Hearing Notices are available in the Calendar Information Office, Room 1614, 2 Lafayette Street, New York, N.Y. 10007

The next regular public meeting of the City Planning Commission is scheduled for October 16, 1985, in City Hall, Room 16, Manhattan, at 10:00 a.m.

GENERAL INFORMATION

HOW TO PARTICIPATE:

Signing up to speak: Anyone wishing to speak on any of the items listed under "Public Hearings" 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 and Community Board Chairpersons 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 opposition and those speaking in support of the proposal.

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 10 sets of each.

Anyone wishing to present facts or to inform the Commission of their views on an item in this calendar, but who cannot or do 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 1614

2 Lafayette Street, New York, N.Y. 10007

(Extra copies of this form may be obtained in the Calendar Information Office—Room 1614, 2 Lafayette Street).

Subject _____

Date of Hearing _____ Calendar No.: _____

Borough _____ Identification No.: _____

CB No.: _____

Position:

Opposed _____

In Favor _____

Comments: _____

Name: _____

Address: _____

Organization (if any) _____

Address _____ Title: _____

MONDAY, SEPTEMBER 30, 1985

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BOROUGH OF THE BRONX

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860103 PPX	1	2624	48, 49, 50, 51, 52	Southwest corner of East 159th Street and Cauldwell Avenue.

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860104 PPX	3	2895	68	411 East 171st Street.
860104 PPX	3	2963	1, 2, 46, 75, 90	Northeast corner of Jennings Street and Prospect Avenue.

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ULURP #	C.B.	BLOCK	LOT	LOCATION
860107 PPR	1	524	24	630-34 Bay Street

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BOROUGH OF QUEENS

No. 10

CB 11

C 860106 PPQ

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ULURP #	C.B.	BLOCK	LOT	LOCATION
860002 PPK	5	3833	1, 2, 3	Northeast corner of Newport Street and Van Sinderen Avenue.

Resolution for adoption scheduling October 16, 1985 for a public hearing.

No. 13

CB 5

C 860010 PPK

IN THE MATTER OF an application, pursuant to Section 197-c of the New York City Charter, by the Division of Real Property for the **proposed disposition of two City-owned properties** via the Public Development Corporation to Lafayette Display Fixtures, Inc. In the event the PDC negotiation is unsuccessful, unrestricted disposition is requested.

ULURP #	C.B.	BLOCK	LOT	LOCATION
860010 PPK	5	3698	7, 8, 9	East side of Snediker Avenue, 100' South of Liberty Avenue thru to Hinsdale Avenue.
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