CITY PLANNING COMMISSION 2 Lafayette Street

· Lory R. Alcala, Calendar Officer , Tel. No. (212) 566-8510 15th F1. Conference Rm. New York, New York 10007 TIME: 3:40 p.m. SPECIAL MEETING OF Monday, Feb. 2, 1987 REPORTS ~ C.P. CAL. ACTION REMARKS DATA FOR MINUTES NUMBER IN BoE NO. C.O.P. Fav Rept. Adopt C 870265 PPK " 870267 268 PPK 24 C.O.P. 2814-18 W. 19St/COP C 870275 PPK C 870276-277 Fav 4 C.O.P. PPK C 870279 PPK 1373 E. 95 St/COP iı ** 11 C 860294 ZMO East Point Condo. 11 C 860295 ZSQ 11 11 'n C 860296 MMQ 11 11 11 II C 860886/A)ZSM 2040 Bdwy./Spec. Petm. Present: S. Deutsch, Chair. Gagliardo, Comm. ** Scannel. Scheinherg Adjourned: 3:50 p.m

SPECIAL MEETING OF THE CITY PLANNING COMMISSION Held in the 15th Floor Conference Room at 2 Lafayette Street, New York, New York on Monday, February 2, 1987 at:

REPORTS

BOROUGH OF BROOKLYN

No. 1

CD 1

C 870265 PPK

IN THE MATTER OF an application by the Division of Real Property, pursuant to Section 197-c of the New York City Charter, for the disposition of three (3) City-owned properties.

BLOCK	<u>LOT</u>	<u>LOCATION</u>
3088	26,27,28,29	N/S Siegal St., 150 Ft.
		W/O Graham Avenue
3088	32	N/S Siegal St., 75 Ft.
		E/0 Manhattan Avenue
3088	34	N/S Siegal St., 25 Ft.
		F/O Manhattan Avenue

(On December 10, 1986, Cal. No. 7, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 10, the hearing was continued to January 28, 1987. On January 28, 1987 Cal. No. 17, the hearing was closed.)

For consideration

disposition:

Favorable report adopted.

No. 2

CD 4,5,7

C 870267-268 PPK

IN THE MATTER OF an application by the Division of Real Property, pursuant to Section 197-c of the New York City Charter, for the disposition of twenty-four (24) City-owned properties.

ULURP NO.	COM. BOARD	NO. OF PARCELS		
870267PPK	4	9		
870268PPK	5	15		

A list and description of properties can be seen at the Department of City Planning, 2 Lafayette Street, Room 1614, New York, New York.

(On December 10, 1986, Cal. No. 8, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 11, the hearing was continued to January 28, 1987). On January 28, 1987 Cal. No. 18, the hearing was closed.)

For consideration

disposition:

IN THE MATTER OF an application by the Division of Real Property, pursuant to Section 197-c of the New York City Charter, for the disposition of ten (10) City-owned properties.

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ULURP NO.	C.B.	BLOCK	LOT	LOCATION
870275PPK	13	€7019	14,15,16	2814-18 West 19th Street > Neg, Rept.
*	•	7058	5,6	2116-18 Mermaid Avenue
,	•	7058	8,9,10,11	2104-12 Mermaid Avenue
*	•	7059	2,3,4,5,6	2104-12 Mermaid Avenue 2116-26 Mermaid Avenue 2008-12 Mermaid Avenue Per . R. Lopez
*	"	7059	8,9,10	2008-12 Mermaid Avenue
· •	•	7059	12	2002 Mermaid Avenue
870276PPK	14	5166	51	2203 Clarendon Road
870277PPK	16	1461	26	1710 St. Marks Avenue
•	*	3526	325	446 Mother Gaston Blvd.
•	*	3532	24	48 Sutter Avenue

(On December 10, 1986, Cal. No. 9, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 12, the hearing was continued to January 28, 1987. On January 28, 1987, Cal. No. 19, the hearing was closed.)

For consideration

disposition:

Favorable report adopted.

on all except 870275 PPK which was Unfavorable.

No. 4

CD 18

C 870279 PPK

IN THE MATTER OF an application by the Division of Real Property, pursuant to Section 197-c of the New York City Charter, for the disposition of one City-owned property located at 1373 East 95th Street (Block 8241, Lot 20).

(On December 10, 1986, Cal. No. 10, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 13, the hearing was continued to January 28, 1987. On January 28, 1987 Cal. No. 20 the hearing was closed.)

For consideration

disposition:

Nos. 5, 6 and 7

(Amendments to the Zoning Map and the City Map and grant of a special permit to facilitate a large scale residential development.)

No. 5

CD 7

C 860294 ZMQ

CONTINUED PUBLIC HEARING

IN THE MATTER OF an application submitted by East Point Developers pursuant to Sections 197-c and 200 of the New York City Charter for amendment of the Zoning Map, Section 7b. changing from an M2-1 District to an R4 District and establishing within the R4 District, a C2-2 District, and establishing within an existing R4 District, a C2-2 District, on property bounded by 5th Avenue, the easterly line of Hermon A. MacNeil Park and the northern prolongation of the west side line of the former College Place, the U.S. Pierhead Line, a line 400 feet easterly of Hermon A. MacNeil Park and the prolongation of the west side line of the former College Place, and a line passing through two points: One on the northerly side of 5th Avenue distant 500 feet easterly of Hermon MacNeil Park, and the other on a line 400 feet easterly of Hermon A. MacNeil Park distant 1115' feet southerly of the U.S. Pierhead Line to facilitate the construction of a large scale development.

(On December 10, 1986, Cal. No. 15, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 18, the hearing was continued to January 28, 1987. On January 28, 1987 Cal. No. 27, the hearing was closed.)

For consideration

disposition:

Favorable report adopted.

No. 6

CD 7

C 860295 ZSO

IN THE MATTER OF an application submitted by East Point Developers pursuant to Sections 197-c and 200 of the New York City Charter and Sections 78-34, 78-351, 78-352 and 78-313(f) of the Zoning Resolution for the grant of a special permit involving a large scale residential development on property located on the north side of Fifth Avenue, east of College Place (Block 3916, Lots 1, 8, 12, 18).

(On December 10, 1986, Cal. No. 16, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 19, the hearing was continued to January 28, 1987. On January 28, 1987 Cal. No. 28, the hearing was closed.)

For consideration

disposition:

CD 7

C 860296 MMO

CONTINUED PUBLIC HEARING

IN THE MATTER OF an application submitted by East Point Developers pursuant to Sections 197-c and 199 of the New York City Charter for amendment of the City Map involving the elimination, discontinuance and closing of a portion of College Place, between Fifth Avenue and a line approximately 150 feet of north of Fifth Avenue.

(On December 10, 1986, Cal. No. 17, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 20, the hearing was continued to January 28, 1987. On January 28, 1987 Cal. No. 27, the hearing was closed.)

For consideration

disposition:

Favorable report adopted.

No. 8

CD 7

C 860886 ZSM(A)

IN THE MATTER OF an application submitted by Sherwood 70 Associates pursuant to Sections 197-c and 200 of the New York City Charter and Section 74-95 of the Zoning Resolution for the grant of special permit involving a Housing Quality Development for the request of transfer of 25767.6 square feet of floor area and 18 dwelling units from the R8B District to the C4-7A District area in the zoning lot, the modification of rear yard and rear yard equivalents in the R8B District portion of the zoning lot, the application of increased floor area ratio from 10 to 12 and reduced lot area per dwelling unit from 90 to 75 square feet on property located on the northwest corner of Broadway and West 70th Street (Block 1142, Lot 1, 61 and 161).

Plans for this proposed 21 story mixed-use building are on file with the City Planning Commission and may be seen in Room 1514, 2 Lafayette Street, New York, N.Y. 10007.

(On December 10, 1986, Cal. No. 20, the Commission scheduled January 14, 1987, as the date for a public hearing. On January 14, 1987, Cal. No. 23, the hearing was closed. On January 28, 1987 Cal. 47, the item was laid over.)

For consideration

disposition:

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

SPECIAL MEETING
DATE: Mon. 2/2/87

TIME: 3,40 g.M.

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The City of New York City Planning Commission 2 Lafayette Street 15th FL Conference Room NY NY 10007 SPECIAL MEETING
DATE: mon . 2/2/87
TIME:
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*No Materials Included

CITY PLANNING COMMISSION • EXECUTIVE SESSION • (1:00 P.M.)

Continued

[ULURP Number(s)	Page	Description of Request(s) ALCALA, LORY ROOM 1614 1
	BRONX		NON-ULURP/REFERRAL
1	630-84BZ	1	DILLERWOOD APTS., 910 Grand Concourse, variance of the Zoning Resolution to permit commercial use on the ground floor. (X 4)
	BROOKLYN		NON-ULURP/REFERRAL
2 ✔	M861185ZMK	9	MCDONALD'S RESTAURANT, 606 Neptune Ave., modification of a restrictive declaration to the landscaping site plan for McDonald's Restaurant. (K 13)
	MANHATTAN		NON-ULURP/REFERRAL
3 🗸	M840394(A) ZCM	14	HINES/CBS PLAZA, 40 West 53rd Street, modification to previously approved certification to allow the installation of a sculpture in an urban plaza. (M 5)
4 V	M841102(A) ZSM	37	525 EAST 72ND STREET, modification of a previously approved special permit and first modification to restrictive declaration. (M 8)
1	QUEENS		CERTIFICATION
5 🗸	M790440(B) ZMQ 870306ZSQ	62	KEW GARDENS OFFICE TOWER, 80-02 Kew Gardens Rd., second modification to restrictive declaration to enable construction of a 12-story mixed use commercial and community facilities building with a special permit (ZR 74-512) for a public parking garage for 400 cars.
		<u> </u>	(\$1000 pg. ft)
		3 4 5 6 7 8	870265PPK
			Re: Spee.
			-/87