

# CITY PLANNING COMMISSION

## DISPOSITION SHEET

**PUBLIC MEETING:**  
**WEDNESDAY, March 20, 1991**  
**10:00 A.M. in City Hall**

Lois McDaniel, Calendar officer  
 22 Reade Street, Room 2E  
 New York, New York 1000-1216  
 (212) 720-3370

CAL NO.	ULURP NO.	CD NO.	C.P.C. ACTION	CAL NO.	ULURP NO.	CD NO.	C.P.C. ACTION
1	C 900181 MMQ	14	Scheduled to be Heard on 4/3/91	23			
2	C 910156 HUK	16	" " "	24			
3	C 910157 HDK	16	" " "	25			
4	C 900567 DMK	17	" " "	26			
5	C 900407 ZSM	12	" " "	27			
6	C 910137 ZSX	8	Hearing Closed	28			
7	C 840529 MMQ	7	" "	29			
8	C 890914 MMQ	1	" "	30			
9	C 900416 GFM	7	Hearing Continued	31			
10	C 910174 HDM	1	" "	32			
11	C 900600 HUM	1	" "	33			
12	C 910173 PPQ	14	Favorable Report Adopted	34			
13	C 900861 PPM	10	Laidover	35			
14	C 870153 ZSM	4	Favorable Report Adopted	36			
15				37			
16				38			
17				39			
18				40			
19				41			
20				42			
21				43			
22				44			

COMMISSION ATTENDANCE:	Present	Absent	(P)	(A)	COMMISSION VOTING RECORD:												In Favor - Y	Oppose - N	Abstain - AB
					Calendar Numbers														
					12	13	14												
Richard L. Schaffer, <i>Chairman</i>	P		Y		Y	Y													
Victor G. Alcea, <i>Vice Chairman</i>	P		Y		Y	Y													
Eugenie L. Birch	P		Y		Y	Y													
Amanda M. Burden	P		Y		Y	Y													
Anthony I. Giacobbe	P		Y		Y	Y													
Maxine Griffith	P		Y		Y	Y													
James C. Jao, <i>R.A.</i>	P		Y		Y	Y													
Brenda Levin	P		Y		Y	Y													
Joel A. Miele, <i>SR., P.E.</i>	P		Y		Y	Y													
Edward T. Rogowsky	P		Y		Y	Y													
Ronald Shiffman	P		Y		Y	Y													
Jacob B. Ward	P		Y		Y	Y													
Deborah C. Wright, <i>Commissioners</i>	P		Y		Y	Y													

MEETING ADJOURNED AT: 11:00 A.M.

**COMPREHENSIVE  
CITY PLANNING CALENDAR**

**of**

**The City of New York**

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**CITY PLANNING COMMISSION**

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**WEDNESDAY, MARCH 20, 1991**

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

**in**

**CITY HALL**



**David N. Dinkins, Mayor**

**City of New York**

**[No. 6]**

**Prepared by Lois McDaniel, Calendar Officer**

## 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: 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.

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**CALENDARS:** Any member of a Community 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, 22 Reade Street, Room 2E, New York, N.Y. 10007. Any other individual or organization wishing to be placed on the calendar mailing list may do so by sending a 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. The fee, including tax, is \$64.95 for a two year subscription.

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

**Note to Subscribers:** Notify us of change of address by writing to:

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

B

**CITY PLANNING COMMISSION**

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

RICHARD L. SCHAFFER, *Chairman*

VICTOR G. ALICEA, *Vice-Chairman*

EUGENIE L. BIRCH

AMANDA M. BURDEN

ANTHONY I. GIACOBBE

MAXINE GRIFFITH

JAMES C. JAO, R.A.

BRENDA LEVIN

JOEL A. MIELE, SR., P.E.

EDWARD T. ROGOWSKY

RONALD SHIFFMAN

JACOB B. WARD

DEBORAH C. WRIGHT, *Commissioners*

LOIS McDANIEL, *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.

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**ORDER OF BUSINESS AND INDEX**

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**MARCH 20, 1991**

Roll Call; approval of minutes .....	1
I. Scheduling April 3, 1991 .....	1
II. Public Hearings .....	4
III. Reports .....	8

**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 April 3, 1991, in the City Hall, Room 16, Manhattan, New York 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 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: \_\_\_\_\_

WEDNESDAY, March 20, 1991

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APPROVAL OF MINUTES OF Regular Meeting of March 6, 1991  
and Special Meeting of March 18, 1991

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**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE  
SCHEDULED FOR WEDNESDAY, APRIL 3, 1991  
STARTING AT 10:00 A.M.  
IN CITY HALL  
NEW YORK, NEW YORK**

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**BOROUGH OF QUEENS**

**No. 1**

**CD 14**

**C 900181 MMQ**

**IN THE MATTER OF** an application submitted by the Rockaway One Company 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 a **change in the City Map involving the elimination, discontinuance and closing of a pedestrian way, the delineation of a public pedestrian access easement, the establishment of a park addition and any acquisition and disposition of property related thereto between Beach 25th Street, Beach 19th Street, Seagirt Boulevard and the Public Beach**, in accordance with Map. No. 4877, dated September 7, 1990 and signed by the Borough President.

**Resolution for adoption scheduling April 3, 1991 for a public hearing.**

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**BOROUGH OF BROOKLYN**

**No. 2 and 3**

*(First amendment to the Brownsville II Urban Renewal Area Plan and a related disposition of City-owned property.)*

**No. 2**

**CD 16**

**C 910156 HUK**

**IN THE MATTER OF the first amendment to the Brownsville II Urban Renewal Plan**, pursuant to Section 505, Article 15 of the General Municipal Law (Urban Renewal Law) of New York State and Section 197-c of the New York City Charter.

The proposed amendment provides for the creation of 4 sites (110 B, 110 C, 110 D and 110 E), from a part of the existing Site 110, comprising the block bounded by East New York Avenue, Powell Street, Liberty Avenue and Sackman Street, as follows:

Site 110B	Block 3677, lot 32
110 C	3677, lots 35 and 36
110 D	3677, lot 38
110E	3677, lot 34
Site 110	Block 3677, lots 1-12, 15, 17, 18, 19, 26-28, 39, 40, 42, 44, 45, 46, 48 and 49.

The proposed amendment also provides for a change in land use for these sites from residential to industrial, various changes in the plan related to "Q" parcels and the deletion of Site E, block 3525 (lot 25).

This amendment would **facilitate the expansion of a manufacturer of wooden staircases.**

**Resolution for adoption scheduling April 3, 1991 for a public hearing.**

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**No. 3**

**CD 16**

**C 910157 HDK**

**IN THE MATTER OF the disposition of city-owned property** within the Brownsville II Urban Renewal Area, pursuant to Section 197-c of the New York City Charter.

The proposed disposition comprises the following property on the block bounded by East New York Avenue, Powell Street, Liberty Avenue and Sackman Street:

Site 110 E Block 3677, lot 34.

This disposition would facilitate the expansion of a manufacturer of wooden staircases.

**Resolution for adoption scheduling April 3, 1991 for a public hearing.**

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No. 4

CD 17

C 900567 DMK

**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 (1) residential city-owned building located at 894 Rutland Road, Block No. 4605, Lot No. 7.

**Resolution for adoption scheduling April 3, 1991 for a public hearing.**

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**BOROUGH OF MANHATTAN**

No. 5

CD 12

C 900407 ZSM

**IN THE MATTER OF** an application submitted by Fort Tryon Nursing Home pursuant to Sections 197-c and 200 of the New York City Charter for the grant of a special permit pursuant to Section 74-90 of the Zoning Resolution to permit the enlargement of an existing 200-bed nursing home on property located at 801 West 190th Street, on the north side of West 190th Street, east of Fort Washington Avenue (Block 2180, Lot 570), in an R7-2 district,

Plans for the proposed development 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 April 3, 1991 for a public hearing.**



## II. PUBLIC HEARINGS

### BOROUGH OF BRONX

No. 6

CD 8

C 910137 ZSX

#### PUBLIC HEARING:

**IN THE MATTER OF** an application submitted by the Riverdale Country School pursuant to Sections 197-c and 200 of the New York City Charter for the **grant of (1) a special permit pursuant to Section 105-433 of the Zoning Resolution to allow alteration of natural features (a steep slope) and (2) authorizations pursuant to Sections 105-421 and 105-423 to allow the modification of existing topography and the removal of trees in relation to the construction of a gymnasium building on property located on the north side of Spaulding Lane between Palisade Avenue and Independence Avenue (Block 5937, Lot 1), within Special Natural Area District 2 (NA-2).**

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 March 6, 1991 Cal. No. 4, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

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### BOROUGH OF QUEENS

No. 7

CD 7

C 840529 MMQ

#### PUBLIC HEARING:

**IN THE MATTER OF** an application submitted by Flushing Triple G. & F. Storage Corp., pursuant to Sections 197-c and 199 of the New York City Charter and Sections 5-430 *et seq.* and 4-105 of the New York City Administrative Code for a **change in the City Map** involving the elimination of 30th Avenue between 119th Street and 120th Street, the elimination, discontinuance and closing of a portion of 119th Street between 29th Avenue and 30th Avenue, and the discontinuance and closing of 10th Street south of 119th Street, **and any acquisition or disposition of property related thereto**, all in accordance with Map No. 4852, dated June 7, 1990 and signed by the Borough President.

(On March 6, 1991 Cal. No. 5, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

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**No. 8**

**CD 1**

**C 890914 MMQ**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by the Department of General Services, Division of Real Property, 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 a **change in the City Map** involving the elimination, discontinuance and closing of a portion of a safety island bounded by Northern Boulevard, 35th Avenue and 43rd Street and the establishment of a new block bounded by Northern Boulevard, 35th Avenue and 43rd Street and any acquisition or disposition of property related thereto, all in accordance with Map No. 4866, dated January 19, 1990 and signed by the Borough President.

(On March 6, 1991 Cal. No. 6, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

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**BOROUGH OF MANHATTAN**

**Nos. 9, 10 and 11**

*(Applications for the grant of a ten-year revocable consent to erect a pedestrian bridge, the grant of a permanent access easement and Eighth Amendment to the Plan concerning the Washington Street Urban Renewal Area.)*

**No. 9**

**CD 1**

**C 900416 GFM**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by the Battery Park City Authority for the **grant of a ten-year revocable consent to erect a pedestrian bridge and to provide vertical means of access thereto over West Street and Marginal Street, Wharf or Place**, immediately north of Chambers Street and to maintain said bridge pursuant to an agreement with the Board of Education of the City of New York.

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. 10007-1216.

(On March 6, 1991 Cal. No. 1, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

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**No. 10**

**CD 1**

**C 910174 HDM**

**PUBLIC HEARING:**

**IN THE MATTER OF the granting of a permanent access easement located within the Washington Street Urban Renewal Area, pursuant to Section 197-c of the New York City Charter.**

The permanent access easement, proposed to be granted to the Battery Park City Authority, comprises new Parcel 4A in the Washington Street Urban Renewal Area, at the northeasterly intersection of Chambers and West Streets.

The proposed easement would facilitate the creation of a pedestrian walkway from Stuyvesant High School to Parcel 4A.

(On March 6, 1991 Cal. No. 2, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

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**No. 11**

**CD 1**

**C 900600 HUM**

**PUBLIC HEARING:**

**IN THE MATTER OF the Eighth Amendment to the plan for the Washington Street Urban Renewal Area, pursuant to Section 505 of Article 15 of the General Municipal Law (Urban Renewal Law) of New York State and Section 197-c of the New York City Charter.**

The proposed amendment makes the following changes to the Washington Street Urban Renewal Plan:

- 1) Delineation of new parcel 4A, now included in existing parcel 4;
- 2) Change of land use for parcel 4A from Public Open Space to Public Access Easement;

- 3) Provision for the construction of the eastern abutments for a pedestrian bridge extending over and above the Route 9A corridor, including but not limited to stairs, elevators and an elevator enclosure.

(On March 6, 1991 Cal. No. 3, the Commission scheduled March 20, 1991 for a public hearing which was duly advertised.)

**Close the hearing.**

**III. REPORTS****BOROUGH OF QUEENS****No. 12****CD 14****C 910173 PPQ**

**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.**

A list and description of the properties can be seen at the City Planning Commission, 22 Reade St. Room 2E, New York, NY

(On February 6, 1991 Cal. No. 6, the Commission scheduled February 20, 1991 for a public hearing. On February 20, 1991, Cal. No. 10 the hearing was closed.)

**For consideration.**

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**BOROUGH OF MANHATTAN****No. 13****CD 10****C 900861 PPM**

**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 six (6) city-owned properties.**

A list and description of the properties can be seen at the City Planning Commission, 22 Reade Street, Room 2E, New York, New York.

(On January 23, 1991 Cal. No. 2, the Commission scheduled February 6, 1991 for a public hearing. On February 6, 1991, Cal. No. 8 the hearing was closed.)

**For consideration.**

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**No. 14****CD 4****C 870153 ZSM**

**IN THE MATTER OF** an application submitted by Briz Realty Corp. pursuant to Sections 197-c and 200 of the New York City Charter for **the grant of a special permit** pursuant to Section 96-108 of the Zoning Resolution **to allow the partial demolition of more than 20 percent in the amount of residential floor area** in a building **containing dwelling units at 406-408 West 49th Street**, on property located on the south side of West 49th Street, between Ninth Avenue and Tenth Avenue (Block 1058, Lots 37 and 137), in the Special Clinton District (Preservation Area).

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 February 6, 1991 Cal. No. 3, the Commission scheduled February 20, 1991 for a public hearing. On February 20, 1991, Cal. No. 8 the hearing was closed.)

**For consideration.**