

CITY PLANNING COMMISSION DISPOSITION SHEET

PUBLIC MEETING:
WEDNESDAY, FEBRUARY 19, 1992
10:00 A.M. IN CITY HALL

Lols 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	N 900691 ZRR	1	Scheduled to be Heard 3/11/92	23			
2	C 910214 MMR	2	" "	24			
3	C 910322 PSX	5	" "	25			
4	C 920157 HDX	11	" "	26			
5	C 900921 POK	5	Hearing Closed	27			
6	C 920045 HDK	1	" "	28			
7	N 920296 PXM	11	Acquisitions Approved	29			
8	C 900448 ZSM	11	Favorable Report Adopted	30			
9	C 900931 POK	5	" "	31			
10	C 910189 HUX	6	" "	32			
11	N 920125 ZAX	8	Authorization Approved	33			
12	N 910308 ZAX	8	" "	34			
13	C 920065 ZMQ	8	Favorable Report Adopted	35			
14	C 880536 MMQ	12	" "	36			
15	N 910616 ZAR	2	Authorization Approved	37			
16	N 880229 ZAR	2	Authorization Denied	38			
17				39			
18				40			
19				41			
20				42			
21				43			
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COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD: Calendar Numbers																In Favor - Y Oppose - N Abstain - AB		
		7	8	9	10	11	12	13	14	15	16									
Richard L. Schaffer, <i>Chairman</i>	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y						
Victor G. Alcea, <i>Vice Chairman</i>	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y						
Eugenie L. Birch	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y						
Amanda M. Burden	P	Y	Y	N	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y						
Anthony I. Giacobbe	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y						
Maxine Griffith	P																			
James C. Jao, <i>R.A.</i>	P			Y			Y	Y	Y	Y	Y	Y	Y							
Brenda Levin	P	Y	Y	N	Y	Y	Y	Y	Y	Y	Y	Y	Y							
Joel A. Miele, <i>SR., P.E.</i>	P	Y	Y	N	Y	Y	Y	Y	Y	Y	Y	Y	Y							
Edward T. Rogowsky	P	Y	Y	N	Y	Y	Y	Y	Y	Y	Y	Y	Y							
Ronald Shiffman	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y							
Jacob B. Ward	A																			
Deborah C. Wright, <i>Commissioners</i>	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y							

MEETING ADJOURNED AT: 11:05 A.M.

**COMPREHENSIVE
CITY PLANNING CALENDAR**

of

The City of New York

CITY PLANNING COMMISSION

WEDNESDAY, FEBRUARY 19, 1992

MEETING AT 10:00 A.M.

in

CITY HALL



David N. Dinkins, Mayor

City of New York

[No. 4]

Prepared by Lois McDaniel, Calendar Officer

CITY PLANNING COMMISSION

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.

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

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

- RICHARD L. SCHAFFER, *Chairman*
VICTOR G. ALICEA, *Vice-Chairman*
EUGENIE L. BIRCH, A.I.C.P.
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, A.I.C.P.
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.

ORDER OF BUSINESS AND INDEX

WEDNESDAY, February 19, 1992

Roll Call; approval of minutes.	1
I. Scheduling March 11, 1992	1
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**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 March 11, 1992 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, February 19, 1992

**APPROVAL OF MINUTES OF Regular Meeting of February 5, 1992
and Special Meeting of February 10, 1992**

**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE
SCHEDULED FOR WEDNESDAY, MARCH 11, 1992
STARTING AT 10:00 A.M.
IN CITY HALL
NEW YORK, NEW YORK**

BOROUGH OF STATEN ISLAND

No. 1

*(Amendment of the Special Hillside Preservation District concerning Tier II
Submission Requirements in Section 119-22.)*

CD 1

N 900691 ZRR

IN THE MATTER OF an application submitted by the Staten Island Chapter of A.I.A, pursuant to Section 201 of the New York City Charter, for **amendment of the Zoning Resolution** of the City of New York relating to changes in the Special Hillside Preservation District, relating to Article XI, Chapter 9, as follows:

Matter in **Greytone** is new, to be added.

Matter in ~~strikeout~~ is old, to be deleted;

Matter between # # is defined in Section 12-10 of the Zoning Resolution.

* * * indicates where unchanged text appears in the Zoning Resolution.

Chapter 9

Special Hillside Preservation District

119-22

Tier II Submission Requirements

For all # Tier II developments, enlargements #, or #site alterations# the following materials shall be submitted to the Department of Buildings. However, the submission requirements set forth herein shall not apply to an #enlargement# of an existing #residential building# provided that such #enlargement# does not increase the #lot coverage# of said #building#. No building permit shall be issued until the Department of Buildings determines that the requirements of the #Special Hillside Preservation District# have been met.

- (a) A survey map prepared by a licensed surveyor showing topography at two-foot contour intervals and indicating the existing slopes of the land as it occurs in categories of 10-14 percent, 15-19 percent, 20-24 percent, 25-29 percent, 30-34 percent, and 35 percent and above.

* * *

- ~~(g) An affidavit prepared by a registered landscape architect, a registered architect, a licensed surveyor or professional engineer stipulating the following:~~

~~(1) Prior to construction, no grading, filling, clearing or excavation of any kind shall be initiated until approval of a final grading plan by the Department of Buildings.~~

~~(2) No construction equipment of any kind shall pass over areas to be preserved, according to the approved plans.~~

~~(3) Construction fences meeting the requirements of Section 119-217 (b) shall be erected around all vegetation proposed for retention.~~

~~(4) Construction controls (e.g. erosion protection, drainage measures, etc.) shall be implemented according to the approved plan.~~

Resolution for adoption scheduling March 11, 1992 for a public hearing.

CD 2

C 910214 MMR

IN THE MATTER OF an application submitted by Michael and Joyce Falcone pursuant to Sections 197-c and 199 of the New York City Charter for an amendment to the City Map involving the elimination of Laconia Avenue from Seaview Avenue to Liberty Avenue, and any acquisition or disposition of property related thereto, in accordance with Map No. 4117 dated October 25, 1991, and signed by the Borough President.

Resolution for adoption scheduling March 11, 1992 for a public hearing.

BOROUGH OF THE BRONX

No. 3

CD 5

C 910322 PSX

IN THE MATTER OF an application submitted by the Human Resources Administration pursuant to Section 197-c of the New York City Charter for site selection of property located at 1810 Davidson Avenue (Block 2861, Lot 129), for use as a day care center.

Resolution for adoption scheduling March 11, 1992 for a public hearing.

No. 4

CD 11

C 920157 HDX

IN THE MATTER OF the disposition of city-owned property, (Block 4341, part of Lot 13) located on a central part of the block bounded by Barker Avenue, Waring Avenue, Olinville Avenue, and Thwaites Place, pursuant to Section 197-c of the New York City Charter.

The property to be disposed would facilitate the construction of a six-story 95 dwelling unit residence for the elderly and handicapped (including one superintendent's apartment). The property to be disposed to a non-profit housing company formed under Article XI of the New York State Private Housing Finance Law. Financing for the development, tentatively known as Park Housing, is to be provided by a direct Federal loan under Section 202 of the National Housing Act of 1959, as amended, with rent subsidies for all of the rental units to be provided under Section 8 of the United States Housing Act of 1937, as amended.

The disposition was submitted by the Department of Housing Preservation and Development on November 1, 1991.

Resolution for adoption scheduling March 11, 1992 for a public hearing.

II. PUBLIC HEARINGS

BOROUGH OF BROOKLYN

No. 5

CD 5

C 900921 PQK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Human Resources Administration and the Department of General Services pursuant to Section 197-c of the New York City Charter for the acquisition of property located at 921 Hegeman Avenue (Block 4315, Lot 40), for the continued use as a day care center (Faith, Hope and Charity Day Care Center #2).

(On February 5, 1992 Cal. No. 1, the Commission scheduled February 19, 1992 for a public hearing which has been duly advertised.)

Close the hearing.

No. 6

CD 1

C 920045 HDK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD), pursuant to Section 197-c of the New York City Charter and the Urban Development Action Area Act of the General Municipal Law of New York State, for the disposition of city-owned property within the block bounded by Dupont Street, Manhattan Avenue, Eagle Street and Franklin Street.

Approval of three separate matters is requested:

- 1) The designation of the property described below as an Urban Development Action Area;
 - 2) Approval of an Urban Development Action Area Project for such property;
- and

3) **The disposition of such property to a developer selected by HPD.**

The property to be disposed comprises a vacant parcel of land (Block 2945, Lot 23 and part of Lot 17) and is the site for a **97 dwelling unit rental project for the elderly and handicapped and one unit for the project superintendent**. The project is tentatively designated as the Dupont Street Senior Housing project and is proposed to be disposed of under Article XI of the New York State Private Housing Finance Law. Financing for the development is to be provided under Section 202 of the National Housing Act of 1959, as amended, with rent subsidies for all the units to be provided under Section 8 of the United States Housing Act of 1937, as amended.

(On February 5, 1992 Cal. No. 2, the Commission scheduled February 19, 1992 for a public hearing which has been duly advertised.)

Close the hearing.

III. REPORTS
BOROUGH OF MANHATTAN

No. 7

CD 11

N 920296 PXM

IN THE MATTER OF a Notice of Intent to Acquire Office Space submitted by the Department of General Services, Division of Real Property, pursuant to Section 195 of the New York City Charter for use of **29,711 square feet of space located on the fourth and fifth floors of 105 East 106th Street a/k/a 104 East 107th Street** (Block 1634, Lots 1,3 and 65), (Department of Housing, Preservation and Development, East Harlem Area Office and Property Acquisitions Unit).

(On January 23, 1992 the Commission duly advertised February 5, 1992 for a public hearing. On February 5, 1992 Cal. No. 8, the hearing was closed.)

For consideration.

No. 8

CD 11

C 900448 ZSM

IN THE MATTER OF an application submitted by Manhattan Nursing Home Realty, Inc. pursuant to Sections 197-c and 201 of the New York City Charter for the **grant of special permits** pursuant to Sections 74-90 and 74-902 of the Zoning Resolution to allow the development of a **320-bed nursing home, and to permit the allowable community facility floor area ratio of Section 24-11 (Maximum Floor Area Ratio and Percent of Lot Coverage) to apply to the development, on property located at 112-118 East 125th Street, a.k.a. 111-117 East 124th Street** between Lexington Avenue and Park Avenue (Block 1773, Lot 7), in a C4-4 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, New York 10007.

(On December 18, 1991, Cal. No. 1, the Commission scheduled January 8, 1992 for a public hearing. On January 8, 1992 Cal. No. 21, the hearing was closed.)

For consideration.

BOROUGH OF BROOKLYN

No. 9.

CD 5

C 900931 PQQ

IN THE MATTER OF an application submitted by the Human Resources Administration and the Department of General Services pursuant to Section 197-c of the New York City Charter, for the acquisition of property located at 2505 Pitkin Avenue (Block 4006, Lot 37), for continued use as a day care center (Community Day Nursery #2).

(On December 18, 1991, Cal. No. 6, the Commission scheduled January 8, 1992 for a public hearing. On January 8, 1992 Cal. No. 26 the hearing was closed.)

For consideration.

BOROUGH OF THE BRONX**No. 10****CD 6****C 910189 HUX**

IN THE MATTER OF the Eighth Amendment to the plan for the Twin Parks East 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.

1) The proposed amendment provides for the acquisition and redevelopment of the following sites within the Twin Parks East Urban Renewal Area:

Site 10A - Property on part of the block bounded by Garden Street, Prospect Avenue, East 182nd Street and Crotona Avenue.

Block#	Lot#	Address
3099	12	723 East 182nd Street
	16	721 East 182nd Street
	25	702 Garden Street
	26	706 Garden Street
	27	708 Garden Street
	28	Garden Street
	30	724 Garden Street

Site 18B - Property on the southeasterly corner of East 182nd Street and Clinton Avenue.

Block#	Lot#	Address
3097	24	Clinton Avenue

Site 19B - Property on the northeasterly part of the block bounded by East 182nd Street, Clinton Avenue, East 181st Street and Crotona Avenue.

Block#	Lot#	Address
3098	27	714 East 182nd Street
	28	716 East 182nd Street
	31	2169 Clinton Avenue
	33	2167 Clinton Avenue
	34	Clinton Avenue
	35	2163 Clinton Avenue

Site 20B - Property on the easterly side of Crotona Avenue, between East 182nd and East 181st Streets.

Block# Lot# Address
3098 7 Crotona Avenue

2) The proposed plan provides for the subdivision of former Site 12B into Site 12B and Site 17B on part of the block bounded by East 182nd Street, Prospect Avenue, East 181st Street and Clinton Avenue.

Site 12B -

Block# Lot# Address
3097 4 Clinton Avenue
5 Clinton Avenue
7 Clinton Avenue

Site 17B -

Block# Lot# Address
3097 1 East 181st Street
2 East 181st Street
*55 Prospect Avenue
*56 2135 Prospect Avenue
57 2131 Prospect Avenue
59 Prospect Avenue
60 747 East 181st Street
63 743 East 181st Street
64 741 East 181st Street
65 739 East 181st Street
66 737 East 181st Street
67 East 181st Street

*These properties are to be acquired pursuant to the urban renewal plan.

3) The plan also provides for the subdivision of Site 1B-2 into 1B-2 and 1B-1 on the entire block bounded by East 181st Street, Prospect Avenue, East 180th Street, and Clinton Avenue.

Site 1B-1 -

Block#	Lot#	Address
3096	10	737 East 180th Street
	13	East 180th Street

Site 1B-2

Block#	Lot#	Address
3096	1	East 181st Street
	2	East 181st Street
	4	East 181st Street
	7	East 181st Street
	15	Clinton Avenue
	16	Clinton Avenue
	22	East 181st Street
	23	East 181st Street
	25	East 181st Street
	27	East 181st Street
	29	East 181st Street
	33	Prospect Avenue

These changes would facilitate the construction of approximately 90 units of low-rise housing for moderate-income families on Sites 10A, 18B, 19B, 20B, 1B-1 (formerly part of 1B-2) and 17B (formerly part of 12B).

(On January 8, 1992 Cal. No. 9, the Commission scheduled January 22, 1992 for a public hearing. On January 22, 1992 Cal. No. 9, the hearing was closed.)

For consideration.

No. 11

CD 8

N 920125 ZAX

IN THE MATTER OF an application submitted by the Riverdale Country School, pursuant to Section 105-423 of the Zoning Resolution for the grant of an authorization involving the alteration of botanic environment requiring the removal of one tree on property located on the north side of Spaulding Lane between Palisade Avenue and Independence Avenue, (Block 5937, Lot 1), within the Special Natural Area District - 2 (NA-2) of Riverdale.

Plans for the proposal are on file and may be seen at the Bronx Office of the Department of City Planning, 1 Fordham Plaza, Room 502, Bronx, New York 10458.

For consideration.

No. 12

CD 8

N 910308 ZAX

IN THE MATTER OF an application submitted by Ludwig Jesselson, pursuant to Sections 105-421 and 105-423 of the Zoning Resolution for the grant of authorizations reflecting the modification of existing topography and alteration of botanic environment involving the removal of two trees, having occurred during the authorized construction of a single family home, and pursuant to Section 105-45 of the Zoning Resolution for the grant of a certification regarding compliance with Special Provisions on property located at 4506 Delafield Avenue, (Block 5812, Lot 8) within the Special Natural Area District - 2 (NA-2) of Riverdale.

Plans for this proposal are on file and may be seen at the Bronx Office of the Department of City Planning, 1 Fordham Road, Room 502, Bronx, New York 10458.

For consideration.

BOROUGH OF QUEENS

No. 13

CD 8**C 920065 ZMQ**

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 an amendment of the Zoning Map, Sections 14a and 14c:

1. eliminating from an existing R4 District a C1-2 District bounded by:
 - a) 68th Avenue, a line 100 feet easterly of Main Street, Melbourne Avenue, and a line 150 feet easterly of Main Street;
 - b) 68th Drive, a line 150 feet westerly of Main Street, the easterly prolongation of the southerly boundary line of Mt. Hebron (Cedar Grove) Cemetery, and a line 100 feet westerly of Main Street;
 - c) 70th Avenue, a line 150 feet westerly of Main Street, 69th Road, and a line 100 feet westerly of Main Street;
 - d) 73rd Avenue, a line 150 feet westerly of Main Street, 71st Road, and a line 100 feet westerly of Main Street; and
 - e) 76th Avenue, a line 100 feet easterly of Main Street, 72nd Drive, and a line 150 feet easterly of Main Street;
2. establishing within an existing R4 District a C1-2 District bounded by:
 - a) 72nd Avenue, Main Street, a line 100 feet northerly of 72nd Avenue, and Vleigh Place;
 - b) 76th Road, Main Street, 76th Avenue, and a line 100 feet easterly of Main Street; and

- c) 71st Road, a line 100 feet westerly of Main Street, a line midway between 71st Avenue and 71st Road, and Main Street;
3. changing from an R2 District to an R4 District property bounded by 76th Avenue, a line passing through two points: one on the northerly street line of 76th Avenue, distant 475 feet easterly (as measured along the northerly street line) from the northeasterly intersection of 76th Avenue and 137th Street, and the other, on the southerly street line of 75th Road, distant 310 feet westerly (as measured along the southerly street line) from the southwesterly intersection of 75th Road and 141st Place, 75th Road, a line passing through two points: one on the northerly street line of 75th Road, distant 375 feet westerly (as measured along the northerly street line) from the northwesterly intersection of 75th Road and 141st Place, and the other, on the southerly street line of 73rd Terrace, distant 300 feet westerly (as measured along the southerly street line) from the southwesterly intersection of 73rd Terrace and 141st Place, 73rd Terrace, and a line 300 feet westerly of 141st Place, between 73rd Terrace and 75th Road and the southerly prolongation of such line;
4. changing from an R3-2 District to an R4 District property bounded by 73rd Terrace, Main Street, a line 100 feet north of 76th Avenue, Vleigh Place, 77th Avenue, a line perpendicular to 77th Avenue, distant 500 feet westerly from the northwesterly intersection of 77th Avenue and Vleigh Place, 76th Avenue and a line 300 feet westerly of 141st Place, between 73rd Terrace and 75th Road and the southerly prolongation of such line;
5. changing from an R3-2 District to an R4-1 District property bounded by 70th Road, a line 100 feet easterly of 137th Street, a line 100 feet northerly of 71st Avenue, 141st Street, a line 100 feet northerly of 71st Road, a line perpendicular to the southerly street line of 71st Road, distant 500 feet westerly of the southwesterly intersection of 141st Street and 71st Road, a line midway between 71st Road and 72nd Avenue, 141st Street, a line 100 feet southerly of 72nd Avenue, Park Drive East, 72nd Avenue and 136th Street; and
6. changing from an R3-2 District to an R4B District property bounded by:
- a) Jewel Avenue/Harry Van Arsdale, Jr. Avenue, 141st Street, a line 100 feet northerly of 71st Avenue, a line 100 feet easterly of 137th Street, 70th Road, and 137th Street; and

- b) 141st Street, a line midway between 71st Road and 72nd Avenue, a line perpendicular to the southerly street line of 71st Road, distant 500 feet westerly from the southwestly intersection of 71st Road and 141st Street, and a line 100 feet northerly of 71st Road;
7. changing from an R4 District to an R4B District property bounded by 140th Street, the southerly boundary line of Mt. Hebron (Cedar Grove) Cemetery and its easterly prolongation, Main Street, 68th Drive, a line 100 feet westerly of 147th Street, 69th Avenue, 147th Street, a line midway between 70th Avenue and 70th Road, Main Street, a line midway between 71st Avenue and 71st Road, a line 100 feet westerly of Main Street, a line midway between 71st Road and 72nd Avenue, 141st Street, and Jewel Avenue/Harry Van Arsdale, Jr. Avenue;
8. changing from an R4 District to an R4-1 District property bounded by 141st Street, a line midway between 71st Road and 72nd Avenue, a line 100 feet westerly of Main Street, and a line 100 feet southerly of 72nd Avenue; and
9. changing from an R4 District to an R2 District property bounded by 73rd Avenue, a line 150 feet westerly of Main Street, a line midway between 72nd Drive and 73rd Avenue, and a line 100 feet westerly of Main Street;
- as shown on a diagram dated October 7, 1991.

(On January 8, 1992 Cal. No. 10, the Commission scheduled January 22, 1992 for a public hearing. On January 22, 1992 Cal. No. 11, the hearing was closed.)

For consideration.

CD 12

C 880536 MMQ

IN THE MATTER OF an application filed by the New York City Department of General Services, Division of Real Property pursuant to Sections 197-c and 199 of the New York City Charter for an amendment to the City Map involving the elimination of a portion of 176th Street from 126th Avenue to 127th Avenue and any acquisition or disposition of property related thereto, in accordance with Map No. 4871 dated October 22, 1990 and signed by the Borough President.

(On December 18, 1991, Cal. No. 7, the Commission scheduled January 8, 1992 for a public hearing. On January 8, 1992 Cal. No. 27, the hearing was closed. On February 5, 1992 Cal. No. 13, the item was laid over.)

For consideration.

BOROUGH OF STATEN ISLAND

No. 15

CD 2

N 910616 ZAR

IN THE MATTER OF an application, submitted by Robert Schuster, pursuant to Sections 105-45, 105-421 and 105-423 of the Zoning Resolution for the grant of a certification for compliance with special review provisions and for the grant of authorizations for tree removal and modification of topography located at 29 Mildren Avenue, Block 837, Lot 422.

Plans for the proposal are on file with the City Planning Commission and may be seen at 56 Bay Street, Staten Island, New York 10301.

For consideration.

 No. 16

CD 2

N 880229 ZAR

(Request for the grant of authorizations to permit the construction of a detached single-family residence on a parcel of property in the Special Natural Area District [NA-1] of Staten Island.)

IN THE MATTER OF an application, submitted by Miriam Berman, for the grant of authorizations pursuant to Sections 105-421 (Modification of Existing Topography), 105-423 (Alteration of Botanic Environment or Removal of Trees), including the removal of twelve (12) trees, and 105-424 (Alteration of a Pond) of the Zoning Resolution to allow the construction of a detached single-family residence on property located on the southeast side of the intersection of Todt Hill Road and Willow Pond Road (Block 877, Lot 1) within the Special Natural Area District (NA-1).

Plans for this proposal are on file with the City Planning Commission and may be seen at 56 Bay Street, 6th Floor, Staten Island, New York 10301.

For consideration.
