

CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:
WEDNESDAY, MARCH 15, 2000
10:00 A.M. CITY HALL
NEW YORK, NEW YORK 10007**

Rosa R. Romero, Calendar Officer
22 Reade Street, Room 2E
New York, New York 10007-1216
(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 000038 PPX	4	Scheduled to be Heard 4/5/00	18	C 990094 PPM	11	Favorable Report Adopted
2	C 000040 PPM	12	" "	19	C 000101 ZSM	11	" "
3	C 000126 ZMM	5	" "	20	C 990008 PPM	10	" "
4	C 990440 ZMM	4	" "	21	C 000157 PPQ	7	" "
5	C 990418 ZMM	2	" "	22	N 000369 PXR	1	" "
6	C 000187 PPQ	10	12-14 " "				
7	C 970498 MMR	3	" "				
8	C 950177 MMX	4	Hearing Closed				
9	C 000230 HUX	1	" "				
10	C 000231 HDX	1	" "				
11	C 990037 PSK	1	" "				
12	C 990601 PPM	10	" "				
13	C 990480 PCQ	2	" "				
14	C 000086 PPR	3	" "				
15	C 000210 HAK	4	Favorable Report Adopted				
16	C 000211 PSK	4	" "				
17	C 000064 ZSM	8	" "				

COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD:													
		In Favor - Y Oppose - N Abstain - AB Recuse - R													
Calendar Numbers:		15	16	17	18	19	20	21	22						
Joseph B. Rose, Chairman	P	Y	Y	Y	Y	Y	Y	Y	Y						
Victor G. Alicea, Vice Chairman	P	Y	Y	Y	Y	Y	Y	Y	Y						
Albert Abney	P	Y	Y	Y	Y	Y	Y	Y	Y						
Angela M. Battaglia	A														
Amanda M. Burden, A.I.C.P.	P	Y	Y	Y	AB	Y	AB	Y	Y						
Irwin Cantor, P.E.	P	Y	Y	Y	Y	Y	Y	Y	Y						
Angela R. Cavaluzzi, R.A.	P	Y	Y	Y	Y	Y	N	Y	Y						
Kathy Hirata Chin, Esq.	P	Y	Y	Y	Y	Y	Y	Y	Y						
Alexander Garvin	P	Y	Y	Y	Y	Y	Y	Y	Y						
Anthony I. Giacobbe, Esq.	P	Y	Y	Y	Y	Y	Y	Y	Y						
William J. Grinker	P	Y	Y	Y	Y	Y	Y	Y	Y						
Edward Rogowsky	A														
Jacob B. Ward, Esq., Commissioners	P	Y	Y	Y	Y	Y	Y	Y	Y						

MEETING ADJOURNED AT: 10:12 A.M.

COMPREHENSIVE
CITY PLANNING CALENDAR
of
The City of New York

CITY PLANNING COMMISSION

WEDNESDAY, MARCH 15, 2000

MEETING AT 10:00 A.M.
in
CITY HALL



Rudolph W. Giuliani, Mayor
City of New York

[No. 6]

Prepared by Rosa R. Romero, 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: nyclink.org/planning**

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 Community Board, 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 Commission 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 \$95.00 for a one 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

JOSEPH B. ROSE, *Chairman*
VICTOR G. ALICEA, *Vice-Chairman*
ALBERT ABNEY
ANGELA M. BATTAGLIA
AMANDA M. BURDEN, *A.I.C.P.*
IRWIN G. CANTOR, *P.E.*
ANGELA R. CAVALUZZI, *R.A.*
KATHY HIRATA CHIN, *Esq.*
ALEXANDER GARVIN
ANTHONY I. GIACOBBE, *Esq.*
WILLIAM J. GRINKER
EDWARD T. ROGOWSKY
JACOB B. WARD, *Esq.*, *Commissioners*
ROSA R. ROMERO, *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, MARCH 15, 2000

Roll Call; approval of minutes	1
I. Scheduling of April 5, 2000	1
II. Public Hearings	5
III. Reports	10

**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 5, 2000 in Spector Hall, 22 Reade Street, 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 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 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: _____

MARCH 15, 2000

APPROVAL OF MINUTES OF Regular Meeting of March 1, 2000

**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE
SCHEDULED FOR WEDNESDAY, APRIL 5, 2000
STARTING AT 10:00 A.M.
AT SPECTOR HALL, 22 READE STREET
NEW YORK, NEW YORK**

BOROUGH OF THE BRONX

No. 1

CD 4

C 000038 PPX

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of twelve (12) city-owned properties, pursuant to zoning.**

A list and description of the properties can be seen at the Bronx Office of the Department of City Planning, 1 Fordham Plaza - Room 502, Bronx, New York 10458.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

BOROUGH OF MANHATTAN**No. 2****CD 12****C 000040 PPM**

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the disposition of four (4) city-owned properties, pursuant to zoning.

<u>Block</u>	<u>Lot</u>	<u>Address</u>
2111	97	448 West 167 Street
2111	99	446 West 167 Street
2129	50	2262 Amsterdam Avenue
2129	52	2260 Amsterdam Avenue

Resolution for adoption scheduling April 5, 2000 for a public hearing.

No. 3

CD 5**C 000126 ZMM**

IN THE MATTER OF an application submitted by Gap, Inc. 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 a C5-3 District to a C6-6 District property bounded by West 34th Street, a line 150 feet westerly of the Avenue of the Americas, a line midway between West 33rd Street and West 34th Street, and a line 100 feet easterly of Seventh Avenue, within the Special Midtown District (MiD), as shown on a diagram (for illustrative purposes only) dated January 10, 2000.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

No. 4

CD 4

C 990440 ZMM

IN THE MATTER OF an application submitted by 621 West 48th Street LLC pursuant to Sections 197-c and 201 of the New York City Charter for an **amendment of the Zoning Map, Section No. 8c**, changing from an M2-3 District to an M1-5 District property bounded by West 49th Street, Eleventh Avenue, West 48th Street, and Twelfth Avenue, within the Special Clinton District, as shown on a diagram (for illustrative purposes only) dated December 20, 1999.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

 No. 5

CD 2

C 990418 ZMM

IN THE MATTER OF an application submitted by LAROC LLC pursuant to Sections 197-c and 201 of the New York City Charter for an **amendment of the Zoning Map, Section No. 12a**, changing from an M1-5 District to a C6-2 District property bounded by Morton Street, a line 100 feet westerly of Hudson Street, Barrow Street, and Washington Street, as shown on a diagram (for illustrative purposes only) dated December 20, 1999.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

BOROUGH OF QUEENS

No. 6

CD 10, 12, 13, 14

C 000187 PPQ

IN THE MATTER OF an application submitted by the Department of Business Services and the Economic Development Corporation, pursuant to Section 197-c of the New York City Charter, for the **disposition of one (1) city-owned property located at John F. Kennedy International Airport (Block 14260, part of lot 1)**, restricted to airport terminals and uses ancillary thereto.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

BOROUGH OF STATEN ISLAND

No. 7

CD 3

C 970498 MMR

IN THE MATTER OF an application submitted by the Department of Parks and Recreation pursuant to Section 197-c and 199 of the New York City Charter for an amendment to the City Map involving the establishment of the Brougham Cottage Addition to Blue Heron Park and extinguishing lines of streets in use or as shown on approved sub-division maps and delineating a sewer easement and a permanent access easement within the area generally bounded by Amboy Road, Arden Avenue, Oakdale Street (a record street) and the southerly projection of May Place, all in accordance with Map No. 4150 dated August 16, 1999 and signed by the Borough President.

Resolution for adoption scheduling April 5, 2000 for a public hearing.

II. PUBLIC HEARINGS

BOROUGH OF THE BRONX

No. 8

CD 4

C 950177 MMX

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Transportation pursuant to Sections 197-c and 199 of the New York City Charter **for an amendment to the City Map** involving a change in legal grade of the Bronx approach and ramps of the Macomb's Dam Bridge between Jerome Avenue and the Harlem River **and the acquisition and disposition of any property related thereto**, all in accordance with Map 13072 dated July 27, 1999 and signed by the Borough President.

(On March 1, 2000, Cal. No. 1, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

Nos. 9 and 10

(Applications for the First Amendment to the Mott Haven East Urban Renewal Plan and disposition of city-owned property to facilitate construction of a commercial development)

No. 9

CD 1

C 000230 HUX

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development, pursuant to Section 505 of Article 15 of the General Municipal (Urban Renewal) Law of New York State and Section 197-c of the New York City Charter, **for the first amendment to the Mott Haven East Urban Renewal Plan for the Mott Haven East Urban Renewal Area.**

The proposed plan:

1. Subdivides site 503 into two sites, 503A and 503B and removes the bed of demapped Union Avenue between E. 147th Street and E. 149th Street from the plan;
2. Updates the "Proposed Time Schedule for Effectuation of the Plan";
3. Clarifies the definition of residential uses;
4. Eliminates density controls of "Permitted Densities and Parking Requirements" since it reflected the underlying zoning;
5. Updates the text of the plan to conform to current HPD format;
6. Updates the plan maps to reflect the changes to site 503.

The proposed plan amendment would facilitate the construction of a commercial development tentatively known as Crossroads Plaza.

(On March 1, 2000, Cal. No. 2, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

No. 10

CD 1

C 000231 HDX

PUBLIC HEARING:

IN THE MATTER OF an application, submitted by the Department of Housing Preservation and Development, pursuant to Section 197-c of the New York City Charter, **for the disposition of city-owned property located at 830-50 E. 149th Street (Block 2582, Lot 65), Site 503 A,** within the Mott Haven East Urban Renewal Area, to a sponsor/developer to be selected by HPD.

The disposition would facilitate the construction of a commercial development tentatively known as Crossroads Plaza.

(On March 1, 2000, Cal. No. 3, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF BROOKLYN

No. 11

CD 1

C 990037 PSK

PUBLIC HEARING:

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 site selection of property located at 243-253 South Second Street (Block 2408, Lots 30 and 32), for use as a day care center.**

(On March 1, 2000, Cal. No. 4, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF MANHATTAN

No. 12

CD 10

C 990601 PPM

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of twenty-four (24) city-owned properties, pursuant to zoning.**

A list and description of the properties can be seen at the Manhattan Office of the Department of City Planning, Room 6W, 22 Reade Street, New York, New York 10007.

(On March 1, 2000, Cal. No. 5, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF QUEENS

No. 13

CD 2

C 990480 PCQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by 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 34-09 Queens Boulevard (Block 242, part of lot 9) for use as a testing facility.**

(On March 1, 2000, Cal. No. 6, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF STATEN ISLAND

No. 14

CD 3

C 000086 PPR

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of twenty-three (23) city-owned properties, pursuant to zoning.**

A list and description of the properties can be seen at the Department of City Planning Staten Island Office, 56 Bay Street, 6th Floor, Staten Island, New York 10301.

(On March 1, 2000, Cal. No. 7, the Commission scheduled March 15, 2000 for a public hearing which has been duly advertised.)

Close the hearing.

III. REPORTS

BOROUGH OF BROOKLYN

Nos. 15 and 16

(Applications for designation as an Urban Development Action Area and Project; and site selection to facilitate construction of a community center in the Ridgewood-Bushwick Area)

No. 15

CD 4

C 000210 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 1454, 1458, 1460, 1462, 1466, 1470, 1472, 1476, 1480 & 1484 Gates Avenue and 327, 325, 323, 321, 319, 317, 315, 313 & 311 Palmetto Street (Block 3344, Lots 16-23, 25, 26, 40-49), as an Urban Development Action Area;
 - b) an Urban Development Action Area Project for such area; and
- 2) pursuant to Section 197-c of the New York City Charter for the disposition of such property to the Ridgewood-Bushwick Senior Citizens Council;

to facilitate construction of a community center.

(On February 2, 2000, Cal. No 2, the Commission scheduled February 16, 2000 for a public hearing . On February 16, 2000, Cal. No. 6, the hearing was closed.)

For consideration.

No. 16

CD 4

C 000211 PSK

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development, pursuant to Section 197-c of the New York City Charter, for **site selection of property located at 1454, 1458, 1460, 1462, 1466, 1470, 1472, 1476, 1480 & 1484 Gates Avenue and 327, 325, 323, 321, 319, 317, 315, 313 & 311 Palmetto Street (Block 3344, Lots 16-23, 25, 26, 40-49) for use as a community center.**

(On February 2, 2000, Cal. No. 3, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 7, the hearing was closed.)

For consideration.

BOROUGH OF MANHATTAN

No. 17

CD 8

C 000064 ZSM

IN THE MATTER OF an application submitted by Salvatore and Christine Lenzo pursuant to Sections 197-c and 201 of the New York City Charter for **the grant of a special permit pursuant to Section 74-711 of the Zoning Resolution to modify:**

- 1. the provisions of Section 23-69 (Special Height Limitations) to allow a proposed enlargement of a building to exceed the special height limitations; and**
- 2. the provisions of the height and setback regulations of Section 23-60 (Permitted Obstructions) to allow a stair bulkhead on the roof of a proposed enlargement of a building to exceed the maximum height and width limitations of Section 23-62(c)**

in connection with an approximately 714 square foot, 1-story enlargement of an existing 5-story residential building on property located at 21 East 73rd Street (Block 1388, Lot 13), located partially in an R8B District within a Limited Height District (LH-1A) and partially in a C5-1 District within the Special Madison Avenue Preservation District, in the Upper East Side 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 February 2, 2000, Cal. No. 8, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 12, the hearing was closed.)

For consideration.

No. 18

CD 11

C 990094 PPM

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of nine (9) city-owned properties**, pursuant to zoning.

A list and description of the properties can be seen at the Manhattan Office of the Department of City Planning, 22 Reade Street, 6th Floor, New York 10007.

(On February 2, 2000, Cal. No. 4, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 8, the hearing was closed.)

For consideration.

No. 19

CD 11

C 000101 ZSM

IN THE MATTER OF an application submitted by the Terence Cardinal Cooke Health Care Center pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit pursuant to:**

- (a) Section 74-90 of the Zoning Resolution to permit the enlargement of an existing 694-bed nursing home with no increase in the number of beds; and**
- (b) Section 74-902 to permit the allowable community facility floor area ratio of Section 24-11 to apply;**

to a proposed approximately 1,538 square foot enclosure of an existing terrace area of an existing nursing home on property located at 1249 Fifth Avenue (Block 1611, Lots 1 and 15) between East 105th Street and East 106th Street, within R9, R7-2 and C1-5/R7-2 Districts.

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

(On February 2, 2000, Cal. No. 5, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 9, the hearing was closed.)

For consideration.

No. 20

CD 10

C 990008 PPM

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of eleven (11) city-owned properties, pursuant to zoning.**

A list and description of the properties can be seen at the Manhattan Office of the Department of City Planning, Room 6W, 22 Reade Street, New York, New York 10007.

(On February 2, 2000, Cal. No. 7, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 11, the hearing was closed.)

For consideration.

BOROUGH OF QUEENS

No. 21

CD 7

C 000157 PPQ

IN THE MATTER OF an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition to the Economic Development Corporation of two (2) city-owned properties, pursuant to zoning.**

<u>Block</u>	<u>Lot</u>	<u>Location</u>
4386	1	College Point Boulevard
4386	p/o 24	31st Road

(On February 2, 2000, Cal. No. 9, the Commission scheduled February 16, 2000 for a public hearing. On February 16, 2000, Cal. No. 13, the hearing was closed.)

For consideration.

No. 22

CD 1

N 000369 PXR

IN THE MATTER OF a Notice of Intent to Acquire Office Space submitted by the Department of Citywide Administrative Services, pursuant to Section 195 of the New York City Charter for use of property located at **595 Targee Street** (Block 2922, Lot 10). (Department of Probation Community Based Response Team)

(On February 17, 2000, the Commission duly advertised March 1, 2000 for a public hearing. On March 1, 2000, Cal. No. 13, the hearing was closed.)

For consideration..
