

CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:
WEDNESDAY, SEPTEMBER 24, 2008
10:00 A.M. SPECTOR HALL
22 READE STREET, NEW YORK 10007**

**Yvette V. Gruel, Calendar Officer
22 Reade Street, Room 2E
New York, New York 10007-1216
(212) 720-3370**

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
1	C 080504 HAM	3	DONA PETRA SANTIAGO APARTMENTS	Scheduled to be Heard 10/7/08
2	N 080320 ZAX	8	3033 SCENIC PLACE	Authorization Approved
3	C 030513 ZSM	5	BILTMORE GARAGE	Favorable Report Adopted
4	C 070261 ZSM	4	WEST 22 ND STREET GARAGE	" "
5	N 080297 ZRM	1	TRIBECA NORTH TEXT AMENDMENT	" "
6	N 080414 ZAM	4, 5	WEST 44 TH STREET HOTEL	Authorization Approved
7	C 080276 MMQ	2	HUNTERS POINT SOUTH	Favorable Report Adopted
8	C 080362 ZMQ	2	" "	" "
9	N 080363 ZRQ	2	" "	Fav. Report Adopted as Modified
10	C 080364 PQQ	2	" "	Favorable Report Adopted
11	C 080365 HAQ	2	" "	" "
12	C 080221 MMQ	7	WILLETS POINT DEVELOPMENT PLAN	" "
13	C 080381 ZMQ	7	" "	" "
14	N 080382 ZRQ	7	" "	Fav. Report Adopted as Modified
15	N 080383 HGQ	7	" "	Favorable Report Adopted
16	C 080384 HUQ	7	" "	Fav. Report Adopted as Modified
17	C 080385 HDQ	7	" "	Favorable Report Adopted

COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD:														
		In Favor - Y Oppose - N Abstain - AB Recuse - R														
Calendar Numbers:		2	3	4	5	6	7	8	9	10	11	12	13	14	15	
Amanda M. Burden, FAICP, Chair	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Angela M. Battaglia	A															
Irwin Cantor, P.E.	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Angela R. Cavaluzzi, AIA	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Alfred C. Cerullo, III	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Betty Chen	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Maria M. Del Toro	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Richard W. Eaddy	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Nathan Leventhal	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Shirley A. McRae	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
John Merolo	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Karen A. Phillips, Commissioners	P	Y	N	N	Y	Y	Y	Y	Y	Y	Y	N	N	N	N	

MEETING ADJOURNED AT: 11:28

CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:
WEDNESDAY, SEPTEMBER 24, 2008
10:00 A.M. SPECTOR HALL
22 READE STREET, NEW YORK 10007**

**Yvette V. Gruel, Calendar Officer
22 Reade Street, Room 2E
New York, New York 10007-1216
(212) 720-3370**

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
18	C 080448 ZSR	3	NYC WiN TELECOM. TOWER/4414 ARTHUR KILL ROAD	Favorable Report Adopted
19	C 080450 ZSR	3	NYC WiN TELECOM. TOWER/209-211 MAIN STREET	" "
20	C 080476 ZSR	3	CHANNEL 16 TELECOM. TOWER/40 STORER AVENUE	" "
21	C 080477 PSR	3	" "	" "
22	C 050138 PSR	2	NYFD STORAGE FACILITY	" "
23	N 080488 ZAR	1	19 SHORE ACRES ROAD	Authorization Approved
24	N 090020 BDM	2	HUDSON SQUARE BID	Hearing Closed
25	C 080455 HUQ	14	EDGEMERE URBAN RENEWAL PLAN	" "
26	C 080203 ZMQ	7	WATERPOINTE	" "
27	C 080204 MMQ	7	" "	" "
28	C 080207 ZSQ	7	" "	" "
29	C 080207(A) ZSQ	7	" "	" "
30	C 080208 ZSQ	7	" "	" "
31	N 090031 ZRM	10	125 TH STREET FOLLOW-UP ZONING TEXT	" "

COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD:													
		In Favor - Y Oppose - N Abstain - AB Recuse - R													
Calendar Numbers:		16	17	18	19	20	21	22	23						
Amanda M. Burden, FAICP, Chair	P	Y	Y	Y	Y	Y	Y	Y	Y						
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y	Y	Y	Y	Y	Y	Y	Y						
Angela M. Battaglia	A														
Irwin Cantor, P.E.	P	Y	Y	Y	Y	Y	Y	Y	Y						
Angela R. Cavaluzzi, AIA	P	Y	Y	Y	Y	Y	Y	Y	Y						
Alfred C. Cerullo, III	P	Y	Y	Y	N	Y	Y	Y	Y						
Betty Chen	P	Y	Y	Y	Y	Y	Y	Y	Y						
Maria M. Del Toro	P	Y	Y	Y	Y	Y	Y	Y	Y						
Richard W. Eaddy	P	Y	Y	Y	Y	Y	Y	Y	Y						
Nathan Leventhal	P	Y	Y	Y	Y	Y	Y	Y	Y						
Shirley A. McRae	P	Y	Y	Y	Y	Y	Y	Y	Y						
John Merolo	P	Y	Y	Y	N	Y	Y	Y	Y						
Karen A. Phillips, Commissioners	P	N	N	Y	Y	Y	Y	Y	Y						

MEETING ADJOURNED AT: 11:28

**COMPREHENSIVE
CITY PLANNING CALENDAR
of
The City of New York**

CITY PLANNING COMMISSION

WEDNESDAY, SEPTEMBER 24, 2008

**MEETING AT 10:00 A.M. IN AT SPECTOR HALL
22 READE STREET
NEW YORK, NEW YORK**



**Michael R. Bloomberg, Mayor
City of New York**

[No. 18]

Prepared by Yvette V. Gruel, Calendar Officer

To view the Planning Commission Calendar and/or the Zoning Resolution on the Internet,
visit the Department of City Planning (DCP) home page at:
nyc.gov/planning

A

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: in Section I, (Scheduling Dates for Future Public Hearings), in Section II, (Reports), and in Section III, (Public Hearings). Matters scheduled for public hearing by Community Boards appear in a separate calendar available in the Calendar Information Office.

NOTICE--CALENDARS: City Planning Commission calendars and disposition sheets are now available on the Department of City Planning's web site (www.nyc.gov/planning). The availability of these documents on-line will occur earlier than the current printed documents.

If you wish to be notified of the web site availability of calendars and disposition sheets, please send your name, organization and E-mail address to the address listed below. Any individual or organization that would like to receive paper copies of the aforementioned documents will be able to do so at a fee of \$120.00 annually. Please have the 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.

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

Note to Subscribers: Notify us of change of address including E-mail 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

- AMANDA M. BURDEN, FAICP, Chair**
- KENNETH J. KNUCKLES, Esq., Vice Chairman**
- ANGELA M. BATTAGLIA**
- IRWIN G. CANTOR, P.E.**
- ANGELA R. CAVALUZZI, AIA**
- ALFRED C. CERULLO, III**
- BETTY Y. CHEN**
- MARIA M. DEL TORO**
- RICHARD W. EADDY**
- NATHAN LEVENTHAL**
- SHIRLEY A. MCRAE**
- JOHN MEROLO**
- KAREN A. PHILLIPS, Commissioners**
- YVETTE V. GRUEL, Calendar Officer**

The regular public meetings of the Commission shall be held twice monthly on Wednesday at 10:00a.m. in Spector Hall, 22 Reade Street, Manhattan, unless otherwise ordered.

TABLE OF CONTENTS

WEDNESDAY, SEPTEMBER 24, 2008

Roll Call; Approval of Minutes.....1

I. Matters To Be Scheduled for Public Hearing 1

II. Reports.....2

III. Public Hearings.....18

IV. Schedule Of Meetings: July 1, 2008 - December 31, 2008.....27

V. Schedule Of Meetings: January 1, 2009 - June 30, 2009.....28

VI. Schedule Of Meetings: July 1, 2009 – December 31, 2009.....29

**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 **Tuesday, October 7, 2008** at Spector Hall 22 Reade Street, New York at 10:00 a.m.

C

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 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 support of the proposal and those speaking in opposition.

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: _____

SEPTEMBER 24, 2008

APPROVAL OF MINUTES OF the Regular Meeting of September 10, 2008

**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE
SCHEDULED FOR TUESDAY, OCTOBER 7, 2008**

**STARTING AT 10:00 A.M.
IN SPECTOR HALL, 22 READE STREET
NEW YORK, NEW YORK**

BOROUGH OF MANHATTAN

No. 1

DONA PETRA SANTIAGO APARTMENTS

CD 3

C 080504 HAM

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 property located at 723, 719, and 717 East 9th Street (Block 379, Lots 53, 54, and 56), as an Urban Development Action Area; and
 - 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 a developer selected by HPD;

to facilitate development of an eight-story residential building, tentatively known as Dona Petra Santiago Apartments, with approximately 56 residential units, to be developed under the Department of Housing and Urban Development's Section 202 Program.

Resolution for adoption scheduling October 7, 2008 for a public hearing.

II. REPORTS

BOROUGH OF THE BRONX

No. 2

3033 SCENIC PLACE

CD 8

N 080320 ZAX

IN THE MATTER OF an application submitted by Sharon Marson pursuant to Section 105-432 of the Zoning Resolution, for the grant of authorizations involving modification of yard, height and setback regulations to allow an enlargement of a single-family residence at 3033 Scenic Place (Block 5752, Lots 219 and 220) within the Special Natural Area District (NA-2).

Plans for the proposal are on file with the City Planning Commission and may be seen at One Fordham Plaza, Room 502, Bronx, NY 10458.

For consideration.

BOROUGH OF MANHATTAN

No. 3

BILTMORE GARAGE

CD 5

C 030513 ZSM

IN THE MATTER OF an application submitted by Biltmore Tower LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Sections 13-562 and 74-52 of the Zoning Resolution to allow an attended public parking garage with a maximum capacity of 60 spaces on portions of the ground floor and cellar, and to allow 1,740 square feet of floor space up to a height of 23 feet above curb level to be exempted from the definition of floor area as set forth in Section 12-10 (DEFINITIONS), of an existing mixed use building on property located at 271 West 47th Street a.k.a. 770-780 Eight Avenue (Block 1019, Lots 1, 5, 8, 59 & 61), in a C6-4 District, within the Special Midtown District (Theatre Sub-district).

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

(On August 11, 2008, Cal. No. 8, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 34, the hearing was closed.)

For consideration.

No. 4

WEST 22ND STREET GARAGE

CD 4

C 070261 ZSM

IN THE MATTER OF an application submitted by AG West 22nd Street Realty, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Sections 13-562 and 74-52 of the Zoning Resolution to allow an attended public parking garage with a maximum capacity of 137 spaces on portions of the first floor, cellar, and sub-cellar of a proposed mixed use building on property located at 133-145 West 22nd Street (Block 798, Lots 19, 21, 23, 24 and 25), in a C6-3A 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, NY, 10007

(On August 11, 2008, Cal. No. 9, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 35, the hearing was closed.)

For consideration.

No. 5

TRIBECA NORTH TEXT AMENDMENT

CD 1

N 080297 ZRM

IN THE MATTER OF an application submitted by the Office of the Borough President and Community Board 1, Manhattan pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, concerning Section 111-104 (Special provisions for Areas A1, A2, A3, A4, and B2) relating to the Special Tribeca Mixed Use District in Community District 1, in the Borough of Manhattan.

TRIBECA MIXED USE DISTRICT AREA A4 TEXT AMENDMENT

Matter in underline is new, to be added;

Matter in ~~strikeout~~ is to be deleted;
Matter within # # is defined in Section 12-10
*** indicates where unchanged text appears in the Zoning Resolution

* * *

ARTICLE XI: SPECIAL PURPOSE DISTRICTS
CHAPTER 1: SPECIAL TRIBECA MIXED USE DISTRICT

* * *

111-104
Special Provisions for Areas A1, A2, A3, A4 and B2

* * *

(d) Area A4

Except as set forth herein, the bulk regulations of the underlying district shall apply.

- (1) Table A of Section 35-24 shall be modified in C6-3A Districts, except for properties in historic districts, to permit a maximum base height of 70 feet and a maximum building height of 140 feet within 100 feet of a #wide street#. ~~A penthouse portion not exceeding ten feet in height may be constructed above such height, provided that such penthouse portion is set back 25 feet from any #narrow street#.~~

Table A Section 35-24 shall also be modified in C6-2A Districts, except for properties in historic districts, to permit a maximum base height of 70 feet and a maximum building height of 110 feet.

* * *

(On August 11, 2008, Cal. No. 10, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 36, the hearing was closed.)

For consideration.

No. 6

WEST 44TH STREET HOTEL

CDs 4 & 5

N 080414 ZAM

IN THE MATTER OF an application submitted by West 44th Street Hotel LLC and Majestic Theater, LLC for the grant of an authorization pursuant to Section 81-744(b) (Transfer of development rights from listed theaters) of the Zoning Resolution to allow the

transfer of 48,180 sq. ft. of floor area from Majestic Theater (245 West 44th Street, Block 1016, Lot 5), in a C6-5 District within the Theater Subdistrict Core of the Special Midtown District to property located at 306 W. 44th Street (Block 1034, Lots 27, 33, 34, 36 and 37), in C6-4 and C6-2 Districts within the Special Clinton-Midtown District and the Special Clinton District, in connection with the development of a 34-story hotel.

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.

For consideration.

BOROUGH OF QUEENS

Nos. 7, 8, 9, 10 & 11

HUNTERS POINT SOUTH

No. 7

CD 2

C 080276 MMQ

IN THE MATTER OF an application, submitted by the New York City Economic Development Corporation and the Department of Parks and Recreation, 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 an amendment to the City Map involving:

- a change in the street system;
- the establishment of park and park additions;
- the delineation of permanent sewer corridors; within an area generally bounded by 50th Avenue, 2nd Street, and the U.S. Pierhead Line at Newtown Creek and the East River;
- the elimination of portions of 48th Avenue between Vernon Boulevard and 21st Street;
- the elimination of a park between Vernon Boulevard and 11th Street,
- the elimination, discontinuance and closing of a portion of Vernon Boulevard;
- the establishment of a Public Place between 50th and 51st Avenues;
- the adjustment of grades necessitated thereby; and
- any acquisition or disposition of real properties related thereto,

in accordance with Map No. 5003 dated April 1, 2008, and signed by the Borough President.

(On July 23, 2008, Cal. No. 5, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 5, the hearing was closed.)

For consideration.

No. 8

CD 2

C 080362 ZMQ

IN THE MATTER OF an application submitted by the New York City Economic Development Corporation and the Department of Housing Preservation and Development pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 8d:

1. changing from an M1-4 District to an R7-3 District property bounded by 54th Avenue, a line 530 feet easterly of 2nd Street, the U.S. Pierhead and Bulkhead Line, and 2nd Street and its southerly centerline prolongation;
2. changing from an M3-1 District to an R10 District property bounded by the southerly street line of 50th Avenue and its westerly prolongation, 2nd Street and its southerly centerline prolongation, the U.S. Pierhead and Bulkhead Line, and the U.S. Pierhead Line;
3. establishing within a proposed R7-3 District a C2-5 District bounded by 54th Avenue, a line 75 feet easterly of 2nd Street and its southerly centerline prolongation, a line 695 feet southerly of 54th Avenue, and 2nd Street and its southerly centerline prolongation;
4. establishing within a proposed R10 District a C2-5 District bounded by:
 - a. the southerly street line of 50th Avenue and its westerly prolongation, a line 5 feet easterly of Center Boulevard*, 51st Avenue*, and Center Boulevard*;
 - b. the southerly street line of 50th Avenue, 2nd Street, 51st Avenue*, and a line 75 feet westerly of 2nd Street;
 - c. a line 105 feet northerly of Borden Avenue*, 2nd Street, a line 144 feet southerly of Borden Avenue*, a line 75 feet westerly of 2nd Street, a line 75 feet southerly of Borden Avenue*, Center Boulevard*, Borden Avenue*, a line 105 feet westerly of 2nd Street, a line 75 feet northerly of Borden Avenue*, and a line 75 feet westerly of 2nd Street;
 - d. a line 118 feet northerly of 54th Avenue*, 2nd Street, 55th Avenue*, and a line 75 feet westerly of 2nd Street;

- e. 54th Avenue*, a line 75 feet easterly of Center Boulevard*, 55th Avenue*, and Center Boulevard*;
 - f. the southerly boundary line of a park* and its easterly prolongation, 2nd Street, 56th Avenue*, and a line 75 feet westerly of 2nd Street; and
 - g. the southerly boundary line of a park* and its westerly prolongation, a line 75 feet southeasterly of Center Boulevard*, 57th Avenue*, and Center Boulevard*; and
5. establishing a Special Hunter's Point South District ("SHP") bounded by the southerly street line of 50th Avenue and its westerly prolongation, 2nd Street, 54th Avenue; a line 530 feet easterly of 2nd Street, the U.S. Pierhead and Bulkhead Line, and the U.S. Pierhead Line;

as shown on a diagram (for illustrative purposes only), dated April 21, 2008, and subject to the conditions of CEQR Declaration E-213.

* Note: Several streets are proposed to be demapped and new streets and parks are proposed to be established under a related concurrent application C 080276 MMQ for a change in the City Map.

(On July 23, 2008, Cal. No. 6, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 6, the hearing was closed.)

For consideration.

No. 9

CD 2

N 080363 ZRQ

IN THE MATTER OF an application submitted by the New York City Economic Development Corporation pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, concerning the addition of Article XII, Chapter 5 (Special Southern Hunters Point District), to establish a special district and modify related regulations, in Community District 2, Borough of Queens.

The proposed text amendment may be seen in the Comprehensive City Planning Calendar of August 13, 2008, (Cal. No. 7) which can also be viewed at the Department of City Planning web site: (www.nyc.gov/planning).

(On July 23, 2008, Cal. No. 7, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. 7, the hearing was closed.)

For consideration.

No. 10

CD 2

C 080364 PQQ

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 acquisition of property located at 2nd Street (Block 1, lots 1 and 10; Block 5, lot 1; Block 6, lots 1, 2, and 14); the bed of 54th Avenue between 2nd Street and the East River; and the bed of 55th Avenue between 2nd Street and the East River.

(On July 23, 2008, Cal. No. 8, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 8, the hearing was closed.)

For consideration.

No. 11

CD 2

C 080365 HAQ

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD):

- 3) pursuant to Article 16 of the General Municipal Law of New York State for:
 - a) the designation of property located at 1, 2nd Street (Block 1, Lot 1), 2nd Street (Block 1, Lot 10), 54-02 2nd Street (Block 5, Lot 1), 51-24, 51-20, and 52-50 2nd Street (Block 6, Lots 1, 2, and 14), and de-mapped portions of 54th and 55th Avenues, as an Urban Development Action Area; and
 - b) an Urban Development Action Area Project for such area; and
- 4) pursuant to Section 197-c of the New York City Charter for the disposition of such property to a developer selected by HPD;

to facilitate development of Hunters Point South, a mixed-use development.

(On July 23, 2008, Cal. No. 9, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 9, the hearing was closed.)

For consideration.

Nos. 12 13, 14, 15, 16 & 17

WILLETS POINT DEVELOPMENT PLAN

No. 12

CD 7

C 080221 MMQ

IN THE MATTER OF an application, submitted by the New York City Economic Development Corporation, 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 by the New York City Economic Development Corporation, for an amendment to the City Map involving:

- the elimination, discontinuance and closing of streets within an area bounded by 126th Street, Northern Boulevard, Van Wyck Expressway Extension and Roosevelt Avenue;
- the adjustment of grades necessitated thereby; and
- any acquisition or disposition of real properties related thereto,

in accordance with Map Nos. 5000, 5001 and 5002, all dated March 25, 2008, and signed by the Borough President.

(On July 23, 2008, Cal. No. 10, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 10, the hearing was closed.)

For consideration.

No. 13

CD 7

C 080381 ZMQ

IN THE MATTER OF an application submitted by the New York City Economic Development Corporation and the Department of Housing Preservation and Development pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 10a and 10b:

1. changing from an R3-2 District to a C4-4 District property bounded by Northern Boulevard, the westerly line of a westerly service entrance of Van Wyck Expressway Extension, the southeasterly street line of a service entrance, the southeasterly street line of Willets Point Boulevard*, the northeasterly centerline prolongation of 34th Avenue*, Willets Point Boulevard*, and a southerly service exit of Northern Boulevard;
2. changing from an M3-1 District to a C4-4 District property bounded by Northern Boulevard, a southerly service exit of Northern Boulevard, Willets Point Boulevard*, the northeasterly centerline prolongation of 34th Avenue*, the southeasterly street line of Willets Point Boulevard*, the southeasterly street line of a service entrance, the westerly boundary line of a park, a line 1280 feet northwesterly of Roosevelt Avenue, a line 540 feet northwesterly of a U.S. Pierhead and Bulkhead Line, Roosevelt Avenue, and 126th Street; and
3. establishing a Special Willets Point District (“WP”) bounded by Northern Boulevard, a westerly service entrance of Van Wyck Expressway Extension, the westerly boundary line of a park, a line 1280 feet northwesterly of Roosevelt Avenue, a line 540 feet northwesterly of a U.S. Pierhead and Bulkhead Line, Roosevelt Avenue, and 126th Street;

as shown on a diagram (for illustrative purposes only), dated April 21, 2008, and subject to the conditions of CEQR Declaration E-214.

* Note: Willets Point Boulevard and 34th Avenue are proposed to be demapped under a related concurrent application C 080221 MMQ for a change in the City Map.

(On July 23, 2008, Cal. No. 11, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 11, the hearing was closed.)

For consideration.

No. 14

CD 7

N 080382 ZRQ

IN THE MATTER OF an application submitted by the New York City Economic Development Corporation and the Department of Housing Preservation and Development pursuant to Section 201 of the New York City Charter for amendments of the Zoning Resolution of the City of New York, concerning the addition of Article XII, Chapter 4 (Special Willets Point District) and modifications of related sections, establishing a special district in Community District 7, Borough of Queens.

The proposed text amendment may be seen in the Comprehensive City Planning Calendar of August 13, 2008, (Cal. No. 12) which can also be viewed at the Department of City Planning web site: (www.nyc.gov/planning).

(On July 23, 2008, Cal. No. 12, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 12, the hearing was closed.)

For consideration.

No. 15

CD 7

N 080383 HGQ

IN THE MATTER OF the designation of the Willets Point Urban Renewal Area, as an area appropriate for urban renewal, pursuant to Section 504 of Article 15 of the General Municipal Law (Urban Renewal Law) of New York State, located in Community District 7 in the Borough of Queens and described as follows:

<u>Land Use</u>	<u>Block</u>	<u>Lot(s)</u>
Commercial	1820	1, 6, 9, 18, 34, 108
Commercial	1821	1, 6, 16, 25, 27
Commercial	1822	1, 5, 7, 17, 21, 23, 28, 33, 55, 58
Commercial	1823	1, 3, 5, 7, 12, 14, 19, 20, 21, 23, 26, 28, 33, 40, 44, 47, 52, 55, 58 59, 60
Commercial	1824	1, 12, 19, 21, 26, 28, 33, 38, 40, 45, 53
Commercial	1825	1, 19, 21, 25, 28, 30, 37, 46, 48, 53, 55, 58
Commercial	1826	1, 5, 14, 18, 20, 31, 35
Commercial	1827	1
Commercial	1828	1, 4, 8, 11, 13, 17, 21, 23, 29, 34, 37, 39
Commercial	1829	19, 21, 40, 71
Commercial	1830	1, 9, 10, 21

Commercial 1831	1, 10, 35
Commercial 1832	1, 10
Commercial 1833	p/o 1, 103, 111, 117, 120, 141, 143, 151, 155, 158, 165, 166, 168, 170, 172, 177, 179, 180, 186, 188, 192, 197, 199, 201, 203, 212, 215, 230, 300, 425

All mapped and/or built streets within the project boundary.

(On July 23, 2008, Cal. No. 13, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 13, the hearing was closed.)

For consideration.

No. 16

CD 7

C 080384 HUQ

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD), 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 Willets Point Urban Renewal Plan for the Willets Point Urban Renewal Area, Community District 7, Borough of Queens.

The proposed plan consists of the following properties to be acquired:

<u>Block</u>	<u>Lot(s)</u>
1820	1, 6, 9, 18, 34, 108
1821	1, 6, 16, 25, 27
1822	1, 5, 7, 17, 21, 23, 28, 33, 55, 58
1823	1, 3, 5, 7, 12, 14, 19, 20, 21, 23, 26, 28, 33, 40, 44, 47, 52, 55, 58 59, 60
1824	1, 12, 19, 21, 26, 28, 33, 38, 40, 45, 53
1825	1, 19, 21, 25, 28, 30, 37, 46, 48, 53, 55, 58
1826	1, 5, 14, 18, 20, 31, 35
1827	1

1828	1, 4, 8, 11, 13, 17, 21, 23, 29, 34, 37, 39
1829	19, 21, 40, 71
1830	1, 9, 10, 21
1831	1, 10, 35
1832	1, 10
1833	p/o 1, 103, 111, 117, 120, 141, 143, 151, 155, 158, 165, 166, 168, 170, 172, 177, 179, 180, 186, 188, 192, 197, 199, 201, 203, 212, 215, 230, 300, 425

All mapped and/or built streets within the project boundary.

(On July 23, 2008, Cal. No. 14, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 14, the hearing was closed.)

For consideration.

No. 17

CD 7

C 080385 HDQ

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 comprising sites within the Willets Point Renewal Area.

The properties are to be disposed to a developer to be selected by HPD for redevelopment in accordance with the Willets Point Urban Renewal Plan and consists of the following:

<u>Block</u>	<u>Lot(s)</u>
1820	1, 6, 9, 18, 34, 108
1821	1, 6, 16, 25, 27
1822	1, 5, 7, 17, 21, 23, 28, 33, 55, 58
1823	1, 3, 5, 7, 12, 14, 19, 20, 21, 23, 26, 28, 33, 40, 44, 47, 52, 55, 58 59, 60
1824	1, 12, 19, 21, 26, 28, 33, 38, 40, 45, 53

1825	1, 19, 21, 25, 28, 30, 37, 46, 48, 53, 55, 58
1826	1, 5, 14, 18, 20, 31, 35
1827	1
1828	1, 4, 8, 11, 13, 17, 21, 23, 29, 34, 37, 39
1829	19, 21, 40, 71
1830	1, 9, 10, 21
1831	1, 10, 35
1832	1, 10
1833	p/o 1, 103, 111, 117, 120, 141, 143, 151, 155, 158, 165, 166, 168, 170, 172, 177, 179, 180, 186, 188, 192, 197, 199, 201, 203, 212, 215, 230, 300, 425

All mapped and/or built streets within the project boundary.

(On July 23, 2008, Cal. No. 15, the Commission scheduled August 13, 2008 for a public hearing. On August 13, 2008, Cal. No. 15, the hearing was closed.)

For consideration.

BOROUGH OF STATEN ISLAND

No. 18

***NYCWIn- TELECOMMUNICATIONS TOWER
4414 ARTHUR KILL ROAD***

CD 3

C 080448 ZSR

IN THE MATTER OF an application submitted by Northrop Grumman Information Technology Inc. pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 107-73 of the Zoning Resolution to modify the height and setback regulations of Section 107-43 to allow a 120 foot-high telecommunications tower in connection with a proposed wireless communications facility on property located at 4414 Arthur Kill Road (Block 7380, Lot 70), in an M1-1 District, within the Special South Richmond Development 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 August 11, 2008, Cal. No. 11, the Commission scheduled August 27, 2008 for a public. On August 27, 2008, Cal. No. 29, the hearing was closed.)

For consideration.

No. 19

***NYCWIn--TELECOMMUNICATIONS TOWER
209-211 MAIN STREET***

CD 3

C 080450 ZSR

IN THE MATTER OF an application submitted by Northrop Grumman Information Technology Inc. pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 107-73 of the Zoning Resolution to modify the height and setback regulations of Section 107-43 to allow a 120 foot-high telecommunications tower in connection with a proposed wireless communications facility on property located at 209-211 Main Street (Block 8047, Lot 39), in an R3A/C2-1 District, within the Special South Richmond Development 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 August 11, 2008, Cal. No. 14, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 30, the hearing was closed.)

For consideration.

Nos. 20 & 21

***CHANNEL 16 TELECOMMUNICATIONS TOWER
40 STORER AVENUE***

No. 20

CD 3

C 080476 ZSR

IN THE MATTER OF an application submitted by New York City's Department of Information Technology & Telecommunications and the New York City Department of Citywide Administrative Services pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 107-73 of the Zoning Resolution to modify the height and setback regulations of Section 107-43 to allow a 112 foot-high telecommunications tower in connection with a proposed wireless communications facility on property located at 40 Storer Avenue (Block 7315, Lot 82), in an M1-1 District, within the Special South Richmond Development 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 August 11, 2008, Cal. No. 12, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 31, the hearing was closed.)

For consideration.

No. 21

CD 3

C 080477 PSR

IN THE MATTER OF an application submitted by the Department of Information Technology and Telecommunications 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 40 Storer Avenue (Block 7315, p/o Lot 82) for use as a public safety wireless facility.

(On August 11, 2008, Cal. No. 13, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 32, the hearing was closed.)

For consideration.

No. 22

NYFD STORAGE FACILITY

CD 2

C 050138 PSR

IN THE MATTER OF an application submitted by the Fire Department 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 1850-1852 Clove Road (Block 2905, Lot 1), for use as a vehicle and equipment storage facility.

(On August 11, 2008, Cal. No. 15, the Commission scheduled August 27, 2008 for a public hearing. On August 27, 2008, Cal. No. 33, the hearing was closed.)

For consideration.

No. 23

19 SHORE ACRES ROAD

CD 1

N 080488 ZAR

IN THE MATTER OF an application submitted by Anatoli Melnick for the grant of authorizations pursuant to Sections 105-422 and 105-433 of the Zoning Resolution involving an enlargement on a Tier II zoning lot and modification of grading controls to facilitate the construction of a two-story enlargement of an existing single-family detached house and an in-ground swimming pool, patio and retaining walls located at 19 Shore Acres Road (Block 3066, Lot 152) within the Special Natural Area District (NA-3).

Plans for the proposal are on file with the City Planning Commission and may be seen at 130 Stuyvesant Place, 6th Floor, Staten Island, New York 10301.

For consideration.

III. PUBLIC HEARINGS

BOROUGH OF MANHATTAN

No. 24

HUDSON SQUARE BID

CD 2

N 090020 BDM

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Small Business Services on behalf of the Hudson Square Business Improvement District pursuant to Section 25-405 of the Administrative Code of the City of New York, as amended, concerning the formation of the Hudson Square Business Improvement District.

(On September 10, 2008, Cal. No. 2, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF QUEENS

No. 25

EDGEMERE URBAN RENEWAL PLAN

CD 14

C 080455 HUQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD) 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 1st amendment to the Edgemere Urban Renewal Plan for the Edgemere Urban Renewal Area.

The proposed amendment will change the definitions of residential and commercial land use, in Section C.2.a and C.2.b to uses permitted by the Zoning Resolution and Sites 1, 33, and 34 are cited as exceptions to the height restriction for new residential buildings in Section C.3.e.

(On September 10, 2008, Cal. No. 3, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

Nos. 26, 27, 28 , 29 & 30

WATERPOINTE

No. 26

CD 7

C 080203 ZMQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the 151-45 Sixth Road Whitestone Partners, LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 7d changing from an M1-1 District to an R3-2 District property bounded by the U.S. Pierhead Line, a line 560 feet westerly of the westerly street line and the northerly prolongation of the westerly street line of 154th Place (straight line portion), a line 670 feet northerly of 10th Avenue (straight line portion) and its westerly prolongation, a line 100 feet easterly of the northerly prolongation of the easterly street line of 152nd Street, a line 85 feet northerly of the easterly prolongation of the northerly street line of Powell's Cove Boulevard, the northerly centerline prolongation of 152nd Street, a line 130 feet northerly of Powell's Cove Boulevard, 151st Place, 6th Road and a line 280 feet easterly of 151st Street and its northerly prolongation, as shown on a diagram (for illustrative purposes only) dated June 16, 2008.

(On September 10, 2008, Cal. No. 4, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

No. 27

CD 7

C 080204 MMQ

PUBLIC HEARING:

IN THE MATTER OF an application, submitted by 151-45 Sixth Road Whitestone Partners, LLC, 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 an amendment to the City Map involving:

- the elimination, discontinuance and closing of a portion of 152nd Street between Powell's Cove Boulevard and the U.S. Bulkhead Line;
- the delineation of a permanent sewer easement;
- the adjustment of grades necessitated thereby; and
- any acquisition or disposition of real properties related thereto,

in accordance with Map No. 5004, dated May 15, 2008, and signed by the Borough President.

(On September 10, 2008, Cal. No. 5, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

No. 28

CD 7

C 080207 ZSQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the 151-45 Sixth Road Whitestone Partners, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to the following Sections of the Zoning Resolution:

1. Section 78-312(c) to modify the front yard regulations of Section 23-45 (Minimum Required Front Yards) in the periphery of the development;
2. Section 78-312(d) and Section 62-132(c) to modify the height and setback regulations of Section 23-631 (Height and setback requirements in R1, R2, R3, R4 and R5 Districts); and
3. Section 78-312(f) to modify the distance between buildings requirements of Section 23-711 (Minimum Distance between Buildings on a single Zoning Lot);

to facilitate the development of a 114-unit large-scale residential development on property located at 151-45 Sixth Road (Block 4531, Lots 79 & 92, Block 4524, Lots 77 & 92, Block 4487, Lots 160, 169, 170 & 200, the bed of former 6th Road, and the bed of the proposed to be demapped portion of 152nd Street), in an R3-2*.

*Note: The site is proposed to be rezoned from an M1-1 District to an R3-2 District under a related application (C 080203 ZMQ).

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 September 10, 2008, Cal. No. 6, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

No. 29

CD 7

C 080207 (A) ZSQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the 151-45 Sixth Road Whitestone Partners, LLC pursuant to Sections 197-c and 201 of the New York City Charter and proposed for modification pursuant to Section 2-06(c)(1) of the Uniform Land Use Review Procedure for the grant of a special permit pursuant to Section 78-312(f) of the Zoning Resolution to modify the distance between buildings requirements of Section 23-711 (Minimum Distance between Buildings on a single Zoning Lot) to facilitate the development of 52 1-family detached homes within a large-scale residential development on property located at 151-45 Sixth Road (Block 4531, Lots 79 & 92, Block 4524, Lots 77 & 92, Block 4487, Lots 160, 169, 170 & 200, the bed of former 6th Road, and the bed of the proposed to be demapped portion of 152nd Street), in an R3-2* District.

*Note: The site is proposed to be rezoned from an M1-1 District to an R3-2 District under a related application (C 080203 ZMQ).

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 September 10, 2008, Cal. No. 7, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

No. 30

CD 7

C 080208 ZSQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the 151-45 Sixth Road Whitestone Partners, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 78-34 (Special Permit Provisions for Certain Large-Scale Developments) of the Zoning Resolution to modify, in accordance with Section 78-351, the permitted residential floor area ratio to 0.6 and the open space ratio to 125, to facilitate the development of a 114-unit large-scale residential development on property located at 151-45 Sixth Road (Block 4531, Lots 79 & 92, Block 4524, Lots 77 & 92, Block 4487, Lots 160, 169, 170 & 200, the bed of former 6th Road, and the bed of the proposed to be demapped portion of 152nd Street), in an R3-2* District.

*Note: The site is proposed to be rezoned from an M1-1 District to an R3-2 District under a related application (C 080203 ZMQ).

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 September 10, 2008, Cal. No. 8, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF MANHATTAN

No. 31

125TH STREET FOLLOW-UP ZONING TEXT

CD 10

N 090031 ZRM

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of City Planning pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, concerning Article IX, Chapter 7 (Special 125th Street District), to modify height and bulk regulations within the C4-7 zoned portion of the Core Subdistrict

Matter in underline is new, to be added
 Matter in ~~strikeout~~ is old, to be deleted;
 Matter within # # is defined in 12-10 or
 * * * indicates where unchanged text appears in the Zoning Resolution

**ARTICLE IX
 SPECIAL PURPOSE DISTRICTS**

* * *

**Chapter 7
 Special 125th Street District**

* * *

**97-411
 Maximum floor area ratio in C4-4D, C4-7 and C6-3 Districts**

In C4-4D, C4-7 or C6-3 Districts, the maximum permitted #floor area ratios# for new #developments# or #enlargements# shall be as listed in the following table for #residential#, #commercial# and #community facility uses and may only be increased pursuant to Section 97-42 (Floor Area Bonuses).

MAXIMUM PERMITTED FLOOR AREA RATIO (FAR) FOR RESIDENTIAL, COMMERCIAL AND COMMUNITY FACILITY USES						
	OUTSIDE THE CORE SUBDISTRICT			WITHIN THE CORE SUBDISTRICT		
Dis- trict	#Residential floor area ratio#	Commercial #floor area ratio#	Community Facility #floor area ratio#	#Residential floor area ratio#	Commercial #floor area ratio#	Community Facility #floor area ratio#
C4-4D	5.4	4.0	6.0	5.4	4.0	6.0
C4-7	9.0	10.0	10.0	9.0 <u>5.4</u>	10.0 <u>7.2</u>	10.0 <u>7.2</u>
C6-3	6.0	6.0	6.0	5.4	6.0	6.0

* * *

97-422

Floor area bonus for visual or performing arts uses

In C4-4D, C4-7 or C6-3 Districts within the #Special 125th Street District#, for a new #development# or #enlargement# with frontage on 125th Street , the maximum #floor area ratio# otherwise permitted for #residential# or #commercial uses# listed in Section 97-411 may be increased up to the maximum #floor area ratio# specified in the following table, provided that for every four square feet of bonused #floor area#, an amount of space equivalent to one square foot of such bonused #floor area# shall be used for those visual or performing arts #uses# designated in paragraph (b) of Section 97-11 (Special Arts and Entertainment Uses). Such bonused #floor area# shall be permitted only upon certification by the Chairperson of the City Planning Commission to the Commissioner of Buildings that the conditions set forth in Section 97-423 have been met.

MAXIMUM PERMITTED FLOOR AREA RATIO (FAR) FOR RESIDENTIAL AND COMMERCIAL USES WITH FLOOR AREA BONUS FOR VISUAL OR PERFORMING ARTS USES								
	OUTSIDE THE CORE SUBDISTRICT				WITHIN THE CORE SUBDISTRICT			
District	#Residential floor area Ratio#		Commercial #floor area ratio#		#Residential floor area ratio#		Commercial #floor area ratio#	
	Base	Maximum	Base	Maximum	Base	Maximum	Base	Maximum
C4-4D	5.4	7.2	4.0	5.4	5.4	7.2	4.0	5.4
C4-7	9.0	12.0	10.0	12.0	9.0 <u>5.4</u>	12.0 <u>7.2</u>	10.0 <u>7.2</u>	12.0 <u>8.65</u>
C6-3	6.0	8.0	6.0	8.0	5.4	7.2	6.0	8.0

* * *

97-442

Height and setback regulations for C4-7 and C6-3 Districts

The following modifications of the underlying district regulations shall apply for C4-7 and C6-3 Districts within the Special District:

- (a) The minimum and maximum base height of the #street wall# and the maximum height of a #development# or #enlargement# shall be modified, as set forth in the following table:

MINIMUM BASE HEIGHT, MAXIMUM BASE HEIGHT AND MAXIMUM BUILDING HEIGHT			
District	Street Wall Height (in feet)		Maximum Building Height (in feet)
	Minimum Base Height	Maximum Base Height	
C4-7	60	85	290 195
C6-3	60	85	160

All portions of buildings that exceed a height of 85 feet in C4-7 and C6-3 Districts shall be set back at least 15 feet from the #street line#, except that such setback depth may include the depth of any permitted recess in the #street wall#, according to the provisions of 97-433 (Street wall location).

- (b) Special regulations for certain C4-7 Districts
- (1) For the area located within 50 feet of the 126th Street frontage and between 200 feet east of Adam Clayton Powell Boulevard and 150 feet west of Lenox Avenue/Malcolm X Boulevard, the height of any portion of a #development# or #enlargement# shall be limited to 80 feet.
 - (2) For #zoning lots# bounded by 125th Street, Park Avenue and 124th Street, the maximum #building# height shall be 330 feet.
 - (3) For Lots 1 and 7501 on #Block# 1910, the requirements of City Environmental Quality Review (CEQR) Environmental Designation number (E-201) have been modified, as set forth in the Technical Memorandum to the Final Environmental Impact Statement for CEQR Number 070DCP030M, dated July 18, 2008.
- (c) In C6-3 Districts, the maximum length of any #story# located above a height of 85 feet shall not exceed 150 feet. Such length shall be measured by inscribing within a rectangle the outermost walls at the level of each #story# entirely above a height of 85 feet. No side of such rectangle shall exceed a width of 150 feet.

* * *

(On September 10, 2008, Cal. No. 1, the Commission scheduled September 24, 2008 for a public hearing which has been duly advertised.)

Close the hearing.

IV. CITY PLANNING COMMISSION 2008 SCHEDULE OF MEETINGS
July 1 to December 31

	SUN	MON	TUE	WED	THU	FRI	SAT
JULY			1	CPC PUBLIC MEETING	2	3	4
	6	7	8	9	10	11	12
	13	14	15	16	17	18	19
	20	REVIEW SESSION	21	22	CPC PUBLIC MEETING	23	24
	27	28	29	30	31		
AUGUST						1	2
	3	4	5	6	7	8	9
	10	REVIEW SESSION	11	12	CPC PUBLIC MEETING	13	14
	17	18	19	20	21	22	23
	24	REVIEW SESSION	25	26	CPC PUBLIC MEETING	27	28
SEPTEMBER		1	2	3	4	5	6
	7	LABOR DAY	8	9	CPC PUBLIC MEETING	10	11
	14	15	16	17	18	19	20
	21	REVIEW SESSION	22	23	CPC PUBLIC MEETING	24	25
	28	29	30	ROSH HASHANAH			
OCTOBER				1	2	3	4
	5	REVIEW SESSION	6	CPC PUBLIC MEETING	7	8	9
	12	13	14	15	16	17	18
	19	20	21	22	23	24	25
	26	REVIEW SESSION	27	28	CPC PUBLIC MEETING	29	30
NOVEMBER							1
	2	3	4	5	6	7	8
	9	10	11	12	13	14	15
	16	REVIEW SESSION	17	18	CPC PUBLIC MEETING	19	20
	23	24	25	26	27	28	29
DECEMBER		1	2	CPC PUBLIC MEETING	3	4	5
	7	8	9	10	11	12	13
	14	REVIEW SESSION	15	16	CPC PUBLIC MEETING	17	18
	21	22	23	24	25	26	27
	28	HANUKKAH	29	30	31	CHRISTMAS	KWANZAA BEGINS

Review Sessions are held in Spector Hall at 22 Reade Street starting at 1:00 P.M.
Public Meetings are held in Spector Hall at 22 Reade Street starting at 10:00 A.M.

V. CITY PLANNING COMMISSION 2009 SCHEDULE OF MEETINGS
January 1 to June 30

	SUN	MON	TUE	WED	THU	FRI	SAT
JANUARY					NEW YEAR'S DAY 1	2	3
	4	REVIEW SESSION 5		6	CPC PUBLIC MEETING 7	8	10
	11		12	13	14	15	16
	18	MARTIN LUTHER KING, JR. DAY 19	REVIEW SESSION 20		CPC PUBLIC MEETING 21	22	23
	25	CHINESE NEW YEAR 26		27	28	29	30
FEBRUARY	1	REVIEW SESSION 2		3	CPC PUBLIC MEETING 4	5	6
	8		9	10	11	LINCOLN'S BIRTHDAY 12	13
	15	PRESIDENTS' DAY 16	REVIEW SESSION 17		CPC PUBLIC MEETING 18	19	20
	22	WASHINGTON'S BIRTHDAY 23		24	ASH WEDNESDAY 25	26	27
MARCH	1	REVIEW SESSION 2		3	CPC PUBLIC MEETING 4	5	6
	8		9	10	11	12	13
	15	REVIEW SESSION 16		17	CPC PUBLIC MEETING 18	19	20
	22		23	ST. PATRICK'S DAY 24	25	26	27
	29	REVIEW SESSION 30		31			
APRIL				CPC PUBLIC MEETING 1	2	3	4
	5	6	7	8	9	10	11
	PALM SUNDAY 12	13	14	15	PASSOVER 16	GOOD FRIDAY 17	18
	EASTER 19	REVIEW SESSION 20		21	CPC PUBLIC MEETING 22	23	24
	26	27	28	29	30		
MAY	3	REVIEW SESSION 4		5	CPC PUBLIC MEETING 6	7	8
	10		11	12	13	14	15
	17	REVIEW SESSION 18		19	CPC PUBLIC MEETING 20	21	22
	24	25	26	27	28	29	30
31	MEMORIAL DAY						
JUNE		REVIEW SESSION 1		2	CPC PUBLIC MEETING 3	4	5
	7	8	9	10	11	12	13
	14	REVIEW SESSION 15		16	CPC PUBLIC MEETING 17	18	19
	21	22	23	24	25	26	27
	28	REVIEW SESSION 29		30			

Review Sessions are held in Spector Hall at 22 Reade Street starting at 1:00 P.M.
Public Meetings are held in Spector Hall at 22 Reade Street starting at 10:00 A.M.

VI. CITY PLANNING COMMISSION 2009 SCHEDULE OF MEETINGS
July 1 to December 31

	SUN	MON	TUE	WED	THU	FRI	SAT
JULY				CPC PUBLIC MEETING 1	2	3 INDEPENDENCE DAY OBSERVED	4 INDEPENDENCE DAY
	5	6	7	8	9	10	11
	12	13	14	15	16	17	18
	19	REVIEW SESSION 20	21	CPC PUBLIC MEETING 22	23	24	25
	26	27	28	29	30	31	
AUGUST	2	REVIEW SESSION 3	4	CPC PUBLIC MEETING 5	6	7	8
	9	10	11	12	13	14	15
	16	REVIEW SESSION 17	18	CPC PUBLIC MEETING 19	20	21	22
	23	24	25	26	27	28	29
	30	31					RAMADAN BEGINS
SEPTEMBER			1	2	3	4	5
	6	LABOR DAY	7	REVIEW SESSION 8	CPC PUBLIC MEETING 9	10	11
	13	14	15	16	17	18	19
	20	REVIEW SESSION 21	22	CPC PUBLIC MEETING 23	24	25	26
	27	28	29	30			
OCTOBER					1	2	3
	4	REVIEW SESSION 5	6	CPC PUBLIC MEETING 7	8	9	10
	11	12	13	14	15	16	17
	18	REVIEW SESSION 19	20	CPC PUBLIC MEETING 21	22	23	24
	25	26	27	28	29	30	31
NOVEMBER	1	REVIEW SESSION 2	3	CPC PUBLIC MEETING 4	5	6	7
	8	9	10	11	12	13	14
	15	REVIEW SESSION 16	17	CPC PUBLIC MEETING 18	19	20	21
	22	23	24	25	26	27	28
	29	REVIEW SESSION 30			THANKSGIVING		
DECEMBER			1	CPC PUBLIC MEETING 2	3	4	5
	6	7	8	9	10	11	12
	13	REVIEW SESSION 14	15	CPC PUBLIC MEETING 16	17	18	19
	20	21	22	23	24	25	26
	27	28	29	30	31	CHRISTMAS	KWANZAA BEGINS

Review Sessions are held in Spector Hall at 22 Reade Street starting at 1:00 P.M.
Public Meetings are held in Spector Hall at 22 Reade Street starting at 10:00 A.M.