

# CITY PLANNING COMMISSION DISPOSITION SHEET

Remote/In-Person Public Meeting:  
 Wednesday, December 4, 2024  
 10:00 AM NYC City Planning Commission Hearing Room  
 120 Broadway, New York, NY 10271  
 and via the NYC Engage Portal

Soki Ng, Commission Secretary  
 120 Broadway, 30<sup>th</sup> Floor  
 New York, New York 10271  
 (212) 720-3508

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
1	C 240104 ZMX	1	438 Concord Avenue	Favorable Report Adopted
2	N 240105 ZRX	1	" "	" "
3	N 250035 ZAK	9	975 Nostrand Avenue - Curb Cut Authorization	Authorization Approved
4	C 240363 ZMQ	7	Gleason Funeral Home Commercial Overlay	Favorable Report Adopted
5	C 240402 HAK	5	581 Grant Avenue Development	Hearing Closed
6	C 240403 ZMK	5	" "	" "
7	C 240404 ZRK	5	" "	" "
8	C 240386 ZMM	11	The Beacon	" "
9	C 240387 HAM	11	" "	" "
10	N 240388 ZRM	11	" "	" "
11	C 240385 MMM	11	" "	" "
12	C 240186 ZMQ	12	123-12 Sutphin Boulevard Rezoning	" "
13	N 240187 ZRQ	12	" "	" "
14	C 240311 ZMQ	7	122-03 14th Avenue Rezoning	" "
15	N 240312 ZRQ	7	" "	" "

Calendar Numbers:	Present (P)	COMMISSION VOTING RECORD:												
	Present - Remote (PR)	In Favor - Y	Oppose - N	Abstain - AB	Recuse - R									
Absent (A)														
Daniel R. Garodnick, Esq., Chair	P	Y	Y	Y	Y									
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y	Y	Y	Y									
Gail Benjamin	P	Y	Y	Y	Y									
Alfred C. Cerullo, III	P	Y	Y	Y	Y									
Anthony Crowell, Esq.	P	Y	Y	Y	Y									
Joseph I. Douek	A													
David Gold	P	Y	Y	Y	Y									
Leah Goodridge, Esq.	P	Y	Y	Y	Y									
Rasmia Kirmani-Frye	P	Y	Y	Y	Y									
Raju Mann	P													
Orlando Marin	PR	Y	Y	Y	Y									
Juan Camilo Osorio	P	Y	Y	Y	Y									
Raj Rampershad, Commissioners	P	Y	Y	Y	Y									

MEETING ADJOURNED AT: 11:16 AM

# City Planning Calendar of the City of New York

A list of land use proposals that will be reviewed by the City Planning Commission at its upcoming public meeting.

## City Planning Commission Public Meeting Calendar No. 23

# December 4, 2024 10:00 am

- How to Participate ..... 2
- Public Meeting Agenda ..... 4
  - Reports..... 4
  - Public Hearings ..... 6
- Meeting rules ..... 8
- About the Commission ..... 9

City Planning Commission calendars are also available on [the Department of City Planning website](#), along with documentation of past meetings.

For additional calendar information, call (212) 720-3366.



**Eric Adams, Mayor, City of New York**  
Daniel R. Garodnick, City Planning Commission Chair  
Calendar prepared by Soki Ng, Calendar Officer

# How to Participate

## In-Person

City Planning Commission Hearing Room, Lower Concourse  
120 Broadway, New York, NY 10271

Anyone attending a meeting in person is encouraged to wear a mask.

## Online

Details on how to testify by videoconference will be posted on [nyc.gov/engage](https://nyc.gov/engage) one hour in advance of the meeting.

If you do not wish to testify but would like to watch the meeting via livestream, please visit [bit.ly/NYCPlanningStream](https://bit.ly/NYCPlanningStream)

## Via Phone

Dial any of the following numbers:

- 877-853-5247 (US Toll-free)
- 888-788-0099 (US Toll-free)
- (253) 215-8782 (Toll number)
- (213) 338-8477 (Toll number)

If you **wish to** listen only, when prompted, enter:

- Meeting ID: 921 6989 0775
- Participant ID: Press pound (#) to skip
- Passcode: 1

## **Accessibility**

Please inform NYC Planning if you need a reasonable accommodation, such as sign language interpretation, to participate in the meeting. Foreign language interpretation will be provided based on available resources. Please email requests to [accessibilityinfo@planning.nyc.gov](mailto:accessibilityinfo@planning.nyc.gov) or call 212-720-3508 at least five business days before the meeting.


## **Speaking at Public Meetings**

Speakers are generally limited to three minutes of testimony. Elected officials are given the courtesy of jumping to the front of the speaking line and are not limited to three minutes. For speakers with translators, the time will be extended to five minutes.

While we welcome your comments on any project under review by the Commission, hate speech is not tolerated. Courtesy and decorum must be followed at all times.

# Public Meeting Agenda

- I. Approval of minutes for the public meeting of November 20, 2024
- II. **Commission votes** today on:

			
Calendar No.	ULURP No.	Project Name and Description	Location
1	<a href="#">C 240104 ZMX</a>	<p><b><u>438 Concord Avenue</u></b></p> <p>Proposal to facilitate the development of a 10-story mixed-use building containing ~87 dwelling units (~24 income-restricted) and commercial space</p>	<p><b>Community District 1</b> Mott Haven, The Bronx</p> <p><b>Councilmember Diana Ayala,</b> District 8</p>
2	<a href="#">N 240105 ZRX</a>		

Brooklyn




Calendar No.	ULURP No.	Project Name and Description	Location
3	<a href="#">N 250035 ZAK</a>	<p><b><a href="#">975 Nostrand Avenue – Curb Cut Authorization</a></b></p> <p>Proposal to enable the development of a new nine-story mixed-use building containing ~328 residential units and a FRESH food store</p>	<p><b>Community District 9</b> Crown Heights South, Brooklyn</p> <p><b>Councilmember Crystal Hudson,</b> District 35</p>


Queens



Calendar No.	ULURP No.	Project name and Description	Location
4	<a href="#">C 240363 ZMQ</a>	<p><b><a href="#">Gleason Funeral Home Commercial Overlay</a></b></p> <p>Proposal to enable a conversion to an accessory parking lot</p>	<p><b>Community District 7</b> Whitestone, Queens</p> <p><b>Councilmember Vickie Paladino,</b> District 19</p>

### III. Public Hearings today on:

			
Calendar No.	ULURP No.	Project Name and Description	Location
5	<a href="#">C 240402 HAK</a>	<b><a href="#">581 Grant Avenue Development</a></b> Proposal to allow the development of a seven-story mixed use building containing ~173 income-restricted residential units, community facility space and public open space	<b>Community District 5</b> East New York, Brooklyn  <b>Councilmember Sandy Nurse,</b> District 37
6	<a href="#">C 240403 ZMK</a>		
7	<a href="#">N 240404 ZRK</a>		

			
Calendar No.	ULURP No.	Project Name and Description	Location
8	<a href="#">C 240386 ZMM</a>	<b><a href="#">The Beacon</a></b> Proposal to allow the development of a new 21-story mixed-use building containing ~289 income restricted residential units and community facility space  <b>(<a href="#">see related City Map Change proposal here</a>)</b>	<b>Community District 11</b> East Harlem, Manhattan  <b>Councilmember Diana Ayala,</b> District 8
9	<a href="#">C 240387 HAM</a>		
10	<a href="#">N 240388 ZRM</a>		
11	<a href="#">C 240385 MMM</a>		

Queens



Calendar No.	ULURP No.	Project name and Description	Location
12	<a href="#">C 240186 ZMQ</a>	<p><b><u>123-12 Sutphin Boulevard Rezoning</u></b></p> <p>Proposal to facilitate the development of a new eight-story mixed-used building with ~125 residential units and a house of worship</p>	<p><b>Community District 12</b> South Jamaica, Queens</p> <p><b>Councilmember Adrienne E. Adams,</b> District 28</p>
13	<a href="#">N 240187 ZRQ</a>		
14	<a href="#">C 240311 ZMQ</a>	<p><b><u>122-03 14<sup>th</sup> Avenue Rezoning</u></b></p> <p>Proposal to facilitate the development of a new six-story mixed-use building containing ~103 residential units and ground floor retail use</p>	<p><b>Community District 7</b> College Point, Queens</p> <p><b>Councilmember Vickie Paladino,</b> District 19</p>
15	<a href="#">N 240312 ZRQ</a>		



# Meeting rules

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 hearings are required by law shall be laid over until the next meeting following the public hearing.
4. Matters not on the calendar may be considered by unanimous consent.

# About the Commission

The City Planning Commission meets regularly to hold hearings and vote on proposals concerning how land is used in New York City. [Read about the Commission's responsibilities and its history here.](#)

## Members of the Commission

- [Daniel R Garodnick, Esq., Chair](#)
- [Kenneth J. Knuckles, Esq., Vice Chair](#)
- [Gail Benjamin](#)
- [Alfred C. Cerullo, III](#)
- [Anthony Crowell, Esq.](#)
- [Joseph Douek](#)
- [David Gold, Esq.](#)
- [Leah Goodridge, Esq.](#)
- [Rasmia Kirmani-Frye](#)
- [Raju Mann](#)
- [Orlando Marín](#)
- [Juan Camilo Osorio](#)
- [Raj Rampershad](#)

# Commission Meetings Calendar 2024

## CITY PLANNING COMMISSION 2024 SCHEDULE OF MEETINGS

	SUN	MON	TUE	WED	THU	FRI	SAT
JANUARY		1 NEW YEAR'S DAY	2 REVIEW SESSION	3 CPC PUBLIC MEETING	4	5	6
	7	8	9	10	11	12	13
	14	15 MARTIN LUTHER KING, JR. DAY	16	17	18	19	20
	21	22 REVIEW SESSION	23	24 CPC PUBLIC MEETING	25	26	27
	28	29	30	31			
					1	2	3
FEBRUARY	4	5 REVIEW SESSION	6	7 CPC PUBLIC MEETING	8	9	10 LUNAR NEW YEAR
	11	12	13	14 SHROONDAY	15	16	17
	18	19 PRESIDENTS DAY	20 REVIEW SESSION	21 CPC PUBLIC MEETING	22	23	24
	25	26	27	28	29		
MARCH						1	2
	3	4 REVIEW SESSION	5	6 CPC PUBLIC MEETING	7	8	9
	10 RAMADAN BEGINS	11	12	13	14	15	16
	17 ST. PATRICK'S DAY	18 REVIEW SESSION	19	20 CPC PUBLIC MEETING	21	22	23
	24	25	26	27	28	29 GOOD FRIDAY	30
31							
APRIL		1 REVIEW SESSION	2	3 CPC PUBLIC MEETING	4	5	6
	7	8	9	10	11	12	13
	14	15	16 SID AH-TE	17 CPC PUBLIC MEETING	18	19	20
	21	22 PASSOVER BEGINS	23	24	25	26	27
28	29 REVIEW SESSION	30					
MAY				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 MEMORIAL DAY	28 REVIEW SESSION	29 CPC PUBLIC MEETING	30	31	
JUNE							1
	2	3	4	5	6	7	8
	9	10 REVIEW SESSION	11	12 CPC PUBLIC MEETING	13	14	15
	16	17	18	19 FASTEDAH	20	21	22
23	24 REVIEW SESSION	25	26 CPC PUBLIC MEETING	27	28	29	
30							
JULY			1	2	3	4 INDEPENDENCE DAY	5
	7	8 REVIEW SESSION	9	10 CPC PUBLIC MEETING	11	12	13
	14	15	16	17	18	19	20
	21	22 REVIEW SESSION	23	24 CPC PUBLIC MEETING	25	26	27
	28	29	30	31			
					1	2	3
AUGUST	4	5 REVIEW SESSION	6	7 CPC PUBLIC MEETING	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
SEPTEMBER	1	2 LABOR DAY	3	4	5	6	7
	8	9 REVIEW SESSION	10	11 CPC PUBLIC MEETING	12	13	14
	15	16	17	18	19	20	21
	22	23 REVIEW SESSION	24	25 CPC PUBLIC MEETING	26	27	28
	29	30					
OCTOBER			1	2	3 ROSH HANUWAH	4	5
	6	7	8	9	10	11	12 YOM KIPPUR
	13	14 COLUMBUS DAY	15 REVIEW SESSION	16 CPC PUBLIC MEETING	17	18	19
	20	21	22	23	24	25	26
	27	28	29	30	31		
NOVEMBER						1	2
	3	4 REVIEW SESSION	5 ELECTION DAY	6 CPC PUBLIC MEETING	7	8	9
	10	11 VETERANS DAY	12	13	14	15	16
	17	18 REVIEW SESSION	19	20 CPC PUBLIC MEETING	21	22	23
	24	25	26	27	28	29	30
DECEMBER	1	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 CHRISTMAS	26 RAMADAN BEGINS	27	28
	29	30	31				

Review Sessions are held at 120 Broadway, lower level, starting at 1:00 PM  
Public Meetings are held at 120 Broadway, lower level, starting at 10:00 AM

