

City Planning Commission Review Session

Cover Sheet

At this review session the City Planning Commission will review land use applications that are about to begin the city's land use process, applications that will have a public hearing this Wednesday, and applications under consideration by the Commission.

April 24, 2023 | 1:00 pm

The City Planning Commission will review the following items:

Special Public Meeting ADOPTED

- I. Approval of the Minutes**
- II. Reports**

The Special Public Meeting Calendar is available on the Commission Meetings page on the DCP website:

<https://www.nyc.gov/site/planning/about/commissionmeetings.page>

DISPOSITION SHEET

Citywide: Non-ULURP Referral			
No.	ULURP no.	Project Name and Description	Location
1	N 230113 ZRY	<p><u>City of Yes for Carbon Neutrality</u> Proposal to update zoning regulations to support climate goals</p> <p><u>Racial Equity Report</u></p> <p>CEQR No.: 23DCP135Y <u>EAS</u> <u>Negative Declaration</u></p> <p>REFER TO THE COMMUNITY BOARDS, BOROUGH BOARDS, AND BOROUGH PRESIDENTS FOR 60 DAYS</p>	Citywide

DISPOSITION SHEET

Brooklyn: Certifications			
No.	ULURP no.	Project Name and Description	Location
2	220438 ZMK N 220439 ZRK	<p><u>Belmont Osborn Rezoning</u> Proposal to enable the development of two seven-story mixed-use buildings containing ~200 residential units and ground floor retail</p> <p><u>Racial Equity Report</u></p> <p>CEQR No.: 22DCP009K <u>EAS</u> <u>Negative Declaration</u></p> <p>CERTIFIED</p>	<p>Community District 16 Brownsville, Brooklyn</p> <p>Councilmember Darlene Mealy, District 41</p>
3	200101 ZMK	<p><u>2761 Plumb 2nd Street Rezoning</u> Proposal to allow an existing eating and drinking establishment to operate as-of-right</p> <p>CEQR No.: 22DCP052K <u>EAS</u> <u>Negative Declaration</u></p> <p>CERTIFIED</p>	<p>Community District 15 Sheepshead Bay, Brooklyn</p> <p>Councilmember Inna Vernikov, District 48</p>

DISPOSITION SHEET

4	220453 ZMK N 220454 ZRK	<p><u>703 Myrtle Avenue Rezoning</u> Proposal to facilitate the development of an eight-story mixed-use building containing ~54 residential units and ground floor commercial</p> <p>Racial Equity Report</p> <p>CEQR No.: 21DCP203K EAS Negative Declaration</p> <p>CERTIFIED</p>	<p>Community District 3 Bedford-Stuyvesant, Brooklyn</p> <p>Councilmember Lincoln Restler, District 33</p>
5	230047 ZSK N 230046 ZAK	<p><u>180 Schermerhorn Street Parking Lot</u> Proposal to allow an increase in capacity of an existing attended public parking lot</p> <p>CEQR No.: 23DCP020K EAS Negative Declaration</p> <p>CERTIFIED</p>	<p>Community District 2 Downtown Brooklyn, Brooklyn</p> <p>Councilmember Lincoln Restler District 33</p>

DISPOSITION SHEET

Staten Island: Certification			
No.	ULURP no.	Project Name and Description	Location
6	220456 ZMR	<u>125 Greaves Lane</u> Proposal to facilitate the conversion of an existing building from community facility to commercial uses CEQR No.: 22DCP146R <u>EAS</u> <u>Negative Declaration</u> CERTIFIED	Community District 3 Great, Staten Island Councilmember Joseph C. Borelli, District 51

Manhattan: Pre-Public Hearing Review			
No.	ULURP no.	Project Name and Description	Location
7	N 230111 PXM	<u>630 Ninth Avenue - MN CB 4 Office Space</u> Proposal for the acquisition of new office space for Manhattan Community Board 4 (5/12) TO PUBLIC HEARING ON WEDNESDAY 4/26/2023	Community District 4 Midtown, Manhattan Councilmember Erik Bottcher, District 3

DISPOSITION SHEET

Queens: Pre-Public Hearing Reviews			
No.	ULURP no.	Project Name and Description	Location
8	C 230041 ZMQ N 230042 ZRQ	<p><u>Ocean Crest Rezoning</u> Proposal to facilitate a new eight-story building containing ~106 income-restricted residential units and community facility space (6/20)</p> <p>TO PUBLIC HEARING ON WEDNESDAY 4/26/2023</p>	<p>Community District 14 Rockaway, Queens</p> <p>Councilmember Selvena N. Brooks-Powers, District 31</p>
9	C 210323 MMQ	<p><u>43rd Avenue Demapping</u> Proposal to eliminate a portion of 43rd Avenue on the City Map to allow an existing retaining wall to remain in place (6/5)</p> <p>TO PUBLIC HEARING ON WEDNESDAY 4/26/2023</p>	<p>Community District 11 Bayside, Queens</p> <p>Councilmember Vicki Paladino, District 19</p>

DISPOSITION SHEET

Queens: City Council Modification			
No.	ULURP no.	Project Name and Description	Location
10	C 200232 ZMQ N 220330 ZRQ*	<p><u>25-46 Far Rockaway Blvd Rezoning</u></p> <p>Proposal to enable a new five-story development containing ~40 residential units</p> <p><i>*Withdrawn</i></p> <p>SEND LETTER TO CITY COUNCIL</p>	<p>Community District 14 Far Rockaway, Queens</p> <p>Councilmember Selvena N. Brooks-Powers, District 31</p>

Future Votes: 4/26/2023 DISCUSSED			
No.	ULURP no.	Project Name and Description	Location
11	N 230071 ZAM	<p><u>180 East 125th - FRESH Authorization</u></p> <p>Proposal to facilitate the development of a 15-story building containing ~543 residential units and a ground-floor FRESH grocery store</p>	<p>Community District 11 East Harlem, Manhattan</p> <p>Councilmember Diana Ayala, District 8</p>

DISPOSITION SHEET

<p>N 230163 ZAR N 230164 ZAR</p>	<p><u>55 Arbor Court</u> Authorizations to facilitate a new in-ground swimming pool</p>	<p>Community District 2 Todt Hill, Staten Island</p> <p>Councilmember David Carr, District 50</p>
<p>N 230095 ZAR N 230096 ZAR</p>	<p><u>93 Cromwell Circle</u> Authorizations to facilitate a new in-ground swimming pool</p>	<p>Community District 2 Todt Hill, Staten Island</p> <p>Councilmember David Carr, District 50</p>
<p>N 220419 RCR</p>	<p><u>57 Elder Avenue</u> Certification for the reapportionment of two existing zoning lots</p>	<p>Community District 3 Pleasant Plains, Staten Island</p> <p>Councilmember Joseph C. Borelli, District 51</p>

DISPOSITION SHEET

Post-Hearing Follow-Up <i>DISCUSSED</i>			
No.	ULURP no.	Project Name and Description	Location
12	C 220218 ZMQ	<u>189-10 Northern Boulevard Commercial Overlay</u> Proposal to facilitate the development of a new three-story mixed-use building with commercial and community facility uses (6/5)	Community District 11 Auburndale, Queens Councilmember Vickie Paladino, District 19

Present Remotely: *Commissioner Cerullo, Commissioner Gold, Commissioner Marin*

Absent: *Commissioner Crowell*

Meeting End Time: *5:07 PM*

DISPOSITION SHEET

How to View

In-Person

In-person meetings are held at 120 Broadway, Concourse Level.

Livestream

To watch the Review Session live, please visit bit.ly/NYCPlanningStream

Listen 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)

When prompted, enter:

- Meeting ID: 965 7770 8263
- 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 or call 212-720-3508 at least five business days before the meeting.