

# CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:  
WEDNESDAY, MAY 25, 2011  
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 110250 HAK	16	TRUXTON RESIDENCE	Scheduled to be Heard 6/7/11
2	N 110261 BDX	10,11	WESTCHESTER SQUARE BID	Favorable Report Adopted
3	C 110169 PPK	2	BROOKLYN NAVY YARD	" "
4	C 070210 ZMQ	7	SOLOW CENTER	" "
5	C 100342 ZMQ	13	LINDEN BOULEVARD	Fav. Report Adopted as Modified
6	C 080440 MMQ	14	ALMEDA AVENUE	Favorable Report Adopted
7	C 080482 ZMR	3	WOODROW PLAZA	" "
8	N 080483 ZRR	3	" "	" "
9	N 110040 RAR	3	" "	Authorization Approved
10	N 080484 RAR	3	" "	" "
11	N 080485 RAR	3	" "	" "
12	N 110238 ZAR	1	MARKHAM GARDENS SENIOR HOUSING	" "
13	N 110133 ZAR	2	167 NEVADA AVENUE	" "
14	C 080491 ZMK	1	TEDDY'S BAR AND GRILL	Hearing Closed
15	C 100175 ZMQ	7	TD BANK	" "
16	C 110207 ZMQ	2	SUNNYSIDE/WOODSIDE REZONING	" "
17	N 110208 ZRQ	2	" "	" "

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		
Amanda M. Burden, FAICP, Chair	P	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		
Angela M. Battaglia	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y		
Rayann Besser	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y		
Irwin G. Cantor, P.E.	P	Y	Y	Y	N	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		
Betty Y. Chen	P	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		
Richard W. Eaddy	P	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		
Anna Hayes Levin	P	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		
Karen A. Phillips, Commissioners	P	Y	Y	Y	N	Y	Y	Y	Y	Y	Y	Y	Y		

MEETING ADJOURNED AT: 11:47 A.M.



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

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**CITY PLANNING COMMISSION**

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**WEDNESDAY, MAY 25, 2011**

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



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

**[No. 10]**

**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](http://nyc.gov/planning)**

## CITY PLANNING COMMISSION

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### 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.

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**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](http://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) 720-3370.

**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**
- RAYANN BESSER**
- IRWIN G. CANTOR, P.E.**
- ALFRED C. CERULLO, III**
- BETTY Y. CHEN**
- MARIA M. DEL TORO**
- RICHARD W. EADDY**
- NATHAN LEVENTHAL**
- ANNA HAYES LEVIN**
- SHIRLEY A. MCRAE**
- KAREN A. PHILLIPS, Commissioners**
- YVETTE V. GRUEL, Calendar Officer**

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

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**WEDNESDAY MAY 25, 2011**

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**Community Board Public Hearing Notices are available in the  
Calendar Information Office, Room 2E, 22 Reade Street,  
New York, N.Y. 10007**

The next regular public meeting of the City Planning Commission is scheduled for June 7, 2011 at Spector Hall, 22 Reade Street, 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 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 \_\_\_\_\_ ULURP No.: \_\_\_\_\_ CD No.: \_\_\_\_\_

Position:      Opposed \_\_\_\_\_

                    In Favor \_\_\_\_\_

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Organization (if any) \_\_\_\_\_

Address: \_\_\_\_\_ Title: \_\_\_\_\_

**MAY 25, 2011**

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**APPROVAL OF MINUTES OF the Regular Meeting of May 11, 2011**

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**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE SCHEDULED FOR  
TUESDAY, JUNE 7, 2011  
STARTING AT 10:00 A. M.  
AT SPECTOR HALL, 22 READE STREET  
NEW YORK, NEW YORK**

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**BOROUGH OF BROOKLYN**

**No. 1**

***TRUXTON RESIDENCE***

**CD 16**

**C 110250 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 property located at 21 Truxton Street (Block 1542, Lot 44), 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 to be selected by HPD;

to facilitate development of a five-story building with approximately 48 units, to be developed under the Department of Housing Preservation and Development's Supportive Housing Loan Program.

**Resolution for adoption scheduling June 7, 2011 for a public hearing.**

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**II. REPORTS**

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**BOROUGH OF THE BRONX**

**No. 2**

***WESTCHESTER SQUARE BID***

**CD 10 & 11**

**N 110261 BDX**

**IN THE MATTER OF** an application submitted by the Department of Small Business Services on behalf of the Westchester 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 Westchester Square Business Improvement District.

(On April 13, 2011, Cal. No. 1, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 4, the hearing was closed.)

**For consideration.**

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**BOROUGH OF BROOKLYN**

**No. 3**

***BROOKLYN NAVY YARD***

**CD 2**

**C 110169 PPK**

**IN THE MATTER OF** an application submitted by the NYC Department of Small Business Services (SBS), pursuant to Section 197-c of the New York City Charter, for disposition to the Brooklyn Navy Yard Development Corporation (BNYDC) of city-owned property located in the Brooklyn Navy Yard at 63 Flushing Avenue, Unit 300, (Block 2023, Lots 1 and 150), Community District 2, pursuant to zoning.

(On April 13, 2011, Cal. No. 2, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 5, the hearing was closed.)

**For consideration.**

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**BOROUGH OF QUEENS**

**No. 4**

***SOLOW CENTER***

**CD 7**

**C 070210 ZMQ**

**IN THE MATTER OF** an application submitted by Mark E. Solow pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 10a:

1. changing from an M1-1 District to an R6 District property bounded by a line 100 feet northerly of Northern Boulevard, a line 100 feet easterly of Prince Street, Northern Boulevard, and Prince Street; and
2. establishing within the proposed R6 District a C2-2 District bounded by a line 100 feet northerly of Northern Boulevard, a line 100 feet easterly of Prince Street, Northern Boulevard, and Prince Street;

as shown on a diagram (for illustrative purposes only) dated January 3, 2011, and subject to the conditions of CEQR Declaration E-269.

(On April 13, 2011, Cal. No. 3, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 6, the hearing was closed.)

**For consideration.**

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**No. 5**

***LINDEN BOULEVARD***

**CD 13**

**C 100342 ZMQ**

**IN THE MATTER OF** an application submitted by Jamaica Associates Inc. pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 19a, by establishing within an existing R3-2 District a C1-3 District bounded by a line 100 feet northerly of Linden Boulevard, a line 90 feet easterly of 226<sup>th</sup> Street, Linden Boulevard, and 226<sup>th</sup> Street, as shown on a diagram (for illustrative purposes only) dated January 3, 2011, and subject to the conditions of CEQR Declaration E-270.

(On March 30, 2011, Cal. No. 4, the Commission scheduled April 13, 2011 for a public hearing. On April 13, 2011, Cal. No. 14, the hearing was closed. On May 11, 2011, Cal. No. 18, the item was laid over.)

**For consideration.**



**No. 6**

***ALMEDA AVENUE***

**CD 14**

**C 080440 MMQ**

**IN THE MATTER OF** an application submitted by the Department of Transportation and the Department of Design and Construction, pursuant to Sections 197-c and 199 of the New York City Charter, for an amendment to the City Map involving:

- the establishment of Almeda Avenue between Barbadoes Drive and the United States Pierhead and Bulkhead Line;
- the delineation of a sewer easement; and
- the extinguishment of a portion of record street,

including authorization for any acquisition or disposition of real property related thereto, in accordance with Map No. 5006, dated June 15, 2010 and signed by the Borough President.

(On April 13, 2011, Cal. No. 4, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 7, the hearing was closed.)

**For consideration.**



**BOROUGH OF STATEN ISLAND**

**Nos. 7, 8, 9, 10 & 11**

**WOODROW PLAZA**

**No. 7**

**CD 3**

**C 080482 ZMR**

**IN THE MATTER OF** an application submitted by Ottavio Savo and Leonello Savo & Woodrow Plaza, LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 33a, by establishing within an existing R3X District a C2-2 District bounded by a line 100 feet southerly of the former southerly street line of Spar Avenue, a line 440 feet easterly of Rossville Avenue, Woodrow Road and Rossville Avenue, as shown in a diagram (for illustrative purposes only) dated February 28, 2011, and subject to the conditions of CEQR Declaration E-275.

(On April 13, 2011, Cal. No. 5, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 8, the hearing was closed.)

**For consideration.**

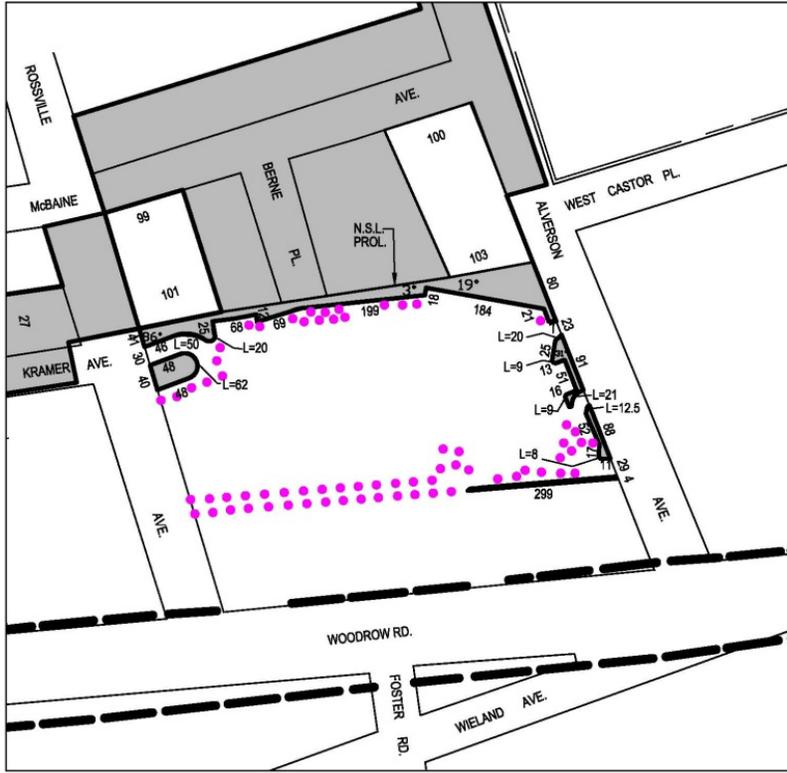
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**No. 8**

**CD 3**

**N 080483 ZRR**

**IN THE MATTER OF** an application submitted by Ottavio Savo and Leonello Savo & Woodrow Plaza, LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, concerning the Special South Richmond Development District (Article X, Chapter 7), Appendix A, relating to the modification of designated open space boundaries.



CITY PLANNING COMMISSION  
CITY OF NEW YORK  
DIAGRAM SHOWING PROPOSED  
**CHANGE IN DESIGNATED OPEN SPACE**  
**ON THE SOUTH RICHMOND SPECIAL DISTRICT PLAN**

**35a**

BOROUGH OF  
**STATEN ISLAND**

SCALE IN FEET



NOTE:

..... The areas enclosed by the dotted lines is changed within the Special South Richmond Development District.

■ Indicates area of designated open space network.

(On April 13, 2011, Cal. No. 6, the Commission scheduled April 27, 2011 for a public hearing. On April 27, 2011, Cal. No. 9, the hearing was closed.)

**For consideration.**



**No. 9**

**CD 3**

**N 110040 RAR**

**IN THE MATTER OF** an application submitted by Ottavio Savo and Leonello Savo & Woodrow Plaza, LLC for the grant of authorizations pursuant to Section 107-64 for removal of trees and Section 107-65 for modification of existing topography to facilitate the development of two new commercial buildings at 1243 and 1275 Woodrow Road (Block 6145, Lots 13 & 16) within the Special South Richmond Development District (SSRDD).

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**



**No. 10**

**CD 3**

**N 080484 RAR**

**IN THE MATTER OF** an application submitted by Ottavio Savo and Leonello Savo & Woodrow Plaza, LLC for the grant of an authorization pursuant to Section 107-65 for modification of existing topography to facilitate site alterations for a reconfigured group parking facility at 645 Rossville Avenue (Block 6145, Lots 40 & 300) within the Special South Richmond Development District (SSRDD).

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**



**No. 11**

**CD 3**

**N 080485 RAR**

**IN THE MATTER OF** an application submitted by Ottavio Savo and Leonello Savo & Woodrow Plaza, LLC for the grant of an authorization pursuant to Section 107-68 for modification of group parking facility and access regulations to facilitate the development of two new commercial buildings at 1243 and 1275 Woodrow Road (Block 6145, Lots 13 & 16) within the Special South Richmond Development District (SSRDD).

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**

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**No. 12**

***MARKHAM GARDENS SENIOR HOUSING***

**CD 1**

**N 110238 ZAR**

**IN THE MATTER OF** an application submitted by the New York City Housing Authority for the grant of an authorization pursuant to Section 23-631(i) of the Zoning Resolution to modify the requirements of Section 23-631 (Height and setback in R1, R2, R3, R4 and R5 Districts) to facilitate the development of a 5-story non-profit residence for the elderly, on property located on Block 169, Lots 1-10, 12-16, 19-23, 26-31 & 35, in an R3-2 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.

**For consideration.**

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**No. 13**

***167 NEVADA AVENUE***

**CD 2**

**N 110133 ZAR**

**IN THE MATTER OF** an application submitted by David Flynn for the grant of authorization pursuant to Section 105-421 and Section 105-425 of the Zoning Resolution involving modification of topographic features on Tier I sites and modification of botanic environment and tree preservation and planting requirements to facilitate development of a single-family residence with an accessory in-ground swimming pool, paved patio and retaining wall at 167 Nevada Avenue (Block 952, Lot 267) within the Special Natural Area District (NA-1).

Plans for this proposal are on file with the City Planning Commission and may be seen at the Staten Island Office of the Department of City Planning, 130 Stuyvesant Place, 6<sup>th</sup> floor, Staten Island, New York, 10301.

**For consideration.**

**III. PUBLIC HEARINGS**

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**BOROUGH OF BROOKLYN**

**No. 14**

***TEDDY'S BAR AND GRILL***

**CD 1**

**C 080491 ZMK**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by The Glef, Ltd. pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No 12c, by establishing within an existing R6B District a C2-4 District bounded by a line midway between North 9<sup>th</sup> Street and North 10<sup>th</sup> Street, Berry Street, North 7<sup>th</sup> Street, and a line 100 feet northwesterly of Berry Street, as shown on a diagram (for illustrative purposes only) dated February 28, 2011.

(On May 11, 2011, Cal. No. 1, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**BOROUGH OF QUEENS**

**No. 15**

***TD BANK***

**CD 7**

**C 100175 ZMQ**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by TD Bank, NA pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 7d, by establishing within an existing R3A District a C1-2 district bounded by 14<sup>th</sup> Avenue, Cross Island Parkway Service Road South, a line 100 feet northerly of 15<sup>th</sup> Avenue, and 148<sup>th</sup> Street, as

shown on a diagram (for illustrative purposes only) dated February 14, 2011, and subject to the conditions of CEQR Declaration E-271.

(On May 11, 2011, Cal. No. 2, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**Nos. 16, 17, & 18**

***SUNNYSIDE/WOODSIDE REZONING***

**No. 16**

**CD 1**

**C 110207 ZMQ**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by the Department of City Planning pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 9b and 9d:

1. eliminating from within an existing R5 District a C1-2 District bounded by:
  - a. a line 150 feet northerly of Queens Boulevard, 41<sup>st</sup> Street, Queens Boulevard, 40<sup>th</sup> Street, a line 150 southerly of Queens Boulevard, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;
  - b. a line 150 northerly of 47<sup>th</sup> Avenue, 40<sup>th</sup> Street, 47<sup>th</sup> Avenue, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;
  - c. a line 150 northwesterly of Greenpoint Avenue, 42<sup>nd</sup> Street, Greenpoint Avenue, 43<sup>rd</sup> Street, 47<sup>th</sup> Avenue, a line 150 feet southeasterly of Greenpoint Avenue, 48<sup>th</sup> Avenue, and 41<sup>st</sup> Street;
  - d. a line 150 feet northerly of 48<sup>th</sup> Avenue, 44<sup>th</sup> Street, 48<sup>th</sup> Avenue, and 43<sup>rd</sup> Street; and
  - e. 47<sup>th</sup> Avenue, 48<sup>th</sup> Street, a line 150 feet southerly of 47<sup>th</sup> Avenue, and 47<sup>th</sup> Street;

2. eliminating from within an existing R6 District a C1-2 District bounded by a line 150 feet northeasterly of 39<sup>th</sup> Avenue, a line midway between 61<sup>st</sup> Street and 62<sup>nd</sup> Street, a line 150 feet northerly of Roosevelt Avenue, 63<sup>rd</sup> Street, a line 150 northeasterly of 39<sup>th</sup> Avenue, 65<sup>th</sup> Street, a line 150 feet southerly of Roosevelt Avenue, a line 150 southeasterly of 61<sup>st</sup> Street, Woodside Avenue, 60<sup>th</sup> Street, Roosevelt Avenue, 59<sup>th</sup> Street, a line 150 feet northwesterly of Roosevelt Avenue, the northeasterly boundary line of the Long Island Railroad right-of-way (Main Line), and 61<sup>st</sup> Street;
3. eliminating from within an existing R7-1 District a C1-2 District bounded by:
  - a. a line 150 northerly of Queens Boulevard, 44<sup>th</sup> Street, Queens Boulevard, and 41<sup>st</sup> Street; and
  - b. a line 150 northerly of 47<sup>th</sup> Avenue, 44<sup>th</sup> Street, 47<sup>th</sup> Avenue, and 43<sup>rd</sup> Street;
4. eliminating from within an existing R5 District a C2-2 District bounded by Queens Boulevard, 41<sup>st</sup> Street, a line 150 feet southerly of Queens Boulevard, and 40<sup>th</sup> Street;
5. eliminating from within an existing R6 District a C2-2 District bounded by:
  - a. a line 150 northerly of 43<sup>rd</sup> Avenue, 52<sup>nd</sup> Street, a line 150 northwesterly of Roosevelt Avenue, Skillman Avenue, 55<sup>th</sup> Street, Roosevelt Avenue, 43<sup>rd</sup> Avenue, 51<sup>st</sup> Street, Roosevelt Avenue, 50<sup>th</sup> Street, 43<sup>rd</sup> Avenue, and a line midway between 50<sup>th</sup> Street and 49<sup>th</sup> Street;
  - b. Woodside Avenue, 58<sup>th</sup> Street, a line 150 northeasterly of Woodside Avenue, 59<sup>th</sup> Street, Roosevelt Avenue, and 57<sup>th</sup> Street; and
  - c. a line 100 feet northerly of Roosevelt Avenue, 69<sup>th</sup> Street, 38<sup>th</sup> Avenue, a line 100 feet easterly of 69<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, 70<sup>th</sup> Street and its northerly centerline prolongation, a line 150 feet southerly of Roosevelt Avenue, 65<sup>th</sup> Place, and 65<sup>th</sup> Street;
6. eliminating from within an existing R7-1 District a C2-2 District bounded by:
  - a. Queens Boulevard, 44<sup>th</sup> Street, a line 150 feet southerly of Queens Boulevard, and 41<sup>st</sup> Street; and
  - b. 43<sup>rd</sup> Avenue, 50<sup>th</sup> Street, a line 100 feet northwesterly of Roosevelt Avenue, and a line midway between 50<sup>th</sup> Street and 49<sup>th</sup> Street
7. changing from an R7-1 District to an R4 District property bounded by Skillman Avenue - L. Mumford Way, 48<sup>th</sup> Street, a line 190 feet southerly of 43<sup>rd</sup> Avenue, a line midway

- between 48<sup>th</sup> Street and 47<sup>th</sup> Street, a line 200 feet northerly of Queens Boulevard, and a line 72 feet westerly of 47<sup>th</sup> Street;
8. changing from a C4-2 District to an R4 District property bounded by a line 200 feet northerly of Queens Boulevard, a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street, a line 96 feet northerly of Queens Boulevard, 47<sup>th</sup> Street, a line 45 feet northerly of Queens Boulevard, and a line 72 feet westerly of 47<sup>th</sup> Street;
  9. changing from an M1-1 District to an R4 District property bounded by a line 100 feet northerly of 39<sup>th</sup> Avenue - Middleburg Avenue, 48<sup>th</sup> Street, 39<sup>th</sup> Avenue - Middleburg Avenue, and a line 200 feet westerly of 48<sup>th</sup> Street;
  10. changing from an R4 District to an R4-1 District property bounded by the northerly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), a line 125 feet westerly of 54<sup>th</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, 55<sup>th</sup> Street and its northerly centerline prolongation, the northeasterly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), 57<sup>th</sup> Street, a line 100 feet southerly of 39<sup>th</sup> Avenue, a line midway between 57<sup>th</sup> Street and 58<sup>th</sup> Street, a line 500 feet southerly of 39<sup>th</sup> Avenue, a line midway between 54<sup>th</sup> Street and 55<sup>th</sup> Street, and Woodside Avenue;
  11. changing from an R6 District to an R4-1 District property bounded by:
    - a. 37<sup>th</sup> Avenue, 64<sup>th</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, and a line midway between 62<sup>nd</sup> Street and 61<sup>st</sup> Street; and
    - b. a line perpendicular to the easterly street line of 63<sup>rd</sup> Street distant 100 feet southerly (as measured along the street line) from the point of intersection of the southerly street line of Roosevelt Avenue and the easterly street line of 63<sup>rd</sup> Street, a line midway between 63<sup>rd</sup> Street and 64<sup>th</sup> Street, a line 100 southerly of Roosevelt Avenue, a line 530 feet northerly of Woodside Avenue, 65<sup>th</sup> Place, a line 240 feet southerly of Roosevelt Avenue, 67<sup>th</sup> Street, a 390 feet northerly Woodside Avenue, a line midway between 65<sup>th</sup> Place and Burrough Place, a line 110 feet northerly of Woodside Avenue, 64<sup>th</sup> Street, Trimble Road, and 63<sup>rd</sup> Street;
  12. changing from an R4 District to an R5B District property bounded by:
    - a. a line 380 feet southerly of 39<sup>th</sup> Avenue-Middleburg Avenue, a line midway between 49<sup>th</sup> Street - Heiser Street and 50<sup>th</sup> Street, a line 100 feet southerly of 39<sup>th</sup> Avenue-Middleburg Avenue, 50<sup>th</sup> Street, a line 150 feet southerly of 39<sup>th</sup> Avenue-Middleburg Avenue, a line midway between 50<sup>th</sup> Street and 51<sup>st</sup> Street, a line 100 feet southerly of 39<sup>th</sup> Avenue - Middleburg Avenue, 51<sup>st</sup> Street, a line 250 feet northerly of Skillman Avenue, a line midway between 51<sup>st</sup> Street and 52<sup>nd</sup> Street,

a line 320 feet northerly of Skillman Avenue, 52<sup>nd</sup> Street, a line 100 feet northerly of Skillman Avenue, and 49<sup>th</sup> Street; and

- b. Barnett Avenue, a line 100 feet easterly of 52<sup>nd</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, Woodside Avenue, a line midway between 54<sup>th</sup> Street and 55<sup>th</sup> Street, a line 500 feet southerly of 39<sup>th</sup> Avenue, a line midway between 57<sup>th</sup> Street and 58<sup>th</sup> Street, a line 100 feet southerly of 39<sup>th</sup> Avenue, the northeasterly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), a line 150 feet northerly of Roosevelt Avenue, a line 150 feet northerly of Woodside Avenue, 58<sup>th</sup> Street, Woodside Avenue, 57<sup>th</sup> Street, Roosevelt Avenue, Skillman Avenue, 54<sup>th</sup> Street, 39<sup>th</sup> Drive, 52<sup>nd</sup> Street, 39<sup>th</sup> Avenue, and 52<sup>nd</sup> Street;
13. changing from an R5 District to an R5B District property bounded by:
    - a. Skillman Avenue, 40<sup>th</sup> Street, a line 200 feet northerly of 43<sup>rd</sup> Avenue, 39<sup>th</sup> Place, a line 125 feet southerly of 43<sup>rd</sup> Avenue, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;
    - b. a line 100 feet southerly of Queens Boulevard, 50<sup>th</sup> Street, 47<sup>th</sup> Avenue, and 49<sup>th</sup> Street; and
    - c. a line 100 feet southerly of 37<sup>th</sup> Avenue, 61<sup>st</sup> Street, a line 100 feet northerly of Roosevelt Avenue, the northeasterly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), 58<sup>th</sup> Street, 38<sup>th</sup> Avenue, and a line midway between 57<sup>th</sup> Street and 58<sup>th</sup> Street;
  14. changing from an R6 District to an R5B District property bounded by a line 150 feet northerly of Woodside Avenue, a line 150 feet northerly of Roosevelt Avenue, the northeasterly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), a line 100 feet northerly of Roosevelt Avenue, a line perpendicular to the easterly street line of 60<sup>th</sup> Street distant 150 northerly (as measured along the street line) from the point of intersection of the easterly street line of 60<sup>th</sup> Street and the northerly street line of Roosevelt Avenue, 60<sup>th</sup> Street, a line perpendicular to the westerly street line of 60<sup>th</sup> Street distant 100 feet northerly (as measured along the street line) from the point of intersection of the westerly street line of 60<sup>th</sup> Street and the northerly street line of Roosevelt Avenue, a line midway between 59<sup>th</sup> Street and 60<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, 59<sup>th</sup> Street, a line 100 feet northerly of Woodside Avenue, and 58<sup>th</sup> Street;
  15. changing from an R7-1 District to an R5B District property bounded by Skillman Avenue-Lewis Mumford Way, a line 72 feet westerly of 47<sup>th</sup> Street, a line 100 feet southerly of Skillman Avenue - Lewis Mumford Way, and 43<sup>rd</sup> Street;
  16. changing from an R4 District to an R5D District property bounded by:

- a. a line 175 feet northerly of Skillman Avenue, a line midway between 48<sup>th</sup> Street-Gosman Avenue and 48<sup>th</sup> Street - Heiser Street, Skillman Avenue, and 48<sup>th</sup> Street-Gosman Avenue; and
  - b. a line 100 feet northerly of Skillman Avenue, 52<sup>nd</sup> Street, Skillman Avenue, and a line midway between 50<sup>st</sup> Street and 51<sup>th</sup> Street;
17. changing from an R5 District to an R5D District property bounded by:
- a. a line 100 feet southerly of Queens Boulevard, a line midway between 41<sup>st</sup> Street and 40<sup>th</sup> Street, 47<sup>th</sup> Avenue, 41<sup>st</sup> Street, a line 200 feet southerly of 47<sup>th</sup> Avenue, 40<sup>th</sup> Street, 47<sup>th</sup> Avenue, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street; and
  - b. a line 100 feet southeasterly of Greenpoint Avenue, 44<sup>th</sup> Street, 48<sup>th</sup> Avenue, and 43<sup>rd</sup> Street;
18. changing from an R6 District to an R5D District property bounded by:
- a. Skillman Avenue, the southerly centerline prolongation of 54<sup>th</sup> Street, a line 100 feet northwesterly of Roosevelt Avenue, 52<sup>nd</sup> Street, a line 65 feet northerly of 43<sup>rd</sup> Avenue, a line 100 feet westerly of 52<sup>nd</sup> Street, a line 100 feet southerly of Skillman Avenue, and a line 100 feet easterly of 51<sup>st</sup> Street;
  - b. 37<sup>th</sup> Avenue, a line midway between 61<sup>st</sup> Street and 62<sup>nd</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, 64<sup>th</sup> Street, 37<sup>th</sup> Avenue, the northeasterly boundary line of the New York Conn. Rail Road Railroad right-of-way, a line 100 feet northerly of Roosevelt Avenue, 65<sup>th</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, 39<sup>th</sup> Avenue, 64<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, and 61<sup>st</sup> Street; and
  - c. a line 100 feet southerly of Roosevelt Avenue, the northeasterly boundary line of the New York Conn. Rail Road Railroad right-of-way, Woodside Avenue, 64<sup>th</sup> Street, a line 110 feet northerly Woodside Avenue, a line midway between 65<sup>th</sup> Place and Burrough Place, a line 390 feet northerly of Woodside Avenue, 67<sup>th</sup> Street, a line 240 feet southerly of Roosevelt Avenue, 65<sup>th</sup> Place, and a line 530 feet northerly of Woodside Avenue;
19. changing from an R7-1 District to an R5D District property bounded by:
- a. Skillman Avenue, a line midway between 49<sup>th</sup> Street and 50<sup>th</sup> Street, 43<sup>rd</sup> Avenue, and 48<sup>th</sup> Street; and

- b. a line 100 feet northerly of Skillman Avenue, 54<sup>th</sup> Street, Skillman Avenue, and 52<sup>nd</sup> Street;
20. changing from an R5 District to an R6A District property bounded by:
- a. a line 100 feet southerly of Queens Boulevard, 41<sup>st</sup> Street, 47<sup>th</sup> Avenue, and a line midway between 41<sup>st</sup> Street and 40<sup>th</sup> Street; and
  - b. 47<sup>th</sup> Avenue, 48<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, 49<sup>th</sup> Street, a line 300 feet southerly of 47<sup>th</sup> Avenue, 48<sup>th</sup> Street, a line 100 feet southerly of 47<sup>th</sup> Avenue, 44<sup>th</sup> Street, a line 100 feet southeasterly of Greenpoint Avenue, 43<sup>rd</sup> Street, 48<sup>th</sup> Avenue, 40<sup>th</sup> Street, a line 200 feet southerly of 47<sup>th</sup> Avenue, and 41<sup>st</sup> Street;
21. changing from an R7-1 District to an R6A District property bounded by a line 100 feet southerly of Queens Boulevard, 44<sup>th</sup> Street, 47<sup>th</sup> Avenue, and 41<sup>st</sup> Street;
22. changing from a C4-2 District to an R6A District property bounded by a line 100 feet southerly of Queens Boulevard, Greenpoint Avenue, 48<sup>th</sup> Street, 47<sup>th</sup> Avenue, and 44<sup>th</sup> Street;
23. changing from an M1-1 District to an R6A District property bounded by Barnett Avenue, a line 200 feet westerly of 48<sup>th</sup> Street, and 39<sup>th</sup> Avenue - Middleburg Avenue;
24. changing from an R4 District to an R7A District property bounded by a line 175 feet northerly of Skillman Avenue, 49<sup>th</sup> Street - Heiser Street, a line 100 feet northerly of Skillman Avenue, a line midway between 50<sup>th</sup> Street and 51<sup>st</sup> Street, Skillman Avenue, and a line midway between 48<sup>th</sup> Street - Gosman Avenue and 48<sup>th</sup> Street - Heiser Street;
25. changing from an R5 District to an R7A District property bounded by Skillman Avenue, 41<sup>st</sup> Street, a line 100 feet northerly of Queens Boulevard, a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street, a line 125 feet southerly of 43<sup>rd</sup> Avenue, 39<sup>th</sup> Place, a line 200 feet northerly of 43<sup>rd</sup> Avenue, and 40<sup>th</sup> Street;
26. changing from an R6 District to an R7A District property bounded by Skillman Avenue, a line 100 feet easterly of 51<sup>st</sup> Street, a line 100 feet southerly of Skillman Avenue, a line 100 feet westerly of 52<sup>nd</sup> Street, 43<sup>rd</sup> Avenue, a line midway between 49<sup>th</sup> Street and 50<sup>th</sup> Street, a line 100 feet southerly of Skillman Avenue, and 51<sup>st</sup> Street;
27. changing from an R7-1 District to an R7A District property bounded by:
- a. Skillman Avenue, 43<sup>rd</sup> Street, a line 100 feet southerly of Skillman Avenue-L. Mumford Way, a line 72 feet westerly of 47<sup>th</sup> Street, a line 200 feet northerly of

- Queens Boulevard, 44<sup>th</sup> Street, a line 100 feet northerly of Queens Boulevard, and 41<sup>st</sup> Street;
- b. 43<sup>rd</sup> Avenue, 50<sup>th</sup> Street, a line 100 northwesterly of Roosevelt Avenue, a line 100 feet northerly of Queens Boulevard, 48<sup>th</sup> Street, a line 200 feet northerly of Queens Boulevard, a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street, a line 190 feet southerly of 43<sup>rd</sup> Avenue, and 48<sup>th</sup> Street; and
  - c. Skillman Avenue, 51<sup>st</sup> Street, a line 100 feet southerly of Skillman Avenue, and a line midway between 49<sup>th</sup> Street and 50<sup>th</sup> Street;
28. changing from a C4-2 District to an R7A District property bounded by:
    - a. a line 200 feet northerly of Queens Boulevard, a line 72 feet westerly of 47<sup>th</sup> Street, a line 100 feet northerly of Queens Boulevard, and 44<sup>th</sup> Street; and
    - b. a line 200 feet northerly of Queens Boulevard, 48<sup>th</sup> Street, a line 100 feet northerly of Queens Boulevard, and a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street;
  29. changing from an R5 District to an R7X District property bounded by a line 100 feet northerly of Queens Boulevard, 41<sup>st</sup> Street, a line 100 feet southerly of Queens Boulevard, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;
  30. changing from an R7-1 District to an R7X District property bounded by a line 100 feet northerly of Queens Boulevard, 44<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, and 41<sup>st</sup> Street;
  31. changing from a C4-2 District to a C4-5X District property bounded by a line 100 feet northerly of Queens Boulevard, a line 72 feet westerly of 47<sup>th</sup> Street, a line 45 feet northerly of Queens Boulevard, 47<sup>th</sup> Street, a line 96 feet northerly of Queens Boulevard, a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street, a line 100 feet northerly of Queens Boulevard, 48<sup>th</sup> Street, Greenpoint Avenue, a line 100 feet southerly of Queen Boulevard, and 44<sup>th</sup> Street;
  32. changing from a C8-1 District to a C4-5X District property bounded by Queens Boulevard, 50<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, and 48<sup>th</sup> Street;
  33. establishing within an existing R4 District a C1-3 District bounded by 39<sup>th</sup> Avenue - Middleburg Avenue, 51<sup>st</sup> Street, a line 100 feet southerly of 39<sup>th</sup> Avenue - Middleburg Avenue, and a line midway between 51<sup>st</sup> Street and 50<sup>th</sup> Street;
  34. establishing within a proposed R5D District a C1-3 District bounded by:

- a. a line 100 feet northerly of 47<sup>th</sup> Avenue, 40<sup>th</sup> Street, 47<sup>th</sup> Avenue, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;
  - b. a line 100 feet northerly of 48<sup>th</sup> Avenue, a line midway between 43<sup>rd</sup> Street and 44<sup>th</sup> Street, 48<sup>th</sup> Avenue, and 43<sup>rd</sup> Street;
  - c. a line 100 feet northerly of Skillman Avenue, a line midway between 51<sup>st</sup> Street and 52<sup>nd</sup> Street, Skillman Avenue, and a line midway between 50<sup>th</sup> Street and 51<sup>st</sup> Street;
  - d. a line 100 feet northerly of 39<sup>th</sup> Avenue, a line midway between 61<sup>st</sup> Street and 62<sup>nd</sup> Street, 39<sup>th</sup> Avenue, and 61<sup>st</sup> Street;
  - e. a line 100 feet northerly of 39<sup>th</sup> Avenue, 64<sup>th</sup> Street, 39<sup>th</sup> Avenue, and 63<sup>rd</sup> Street;
  - f. a line 100 feet northerly of Woodside Avenue, 68<sup>th</sup> Street, Woodside Avenue, 67<sup>th</sup> Street; and
  - g. a line 100 feet northerly of Woodside Avenue, 70<sup>th</sup> Street, Woodside Avenue, and 69<sup>th</sup> Street;
35. establishing within an existing R6 District a C1-3 District bounded by the northeasterly boundary line of the Long Island Rail Road Railroad right-of-way (Main Line), Woodside Avenue, and the southerly centerline prolongation of 62<sup>nd</sup> Street;
36. establishing within a proposed R6A District a C1-3 District bounded by:
- a. a line 100 feet northerly of 47<sup>th</sup> Avenue, 43<sup>rd</sup> Street, 47<sup>th</sup> Avenue, and 42<sup>nd</sup> Street; and
  - b. a line 170 feet northerly of 47<sup>th</sup> Avenue, a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street, a line 100 feet northerly of 47<sup>th</sup> Avenue, 48<sup>th</sup> Street, a line 100 feet southerly of 47<sup>th</sup> Avenue, 47<sup>th</sup> Street, 47<sup>th</sup> Avenue, 46<sup>th</sup> Street, a line 100 feet northerly of 47<sup>th</sup> Street, and a line midway between 46<sup>th</sup> Street and 47<sup>th</sup> Street;
37. establishing within a proposed R7A District a C1-3 District bounded by:
- a. a line 100 feet northerly of 43<sup>rd</sup> Avenue, a line midway between 44<sup>th</sup> Street and 45<sup>th</sup> Street, a line 100 feet southerly of 43<sup>rd</sup> Avenue, 44<sup>th</sup> Street, a line 50 feet southerly of 43<sup>rd</sup> Avenue, 43<sup>rd</sup> Street, a line 150 feet southerly of 43<sup>rd</sup> Avenue, 42<sup>nd</sup> Street, a line 100 feet southerly of 43<sup>rd</sup> Avenue, 41<sup>st</sup> Street, 43<sup>rd</sup> Avenue, and 44<sup>th</sup> Street;
  - b. 43<sup>rd</sup> Avenue, 46<sup>th</sup> Street, a line 100 feet southerly of 43<sup>rd</sup> Avenue, and 45<sup>th</sup> Street;

- c. a line 100 feet northerly of Skillman Avenue, 49<sup>th</sup> Street, Skillman Avenue, and a line midway between 48<sup>th</sup> Street - Gosman Avenue and 49<sup>th</sup> Street - Heiser Street; and
  - d. a line 100 feet northerly of Skillman Avenue, a line midway between 51<sup>st</sup> Street and 50<sup>th</sup> Street, Skillman Avenue, and 50<sup>th</sup> Street;
38. establishing within a proposed R5B District a C1-4 District bounded by a line 125 feet northerly of Woodside Avenue, 59<sup>th</sup> Street, a line 100 feet northerly of Woodside Avenue, and a line midway between 59<sup>th</sup> Street and 58<sup>th</sup> Street;
39. establishing within a proposed R5D District a C1-4 District bounded by:
- a. a line 75 feet northerly of 43<sup>rd</sup> Avenue, 49<sup>th</sup> Street, a line 100 feet northerly of 43<sup>rd</sup> Avenue, a line midway between 50<sup>th</sup> Street and 49<sup>th</sup> Street, 43<sup>rd</sup> Avenue, and a line midway between 49<sup>th</sup> Street and 48<sup>th</sup> Street;
  - b. 39<sup>th</sup> Avenue, a line midway between 61<sup>st</sup> Street and 62<sup>nd</sup> Street, 280 feet southerly of 39<sup>th</sup> Avenue, 62<sup>nd</sup> Street, a line 100 feet northerly of Roosevelt Avenue, and 61<sup>st</sup> Street;
  - c. 39<sup>th</sup> Avenue, 64<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, and a line midway between 63<sup>rd</sup> Street and 62<sup>nd</sup> Street; and
  - d. 38<sup>th</sup> Avenue, a line 100 feet easterly of 69<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, and 69<sup>th</sup> Street;
40. establishing within an existing R6 District a C1-4 District bounded by:
- a. 43<sup>rd</sup> Avenue, 51<sup>st</sup> Street, Roosevelt Avenue, and 50<sup>th</sup> Street;
  - b. a line 65 feet northerly of 43<sup>rd</sup> Avenue, 52<sup>nd</sup> Street, a line 100 feet northwesterly of Greenpoint Avenue, the southerly centerline prolongation of 54<sup>th</sup> Street, Skillman Avenue, 55<sup>th</sup> Street, Roosevelt Avenue, 43<sup>rd</sup> Avenue, and a line 100 feet westerly of 52<sup>nd</sup> Street; and
  - c. Woodside Avenue, 58<sup>th</sup> Street, a line 100 feet northerly of Woodside Avenue, 59<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, a line midway between 59<sup>th</sup> Street and 60<sup>th</sup> Street, a line perpendicular to the westerly street line of 60<sup>th</sup> Street distant 100 feet northerly (as measured along the street line) from the point of intersection of the northerly street line of Roosevelt Avenue and the westerly street line of 60<sup>th</sup> Street, 60<sup>th</sup> Street, a line perpendicular to the easterly street line of 60<sup>th</sup> Street distant 150 feet distant northerly (as measured along the street line)

from the point of intersection of the northerly street line of Roosevelt Avenue and the easterly street line of 60<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, 64<sup>th</sup> Street, 39<sup>th</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 100 feet northerly of 39<sup>th</sup> Avenue, 65<sup>th</sup> Street, a line 100 feet northerly of Roosevelt Avenue, 70<sup>th</sup> Street and its northerly prolongation, a line 100 feet southerly of Roosevelt Avenue, a line midway between 64<sup>th</sup> Street and 63<sup>rd</sup> Street, a line perpendicular to the easterly street line of 63<sup>rd</sup> Street distant 100 feet southerly (as measured along the street line) from the point of intersection of the southerly street line of Roosevelt Avenue and the easterly street line of 63<sup>rd</sup> Street, 63<sup>rd</sup> Street, a line 100 feet southerly of Roosevelt Avenue, a line 150 westerly of 61<sup>st</sup> Street, Woodside Avenue, Roosevelt Avenue, and 57<sup>th</sup> Street;

41. establishing within a proposed R6A District a C1-4 District bounded by a line 145 feet northerly of 48<sup>th</sup> Avenue, 41<sup>st</sup> Street, a line perpendicular to the easterly street line of 41<sup>st</sup> Street distant 125 feet northerly (as measured along the street line) from the point of intersection of the easterly street line of 41<sup>st</sup> Street and the northwesterly street line of Greenpoint Avenue, a line midway between 41<sup>st</sup> Street and 42<sup>nd</sup> Street, a line perpendicular to the westerly street line of 42<sup>nd</sup> Street distant 105 feet northerly (as measured along the street line) from the point of intersection of the westerly street line of 42<sup>nd</sup> Street and the northwesterly street line of Greenpoint Avenue, 42<sup>nd</sup> Street, Greenpoint Avenue, 43<sup>rd</sup> Street, a line 100 feet northerly of 47<sup>th</sup> Avenue, a line 100 feet northwesterly of Greenpoint Avenue, a line midway between 44<sup>th</sup> Street and 45<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, 45<sup>th</sup> Street, a line 100 feet northwesterly of Greenpoint Avenue, a line midway between 45<sup>th</sup> Street and 46<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, Greenpoint Avenue, 48<sup>th</sup> Street, a line 150 feet southeasterly of Greenpoint Avenue, a line midway between 47<sup>th</sup> Street and 48<sup>th</sup> Street, a line perpendicular to the easterly street line 47<sup>th</sup> Street distant 190 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of 47<sup>th</sup> Street and the southeasterly street line of Greenpoint Avenue, 47<sup>th</sup> Street, a line perpendicular to the easterly street line of 46<sup>th</sup> Street distant 75 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of 46<sup>th</sup> Street and the southeasterly street line of Greenpoint Avenue, 46<sup>th</sup> Street, 47<sup>th</sup> Avenue, 45<sup>th</sup> Street, a line 100 feet southerly of 47<sup>th</sup> Avenue, 44<sup>th</sup> Street, a line 100 feet southeasterly from Greenpoint Avenue, 43<sup>rd</sup> Street, a line perpendicular to the westerly street line of 43<sup>rd</sup> Street distant 150 feet southerly (as measured along the street line) from the point of intersection of the westerly street line of 43<sup>rd</sup> Street and the southeasterly street line of Greenpoint Avenue, a line midway between 43<sup>rd</sup> Street and 42<sup>nd</sup> Street, a line perpendicular to the easterly street line of 42<sup>nd</sup> Street distant 75 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of 42<sup>nd</sup> Street and the southeasterly street line of Greenpoint Avenue, 42<sup>nd</sup> Street, 48<sup>th</sup> Avenue, and a line midway between 41<sup>st</sup> Street and 40<sup>th</sup> Street;
42. establishing within a proposed R7A District a C1-4 District bounded by:

- a. a line 100 feet northerly of 43<sup>rd</sup> Avenue, 50<sup>th</sup> Street, a line 100 northwesterly of Roosevelt Avenue, a line midway between 50<sup>th</sup> Street and 49<sup>th</sup> Street, a line 75 feet southerly of 43<sup>rd</sup> Avenue, 49<sup>th</sup> Street, 43<sup>rd</sup> Avenue, and a line midway between 49<sup>th</sup> Street and 50<sup>th</sup> Street; and
  - b. a line 65 feet northerly of 43<sup>rd</sup> Avenue, a line 100 feet westerly of 52<sup>nd</sup> Street, 43<sup>rd</sup> Avenue, and 51<sup>st</sup> Street; and
43. establishing within a proposed R7X District a C1-4 District bounded by a line 100 feet northerly of Queens Boulevard, 44<sup>th</sup> Street, a line 100 feet southerly of Queens Boulevard, and a line midway between 39<sup>th</sup> Place and 39<sup>th</sup> Street;

as shown in a diagram (for illustrative purposes only) dated February 28, 2011 and subject to the conditions of CEQR Declaration E-272.

(On May 11, 2011, Cal. No. 3, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**



**No. 17**

**CD 2**

**N 110208 ZRQ**

**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 Appendix F (Inclusionary Housing Designated Areas), relating to the extension of the Inclusionary Housing Program to proposed R7X and C4-5X districts.

Matter in underline is new, to be added;

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

Matter with # # is defined in Section 12-10;

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

\* \* \*

**APPENDIX F**

**Inclusionary Housing Designated Areas**

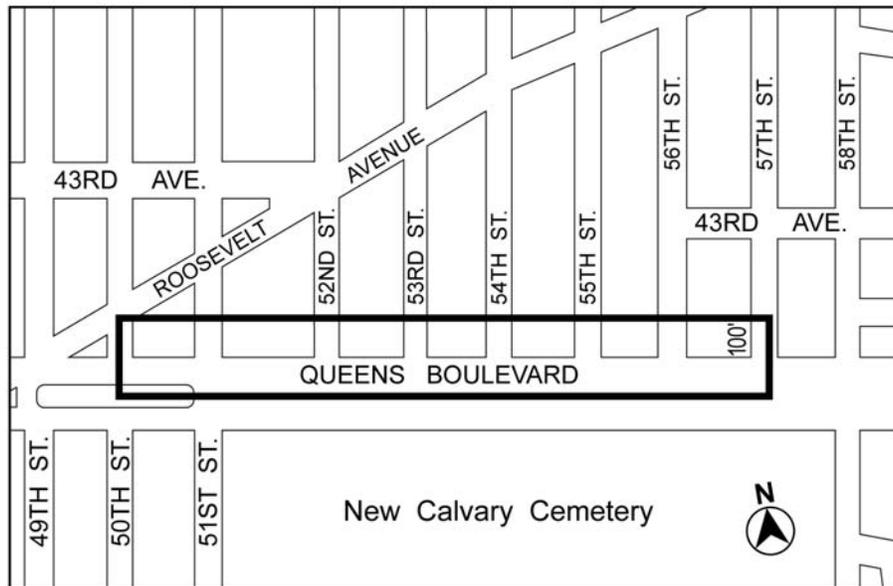
\* \* \*

**Queens**

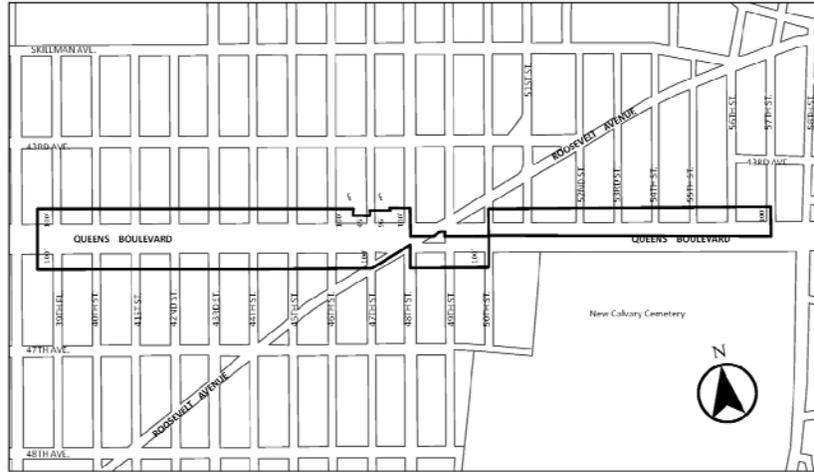
Queens Community District 2

In the R7X Districts within the areas shown on the following Maps 1 and 2:

~~Map 1~~ – (Existing map 1 to be deleted)



Map 1 – ( NEW Map 1, Showing the Extension of the Existing Inclusionary Housing District )



Portion of Community District 2, Queens

\* \* \*

(On May 11, 2011, Cal. No. 4, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**



**No. 18**

**CD 2**

**N 110209 ZRQ**

**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 1, Chapter 4 (Sidewalk Cafe Regulations), relating to the types of sidewalk cafés permitted along portions of Skillman Avenue and Queens Boulevard located in Community District 2, Borough of Queens.

Matter in underline is new, to be added;

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

Matter within # # is defined in Section 12-10;

\* \* \* indicates where unchanged text appears in the Zoning Resolution (1/10/80)

**Article 1 – General Provisions**

\* \* \*

**Chapter 4  
Sidewalk Cafe Regulations**

\* \* \*

**14-41  
Locations Where Certain Sidewalk Cafes Are Not Permitted**

No #enclosed# or #unenclosed sidewalk cafes# shall be permitted on any of the following #streets#, portions of #streets# and areas, except that #small sidewalk cafes# may be permitted pursuant to the provisions of Section 14-43 (Locations Where Only Small Sidewalk Cafes Are Permitted).

\* \* \*

Queens:

- 82nd Street - from 34th Avenue to 41st Avenue
- Austin Street - from Yellowstone Boulevard to Ascan Avenue
- Junction Boulevard - from Northern Boulevard to 41st Avenue
- Roosevelt Avenue - from Union Street to Prince Street.
- Skillman Avenue- from 43<sup>rd</sup> Street to 56<sup>th</sup> Street

**14-42  
Locations Where Enclosed Sidewalk Cafes Are Not Permitted**

\* \* \*

**14-43  
Locations Where Only Small Sidewalk Cafes Are Permitted**

#Small sidewalk cafes# may be located wherever #sidewalk cafes# are permitted, pursuant to Section 14-011 (Sidewalk cafe locations). In addition, only #small sidewalk cafes# shall be allowed on the following #streets#, subject to the underlying zoning.

\* \* \*

Queens:

- Queens Boulevard-from a line 100 feet west of 39<sup>th</sup> Place to 48<sup>th</sup> Street
- Skillman Avenue- from 45<sup>th</sup> Street to a line 100 feet east of 46<sup>th</sup> Street, south side only
- Skillman Avenue- from 48<sup>th</sup> Street to 52<sup>nd</sup> Street

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- \* #Small sidewalk cafes# are not allowed on 14<sup>th</sup> Street
- \*\* #Small sidewalk cafes# are not allowed on 86<sup>th</sup> Street within the #Special Madison Avenue District#

\* \* \*

(On May 11, 2011, Cal. No. 5, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 19**

***GOTHAM CENTER***

**CD 2**

**C 110225 PPQ**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by the Department of Citywide Administrative Services (DCAS), pursuant to Section 197-c of the New York City Charter, for a change to the amount of public parking required in connection with development pursuant to the disposition of one city-owned property located at 28-10 Queens Plaza South (Block 420) pursuant to zoning.

(On May 11, 2011, Cal. No. 6, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 20**

***FDNY WAREHOUSE***

**CD 2**

**C 110228 PCQ**

**PUBLIC HEARING:**

**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 the site selection and acquisition of property located at 34-24 Hunters Point Boulevard (Block 256, p/o lot 21) for use as a warehouse.

(On May 11, 2011, Cal. No. 7, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 21**

***FDNY TRANSMITTER***

**CD 2**

**C 110229 PCQ**

**PUBLIC HEARING:**

**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 the site selection and acquisition of property located at 32-02 Queens Boulevard (Block 249, p/o lot 1004) for use as a backup radio transmitter.

(On May 11, 2011, Cal. No. 8, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**BOROUGH OF STATEN ISLAND**

**No. 22**

***DE HART AVENUE BRIDGE***

**CD 1**

**C 960011 MMR**

**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:

- The modification of grades in De Hart Avenue between Walloon Street and Richmond Terrace, in accordance with Map No. 4147 dated May 14, 1993 and signed by the Borough President.

(On May 11, 2011, Cal. No. 9, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**



**No. 23**

***EATON PLACE BRIDGE***

**CD 1**

**C 960021 MMR**

**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:

- The modification of street lines and grades in John Street and Eaton Place between Innis Street and Richmond Terrace,

in accordance with Map No. 4148 dated January 21, 1998, revised February 11, 2009, and signed by the Borough President.

(On May 11, 2011, Cal. No. 10, the Commission scheduled May 25, 2011 for a public hearing which has been duly advertised.)

**Close the hearing.**



IV. CITY PLANNING COMMISSION 2011 SCHEDULE OF MEETINGS

	SUN	MON	TUE	WED	THU	FRI	SAT
JANUARY	2	3 REVIEW SESSION	4	5 CPC PUBLIC MEETING	6	7	8 NEW YEAR'S DAY
	9	10	11	12	13	14	15
	16	17 MARTIN LUTHER KING, JR. DAY	18	19	20	21	22
	23	24 REVIEW SESSION	25	26 CPC PUBLIC MEETING	27	28	29
	30	31					
FEBRUARY			1	2	3 CHINESE NEW YEAR	4	5
	6	7	8	9	10	11	12 LINCOLN'S BIRTHDAY
	13	14 REVIEW SESSION	15	16 CPC PUBLIC MEETING	17	18	19
	20	21 PRESIDENTS' DAY	22	23	24	25	26
	27	28 REVIEW SESSION					
MARCH			1	2 CPC PUBLIC MEETING	3	4	5
	6	7	8	9	10	11	12
	13	14 REVIEW SESSION	15	16 CPC PUBLIC MEETING	17	18	19
	20	21	22	23	24	25	26
	27	28 REVIEW SESSION	29	30 CPC PUBLIC MEETING	31		
APRIL						1	2
	3	4	5	6	7	8	9
	10	11 REVIEW SESSION	12	13 CPC PUBLIC MEETING	14	15	16
	17	18 PALM SUNDAY	19	20	21	22	23
	24	25 REVIEW SESSION	26	27 CPC PUBLIC MEETING	28	29	30
MAY	1	2	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 MEMORIAL DAY OBSERVED	31				
JUNE				1	2	3	4
	5	6 REVIEW SESSION	7 CPC PUBLIC MEETING	8	9	10	11
	12	13	14	15	16	17	18
	19	20 REVIEW SESSION	21	22 CPC PUBLIC MEETING	23	24	25
	26	27	28	29	30		
JULY						1	2
	3	4	5	6	7	8	9
	10	11 REVIEW SESSION	12	13 CPC PUBLIC MEETING	14	15	16
	17	18	19	20	21	22	23
	24	25 REVIEW SESSION	26	27 CPC PUBLIC MEETING	28	29	30
AUGUST	31						
		1 1st DAY RAMADAN	2	3	4	5	6
	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
SEPTEMBER	28	29	30	31			
					1	2	3
	4	5 LABOR DAY	6 REVIEW SESSION	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
OCTOBER	25	26	27	28	29	30	
	2	3 REVIEW SESSION	4	5 CPC PUBLIC MEETING	6	7	8
	9	10 COLUMBUS DAY OBSERVED	11	12	13	14	15
	16	17 REVIEW SESSION	18	19 CPC PUBLIC MEETING	20	21	22
NOVEMBER	23	24	25	26	27	28	29
	30	31 REVIEW SESSION					
	6	7	8 ELECTION DAY	9	10	11	12
	13	14 REVIEW SESSION	15	16 CPC PUBLIC MEETING	17	18	19
DECEMBER	20	21	22	23	24	25	26
	27	28 REVIEW SESSION	29	30 CPC PUBLIC MEETING			
	4	5	6	7	8	9	10
	11	12 REVIEW SESSION	13	14 CPC PUBLIC MEETING	15	16	17
DECEMBER	18	19	20	21	22	23	24
	25	26 HWANZAA BEGINS	27	28 HANUKKAH	29	30	31

**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.