
IN THE MATTER OF an amendment to the Bedford-Stuyvesant I Urban Renewal Plan for the Bedford-Stuyvesant Urban Renewal Area within Brooklyn Community District 3, 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.

The proposed amendment to the Bedford-Stuyvesant I Urban Renewal Plan provides for changes to sites located on the block bounded by Greene, Marcy, Lexington and Nostrand avenues (Tax Block 1798) to provide a development site for the New York City Housing Authority (NYCHA) "Marcy Avenue-Greene Avenue New Construction" project. The area of Site 6B, the Sandy Ray Senior Housing project site, is to be reduced to coincide with new Lot 40, the actual site of the completed housing project. The remainder of previous Site 6B (new Lot 20) is to be merged with former Site 6A (Lot 77) and lots 1 through 5 to create new Site 6C, the Marcy-Greene project site. Lots 1 through 5 in Tax Block 1798 are added to the list of properties to be acquired. The land use controls for sites 6B and 6C is "Residential." This application was submitted by the Department of housing Preservation on March 16, 1987.

The proposed amendment would facilitate the development of approximately 78 units of low-income housing in a low-rise townhouse project on Site 6C to be constructed under the NYCHA turnkey program. In addition to the amendment to the Bedford-Stuyvesant I Urban Renewal Plan, two other applications are the subject of related reports of the City Planning Commission, dated October 5, 1987. These related actions are as follows:

C 870736 HDK: Application for the disposition of city-owned property comprising Site 6C within the Bedford-Stuyvesant Urban Renewal Area to facilitate the proposed NYCHA housing project development.

C 870815 HOK: Plan and project application for the proposed NYCHA housing project located on Site 6C of the Bedford-Stuyvesant I Urban Renewal Area.

The related report for the NYCHA housing plan and project (C 870815 HOK) includes a discussion of the environmental review for the proposed development.

UNIFORM LAND USE REVIEW PROCEDURE

On June 1, 1987, the City Planning Commission certified the applications for the amended Bedford-Stuyvesant Urban Renewal Plan, NYCHA housing plan and project, and disposition of Site 6C and forwarded them to Brooklyn Community District 3, in accordance with Article 3 of the Uniform Land Use Review Procedure.

COMMUNITY BOARD REVIEW

Brooklyn Community Board 3 did not submit a recommendation on the three above-described applications during the sixty-day period for community board review.

CITY PLANNING COMMISSION PUBLIC HEARING

On August 5, 1987 (Calendar Nos. 1, 2 and 3), the City Planning Commission scheduled September 2, 1987, as the date for a combined public hearing on the three above-described applications. On September 2, 1987 (Calendar Nos. 40, 41 and 42), a combined public hearing was duly held. There were no appearances and the hearing was closed.

FINDINGS AND APPROVAL

The City Planning Commission finds that the proposed Amended Urban Renewal Plan is an appropriate plan for the area involved.

The City Planning Commission hereby certifies that the Amended Urban Renewal Plan for the Bedford-Stuyvesant I Urban Renewal Area complies with the provisions of Section 502, Article 15 of the General Municipal Law of the State of New York and conforms to the comprehensive Community Plan for the development of the municipality as a whole and is consistent with local objectives.

The Commission certifies that the Amended Urban Renewal Plan is in conformity with the findings and designation of the Bedford-Stuyvesant I (Central Brooklyn) Urban Renewal Area under Section 504, Article 15 of the General Municipal Law as adopted by the City Planning Commission on August 16, 1967 (CP-19882).

The City Planning Commission hereby certifies its unqualified approval of the Amended Urban Renewal Plan for the Bedford-Stuyvesant I Urban Renewal Area, pursuant to Section 505, Article 15 of the General Municipal Law of the State of New York.

RESOLVED by the City Planning Commission, pursuant to Section 197-c of the New York City Charter and the Uniform Land Use Review Procedure adopted by the City Planning Commission on June 1, 1976, that the proposed Amended Urban Renewal Plan for the Bedford-Stuyvesant I Urban Renewal Area, submitted by the Department of Housing Preservation and Development on March 16, 1987, be and hereby is approved (C 870736 HUK).

The above resolution, duly adopted by the City Planning Commission on October 5, 1987, Calendar No. 2, is herewith filed with the Secretary of the Board of Estimate, pursuant to Section 197-c of the New York Charter.

SYLVIA DEUTSCH, Chairperson
SALVATORE C. GAGLIARDO, WILLIAM GARRISON MCNEIL,
DANIEL T. SCANNELL, DENISE M. SCHEINBERG, Commissioners