

# CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:  
WEDNESDAY, APRIL 27, 2005  
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 010703 ZMX	9	PURDY STREET	Scheduled to be Heard 5/11/05
2	C 050275 HAM	3	ABC NO RIO	" "
3	C 050014 ZMR	1	TOTTENVILLE REZONING	" "
4	C 050015 ZMR	3	ELTINGVILLE REZONING	" "
5	C 050214 HAX	1,3	MELROSE COMMONS/CORNERSTONE	Favorable Report Adopted
6	C 050258 HAX	6	JACOB'S PLACE	" "
7	C 050228 HAX	4	EAST CLARKE PLACE	" "
8	C 050248 HAX	2	PROSPECT AVENUE TOWER	" "
9	C 040509 ZMK	2	FULTON STREET REZONING	" "
10	C 040389 ZMK	5	LOGAN STREET REZONING	" "
11	C 050304 HAK	5	CYPRESS PLAZA	" "
12	C 050259 HAK	4	MELROSE APARTMENTS	" "
13	N 050389 HKK	2	OFFERMAN BUILDING	Forward Rep't to City Council
14	N 050390 HKK	2	A.I. NAM & SON DEPARTMENT STORE	" "
15	C 050189 PPM	10	MART 125	Favorable Report Adopted
16	C 040538 ZSM	1	415 GREENWICH STREET GARAGE	" "
17	N 040539 ZAM	1	" "	Authorization Approved

COMMISSION ATTENDANCE:	Present (P) Absent (A)	COMMISSION VOTING RECORD:														
		In Favor - Y Oppose - N Abstain - AB Recuse - R														
Calendar Numbers:		5	6	7	8	9	10	11	12	13	14	15	16	17	18	
Amanda M. Burden, AICP, 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, R.A.	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	
Richard W. Eaddy	P	R	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Jane D. Gol	A															
Lisa A. Gomez	P	R	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	
Christopher Kui	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	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	N	
Dolly Williams, Commissioners	P	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	

MEETING ADJOURNED AT: 1:09 P.M.



# CITY PLANNING COMMISSION DISPOSITION SHEET

**PUBLIC MEETING:  
WEDNESDAY, APRIL 27, 2005  
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 050084 ZSM	1	63 WALL STREET GARAGE	Favorable Report Adopted
19	C 050031 ZSM	5	15 WEST 20 <sup>TH</sup> STREET	“ ”
20	C 050071 ZSM	1	MAIDEN LANE PARKING GARAGE	“ ”
21	C 040399 ZSM	8	NEW YORK SOCIETY LIBRARY	“ ”
22	C 040375 ZSM	4	LINCOLN PARKING GARAGE	“ ”
23	C 040043 ZSQ	7	FLUSHING SAVINGS BANK REZONING	“ ”
24	C 050191 MMQ	10	HAMILTON BEACH CITY MAP CHANGE	“ ”
25	C 050217 PPQ	10	HAMILTON BEACH DISPOSITION	“ ”
26	C 050154 PCR	2	SOUTH BEACH BLUE BELT	“ ”
27	C 000561 MMR	1	BERWICK PLACE DEMAPPING	“ ”
28	N 050101 RAR	3	80 SWEETBROOK ROAD	Authorization Approved
29	N 030543 RAR	3	“ ”	“ ”
30	C 050296 ZMK	11	BENSONHURST REZONING	Hearing Closed
31	C 050267 HAK	5	MALTA STREET APARTMENTS	“ ”
32	N 050365 BDK	2	DUMBO BUSINESS IMPROVEMENT DISTRICT	“ ”
33	C 050232 HAM	10	CORNERSTONE/SITES 3A/3B	“ ”
34	C 050196 ZSM	1	88 LEONARD STREET GARAGE	“ ”

COMMISSION ATTENDANCE: Present (P) Absent (A)	COMMISSION VOTING RECORD: In Favor - Y Oppose - N Abstain - AB Recuse - R													
	Calendar Numbers:													
	19	20	21	22	23	24	25	26	27	28	29			
Amanda M. Burden, AICP, Chair	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Kenneth J. Knuckles, Esq., Vice Chairman	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Angela M. Battaglia														
Irwin Cantor, P.E.	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Angela R. Cavaluzzi, R.A.	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Alfred C. Cerullo, III	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Richard W.Eaddy	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Jane D. Gol														
Lisa A. Gomez	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Christopher Kui	Y	Y	Y	Y	Y	R	R	Y	Y	Y	Y			
John Merolo	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Karen A. Phillips	Y	N	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Dolly Williams, Commissioners	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y			

MEETING ADJOURNED AT: 1:09 P.M.







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

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**CITY PLANNING COMMISSION**

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**WEDNESDAY, APRIL 27, 2005**

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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. 11]**

**Prepared by Yvette V. Gruel, Calendar Officer**

To view the Planning Commission Calendar and/or the Zoning Resolution on the World Wide Web, 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) 720-3368, 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, *AICP, Chair*
- KENNETH J. KNUCKLES, *Esq., Vice Chairman*
- ANGELA M. BATTAGLIA
- IRWIN G. CANTOR, P.E.
- ANGELA R. CAVALUZZI, *R.A.*
- ALFRED C. CERULLO, III
- RICHARD W. EADDY
- JANE D. GOL
- LISA A. GOMEZ
- CHRISTOPHER KUI
- JOHN MEROLO
- KAREN A. PHILLIPS
- DOLLY WILLIAMS, *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.

**ORDER OF BUSINESS**

**WEDNESDAY, APRIL 27, 2005**

Roll Call; Approval Of Minutes.....	1
I. Scheduling of Wednesday, May 11, 2005.....	1
II. Reports.....	5
III. Public Hearings .....	20
IV. Schedule Of Meetings: January 1, 2005 - June 30, 2005 .....	41
V. Schedule Of Meetings: July 1, 2005 - December 31, 2005 .....	42

**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 May 11, 2005 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: \_\_\_\_\_

**APRIL 27, 2005**

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**APPROVAL OF MINUTES OF Regular Meeting of April 13, 2005**

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**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE  
SCHEDULED FOR WEDNESDAY, MAY 11, 2005**

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

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**BOROUGH OF THE BRONX**

**No. 1**

***PURDY STREET REZONING***

**CD 9**

**C 010703 ZMX**

**IN THE MATTER OF** an application submitted by St. Raymond Community Outreach, Inc. pursuant to Sections 197-c and 201 of the New York City Charter for **an amendment of the Zoning Map, Section No. 4b**, eliminating a Special Planned Community Preservation District (PC) bounded by a line passing through two points: one at the intersection of the centerlines of Parker Street and Purdy Street and the other on the easterly street line of Odell Street distant 390 feet northerly of St. Raymond Avenue, the easterly line of the terminus (turnaround) of Odell Street, the northerly centerline prolongation of Odell Street, a line passing through two points: one on the northerly centerline prolongation of Odell Street distant 565 feet northerly of St. Raymond Avenue and the other at the point of intersection of a line 120 feet southerly of Metropolitan Avenue and a line 40 feet westerly of Purdy Street, a line 120 feet southerly of Metropolitan Avenue, and Purdy Street, as shown on a diagram (for illustrative purposes only) dated January 31, 2005.

**Resolution for adoption scheduling May 11, 2005 for a public hearing.**

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**BOROUGH OF MANHATTAN**

**No. 2**

***ABC NO RIO***

**CD 3**

**C 050275 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 156 Rivington Street (Block 349, Lot 33) 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 the rehabilitation of an existing community arts center under HPD's Community Works Program.

**Resolution for adoption scheduling May 11, 2005 for a public hearing.**

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**BOROUGH OF STATEN ISLAND**

**No. 3**

***TOTTENVILLE REZONING***

**CD 1**

**C 050014 ZMR**

**IN THE MATTER OF** an application submitted by Councilman Andrew J. Lanza pursuant to Sections 197-c and 201 of the New York City Charter for **an amendment of the Zoning Map, Section Nos. 32d and 35a:**

1. **changing from an R3A District to an R1-2 District property bounded by:**
  - a. Asp Place and its northwesterly centerline prolongation, Hopping Avenue, Bentley Street, Amboy Road, Wards Point Avenue, a line 100 feet southerly of Perth Amboy Place,

Satterlee Street, Pittsville Avenue (Stairway Street), and the U.S. Pierhead and Bulkhead Line;

- b. Amboy Road, Bedell Avenue, Minerva Avenue, Giegerich Avenue, Amboy Road, Page Avenue, Hylan Boulevard, a line 325 feet northeasterly of Bedell Avenue, a line 470 feet southeasterly of Jacob Street, Bedell Avenue, Jacob Street and its southwesterly centerline prolongation, Sprague Avenue, Keppel Avenue and its southwesterly centerline prolongation, a line 200 feet northeasterly of Sleight Avenue, Hylan Boulevard, a line 200 feet southwesterly of Sleight Avenue, a line 200 feet southeasterly of Amboy Road, Sprague Avenue, the north street line of former DeWitt Street, and Brehaut Avenue; and
- c. Hylan Boulevard, Bedell Avenue, Clermont Avenue and its southwesterly centerline prolongation, Page Avenue and its southeasterly centerline prolongation, the U.S. Pierhead Line, a line 450 feet northeasterly of Sprague Avenue and its southeasterly prolongation, Joline Lane and its southwesterly centerline prolongation, Joline Avenue, a line 300 feet northeasterly of Joline Lane and its southwesterly prolongation, a line 450 feet northeasterly of Sprague Avenue, a line 645 feet southwesterly of Hylan Boulevard, and a line 200 feet northeasterly of Sprague Avenue;

**2. changing from an R3A District to an R3X District property bounded by:**

- a. the U.S. Pierhead and Bulkhead Line, Bentley Street, Arthur Kill Road, Butler Avenue, Amboy Road, Chelsea Street, Pittsville Avenue, a line 200 feet southwesterly of Sleight Avenue, Hylan Boulevard, Chelsea Street, Clermont Avenue, Swinnerton Street, Hylan Boulevard, Carteret Street, Clermont Avenue, Massachusetts Street, Hylan Boulevard, Satterlee Street, a line 100 feet southeasterly of Perth Amboy Place, Wards Point Avenue, Amboy Road, Bentley Street, Hopping Avenue, and Asp Place and its northwesterly centerline prolongation;
- b. Arthur Kill Road, Yetman Avenue, Craig Avenue, Lee Avenue, Orchard Avenue and its southwesterly centerline prolongation, Fisher Avenue, Arthur Kill Road, St. Andrews Place, a line 225 feet northeasterly of Hecker Street, Maiden Lane, Hecker Street, Craig Avenue, Nashville Street, Amboy Road, Barnard Avenue, a line 200 feet northwesterly of Amboy Road, Wood Avenue, a line 160 feet northwesterly of Amboy Road, Lee Avenue, Amboy Road, and Johnson Avenue; and

- c. Keppel Avenue, Sprague Avenue, Jacob Street and its southwesterly centerline prolongation at Joline Avenue, Bedell Avenue, a line 470 feet southeasterly of Jacob Street, a line 325 feet northeasterly of Bedell Avenue, Hylan Boulevard, Page Avenue, Clermont Avenue and its southwesterly centerline prolongation, Bedell Avenue, Hylan Boulevard, a line 200 feet northeasterly of Sprague Avenue, a line 645 feet southeasterly of Hylan Boulevard, a line 450 feet northeasterly of Sprague Avenue, a line 300 feet northwesterly of Joline Lane and its southwesterly prolongation, Joline Avenue, Joline Lane and its southwesterly centerline prolongation, a line 450 feet northeasterly of Sprague Avenue and its southeasterly prolongation, the U.S. Pierhead Line, Sprague Avenue and its southeasterly centerline prolongation, Hylan Boulevard, and a line 200 feet northeasterly of Sleight Avenue;

within the Special South Richmond District, as shown on a diagram (for illustrative purposes only) dated February 28, 2005.

**Resolution for adoption scheduling May 11, 2005 for a public hearing.**

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**No. 4**

***ELTINGVILLE REZONING***

**CD 3**

**C 050015 ZMR**

**IN THE MATTER OF** an application submitted by Councilman Andrew J. Lanza pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section Nos. 33c and 33d changing from an R3A District to an R1-2 District property bounded by** Richmond Avenue, Hylan Boulevard, Hales Avenue, and Koch Boulevard, within the Special South Richmond Development District, as shown on a diagram (for illustrative purposes only) dated February 28, 2005 .

**Resolution for adoption scheduling May 11, 2005 for a public hearing.**

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**II. REPORTS**

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**BOROUGH OF THE BRONX**

**No. 5**

***MELROSE COMMONS/CORNERSTONE***

**CD 1, 3**

**C 050214 HAX**

**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 for:
  - a) the designation of property located at 3044, 3046, 3048, 3049, 3050, 3051, 3053, 3054, 3057 and 3058 Third Avenue; 491, 493 and 499 East 156th Street; 741, 745 and 749 Brook Avenue; and 829, 831, 833, 837-39 and 841 Washington Avenue, Site 1, p/o Site 3 and Site 28 within the Melrose Commons Urban Renewal Area (Block 2364, Lots 2-5, 7, 9, 15, 17, 19, 21, 23-24; Block 2378, Lots, 62, and 64-66; Block 2381, Lots 52, 56, and 58-60) 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 on three sites, tentatively known as Melrose Commons Cornerstone Sites 14 A, C and D, with approximately 232 units of housing and commercial space, to be developed under HPD's Cornerstone Program.

(On March 16, 2005, Cal. No. 2, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 19, the hearing was closed.)

**For consideration.**

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**No. 6**

***JACOB'S PLACE***

**CD 6**

**C 050258 HAX**

**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 for:
  - a. the designation of property located at 2342, 2346, 2350 and 2354 Webster Avenue (Block 3031, Lots 20-23 and 25) 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 2342, 2346, 2350 and 2354 Webster Avenue (Block 3031, Lots 21-23 and 25) to a developer selected by HPD;

to facilitate development of an eight-story building, tentatively known as Jacob's Place, with approximately 63 residential units and a community facility use to be developed under the Housing Preservation and Development's Mixed Income Rental Program.

(On March 16, 2005, Cal. No. 3, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 20, the hearing was closed.)

**For consideration.**

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**No. 7**

***EAST CLARKE PLACE***

**CD 4**

**C 050228 HAX**

**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 15 East Clarke Place (Block 2840, Lot 38) 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 a thirteen-story building, tentatively known as 15 East Clarke Place, with approximately 102 residential units for low income families.

(On March 30, 2005 Cal. No. 2, the Commission scheduled April 13, 2005 for a public hearing. On April 13, 2005, Cal. No. 22, the hearing was closed.)

**For consideration.**

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**No. 8**

***PROSPECT AVENUE TOWER***

**CD 2**

**C 050248HAX**

**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 876, 882, 884, 886, 892, 894, 896 and 900 Prospect Avenue (Block 2690, Lots 4, 6-8, 11, 12, 14 and 17) and 863, 861, 859, 857, 855, 853, 851 and 896R Westchester Avenue (Block 2690, Lots 50, 54-59 and 314) 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 876, 882, 884, 886, 892, 894, 896 and 900 Prospect Avenue (Block 2690, Lots 4, 6-8, 11, 12, 14 and 17) and 896R, 851, 853, 855, 857, 859, 861 Westchester Avenue (Block 2690, Lots 314, 54-59) to a developer selected by HPD;

to facilitate development of a seven and eight-story mixed-use building, with approximately 194 residential units, commercial and community facility space to be developed under the Mixed Income Rental Program.

(On March 30, 2005 Cal. No. 3, the Commission scheduled April 13, 2005 for a public hearing. On April 13, 2005, Cal. No. 23, the hearing was closed.)

**For consideration.**

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**BOROUGH OF BROOKLYN**

**No. 9**

***FULTON STREET REZONING***

**CD 2**

**C 040509 ZMK**

**IN THE MATTER OF** an application submitted by Mylaw Realty Corp. pursuant to Sections 197-c and 201 of the New York City Charter for **an amendment of the Zoning Map, Section No. 16c:**

1. **eliminating from an existing R6 District a C1-3 District bounded** by Ashland Place, a line 150 feet northeasterly of Fulton Street, St. Felix Street, and Fulton Street; and
2. **establishing within an existing R6 District a C2-4 District bounded by** Ashland Place, a line 100 feet northeasterly of Fulton Street, a line perpendicular to the westerly street line of St. Felix Street distant 175 feet northerly (as measured along the street line) from the intersection of the westerly street line of St. Felix Street and the northeasterly street line of Fulton Street, St. Felix Street, and Fulton Street,

as shown on a diagram (for illustrative purposes only) dated December 6, 2004.

(On March 16, 2005, Cal. No. 4, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 22, the hearing was closed.)

**For consideration.**

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**No. 10**

***LOGAN STREET REZONING***

**CD 5**

**C 040389 ZMK**

**IN THE MATTER OF** an application submitted by Parklane Enterprises, Inc. pursuant to Sections 197-c and 201 of the New York City Charter **for an amendment of the Zoning Map, Section No. 17c by changing from an M1-1 District to an R5 District property bounded by** a line 100 feet south easterly of Atlantic Avenue, Logan Street, a line 300 feet southeasterly of Atlantic Avenue, and Milford Street, as shown on a diagram (for illustrative purposes only) dated December 20, 2004, and subject to the conditions of CEQR Declaration E-141.

(On March 16, 2005, Cal. No. 5, the Commission scheduled March 30, 2005 for a public hearing. On March 30, Cal. No. 23, the hearing was closed.)

**For consideration.**



**No. 11**

***CYPRESS PLAZA***

**CD 5**

**C 050304 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 107 and 103 Van Siclen Avenue (Block 3947, Lots 17 and 18); and 2790, 2792, 2798, 2802, 2806, 2810, 2812, 2796 and 2800 Fulton Street (Block 3947, Lots 19-24, 26, 120-121) 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 2790, 2792, 2798, 2802, 2806, 2810, 2812, 2796 and 2800 Fulton Street (Block 3947, Lots 19-24, 26, 120-121) to a developer selected by HPD;

to facilitate development of two, 3-story mixed use buildings, tentatively known as Cypress Plaza, with approximately 18 residential units, to be developed under Housing Preservation and Development's Mixed Income Program.

(On March 30, 2005 Cal. No. 4, the Commission scheduled April 13, 2005 for a public hearing. On April 13, 2005, Cal. No. 24, the hearing was closed.)

**For consideration.**

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**No. 12**

***MELROSE APARTMENTS***

**CD 4**

**C 050259HAK**

**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 63, 61, 59, 57, 55, 53 and 51 Central Avenue (Block 3157, Lots 1, 3-8) 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 a six-story building, tentatively known as Melrose Apartments, with approximately 38 low income residential units, to be developed under the New York State Housing Trust Fund Program.

(On March 30, 2005 Cal. No. 5, the Commission scheduled April 13, 2005 for a public hearing. On April 13, 2005, Cal. No. 25, the hearing was closed.)

**For consideration.**

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**No. 13**

***OFFERMAN BUILDING***

**CD 2**

**N 050389 HKK**

**IN THE MATTER OF** a communication dated March 15, 2005, from the Executive Director of the Landmarks Preservation Commission regarding **the landmark designation of the Offerman Building**, 503-13 Fulton Street and 234-48 Duffield Street, (Block 145, Lot 35), by the Landmarks Preservation Commission on March 15, 2005 (List 359/LP-2169), Borough of Brooklyn, Community District 2.

**For consideration.**



**No. 14**

***A.I. NAMM & SON DEPARTMENT STORE***

**CD 2**

**N 050390 HKK**

**IN THE MATTER OF** a communication dated March 15, 2005, from the Executive Director of the Landmarks Preservation Commission regarding **the landmark designation of the A.I. Namm & Son Department Store**, 450-458 Fulton Street (aka 1-7 Hoyt Street), (Block 157, Lot 9), by the Landmarks Preservation Commission on March 15, 2005 (List 359/LP-2170), Borough of Brooklyn, Community District 2.

**For consideration.**



**BOROUGH OF MANHATTAN**

**No. 15**

***MART 125***

**CD 10**

**C 050189 PPM**

**IN THE MATTER OF** an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition to the New York City Economic Development Corporation of city-owned property** located at 260-262 West 125<sup>th</sup> Street (Block 1930, lot 55) pursuant to zoning.

(On March 16, 2005, Cal. No. 6, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 24, the hearing was closed.)

**For consideration.**

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**Nos. 16 and 17**

***415 GREENWICH STREET GARAGE***

**No. 16**

**CD 1**

**C 040538 ZSM**

**IN THE MATTER OF** an application submitted by 415 Greenwich Fee Owners, LLC pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit** pursuant to Section 13-561 of the Zoning Resolution **to allow an attended accessory parking garage with a maximum capacity of 90 spaces on portions of the first floor and cellar of an existing 8-story building and proposed 1-story roof-top enlargement on property located at 415 Greenwich Street** (Block 215, Lot 5), in an M1-5 District, within the Special Tribeca Mixed Use District (Area B2).

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 March 16, 2005, Cal. No. 7, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 25, the hearing was closed.)

**For consideration.**

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**No. 17**

**CD 1**

**N 040539 ZAM**

**IN THE MATTER OF** an application submitted by 415 Greenwich Fee Owners, LLC for **the grant of an authorization** pursuant to Section 111-23 of the Zoning Resolution **to modify the use regulations of Sections 111-101 and 111-103(b) to allow 90 loft dwellings on a portion of the 1<sup>st</sup> floor and on the 2<sup>nd</sup> through 8<sup>th</sup> floors and proposed 1-story rooftop enlargement of an existing 8-story building where the lot coverage is greater than 5,000 square feet located at 415 Greenwich Street** (Block 215, Lot 5), in an M1-5 District, within the Special Tribeca Mixed Use District (Area B2).

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. 18**

***63 WALL STREET GARAGE***

**CD 1**

**C 050084 ZSM**

**IN THE MATTER OF** an application submitted by RBNB Wall Street Owner, 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 85 spaces on portions of the first floor and cellar of an existing 36-story building located at 63 Wall Street** (Block 27, Lot 9), in a C5-5 District, in the Special Lower Manhattan District.

(On March 16, 2005, Cal. No. 8, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 26, the hearing was closed.)

**For consideration.**

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**No. 19**

***15 WEST 20<sup>TH</sup> STREET***

**CD 5**

**C 050031ZSM**

**IN THE MATTER OF** an application submitted by Strategic Chelsea LLC pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit pursuant to Section 74-711 of the Zoning Resolution to modify the rear setback requirements of Section 23-663 (Required rear setbacks for tall buildings in other districts)**, in connection with a proposed two-story enlargement of an existing nine-story building at 15 West 20<sup>th</sup> Street (Block 822, Lot 25), in a C6-4A District, within the Ladies' Mile Historic District.

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

(On March 16, 2005, Cal. No. 9, the Commission scheduled March 30, 2005 for a public hearing which. On March 30, 2005, Cal. No 27, the hearing was closed.)

**For consideration.**

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**No. 20**

***MAIDEN LANE PARKING GARAGE***

**CD 1**

**C 050071 ZSM**

**IN THE MATTER OF** an application submitted by Maiden Lane Properties, 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 62 spaces on portions of the first floor and the common cellar of three existing buildings located at 100 Maiden Lane** (Block 42, Lot 1), in a C5-5 District, within the Special Lower Manhattan Special 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 March 16, 2005, Cal. No. 10, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 28, the hearing was closed.)

**For consideration.**

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**No. 21**

***NEW YORK SOCIETY LIBRARY***

**CD 8**

**C 040399 ZSM**

**IN THE MATTER OF** an application submitted by the New York Society Library pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit** pursuant to Section 74-711 of the Zoning Resolution **to modify the rear yard requirements of Section 24-36 (Minimum Required Rear Yards) to allow a 12-foot 2-inch rear yard at the sixth floor level in connection with a proposed enlargement of an existing 6-story building located at 53 East 79<sup>th</sup> Street** (Block 1491, Lot 25) in an R10 District, within the Special Park Improvement District (PI).

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 March 16, 2005, Cal. No. 11, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 29, the hearing was closed.)

**For consideration.**

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**No. 22**

***LINCOLN PARKING GARAGE***

**CD 4**

**C 040375 ZSM**

**IN THE MATTER OF** an application submitted by 323 West 34<sup>th</sup> Street, 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 500 spaces on the ground, second, third and fourth floors and the cellar floor of an existing 4-story garage building on property located at 323 - 331 West 34<sup>th</sup> Street a.k.a. 334 - 344 West 35<sup>th</sup> Street (Block 758, Lot 25), in a C6-4 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 March 16, 2005, Cal. No. 12, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 30, the hearing was closed.)

**For consideration.**

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**BOROUGH OF QUEENS**

**No. 23**

***FLUSHING SAVINGS BANK REZONING***

**CD 7**

**C 040043 ZSQ**

**IN THE MATTER OF** an application submitted by Flushing Savings Bank pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 10c, establishing within an existing R2 district a C1-2 District bounded

by a line 100 feet northerly of Depot Road, a line 200 feet easterly of 159<sup>th</sup> Street, Depot Road and 159<sup>th</sup> Street, as shown on a diagram (for illustrative purposes only) dated December 6, 2004.

(On March 16, 2005, Cal. No. 17, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 31, the hearing was closed.)

**For consideration.**

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**Nos. 24 and 25**

***HAMILTON BEACH CITY MAP CHANGE AND DISPOSITION***

**No. 24**

**CD 10**

**C 050191 MMQ**

**IN THE MATTER OF** an application submitted by the Department of City Planning and the Queens Borough President's office, 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) the elimination, discontinuance and closing of portions of:

- 102nd and 103<sup>rd</sup> streets between Russell Street and 165th Avenue;
- 163rd and 165th avenues between 103<sup>rd</sup> Street and Hawtree Basin,

b) the establishment of:

- a cul-de-sac at the southern terminus of 103rd Street (aka 104<sup>th</sup> Street)
- pedestrian ways on portions of 163rd Avenue, 102nd Street, and 165th Avenue,

and any acquisition or disposition of real property related thereto,

in accordance with map No.4979, dated December 20, 2004 and signed by the Borough President.

(On March 16, 2005, Cal. No. 19, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 33, the hearing was closed.)

**For consideration.**

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**No. 25**

**CD 10**

**C050217 PPQ**

**IN THE MATTER OF** an application submitted by the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, **for the disposition of thirty-six (36) city owned properties** pursuant to zoning.

A list and description of the properties can be seen in the Queens Office of the Department of City Planning, 120-55 Queens Boulevard, Room 201, Kew Gardens, NY 11424.

(On March 16, 2005, Cal. No. 20, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 34, the hearing was closed.)

**For consideration.**

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**BOROUGH OF STATEN ISLAND**

**No. 26**

***SOUTH BEACH BLUE BELT***

**CD 2**

**C 050154 PCR**

**IN THE MATTER OF** an application submitted by the Department of Environmental Protection and the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter for site selection and acquisition of properties, including the beds of certain streets, generally bounded by Sand Lane, Quintard Street, Father Capodanno Boulevard, and Patterson Avenue, Community District 2, Borough of Staten Island, for the storage and conveyance of storm water.

A list of the specific properties and street beds proposed to be acquired 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, 10301-2511.

(On March 16, 2005, Cal. No. 21, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 35, the hearing was closed.)

**For consideration.**

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**No. 27**

***BERWICK PLACE DEMAPPING***

**CD 1**

**C 000561 MMR**

**IN THE MATTER OF** an application submitted by John Bilotti, 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 Berwick Place, between Oakland and Pelton avenues, the adjustment of grades necessitated thereby, **and any acquisition or disposition of real property related thereto**, in accordance with Map No.4177, dated March 9, 2004 and signed by the Borough President.

(On March 16, 2005, Cal. No. 22, the Commission scheduled March 30, 2005 for a public hearing. On March 30, 2005, Cal. No. 36, the hearing was closed. )

**For consideration.**

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**Nos. 28 and 29**

***80 SWEETBROOK ROAD***

**No. 28**

**CD 3**

**N 050101 RAR**

**IN THE MATTER OF** an application submitted by Denny Pizzini **for grant of authorization** pursuant to Section 107-64 of the Zoning Resolution **for removal of trees to facilitate the construction of a detached home on one zoning lot at 80 Sweetbrook Road ( Block 5523, Lot 83) within the Special South Richmond Development District**, Borough of Staten Island, Community District 3.

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. 29**

**CD 3**

**N 030543 RAR**

**IN THE MATTER** of an application submitted by Denny Pizzini **for grant of authorization** pursuant to Section 107-65 **of the Zoning Resolution for modification of topography to facilitate the construction of a detached home on one zoning lot at 80 Sweetbrook Road (Block 5523, Lot 83) within the Special South Richmond Development District**, Borough of Staten Island, Community District 3.

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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**III. PUBLIC HEARINGS**

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**BOROUGH OF BROOKLYN**

**No. 30**

***BENSONHURST REZONING***

**CD 11**

**C 050296 ZMK**

**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. 22d and 28c:**

- 1. eliminating from an existing R5 District a C1-3 District bounded by:**
  - a.** 63<sup>rd</sup> Street, a line 100 feet northwesterly of Bay Parkway, 65<sup>th</sup> Street, and a line 150 feet northwesterly of Bay Parkway;
  - b.** Highlawn Avenue, West 8<sup>th</sup> Street, a line 150 feet northerly of Highlawn Avenue, a line midway between West 7<sup>th</sup> Street and West 8<sup>th</sup> Street, Highlawn Avenue, West 6<sup>th</sup> Street, a line 150 feet southerly of Highlawn Avenue, and West 9<sup>th</sup> Street;
  - c.** Avenue S, West 9<sup>th</sup> Street, a line 150 feet northerly of Avenue S, and West 8<sup>th</sup> Street;
  - d.** Avenue S, West 6<sup>th</sup> Street, a line 150 feet southerly of Avenue S, and West 7<sup>th</sup> Street;
  - e.** Avenue S, a line midway between West 13<sup>th</sup> Street and Stillwell Avenue, a line 100 feet northerly of Avenue T, and Stillwell Avenue;
  - f.** Avenue T, West 8<sup>th</sup> Street, a line 150 feet southerly of Avenue T, and West 10<sup>th</sup> Street; and
  - g.** Avenue U, West 9<sup>th</sup> Street, a line 150 feet northerly of Avenue U, Lake Street, a line 100 feet northerly of Avenue U, and McDonald Avenue;
- 2. eliminating from an existing R6 District a C1-3 District bounded by:**
  - a.** 63<sup>rd</sup> Street, Bay Parkway, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 400 feet southeasterly of 23<sup>rd</sup> Avenue, 65<sup>th</sup> Street, West

- 5<sup>th</sup> Street, a line 150 feet southwesterly of 65<sup>th</sup> Street, Bay Parkway, 65<sup>th</sup> Street, and a line 100 feet northwesterly of Bay Parkway;
- b. Avenue O, West 8<sup>th</sup> Street, a line 150 feet northerly of Avenue O, West 7<sup>th</sup> Street, Avenue O, West 6<sup>th</sup> Street, a line 150 feet southerly of Avenue O, and West 11<sup>th</sup> Street; and
  - c. Kings Highway, West 12<sup>th</sup> Street, a line 150 feet northerly of Kings Highway, a line 150 feet northerly of Quentin Road, West 9<sup>th</sup> Street, Quentin Road, West 6<sup>th</sup> Street, a line 150 feet northerly of Kings Highway, West 4<sup>th</sup> Street, a line 100 feet southerly of Kings Highway, a line 100 feet southerly of Quentin Road, and West 11<sup>th</sup> Street;
3. **eliminating from an existing R5 District a C2-2 District bounded by** Kings Highway, Stillwell Avenue, a line 100 feet northerly of Kings Highway, West 12<sup>th</sup> Street, Kings Highway, West 11<sup>th</sup> Street, Quentin Road, West 13<sup>th</sup> Street, a line 80 feet northerly of Quentin Road, Stillwell Avenue, a line 100 feet southerly of Kings Highway, 78<sup>TH</sup> Street, and a line 100 feet southeasterly of Bay Parkway;
  4. **eliminating from an existing R6 District a C2-2 District bounded by** Kings Highway, a line 200 feet westerly of Stillwell Avenue, a line 100 feet northerly of Kings Highway, and Stillwell Avenue;
  5. **eliminating from an existing R5 District a C2-3 District bounded by** West 13<sup>th</sup> Street, a line 150 feet northerly of Avenue U, West 9<sup>th</sup> Street, and a line 100 feet northerly of Avenue U;
  6. **eliminating from an existing R6 District a C2-3 District bounded by** a line midway between Dahill Road and West 1<sup>st</sup> Street, a line 150 feet northerly of Kings Highway, a line midway between McDonald Avenue and Dahill Road, and a line 100 feet northerly of Kings Highway,
  7. **changing from an R5 District to an R4-1 District property bounded by:**
    - a. Quentin Road, West 11<sup>th</sup> Street, a line 100 feet southerly of Quentin Road, a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street, a line 100 feet southerly of Highlawn Avenue, a line midway between West 11<sup>th</sup> Street and West 12<sup>th</sup> Street, a line 100 feet northerly of Avenue S, and a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street;
    - b. a line 100 feet southerly of Highlawn Avenue, a line midway between West 8<sup>th</sup> Street and West 9<sup>th</sup> Street, a line 100 feet northerly of Avenue S, and a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street;
    - c. a line 100 feet southerly of Kings Highway, a line midway between Lake Street and Van Sicklen Street, Avenue S, West 3<sup>rd</sup> Street,

Avenue T, a line midway between Lake Street and Van Sicklen Street, a line perpendicular to the easterly street line of Van Sicklen Street distant 360 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of Van Sicklen Street and the southerly street line of Avenue T, Van Sicklen Street, a line 100 feet northerly of Avenue U, a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street, a line 100 feet southerly of Avenue T, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, Avenue S, West 5<sup>th</sup> Street, a line 100 feet northerly of Avenue S, West 7<sup>th</sup> Street, a line 100 feet southerly of Highlawn Avenue, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, Highlawn Avenue, and a line midway between West 6<sup>h</sup> Street and West 7<sup>th</sup> Street;

- d. a line 100 feet southerly of Avenue S, West 9<sup>th</sup> Street, a line 100 feet northerly of Avenue T, and a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street;
  - e. a line 100 feet southerly of Avenue S, a line midway between West 5<sup>th</sup> Street and West 6<sup>th</sup> Street, a line 100 feet northerly of Avenue T, and West 7<sup>th</sup> Street; and
  - f. a line 100 feet southerly of Avenue T, a line midway between West 7<sup>th</sup> Street and West 8<sup>th</sup> Street, a line 100 feet northerly of Avenue U, West 13<sup>th</sup> Street, a line 325 feet southerly of Avenue T, and a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street;
- 8. changing from an R6 District to an R4-1 District property bounded by:**
- a. a line 100 feet southeasterly of Bay Parkway, 61<sup>st</sup> Street, Dahill Road, 24<sup>th</sup> Avenue, a line midway between McDonald Avenue and Dahill Road, a line 180 feet northerly of Avenue O, Dahill Road, 63<sup>rd</sup> Street, a line perpendicular to the southwesterly street line of 63<sup>rd</sup> Street distant 125 feet northwesterly (as measured along the street line) from the point of intersection of the southwesterly street line of 63<sup>rd</sup> Street and the westerly street line of Dahill Road, a line midway between 63<sup>rd</sup> Street and 64<sup>th</sup> Street, a line 100 feet westerly of Dahill Road, 65<sup>th</sup> Street, Avenue P, a line midway between McDonald Avenue and Dahill Road, a line 100 feet northerly of Kings Highway, West 6<sup>th</sup> Street, a line 100 feet southerly of Quentin Road, West 1<sup>st</sup> Street, a line 400 feet southerly of Quentin Road, a line midway between Dahill Road and West 1<sup>st</sup> Street, Avenue P, West 2<sup>nd</sup> Street, a line 100 feet southwesterly of 65<sup>th</sup> Street, West 1<sup>st</sup> Street, 65<sup>th</sup> Street, a line 100 feet southeasterly of 24<sup>th</sup> Avenue, a line midway between 62<sup>nd</sup> Street and 63<sup>rd</sup> Street, 24<sup>th</sup> Avenue, 65<sup>th</sup> Street, a line 340 feet southeasterly of 23<sup>rd</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, 23<sup>rd</sup> Avenue, 64<sup>th</sup> Street, a line 120 feet northwesterly of 23<sup>rd</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 220 feet southeasterly of Bay Parkway, and a line midway between 63<sup>rd</sup> Street and 64<sup>th</sup> Street;

- b. a line 100 feet southerly of Avenue O, a line midway between West 7<sup>th</sup> Street and West 8<sup>th</sup> Street, a line 100 feet northerly of Avenue P, West 12<sup>th</sup> Street, a line perpendicular to the easterly street line of West 12<sup>th</sup> Street distant 100 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of West 12<sup>th</sup> Street and the southeasterly street line of Bay Parkway, and a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street;
  - c. a line 100 feet southerly of Avenue O, West 4<sup>th</sup> Street, Avenue O, a line 100 feet southwesterly of 65<sup>th</sup> Street, West 3<sup>rd</sup> Street, a line 100 feet northerly of Avenue P, and a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street;
  - d. a line 100 feet southerly of Avenue P, a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street, a line 100 feet northerly of Kings Highway, and Stillwell Avenue;
  - e. a line 100 feet southerly of Avenue P, West 8<sup>th</sup> Street, Avenue P, West 7<sup>th</sup> Street, a line 100 feet southerly of Avenue P, West 6<sup>th</sup> Street, a line 100 feet northerly of Quentin Road, and a line midway between West 9<sup>th</sup> Street and West 10<sup>th</sup> Street;
  - f. a line 100 feet southerly of Avenue P, West 3<sup>rd</sup> Street, a line 100 feet northerly of Quentin Road, and a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street; and
  - g. a line 100 feet southerly of Avenue P, a line midway between West 1<sup>st</sup> Street and West 2<sup>nd</sup> Street, a line 100 feet northerly of Quentin Road, and a line midway between West 2<sup>nd</sup> Street and West 3<sup>rd</sup> Street;
9. **changing from an R5 District to an R4A District property bounded by:**
- a. a line 100 feet southerly of Highlawn Avenue, a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street, a line 100 feet northerly of Avenue S, and a line midway between West 11<sup>th</sup> Street and West 12<sup>th</sup> Street;
  - b. a line 100 feet southerly of Avenue S, a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street, Avenue T, and West 13<sup>th</sup> Street;
  - c. Avenue S, a line midway between Lake Street and Van Sicklen Street, Avenue T, and West 3<sup>rd</sup> Street; and
  - d. Avenue T, a line midway between McDonald Avenue and Lake Street, a line 100 feet northerly of Avenue U, and Lake Street;
10. **changing from an R6 District to an R4A District property bounded by:**

- a. a line 100 feet southwesterly of 65<sup>th</sup> Street, Avenue O, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, a line 100 feet northerly of Avenue O, a line midway between West 5<sup>th</sup> Street and West 6<sup>th</sup> Street, a line 350 feet northerly of Avenue O, and West 5<sup>th</sup> Street;
  - b. a line 100 feet southwesterly of 65<sup>th</sup> Street, West 2<sup>nd</sup> Street, a line 100 feet northerly of Avenue P, and West 3<sup>rd</sup> Street; and
  - c. Avenue P, West 1<sup>st</sup> Street, a line 100 feet southerly of Avenue P, a line midway between West 2<sup>nd</sup> Street and West 3<sup>rd</sup> Street, a line 340 feet southerly of Avenue P, West 3<sup>rd</sup> Street, a line 100 feet southerly of Avenue P, and a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street;
11. **changing from an R5 District to an R5B District property bounded** Quentin Road, a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street, a line 100 feet northerly of Avenue S, a line midway between West 8<sup>th</sup> Street and West 9<sup>th</sup> Street, a line 100 feet southerly of Highlawn Avenue, a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street, a line 100 feet southerly of Quentin Road, a line 100 feet southerly of Kings Highway, a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street, Highlawn Avenue, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, a line 100 feet southerly of Highlawn Avenue, West 7<sup>th</sup> Street, a line 100 feet northerly of Avenue S, West 5<sup>th</sup> Street, Avenue S, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, a line 100 feet southerly of Avenue T, a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street, a line 100 feet northerly of Avenue U, Van Sicklen Street, a line perpendicular to the easterly street line of Van Sicklen Street distant 360 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of Van Sicklen Street and the southerly street line of Avenue T, a line midway between Lake Street and Van Sicklen Street, a line 100 feet southerly of Kings Highway, a line midway between McDonald Avenue and Lake Street, Avenue T, Lake Street, a line 100 feet northerly of Avenue U, McDonald Avenue, Avenue U, West 13<sup>th</sup> Street, a line 100 feet northerly of Avenue U, a line midway between West 7<sup>th</sup> Street and West 8<sup>th</sup> Street, a line 100 feet southerly of Avenue T, a line midway between West 12<sup>th</sup> street and West 13<sup>th</sup> Street, a line 325 feet southerly of Avenue T, West 13<sup>th</sup> Street, a line 100 feet northeasterly of 86<sup>th</sup> Street, and Stillwell Avenue, **and excluding property bounded by:**
- a. a line 100 feet southerly of Avenue S, West 9<sup>th</sup> Street, a line 100 feet northerly of Avenue T, a line midway between West 12<sup>th</sup> Street and West 13<sup>th</sup> Street, Avenue T, and West 13<sup>th</sup> Street,
  - b. a line 100 feet southerly of Avenue S, a line midway between West 5<sup>th</sup> street and West 6<sup>th</sup> Street, a line 100 feet northerly of Avenue T, and West 7<sup>th</sup> Street;

**12. changing from an R6 District to an R5B District property bounded by:**

- a. a line 150 feet southeasterly of Bay Parkway, a line perpendicular to the easterly street line of West 7<sup>th</sup> Street distant 250 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of West 7<sup>th</sup> Street and the southeasterly street line of Bay Parkway, a line 100 feet southwesterly of 65<sup>th</sup> Street, West 5<sup>th</sup> street, a line 350 feet northerly of Avenue O, a line midway between West 5<sup>th</sup> Street and West 6<sup>th</sup> Street, a line 100 feet northerly of Avenue O, a line midway between West 4<sup>th</sup> street and West 5<sup>th</sup> Street, Avenue O, West 4<sup>th</sup> Street, a line 100 feet southerly of Avenue O, a line midway between West 6<sup>th</sup> street and West 7<sup>th</sup> Street, a line 100 feet northerly of Avenue P, a line midway between West 7<sup>th</sup> Street and West 8<sup>th</sup> Street, a line 100 feet southerly of Avenue O, a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street, a line perpendicular to the easterly street line of West 12<sup>th</sup> Street distant 100 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of West 12<sup>th</sup> Street and the southeasterly street line of Bay Parkway, West 11<sup>th</sup> Street, and Avenue O;
- b. 63<sup>rd</sup> Street, Dahill Road, a line 180 feet northerly of Avenue O, a line midway between Dahill Road and McDonald Avenue, a line perpendicular to the westerly street line of McDonald Avenue distant 250 feet northerly (as measured along the street line) from the point of intersection of the westerly street line of McDonald Avenue and the northeasterly street line of 65<sup>th</sup> Street, Dahill Road, 65<sup>th</sup> Street, a line 100 feet westerly of Dahill Road, a line midway between 63<sup>rd</sup> Street and 64<sup>th</sup> Street, and a line perpendicular to the southwesterly street line of 63<sup>rd</sup> Street distant 125 feet northwesterly (as measured along the street line) from the point of intersection of the southwesterly street line of 63<sup>rd</sup> Street and the westerly street line of Dahill Road;
- c. a line 100 feet southerly of Avenue P, a line midway between West 9<sup>th</sup> Street and West 10<sup>th</sup> Street, a line 100 feet northerly of Quentin Road, a line 100 feet northerly of Kings Highway, and a line midway between West 10<sup>th</sup> Street and West 11<sup>th</sup> Street;
- d. a line 100 feet northerly of Avenue P, West 4<sup>th</sup> Street, Avenue P, a line midway between West 4<sup>th</sup> Street and West 5<sup>th</sup> Street, a line 100 feet northerly of Quentin Road, and West 6<sup>th</sup> Street; and
- e. a line 100 feet northerly of Quentin Road, West 3<sup>rd</sup> Street, a line 340 feet southerly of Avenue P, a line midway between West 2<sup>nd</sup> Street and West 3<sup>rd</sup> Street, a line 100 feet northerly of Quentin Road, a line midway between West 1<sup>st</sup> Street and West 2<sup>nd</sup> Street, a line 100 feet southerly of Avenue P, West 1<sup>st</sup> Street, Avenue P, a line midway between Dahill Road and West 1<sup>st</sup> Street, a line 400 feet southerly of Quentin Road, West 1<sup>st</sup> Street, a line 100 feet southerly of Quentin

Road, a line midway between West 2<sup>nd</sup> Street and West 3<sup>rd</sup> Street, Quentin Road, and West 4<sup>th</sup> Street;

- 13. changing from an R6 District to an R6A District property bounded by:**
- a.** a line 100 feet northwesterly of Bay Parkway, 61<sup>st</sup> Street, a line 100 feet southeasterly of Bay Parkway, a line midway between 63<sup>rd</sup> Street and 64<sup>th</sup> Street, a line 220 feet southeasterly of Bay Parkway, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 120 feet northwesterly of 23<sup>rd</sup> Avenue, 64<sup>th</sup> Street, 23<sup>rd</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 340 feet southeasterly of 23<sup>rd</sup> Avenue, 65<sup>th</sup> Street, 24<sup>th</sup> Avenue, a line midway between 62<sup>nd</sup> Street and 63<sup>rd</sup> Street, a line 100 feet southeasterly of 24<sup>th</sup> Avenue, 65<sup>th</sup> Street, West 1<sup>st</sup> Street, a line 100 feet southwesterly of 65<sup>th</sup> Street, a line perpendicular to the easterly street line of West 7<sup>th</sup> Street distant 250 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of West 7<sup>th</sup> Street and the southeasterly street line of Bay Parkway, a line 150 feet southeasterly of Bay Parkway, a line 150 feet southwesterly of 65<sup>th</sup> Street, Bay Parkway, and 65<sup>th</sup> Street; and
  - b.** a line 100 feet northerly of Avenue P, West 2<sup>nd</sup> Street, Avenue P, and West 4<sup>th</sup> Street;
- 14. changing from a C4-3 District to an R6A District property bounded by a line 150 feet southwesterly of 65<sup>th</sup> Street, a line 150 feet southeasterly of Bay Parkway, and West 7<sup>th</sup> Street;**
- 15. changing from an R5 District to an R6B District property bounded by Kings Highway, West 11<sup>th</sup> Street, Quentin Avenue, 78<sup>th</sup> Street, and a line 100 feet southeasterly of Bay Parkway;**
- 16. changing from an R5 District to an R7A District property bounded by a line 100 feet northerly of Kings Highway, West 12<sup>th</sup> Street, Kings Highway, and Stillwell Avenue;**
- 17. changing from an R6 District to an R7A District property bounded by:**
- a.** Bay Parkway, Avenue O, West 11<sup>th</sup> Street, a line perpendicular to the easterly street line of West 12<sup>th</sup> Street distant 100 feet southerly (as measured along the street line) from the point of intersection of the easterly street line of West 12<sup>th</sup> Street and the southeasterly street line of Bay Parkway, West 12<sup>th</sup> Street, a line 100 feet northerly of Avenue P, West 6<sup>th</sup> Street, a line 100 feet southerly of Avenue P, West 7<sup>th</sup> Street, Avenue P, West 8<sup>th</sup> Street, a line 100 feet southerly of Avenue P, Stillwell Avenue, and Kings Highway; and

- b. line 100 feet northerly of Kings Highway, a line 100 feet northerly of Quentin Road, West 4<sup>th</sup> Street, Quentin Road, a line midway between West 2<sup>nd</sup> Street and West 3<sup>rd</sup> Street, a line 100 feet southerly of Quentin Road, West 6<sup>th</sup> Street, a line 100 feet northerly of Kings Highway, McDonald Avenue, a line 100 feet southerly of Kings Highway, a line 100 feet southerly of Quentin Road, West 11<sup>th</sup> Street, Kings Highway, and West 12<sup>th</sup> Street;
  
- 18. **changing from a C4-3 District to a C4-2A District property bounded by** a line 150 feet northwesterly of Bay Parkway, 65<sup>th</sup> Street, Bay Parkway, a line 150 feet southwesterly of 65<sup>th</sup> Street, West 7<sup>th</sup> Street, a line 150 feet southeasterly of Bay Parkway, Avenue O, Bay Parkway, and Bay Ridge Avenue;
  
- 19. **establishing within a proposed R4-1 District a C2-3 District bounded by:**
  - a. a line 340 feet southeasterly of 23<sup>rd</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, 24<sup>th</sup> Avenue, and 65<sup>th</sup> Street; and
  - b. a line 100 feet northerly of Highlawn Avenue, West 6<sup>th</sup> Street, Highlawn Avenue, and a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street;
  
- 20. **establishing within a proposed R5B District a C2-3 District bounded by:**
  - a. a line 100 feet northerly of Avenue O, West 6<sup>th</sup> Street, a line 100 feet southerly of Avenue O, West 11<sup>th</sup> Street, Avenue O, and West 8<sup>th</sup> Street;
  - b. a line 100 feet northerly of Highlawn Avenue, a line midway between West 8<sup>th</sup> Street and West 9<sup>th</sup> Street, Highlawn Avenue, West 7<sup>th</sup> Street, a line 100 feet northerly of Highlawn Avenue, a line midway between West 6<sup>th</sup> Street and West 7<sup>th</sup> Street, Highlawn Avenue, West 6<sup>th</sup> Street, a line 100 feet southerly of Highlawn Avenue, West 10<sup>th</sup> Street, Highlawn Avenue, and West 9<sup>th</sup> Street;
  - c. a line 100 feet northerly of Avenue S, West 9<sup>th</sup> Street, Avenue S, and West 10<sup>th</sup> Street;
  - d. Avenue S, a line midway between West 13<sup>th</sup> Street and Stillwell Avenue, a line 100 feet northerly of Avenue T, and Stillwell Avenue;
  - e. Avenue S, West 6<sup>th</sup> Street, a line 100 feet southerly of Avenue S, and West 8<sup>th</sup> Street;
  - f. Avenue T, West 7<sup>th</sup> Street, a line 100 feet northerly of Avenue T, West 5<sup>th</sup> Street, Avenue T, West 6<sup>th</sup> Street, a line 100 feet southerly of Avenue T, and West 10<sup>th</sup> Street; and

- g. a line 100 feet northerly of Avenue U, McDonald Avenue, Avenue U, and West 9<sup>th</sup> Street;

**21. establishing within a proposed R6A District a C2-3 District bounded by:**

- a. a line 100 feet northwesterly of Bay Parkway, 63<sup>rd</sup> Street, Bay Parkway, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 340 feet southeasterly of 23<sup>rd</sup> Avenue, 65<sup>th</sup> Street, West 5<sup>th</sup> Street, a line 100 feet southwesterly of 65<sup>th</sup> Street, Bay Parkway, and 65<sup>th</sup> Street; and
- b. a 24<sup>th</sup> Avenue, a line midway between 64<sup>th</sup> Street and 65<sup>th</sup> Street, a line 100 feet southeasterly of 24<sup>th</sup> Avenue, and 65<sup>th</sup> Street;

**22. establishing within a proposed R6B District a C2-3 District bounded by Kings Highway, West 11<sup>th</sup> Street, Quentin Road, West 13<sup>th</sup> Street, a line 80 feet northerly of Quentin Road, Stillwell Avenue, a line 100 feet southerly of Kings Highway, 78<sup>th</sup> Street, and a line 100 feet southeasterly of Bay Parkway;**

**23. establishing within a proposed R7A District a C2-3 District bounded by a line 100 feet northerly of Kings Highway, a line 100 feet northerly of Quentin Road, West 8<sup>th</sup> Street, Quentin Road, West 6<sup>th</sup> Street, a line 100 feet northerly of Kings Highway, a line midway between Dahill Road and West 1<sup>st</sup> Street, Kings Highway, Kings Place, a line 100 feet southerly of Kings Highway, a line 100 feet southerly of Quentin Road, West 11<sup>th</sup> Street, Kings Highway, and a line 200 feet westerly of Stillwell Avenue;**

as shown on a diagram (for illustrative purposes only) dated February 14, 2005, and subject to the conditions of CEQR Declaration E-145.

(On April 13, 2005, Cal. No. 1, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 31**

***MALTA STREET APARTMENTS***

**CD 5**

**C 050267 HAK**

**PUBLIC HEARING:**

**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 662, 664, 668 Alabama Avenue and 65, 63, 59, 57, 51, 49, 47 and 45 Malta Street, Site 152 within the East New York I Urban Renewal Area (Block 4295, Lots 23-25 and 56-63) 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 two, four-story buildings, tentatively known as Malta Street Apartments, with approximately 47 low income residential units, to be developed under HPD's Cornerstone Program.

(On April 13, 2005, Cal. No. 2, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 32**

***DUMBO BUSINESS IMPROVEMENT DISTRICT***

**CD 2**

**N 050365 BDK**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by the Department of Small Business Services on behalf of the D.U.M.B.O. 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 D.U.M.B.O. Business Improvement District.**

(On April 13, 2005, Cal. No. 3, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**BOROUGH OF MANHATTAN**

**No. 33**

***CORNERSTONE/SITES 3A/3B***

**CD 10**

**C 050232 HAM**

**PUBLIC HEARING:**

**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 239, 247 and 249 West 115<sup>th</sup> Street (Block 1831, Lots 5, 6 and 10) 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 two, seven-story buildings, tentatively known as Cornerstone Sites 3A and 3B, each with approximately 15 residential units, to be developed under HPD's Cornerstone Program.

(On April 13, 2005, Cal. No.4, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 34**

***88 LEONARD STREET GARAGE***

**CD 1**

**C 050196 ZSM**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by 343 Broadway Properties, 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 225 spaces on portions of the first floor, the cellar and subcellar of a proposed mixed use building on property located at 88 Leonard Street** (Block 173 Lots 27 and 31), in C6-2A and C6-4A Districts.

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 April 13, 2005, Cal. No.5, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**



**No. 35**

***MILLENIUM HILTON HOTEL***

**CD 1**

**C 050252 ZSM**

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by CDL (New York) LLC pursuant to Sections 197-c and 201 of the New York City Charter **for the grant of a special permit** pursuant to Section 74-91 of the Zoning Resolution **to modify the provisions of Section 37-04 (Requirements for Urban Plazas) to allow the enlargement and upgrading of a previously certified urban plaza, and to allow an open air café as a permitted obstruction within the urban plaza, on property located at 55 Church Street** (Block 80, Lot 4), in a C5-5 District, within the Special Lower Manhattan 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 April 13, 2005, Cal. No.6, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 36**

***CORNERSTONE/SITE 11***

**CD 10**

**C 050286 HAM**

**PUBLIC HEARING:**

**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 454, 452, 450, 448, 462, 460, 458 and 456 Manhattan Avenue (Block 1946, Lots 18-21, 44-47); 313, 311, 309, 307, 305 and 303 West 119<sup>th</sup> Street (Block 1946, Lots 23-28), and 306, 308 and 310 West 120<sup>th</sup> Street (Block 1946, Lots 39-41) 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 454, 452, 450, 448 and 458 Manhattan Avenue (Block 1946, Lots 18-21 and 46); 313, 311, 307, 305, and 303 West 119<sup>th</sup> Street (Block 1946, Lots, 23 -24, 26-28) and 306, 308, 310 West 120<sup>th</sup> Street (Block 1946, Lots 39-41) to a developer selected by HPD;

to facilitate development of three buildings, tentatively known as Cornerstone III Site 11, with approximately 186 units of housing, to be developed under HPD's Cornerstone Program.

(On April 13, 2005, Cal. No. 7, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**No. 37**

***GENERAL MOTORS PLAZA***

**CD 5**

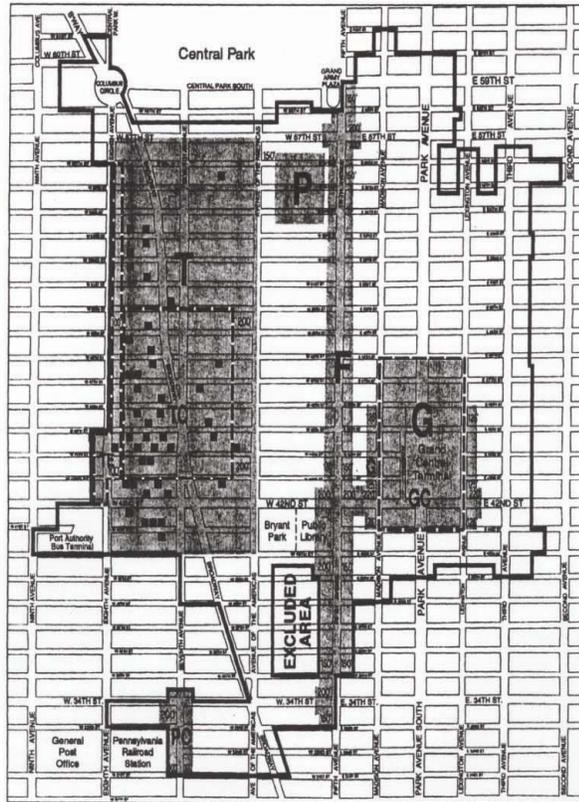
**N 050117 ZRM**

**IN THE MATTER OF** an application submitted by the Fifth Avenue 58/59 Acquisition Co. LLC c/o Macklowe Properties, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York relating to Article VIII, Chapter 1 (Special Midtown District): concerning Appendix A, Map 1 (Special Midtown District and Subdistricts) and Map 2 (Retail and Street Wall Continuity).

**APPENDIX A** (10/31/01)  
**Midtown District Plan Maps**

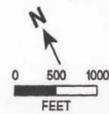
††Map 1. Special Midtown District and Subdistricts

**EXISTING**



**MIDTOWN DISTRICT PLAN**  
**MAP 1 - Special Midtown District and Subdistricts**

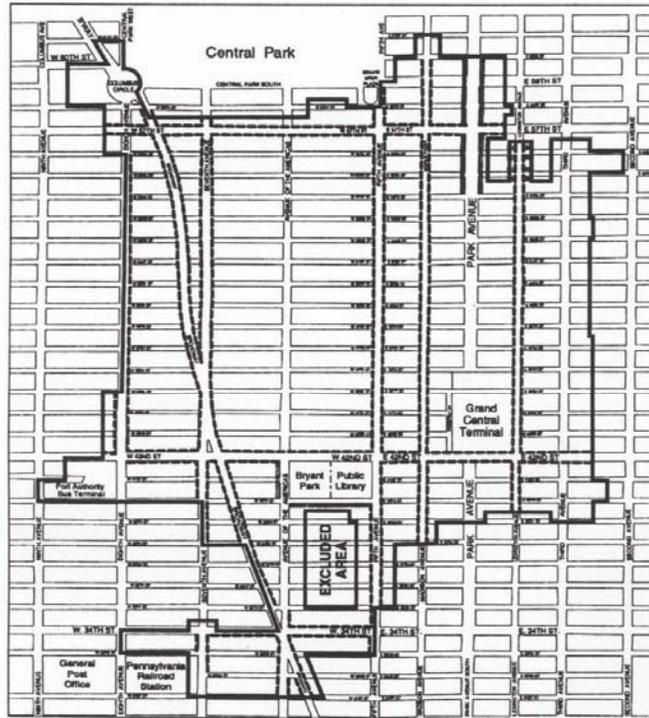
- |                           |  |
|---------------------------|--|
| Fifth Avenue Subdistrict  | Grand Central Subdistrict Core             |
| Grand Central Subdistrict | Theater Subdistrict Core                   |
| Penn Center Subdistrict   | Theater Subdistrict Eighth Avenue Corridor |
| Preservation Subdistrict  | Listed Theaters                            |
| Theater Subdistrict       | Special Midtown District                   |





**APPENDIX A** (10/31/01)  
**Midtown District Plan Maps**  
Map 2. Retail & Street Wall Continuity

**EXISTING**



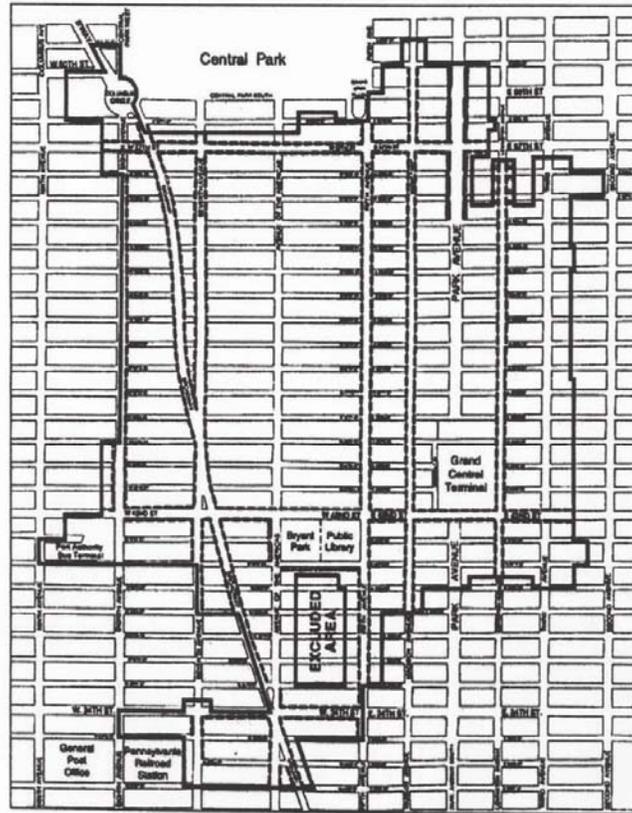
**MIDTOWN DISTRICT PLAN**  
**MAP 2 - Retail and Street Wall Continuity**

- Retail and Street Wall Continuity required
- Only Street Wall Continuity required
- Special Midtown District



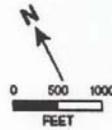
**APPENDIX A** (10/31/01)  
**Midtown District Plan Maps**  
Map 2. Retail & Street Wall Continuity

**PROPOSED**



**MIDTOWN DISTRICT PLAN**  
**MAP 2 - Retail and Street Wall Continuity**

- Retail and Street Wall Continuity required
- Only Street Wall Continuity required
- Special Midtown District



(On April 13, 2005, Cal. No. 8, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

## No. 38

**ROCKEFELLER CENTER SIGNS**

CD 5

N 050297 ZRM

**PUBLIC HEARING:**

**IN THE MATTER OF** an application submitted by RCPI Landmark Properties, LLC pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York relating to Article VIII Chapter 8 (Special Midtown District), concerning Section 81-14 (Modification of Sign and Frontage Regulations in the Fifth Avenue Subdistrict).

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

**Article VIII: Special Purpose Districts**  
**Chapter 1: Special Midtown District**

\*\*\*

**81-14 (5/13/82)**  
**Modification of Sign and Frontage Regulations in the Fifth Avenue Subdistrict**

**81-141 (~~4/8/98~~)**  
**Special sign regulations**

For all existing and new #uses# in the Fifth Avenue Subdistrict, #signs# shall not be permitted on the exterior of any #building# below a level of ten feet above #curb level#. The aggregate #surface area# of all #signs# in ground floor windows is restricted to not more than one-third of the window area.

Any #sign# that does not comply with the provisions of this ~~Section~~ paragraph, (a), shall be terminated, except that a #sign# which the Chairperson of the City Planning Commission certifies is an integral part of the #building# shall not be required to terminate.

In a C5-3 District within the Fifth Avenue Subdistrict, the Chairperson of the City Planning Commission may, by certification, modify the requirements of Section 32-655 (Height of signs in all other Commercial Districts), to allow a single non-#illuminated sign# per #building#, other than an #advertising sign#, ~~per~~

~~#building#~~ to be located at a height between 25 and 50 feet above #curb level#, provided that the permitted #sign# shall:

be limited to one name and/or address of the #building# or the name of an establishment located therein, consisting only of individual letters and/or numbers not exceeding 18 inches in height;

not be within a frame, a border, or any kind of background other than the building facade;

not project more than three inches from the facade of the #building#; and

not exceed 25 square feet in aggregate #surface area#.

On any #zoning lot# occupied by a landmark designated by the Landmarks Preservation Commission which lies partially or wholly within the Fifth Avenue Subdistrict, the Chairperson of the City Planning Commission may, by certification, modify the applicable #sign# regulations of Section 32-60 to permit #illuminated signs# on the open area of the #zoning lot#, provided that such #signs# shall:

be a recreation of historic #signs# and the Landmarks Preservation Commission has issued a Certificate of Appropriateness or other permit for such #signs#:

not exceed a #surface area# of 12 square feet per #sign#: and

not project across a #street line#.

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(On April 13, 2005, Cal. No. 9, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**BOROUGH OF QUEENS**

**No. 39**

***ENGINE COMPANY 306 PARKING LOT***

**CD 11**

**C 040127 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 site selection and acquisition of property located at 40-14 214<sup>th</sup> Place ( Block 6288, Lot 31); Community District 11, Borough of Queens, for use as a parking lot.

(On April 13, 2005, Cal. No. 10, the Commission scheduled April 27, 2005 for a public hearing which has been duly advertised.)

**Close the hearing.**

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**IV. CITY PLANNING COMMISSION 2005 SCHEDULE OF MEETINGS  
January 1 to June 30**

	SUN	MON	TUE	WED	THU	FRI	SAT	Notes
<b>JANUARY</b>	2 REVIEW SESSION	3	4 CPC PUBLIC MEETING	5	6	7	8 NEW YEAR'S DAY	*Review Session will be held on <u>Tuesday</u> , January 18 <sup>th</sup>
	9	10	11	12	13	14	15	
	16 MARTIN LUTHER KING, JR. DAY	17 *REVIEW SESSION	18 CPC PUBLIC MEETING	19	20	21	22	
	23	24	25	26	27	28	29	
	30 REVIEW SESSION	31						
<b>FEBRUARY</b>			1 CPC PUBLIC MEETING	2	3	4	5	
	6	7	8	9	10	11 LINCOLN'S BIRTHDAY	12	
	13 REVIEW SESSION	14	15 ASH WEDNESDAY	16 CPC PUBLIC MEETING	17	18	19	
	20 PRESIDENTS' DAY	21	22	23	24	25	26	
	27 REVIEW SESSION	28						
<b>MARCH</b>			1 CPC PUBLIC MEETING	2	3	4	5	
	6	7	8	9	10	11	12	
	13 REVIEW SESSION	14	15 CPC PUBLIC MEETING	16 ST. PATRICK'S DAY	17	18	19	
	20 PALM SUNDAY	21	22	23	24	25	26	
	27 EASTER SUNDAY	28 REVIEW SESSION	29 CPC PUBLIC MEETING	30	31 GOOD FRIDAY			
<b>APRIL</b>						1	2	
	3	4	5	6	7	8	9	
	10 REVIEW SESSION	11	12 CPC PUBLIC MEETING	13	14	15	16	
	17	18	19	20	21	22	23	
	24 PASSOVER	25 REVIEW SESSION	26 CPC PUBLIC MEETING	27	28	29	30	
<b>MAY</b>	1	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	28	
	29	30 MEMORIAL DAY OBSERVED	31					
<b>JUNE</b>				1	2	3	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			

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 2005 SCHEDULE OF MEETINGS  
July 1 to December 31

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

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