

Memo

To: Chairman Vincent Abate, Members of Community Board 1
From: ULURP Committee
CC:
Date: 30 November 2004
Re: Department of City Planning Applications # C050111 ZMK (and related #N050111 ZRK)
Amendment of the Zoning Map, Section Nos. 8d, 9b, 12c, 12d, 13a and 13b
and Zoning Text amendments

In the Matter of:

Zoning map changes and zoning text amendments to rezone 184 blocks of the Greenpoint and Williamsburg waterfront.

Significant Factors:

The following factors are noted as significant to this application:

- The existing zoning in the waterfront areas of Greenpoint and Williamsburg is outdated and does not allow for the best use of these areas.
- The Community Board and the Department of City Planning have previously adopted 197a plans for the rezoning of Greenpoint and Williamsburg.
- The creation of the 197a plans represented over a decade of planning, work and discussion by members of the Greenpoint and Williamsburg community.
- A vibrant community of manufacturers, artists and artisans continues to provide a substantial and important source of local jobs for the neighborhood.
- The Greenpoint and Williamsburg neighborhoods are suffering an acute shortage of affordable housing for residents of all income levels and demographics.
- The Greenpoint and Williamsburg neighborhoods are suffering an acute shortage of parks, open space and waterfront access.
- The existing residential character of much of Greenpoint and Williamsburg can best defined as low-scale, low-density development; and
- The Rezoning Task Force appointed by the Community Board has studied in depth the current proposal for zoning text and map modifications presented by the Department of City Planning

and has found that it does not adequately address the vital issues of economic development, affordable housing, parks and open space, and building height and bulk.

- The Rezoning Task Force appointed by the Community Board has presented a comprehensive proposal for rezoning Greenpoint and Williamsburg which addresses the community's in these areas and which conforms to the 197a plans previously adopted by the Community Board and the Department of City Planning.

Committee Discussion:

The Committee heard a presentation of the summary findings of the Rezoning Task Force, and was supportive of the Task Force's findings. The Committee agreed with the task force that these areas of our community are in need of rezoning, but that the Department of City Planning's current rezoning proposal does not meet the Community's needs.

The Committee commends the Rezoning Task Force for their tireless and thorough work in communicating the community's needs to the Department of City Planning.

The Committee also commends the Department of City Planning and Department of Housing Preservation and Development for their work and their continued willingness to meet with and listen to the needs of the Greenpoint and Williamsburg community.

Committee Recommendation:

The ULURP committee recommends that:

Community Board #1, Brooklyn, wholeheartedly endorse the need for rezoning in Greenpoint and Williamsburg, and endorse the rezoning proposal put forth by the Rezoning Task Force of Community Board #1;

Community Board #1, Brooklyn opposed the Department City Planning actions C05011ZMK (zoning text changes) and N05011ZRK (zoning map changes) in their current form;

Community Board #1, Brooklyn request that the Department of City Planning continue to work in good faith with the Rezoning Task Force to make such changes as are necessary to bring the City's rezoning proposal more in line with the 197a plans previously adopted by the Department of City Planning for these areas.

These recommendations were adopted unanimously (8-0) by the ULURP Committee of Community Board #1, Brooklyn, 22 November 2004.

Memo

To: Chairman Vincent Abate, Members of Community Board 1
From: Ward Dennis, ULURP Committee
CC:
Date: 29 November 2004
Re: Park Resolution

In the Matter of:

In the matter of applications #C040415 MMK; #C040416 MMK; #C040417 MMK; and #C040418 MMK, the Land Use Committee of Community Board #1, Brooklyn.

Significant Factors:

The following factors are noted as significant to this application:

- Greenpoint and Williamsburg neighborhoods are suffering an acute shortage of parks, open space and waterfront access;
- The applications under consideration include changes to the City Map to demap portions of North 9th, North 10th, North 11th, and North 12th Streets, and a portion of Quay Street west of Kent Avenue and to map the resultant 45.5-acre parcel between North 9th Street to the south and the northern edge of Bushwick Inlet to the north as park;
- The proposed park would include approximately 17.7 acres of land under water, for a net area of 27.8 acres;
- The proposed park is a component of 197a plans previously adopted by the Community Board and the Department of City Planning for the Greenpoint Williamsburg and Greenpoint neighborhoods;
- The proposed park does not address the acute shortage of park land in North Greenpoint;
- The proposed applications do not in any way guarantee the acquisition of the park by the City;

- If the City does not acquire and develop these sites as parkland immediately following the proposed street demapping, these sites will remain vulnerable to private assemblage, environmentally noxious uses and inappropriate development;
- The Rezoning Task Force of Community Board #1 has recommended that the property donated by Motiva on the north side of Bushwick Inlet be used for the creation of a *USS Monitor* Museum.

Committee Recommendation:

The ULURP committee recommends that Community Board #1, Brooklyn, endorse the recommendations of the Rezoning Task Force and supports the above-referenced applications to create a new park within our community, with the following conditions:

1. That the City map additional parkland in Northern Greenpoint as called for by the Rezoning Task Force of Community Board #1. Specifically, we request that the City:
 - Meet North Greenpoint's active parkland needs by expanding Barge Park as follows:
 - Map Block 2472 Lot 32 as parkland;
 - Swap Block 2494 Lot 6 to developer of Parcel 3 as part of expansion of Barge Park onto Lot 100 Block 2472;
 - Agency release of MTA Block 2472 Lot 425 for use to achieve community parks & open space goals either through a park mapping, or by being "swapped" with the owner of the adjacent lot 100 for 3/4 of lot 100 to expand the existing Barge Park.
 - Create new park on parcel 62. Map Block 2570 Lot 1 as parkland. (former Continental Iron Works)
 - Create new park on Parcel 67. Map Block 2590 Lot 1 as parkland.
 - Create new park on Parcel 68. Map Block 2590 Lots 210, 222 & 215 as parkland.
2. That the City guarantee acquisition and development of all (4) segments of the "Olympic Park" and identify a budget line for this acquisition.
3. That prior to a parks mapping, the City present documentation that the property donated by Motiva to the Monitor Museum will be used in the creation of the *USS Monitor* Museum

Recommendation adopted by a vote (6 in favor and 2 opposed) of the ULURP Committee of Community Board #1, Brooklyn, 22 November 2004.