



CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD FOUR

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J. LEE COMPTON
Chair

ROBERT J. BENFATTO, JR., ESQ.
District Manager

April 9, 2007

Hon. Amanda M. Burden, AICP
Chair, City Planning Commission
Calendar Information Office
22 Reade Street, Room 2-E
New York, NY 10007-1216

Re: Application #C 060341 ZSM - 450 W. 17th Street

Dear Chair Burden:

Representatives of The Related Company made an application to this Board's Chelsea Preservation and Planning Committee at its March 19, 2007 meeting concerning the grant of a special permit to allow an attended accessory parking garage with a maximum capacity of 210 spaces on a portion of the ground, mezzanine and cellar floors. .

The Community Board prior to the start of its regular monthly meeting on April 4, 2007 held a duly noticed public hearing. The Board rejected the applied for 210 car permit. The full Board then voted to limit the number of accessory spaces to 100 – 39 for, 0 against, 0 abstentions, 1 present but not eligible - subject to the following conditions:

- Reduced rates are available to the residents living in the affordable units;
- Clarification of the 16th and 17th Street parking entrances/exits; and
- Deed restriction from the owners of the building that the 100 parking spaces will be strictly used for the owners/residents of the building.

Sincerely,

J. Lee Compton
Chair
Community Board 4

Walter Mankoff
Co-Chair
Chelsea Preservation and Planning

Lynn Kotler
Co-Chair
Chelsea Preservation and Planning

cc: Ellen J. Hay, AICP, Wachtel & Masyr, LLP
Electeds