



THE CITY OF NEW YORK  
MANHATTAN COMMUNITY BOARD 3

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Gigi Li, Board Chair

Susan Stetzer, District Manager

March 25, 2016

Mr. Antony Wong, Chair  
Chinatown Working Group  
c/o Community Board #1 Manhattan  
49-51 Chambers St., Rm 715  
New York, New York 10007

Dear Mr. Wong,

At its March 2016 monthly meeting, Community Board 3 passed the following resolution:

**VOTE: Community Board 3 supports the resolution regarding Chinatown Working Group Subdistrict C passed by Community Board 1**

**WHEREAS**, Chinatown Working Group Subdistrict C lies mostly within Community District 1; and

**WHEREAS**, CB 3 requested that CB 1 pass a resolution first; and

**WHEREAS**, CB 1 passed the following resolution:

WHEREAS: The Chinatown Working Group (CWG) was established in Fall 2008 to create a democratic and transparent community-based planning initiative to help self-determine the future of Chinatown and the surrounding area; and

WHEREAS: CWG was comprised of fifty-two member organizations including all three Community Boards covering portions of Chinatown and surrounding areas; and

WHEREAS: CWG concerned itself with the following goals: Housing Affordability, Culture & Historic Preservation, Economic Development & Revitalization, Education & Schools, Immigrant Affairs & Social Services, Parks, Open Space & Recreation, Traffic, Transportation, Circulation & Security and Zoning; and

WHEREAS: The Chinatown Working Group engaged the services of The Pratt Center for Community Development and the Collective for Community Culture and the Environment (The Pratt Center) to create a framework for preserving affordability for residents and businesses, promoting new affordable housing and jobs, and preserving the cultural heritage of Chinatown and the surrounding areas; and

WHEREAS: The Pratt Center produced the Plan for Chinatown and Surrounding Areas: Preserving Affordability and Authenticity, issued in December 2013, which contains recommendations for affordability, economic development and culture and historic preservation and options for the creation of a Special Purpose Zoning District to advance these goals; and

WHEREAS: The Pratt Center has recommended that the Chinatown Working Group adopt zoning recommendations to advance the zoning and affordability goals of the plan; and

WHEREAS: The plan recommends zoning changes in the six block area "C" south of Canal Street in CB1 that would allow increases in floor area for new developments provided that permanently affordable housing is included; and

WHEREAS: Community Board 1-Manhattan, in which most of the plan area is located, has requested that Community Board 1 recommend zoning options for Area "C"; now

THEREFORE BE IT RESOLVED THAT: CB1 recommends that CB3 include the zoning recommendations of the Pratt Collaborative for area "C" of the study area to encourage mixed-use commercial and residential development, with permanently affordable housing components; and

BE IT FURTHER RESOLVED THAT: CB1 requests that the affordability formula for new residential units in CB1 be set at 165% of Area Median Income (AMI).

BE IT FURTHER RESOLVED THAT: CB1 encourages the development of appropriate infrastructure to support new residential units that will result from any changes in zoning proposed by the Chinatown Working Group.

**SO THEREFORE BE IT RESOLVED**, CB 3 supports the resolution as passed by CB 1; and

**BE IT FURTHER RESOLVED**, CB 3 looks forward to continuing to work with agencies, stakeholders, and other community boards in order to achieve the goals articulated by the Chinatown Working Group.

Please contact the community board office with any questions.

Sincerely,



Gigi Li, Chair  
Community Board 3



MyPhuong Chung, Chair  
Land Use, Zoning, Public and Private Housing Committee

Cc: Joel Kolkmann, New York City Department of City Planning  
Vincent Fang, Office of New York City Council Member Margaret Chin  
Andrew Lombardi, Office of Manhattan Borough President Gale Brewer