

CITY PLANNING COMMISSION DISPOSITION SHEET

**REMOTE PUBLIC MEETING:
WEDNESDAY, JANUARY 5, 2022
10:00 A.M. NYC CITY PLANNING COMMISSION
VIA THE NYC ENGAGE PORTAL**

**Edwin Marshall, Calendar Officer
120 Broadway, 30th Floor
New York, New York 10271
(212) 720-3560**

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
1	C 210031 ZMK	5	SUTTER AVENUE REZONING	Scheduled to be Heard 1/19/22
2	N 210032 ZRK	5	" "	" "
3	N 220217 BDM	2	WEST VILLAGE BID	" "
4	C 220131 PSM	6	NEW PROVIDENCE REDEVELOPMENT - 225 EAST 45 TH STREET	" "
5	C 220132 HAM	6	" "	" "
6	N 220224 BDQ	12	SUTPHIN BOULEVARD BID EXPANSION	" "
7	C 210161 ZMQ	6	98-81 QUEENS BOULEVARD REZONING	" "
8	N 210162 ZRQ	6	" "	" "
9	C 200329 ZMK	15	2892 NOSTRAND AVENUE	Favorable Report Adopted
10	N 200328 ZRK	15	" "	" "
11	C 210239 ZMK	15	2134 COYLE STREET REZONING	" "
12	N 210240 ZRK	15	" "	" "
13	N 220210 HIM	5	200 MADISON AVENUE FIRST FLOOR LOBBY INTERIOR	Forward Report to City Council
14	N 220187 RCR	3	SHELDON AVENUE	Certification Approved
15	N 210237 RCR	3	11 MADSEN AVENUE & 145 RICHMOND VALLEY ROAD	" "
16	C 200122 MMQ	7	CLEARVIEW PUMP STATION REHABILITATION	Hearing Closed
17	C 200357 MMR	3	AMBOY ROAD RECONSTRUCTION	" "

COMMISSION ATTENDANCE: Present (P)
Absent (A)

COMMISSION VOTING RECORD:
In Favor - Y Oppose - N Abstain - AB Recuse - R

Calendar Numbers:

		9	10	11	12	13	14	15										
Anita Laremont, Esq., Chair	P	Y	Y	Y	Y	Y	Y	Y										
Kenneth J. Knuckles, Esq., Vice Chairman	P	Y	Y	Y	Y	Y	Y	Y										
David Burney	P	Y	Y	Y	Y	Y	Y	Y										
Allen P. Cappelli, Esq.	P	Y	Y	Y	Y	Y	Y	Y										
Alfred C. Cerullo, III	P	Y	Y	Y	Y	R	Y	Y										
Joseph I. Douek	P	AB	AB	Y	Y	Y	Y	Y										
Richard W. Eaddy	P	Y	Y	Y	Y	Y	Y	Y										
Leah Goodridge	P	AB	AB	AB	AB	AB	AB	AB										
Anna Hayes Levin	P	Y	Y	Y	Y	Y	Y	Y										
Orlando Marin	P	Y	Y	Y	Y	Y	Y	Y										
Larisa Ortiz	P	Y	Y	Y	Y	Y	Y	Y										
Raj Rampershad, Commissioners	P	Y	Y	Y	Y	Y	Y	Y										

MEETING ADJOURNED AT: 1:10 P.M.

CITY PLANNING COMMISSION DISPOSITION SHEET

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10:00 A.M. NYC CITY PLANNING COMMISSION
VIA THE NYC ENGAGE PORTAL

Edwin Marshall, Calendar Officer
120 Broadway, 30th Floor
New York, New York 10271
(212) 720-3560

CAL NO.	ULURP NO.	CD NO.	PROJECT NAME	C.P.C. ACTION
18	C 220091 ZSX	6	660-668 EAST FORDHAM ROAD	Hearing Closed
19	C 220102 HUK	5	ENY URP 5 TH AMENDMENT	" "
20	C 210386 ZMK	8	1034-1042 ATLANTIC AVENUE REZONING	" "
21	N 210387 ZRK	8	" "	" "
22	C 210379 ZSK	8	" "	" "
23	C 210335 ZMK	8	870-888 ATLANTIC AVENUE REZONING	" "
24	N 210336 ZRK	8	" "	" "
25	C 210260 ZSK	8	" "	" "

COMMISSION ATTENDANCE: Present (P)
Absent (A)

Calendar Numbers:

COMMISSION VOTING RECORD:
In Favor - Y Oppose - N Abstain - AB Recuse - R

Commissioner	18	19	20	21	22	23	24	25											
Anita Laremont, Esq., Chair	P																		
Kenneth J. Knuckles, Esq., Vice Chairman	P																		
David Burney	P																		
Allen P. Cappelli, Esq.	P																		
Alfred C. Cerullo, III	P																		
Joseph I. Douek	P																		
Richard W. Eaddy	P																		
Leah Goodridge	P																		
Anna Hayes Levin	P																		
Orlando Marin	P																		
Larisa Ortiz	P																		
Raj Rampershad, Commissioners	P																		

MEETING ADJOURNED AT: 1:10 PM

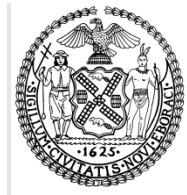
CITY PLANNING CALENDAR
of
The City of New York

CITY PLANNING COMMISSION

WEDNESDAY, JANUARY 5, 2022

MEETING AT 10:00 A.M.

VIA NYC ENGAGE PORTAL



Eric Adams, Mayor
City of New York

[No. 1]

Prepared by Edwin Marshall, Calendar Officer

To view the Planning Commission Calendar and/or the Zoning Resolution on the Internet,
visit the Department of City Planning (DCP) home page at:
nyc.gov/planning

CITY PLANNING COMMISSION

GENERAL INFORMATION**HOW TO PARTICIPATE:**

In support of the City's efforts to contain the spread of COVID-19, the City Planning Commission will hold this public meeting remotely. To join the meeting and comment, please visit NYC Engage at <https://www1.nyc.gov/site/nycengage/events/city-planning-commission-public-meeting/326510/1> or dial 877-853-5247 (US Toll-free), 888-788-0099 (US Toll-free), (253) 215-8782 (Toll number) or (213) 338-8477 (Toll number). If calling into the meeting, please use the following Meeting ID 618 237 7396, and when prompted for a participation code, please enter “#” followed by the password “1” when prompted. Instructions on how to participate, as well as materials relating to the meeting, will be posted on NYC Engage in advance of the meeting. To help the meeting host effectively manage the meeting, those who do not intend to actively participate are invited to watch the meeting through the livestream/LINK provided on NYC Engage or the recording that will be posted after the meeting on DCP's website.

Please inform DCP if you need a reasonable accommodation, such as a sign language interpreter, in order to participate in the meeting. Requests for a reasonable accommodation or foreign language assistance should be emailed to AccessibilityInfo@planning.nyc.gov or made by calling 212-720-3508. Requests must be submitted at least five business days before the meeting.

Signing up to speak: Anyone wishing to speak on the items listed under “Public Hearings” in this Calendar should follow the instructions on NYC Engage Portal. Public officials will be given speaking priority. The first five speakers in favor will be heard and given the opportunity to conclude their testimony before the next five speakers in opposition are heard. The hearing will proceed in this manner until all speakers present have had an opportunity to be heard.

Length of Testimony: To give others an opportunity to speak, all speakers are asked to limit their remarks to three minutes.

Written Comments: 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 submit comments electronically using the [CPC Comments Form](#) on the public meeting page of the Department of City Planning website:

<http://www1.nyc.gov/site/planning/about/commission-meetings.page>

Written comments may also be submitted by filling out the form below and mailing to:

**CITY PLANNING COMMISSION
Calendar Information Office – 31st Floor
120 Broadway, New York, N.Y. 10271**

Subject _____

Date of Hearing _____ Calendar No. _____

Borough _____ ULURP No.: _____ CD No.: _____

Position: Opposed _____

In Favor _____

Comments:

Name: _____

Address: _____

Organization (if any) _____

B

CITY PLANNING COMMISSION

**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 hearings 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).

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).

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.

City Planning Commission
Calendar Information Office
120 Broadway – 31st Floor
New York, New York 10271

For Additional Calendar Information: call (212) 720-3370.

C

CITY PLANNING COMMISSION

120 Broadway, 31st Floor, New York, N.Y. 10271

ANITA LAREMONT, *Esq.*, *Chair*

KENNETH J. KNUCKLES, *Esq.*, *Vice Chairman*

DAVID BURNEY

ALLEN P. CAPPELLI, *Esq.*

ALFRED C. CERULLO, III

JOSEPH I. DOUEK

RICHARD W. EADDY

LEAH GOODRIDGE

ANNA HAYES LEVIN

ORLANDO MARÍN

LARISA ORTIZ

RAJ RAMPERSHAD, *Commissioners*

EDWIN MARSHALL, *Calendar Officer*

The regular public meetings of the Commission shall be held twice monthly on Wednesday at 10:00 a.m., and will be accessible remotely via Zoom Webinar unless otherwise ordered.

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Community Board Public Hearing Notices are available in the Calendar Information Office, 31st Floor, 120 Broadway, New York, N.Y. 10271

The Next Regular Public Meeting of the City Planning Commission is scheduled for January 19, 2022 will be held remotely via Zoom Webinar and in person.

JANUARY 5, 2022

APPROVAL OF THE MINUTES OF the Public Meeting of December 15, 2021

**I. PUBLIC HEARINGS OF THE FOLLOWING MATTERS TO BE SCHEDULED FOR
WEDNESDAY, JANUARY 19, 2022
STARTING AT 10:00 A. M. VIA ZOOM WEBINAR AND IN PERSON AT
NYC CITY PLANNING COMMISSION HEARING ROOM, LOWER
CONCOURSE, 120 BROADWAY NEW YORK, NEW YORK**

BOROUGH OF BROOKLYN

Nos. 1 & 2

SUTTER AVENUE REZONING

No. 1

CD 5

C 210031 ZMK

IN THE MATTER OF an application submitted by Almonte Lincoln LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 17c and 18a:

1. changing from an R5 District to an R6A District property bounded by a line 90 feet northerly of Sutter Avenue, Lincoln Avenue, Sutter Avenue, and Autumn Avenue; and
2. establishing within the proposed R6A District a C2-4 District bounded by a line 90 feet northerly of Sutter Avenue, Lincoln Avenue, Sutter Avenue, and Autumn Avenue;

as shown on a diagram (for illustrative purposes only) dated October 4, 2021, and subject to the conditions of CEQR Declaration E-633.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

No. 2

CD 5

N 210032 ZRK

IN THE MATTER OF an application submitted by Almonte Lincoln LLC pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution.

* * *

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

BROOKLYN

* * *

Brooklyn Community District 5

* * *

Map 4 – [date of adoption]

[PROPOSED MAP]



 Mandatory Inclusionary Housing Area (see Section 23-154(d)(3))

Area # — [date of adoption] — MIH Program Option 1 and Option 2

Portion of Community District 5, Brooklyn

* * *

Resolution for adoption scheduling January 19, 2022 for a public hearing.

BOROUGH OF MANHATTAN

No. 3

WEST VILLAGE BID

CD 2

N 220217 BDM

IN THE MATTER OF an application submitted by New York City Department of Small Business Services on behalf of the West Village Business Improvement District Steering Committee pursuant to Section 25-405(a) of Chapter 4 of Title 25 of the Administrative Code of the City of New York, as amended, concerning the establishment of the West Village Business Improvement District.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

Nos. 4 & 5

NEW PROVIDENCE REDEVELOPMENT - 225 EAST 45TH STREET

No. 4

CD 6

C 220131 PSM

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD) and the Department of Homeless Services (DHS), pursuant to Section 197-c of the New York City Charter, modifying the restriction limiting the capacity of the shelter facility located at 215-225 East 45th Street (Block 1319, Lots 8 and 11) for use as supportive and affordable housing.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

No. 5

CD 6

C 220132 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:
 1. the designation of property located at 215-225 East 45th Street (Block 1319, Lots 8 and 11) as an Urban Development Action Area; and
 2. 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 to be selected by HPD;

to facilitate a development containing approximately 171 shelter beds and 130 supportive and affordable housing units.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

BOROUGH OF QUEENS

No. 6

SUTPHIN BOULEVARD BID EXPANSION

CD 12

N 220224 BDQ

IN THE MATTER OF an application submitted by New York City Department of Small Business Services pursuant to Section 25-405(a) of Chapter 4 of Title 25 of the Administrative Code of the City of New York, as amended, concerning amending of the Sutphin Boulevard Business Improvement District.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

Nos. 7 & 8***98-81 QUEENS BOULEVARD REZONING*****No. 7****CD 6****C 210161 ZMQ**

IN THE MATTER OF an application submitted by Trylon LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 14a:

1. eliminating from within an existing R7-1 District a C1-2 District bounded by 66th Avenue, 99th Street, 66th Road and Queens Boulevard;
2. changing from an R7-1 District to an R8X District property bounded by 66th Avenue, 99th Street, 66th Road and Queens Boulevard; and
3. establishing within the proposed R8X District a C2-4 District bounded by 66th Avenue, 99th Street, 66th Road and Queens Boulevard;

as shown on a diagram (for illustrative purposes only) dated October 4, 2021, and subject to the conditions of CEQR Declaration E-634.

Resolution for adoption scheduling January 19, 2022 for a public hearing.

No. 8
CD 6**N 210162 ZRQ**

IN THE MATTER OF an application submitted by Trylon, LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing an Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution.

* * *

**APPENDIX F
Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas**

* * *

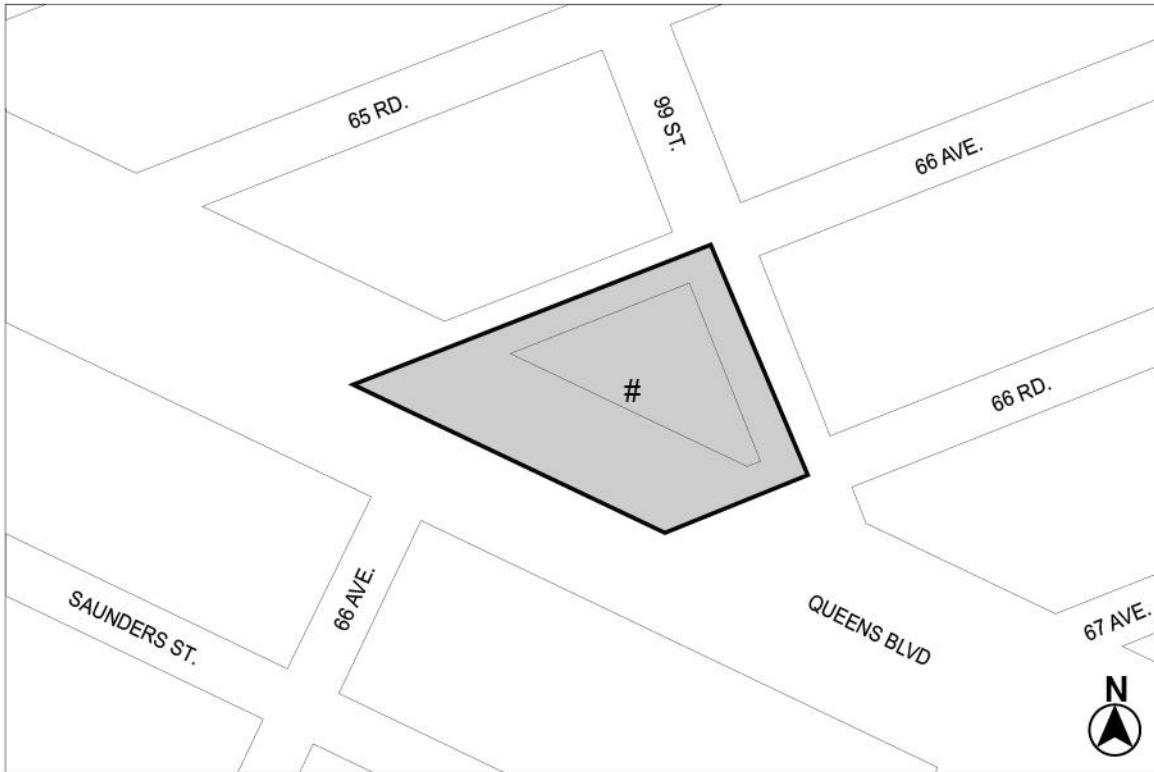
QUEENS


* * *

Queens Community District 6

* * *

Map 4 – [date of adoption]



 Mandatory Inclusionary Housing Program Area *see Section 23-154(d)(3)*
Area # — [date of adoption] — MIH Program Option 1 and Option 2

Portion of Community District 6, Queens

* * *

Resolution for adoption scheduling January 19, 2022 for a public hearing.

II. REPORTS

BOROUGH OF BROOKLYN

Nos. 9 & 10

2892 NOSTRAND AVENUE REZONING

No. 9

CD 15

C 200329 ZMK

IN THE MATTER OF an application submitted by Mikerose Realty, Inc. pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 23b:

1. changing from an R3-2 District to an R6B District property bounded by a line 800 feet northerly of Avenue P, Nostrand Avenue, a line 700 feet northerly of Avenue P, and a line 110 feet westerly of Nostrand Avenue;
2. changing from an R3-2 District to an R7A District property bounded by a line 700 feet northerly of Avenue P, Nostrand Avenue, a line 300 feet northerly of Avenue P, and a line 110 feet westerly of Nostrand Avenue;
3. establishing within the proposed R6B District a C2-4 District bounded by a line 800 feet northerly of Avenue P, Nostrand Avenue, a line 700 feet northerly of Avenue P, and a line 110 feet westerly of Nostrand Avenue;
4. establishing within the proposed R7A District a C2-4 District bounded by a line 700 feet northerly of Avenue P, Nostrand Avenue, a line 540 feet northerly of Avenue P, and a line 110 feet westerly of Nostrand Avenue;

as shown on a diagram (for illustrative purposes only) dated August 16, 2021, and subject to the conditions of CEQR Declaration E-579.

(On November 17, 2021, Cal. No. 1, the Commission scheduled December 1, 2021 for a public hearing. On December 1, 2021, Calendar No. 26, the hearing was closed.)

For consideration.

No. 10

CD 15

N 200328 ZRK

IN THE MATTER OF an application submitted by Mikerose Realty, Inc. pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck-out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution.

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

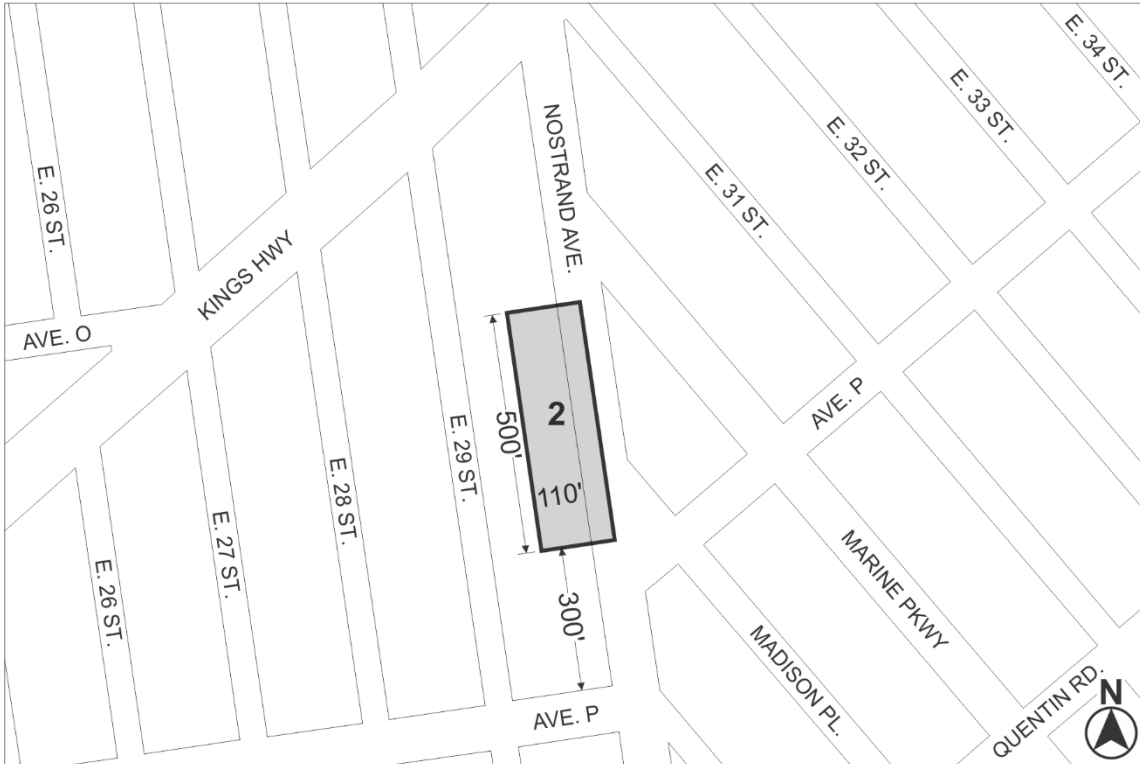
BROOKLYN

* * *

Brooklyn Community District 15

* * *

Map 2 – [date of adoption]



 Mandatory Inclusionary Housing Area *see Section 23-154(d)(3)*

Area **2** — [date of adoption] — MIH Program Option 1 and Option 2

Portion of Community District 15, Brooklyn

* * *

(On November 17, 2021, Cal. No. 2, the Commission scheduled December 1, 2021 for a public hearing. On December 1, 2021, Calendar No. 27, the hearing was closed.)

For consideration.

Nos. 11 & 12

2134 COYLE STREET REZONING

No. 11

CD 15

C 210239 ZMK

IN THE MATTER OF an application submitted by Coyle Properties LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 29a:

1. eliminating from within an existing R4 District a C1-2 District bounded by a line 100 feet southerly of Avenue U, Coyle Street, a line 100 feet northerly of Avenue V, and a line midway between Ford Street and Coyle Street;
2. changing from an R4 District to an R6A District property bounded by a line 100 feet southerly of Avenue U, Coyle Street, a line 100 feet northerly of Avenue V, and a line midway between Ford Street and Coyle Street; and
3. establishing within the proposed R6A District a C2-4 District bounded by a line 100 feet southerly of Avenue U, Coyle Street, a line 100 feet northerly of Avenue V, and a line midway between Ford Street and Coyle Street;

as shown on a diagram (for illustrative purposes only) dated August 30, 2021, and subject to the conditions of CEQR Declaration E-620.

(On November 17, 2021, Cal. No. 3, the Commission scheduled December 1, 2021 for a public hearing. On December 1, 2021, Calendar No. 28, the hearing was closed.)

For consideration.

No. 12

CD 15

N 210240 ZRK

IN THE MATTER OF an application submitted by Coyle 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, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution.

* * *

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

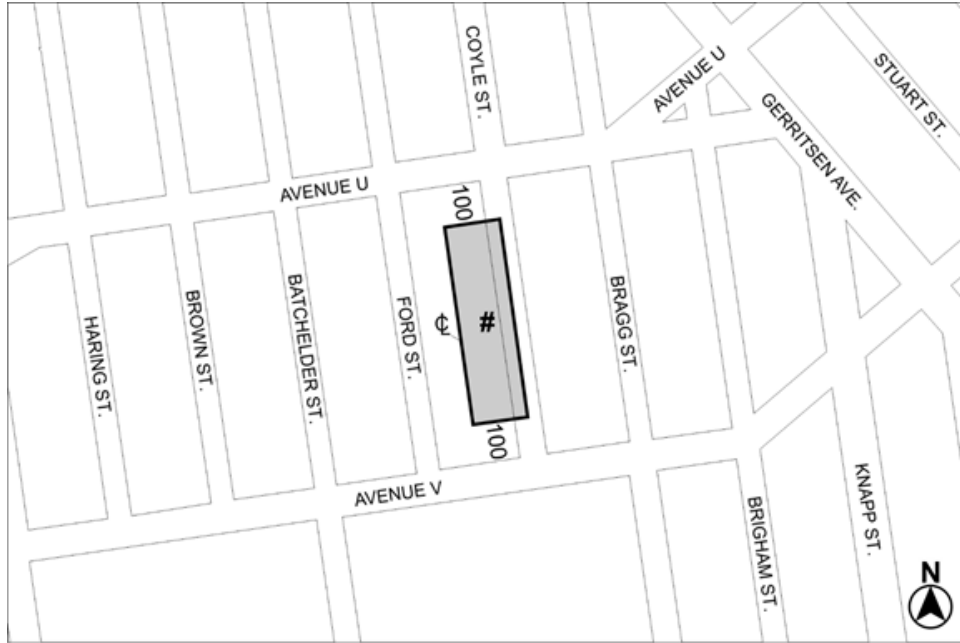
BROOKLYN

* * *

Brooklyn Community District 15

* * *

Map 2 – [date of adoption]



 Mandatory Inclusionary Housing Area *see Section 23-154(d)(3)*

Area # — [date of adoption] — MIH Program Option 1 and Option 2

Portion of Community District 15, Brooklyn

* * *

(On November 17, 2021, Cal. No. 4, the Commission scheduled December 1, 2021 for a public hearing. On December 1, 2021, Calendar No. 29, the hearing was closed.)

For consideration.

BOROUGH OF MANHATTAN

No. 13

200 MADISON AVENUE FIRST FLOOR LOBBY INTERIOR

CD 5

N 220210 HIM

IN THE MATTER OF a communication dated November 18, 2021, from the Executive Director of the Landmarks Preservation Commission regarding the landmark designation of 200 Madison Avenue First Floor Lobby Interior, 200 Madison Avenue (Block 865, Lot 14) by the Landmarks Preservation Commission on November 9, 2021 (List No. 526/LP No. 2654).

For consideration.

BOROUGH OF STATEN ISLAND

No. 14

SHELDON AVENUE

CD 3

N 220187 RCR

IN THE MATTER OF an application submitted by Elisa Mahinka for the grant of a certification pursuant to Section 107-08 of the Zoning Resolution to facilitate future subdivision and reapportionment of two existing zoning lots into two new zoning lots (Block 6887, Tentative Lots 17 & 21) at 878 Sheldon Avenue within the Special South Richmond Development District.

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, 6th Floor, Staten Island, New York, 10301.

For consideration.

No. 15

11 MADSEN AVENUE & 145 RICHMOND VALLEY ROAD

CD 3

N 210237 RCR

IN THE MATTER OF an application submitted by Sal Culotta and Mark Telmany for the grant of a certification pursuant to Section 107-08 of the Zoning Resolution to facilitate a future subdivision of the current two zoning lots into two new zoning lots at 11 Madsen Ave and 145 Richmond Valley Road (Block 7572, Existing Lot 60 and Existing Lot 63, Tentative Lots 61 and Lots 60, 62, & 63) within the Special South Richmond Development District.

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, 6th Floor, Staten Island, New York, 10301.

For consideration.

III. PUBLIC HEARINGS

BOROUGH OF QUEENS

No. 16

CLEARVIEW PUMP STATION REHABILITATION

CD 7

C 200122 MMQ

PUBLIC HEARING:

IN THE MATTER OF an application submitted by The New York City Department of Environmental Protection 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:

- 1) the elimination, discontinuance and closing of a portion of the Clearview Expressway bounded by the Cross Island Parkway, Clearview Expressway and Roe Place;
- 2) the adjustment of grades and block dimensions necessitated thereby; including authorization for any acquisition or disposition of real property related thereto, in accordance with Map No. 5035 dated December 23, 2020 and signed by the Borough President.

(On December 15, 2021, Cal. No. 10, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF STATEN ISLAND

No. 17

AMBOY ROAD RECONSTRUCTION

CD 3

C 200357 MMR

PUBLIC HEARING:

IN THE MATTER OF an application submitted by The New York City Department of Transportation and The New York City Department of Design and Construction pursuant to Sections 197-c and 199 of the New York City Charter for an amendment to the City Map involving:

- 1) the establishment of a portion of Amboy Road between Richmond Avenue and Ridgecrest Avenue;
- 2) the adjustment of grades and block dimensions necessitated thereby;

including authorization for any acquisition or disposition of real property related thereto, in accordance with Map No. 4266 dated March 22, 2021 and signed by the Borough President.

(On December 15, 2021, Cal. No. 9, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF THE BRONX

No. 18

660-668 EAST FORDHAM ROAD

CD 6

C 220091 ZSX

PUBLIC HEARING:

IN THE MATTER OF an application submitted by Shadi Development, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-533 of the Zoning Resolution to waive all required accessory off-street parking spaces for dwelling units in a development within a Transit Zone, that includes at least 20 percent of all dwelling units as income-restricted housing units, in connection with a proposed mixed-use development, on property located at 660-668 East Fordham Road (Block 03091, Lots 20, 22, 24, 26 & 27).

Plans for this proposal are on file with the City Planning Commission and may be seen at 120 Broadway, 31st Floor, New York, N.Y. 10271-0001.

(On December 15, 2021, Cal. No. 1, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

BOROUGH OF BROOKLYN

No. 19

ENY | URP 5TH AMENDMENT

CD 5

C 220102 HUK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD), pursuant to Section 505 of Article 15 of the General Municipal (Urban

Renewal) Law of New York State and Section 197-c of the New York City Charter, for the fifth amendment to the East New York I Urban Renewal Plan for the East New York I Urban Renewal Area.

(On December 15, 2021, Cal. No. 8, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

Nos. 20-22

1034 – 1042 ATLANTIC AVENUE REZONING

No. 20

CD 8

C 210386 ZMK

PUBLIC HEARING

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

1. changing from an M1-1 District to an R7A District property bounded by a line midway between Atlantic Avenue and Pacific Street, Classon Avenue, Pacific Street, and a line 315 feet northwesterly of Classon Avenue;
2. changing from an M1-1 District to a C6-3A District property bounded by the northeasterly boundary line of the Long Island Rail Road right-of-way (Atlantic Division), Classon Avenue, a line midway between Atlantic Avenue and Pacific Street, and a line 315 feet northwesterly of Classon Avenue; and
3. establishing within the proposed R7A District a C2-4 District bounded by a line midway between Atlantic Avenue and Pacific Street, Classon Avenue, Pacific Street, and a line 315 feet northwesterly of Classon Avenue;

as shown on a diagram (for illustrative purposes only) dated September 20, 2021, and subject to the conditions of CEQR Declaration E-637.

(On December 15, 2021, Cal. No. 2, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

No. 21

CD 8

N 210387 ZRK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by EMP Capital Group pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying Article III Chapter 5 for the purpose of amending street wall location regulations and modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck-out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution

**ARTICLE III
COMMERCIAL DISTRICT REGULATIONS**

* * *

**Chapter 5
Bulk Regulations for Mixed Buildings in Commercial Districts**

* * *

**35-60
MODIFICATION OF HEIGHT AND SETBACK REGULATIONS**

* * *

**35-66
Special Height and Setback Provisions for Certain Areas**

* * *

**35-663
Special height and setback provisions in C6-3A Districts along Atlantic Avenue within
Community District 8, Borough of Brooklyn**

In C6-3A Districts in Community District 8, in the Borough of Brooklyn, for a #zoning lot#
with frontage along Atlantic Avenue, the #street wall# provisions of paragraph (a) of
Section 35-651 shall apply along the Atlantic Avenue #street# frontage.

* * *

**APPENDIX F
Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas**

* * *

BROOKLYN

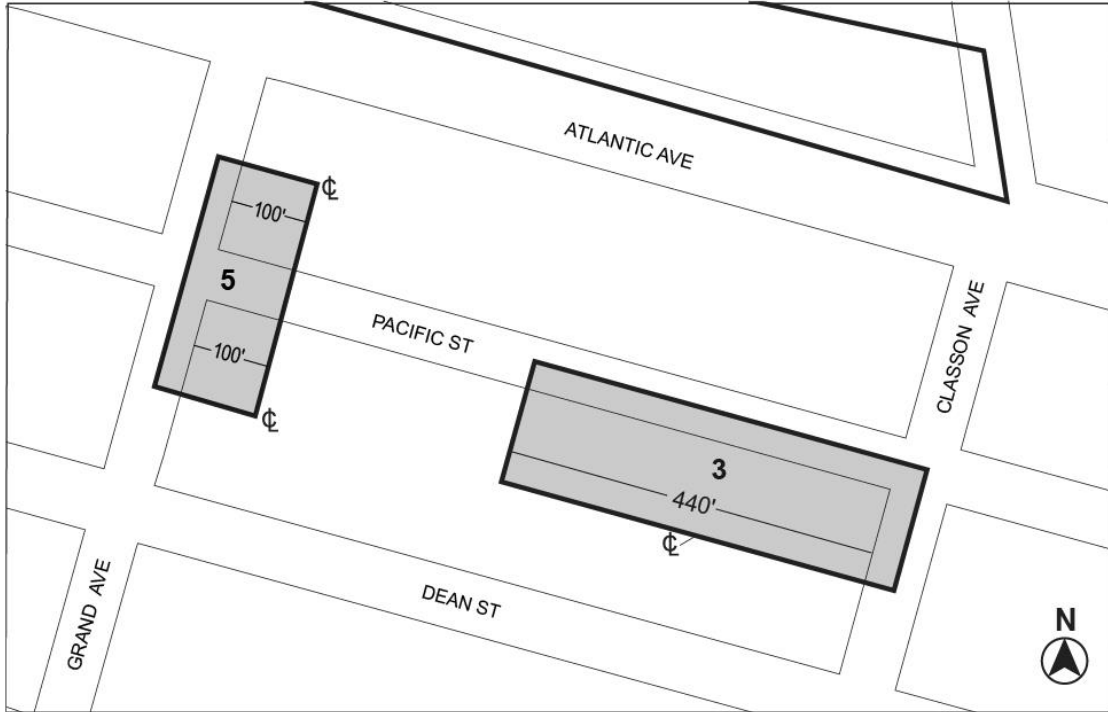
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Brooklyn Community District 8

* * *

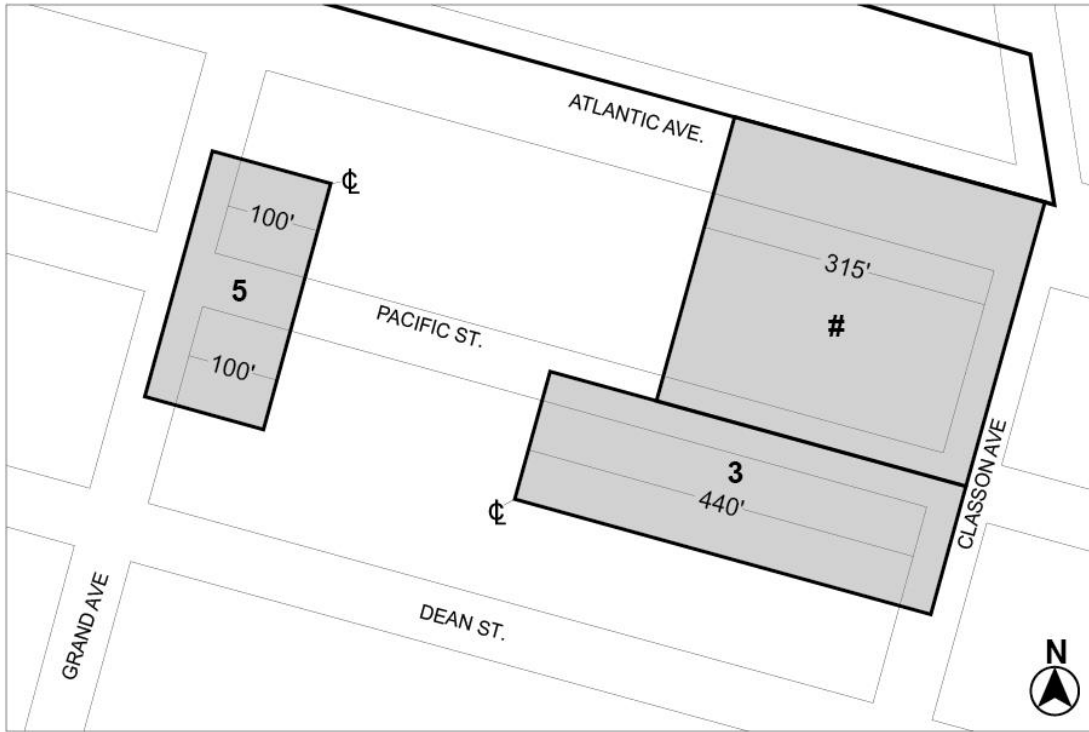
Map 3 – [date of adoption]


[EXISTING]



-  *Inclusionary Housing designated area (within Community District 2, Brooklyn)*
-  **Mandatory Inclusionary Housing Program Area** *see Section 23-154(d)(3)*
 - Area 3** – 5/8/19 MIH Program Option 1 and Option 2
 - Area 5** – 8/27/20 MIH Program Option 1

[PROPOSED]



-  *Inclusionary Housing designated area*
-  **Mandatory Inclusionary Housing Area** (see Section 23-154(d)(3))
 - Area 3 — 5/8/19 MIH Program Option 1 and Option 2
 - Area 5 — 8/27/20 MIH Program Option 1
 - Area # — [date of adoption] MIH Program Option 1 and Option 2

Portion of Community District 8, Brooklyn

* * *

(On December 15, 2021, Cal. No. 3, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

No. 22

CD 8

C 210379 ZSK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by EMP Capital Group pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-533 of the Zoning Resolution to reduce the required number of accessory off-street parking spaces to 20 for dwelling units in a development within a Transit Zone, that includes at least 20 percent of all dwelling units as income-restricted housing units, in connection with a proposed mixed-use development on property located at 1034 -1042 Atlantic Avenue (Block 1125, Lots 29 and 33) in R7A/C2-4* and C6-3A* Districts.

* Note: The site is proposed to be rezoned by changing an existing M1-1 District to R7A/C2-4 and C6-3A Districts under a concurrent related application for a Zoning Map change (C 210386 ZMK).

Plans for this proposal are on file with the City Planning Commission and may be seen at 120 Broadway, 31st Floor, New York, NY, 10271-0001.

(On December 15, 2021, Cal. No. 4, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

Nos. 23-25

870 - 888 ATLANTIC AVENUE REZONING

No. 23

CD 8

C 210335 ZMK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by Y & T Development LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 16c, by changing from an existing M1-1 District to a C6-3A District bounded by the

northerly side of Atlantic Avenue, a line 200 feet westerly of Underhill Avenue, centerline of Atlantic Avenue and Pacific Street, and a line 200 feet westerly of Vanderbilt Avenue as shown on a diagram (for illustrative purposes only) dated September 20, 2021.

(On December 15, 2021, Cal. No. 5, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

No. 24

CD 8

N 210336 ZRK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by Y & T Development LLC pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying Article III Chapter 5 for the purpose of amending street wall location regulations and modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

* * * indicates where unchanged text appears in the Zoning Resolution

**ARTICLE III
COMMERCIAL DISTRICT REGULATIONS**

* * *

**Chapter 5
Bulk Regulations for Mixed Buildings in Commercial Districts**

* * *

**35-60
MODIFICATION OF HEIGHT AND SETBACK REGULATIONS**

* * *

**35-66
Special Height and Setback Provisions for Certain Areas**

* * *

**35-663
Special Height and Setback Provisions in C6-3A Districts along Atlantic Avenue within
Community District 8, Borough of Brooklyn**

In C6-3A Districts in Community District 8, in the Borough of Brooklyn, for a #zoning lot# with frontage along Atlantic Avenue, the #street wall# provisions of paragraph (a) of Section 35-651 shall apply along the Atlantic Avenue #street# frontage.

* * *

**APPENDIX F
Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas**

* * *

BROOKLYN

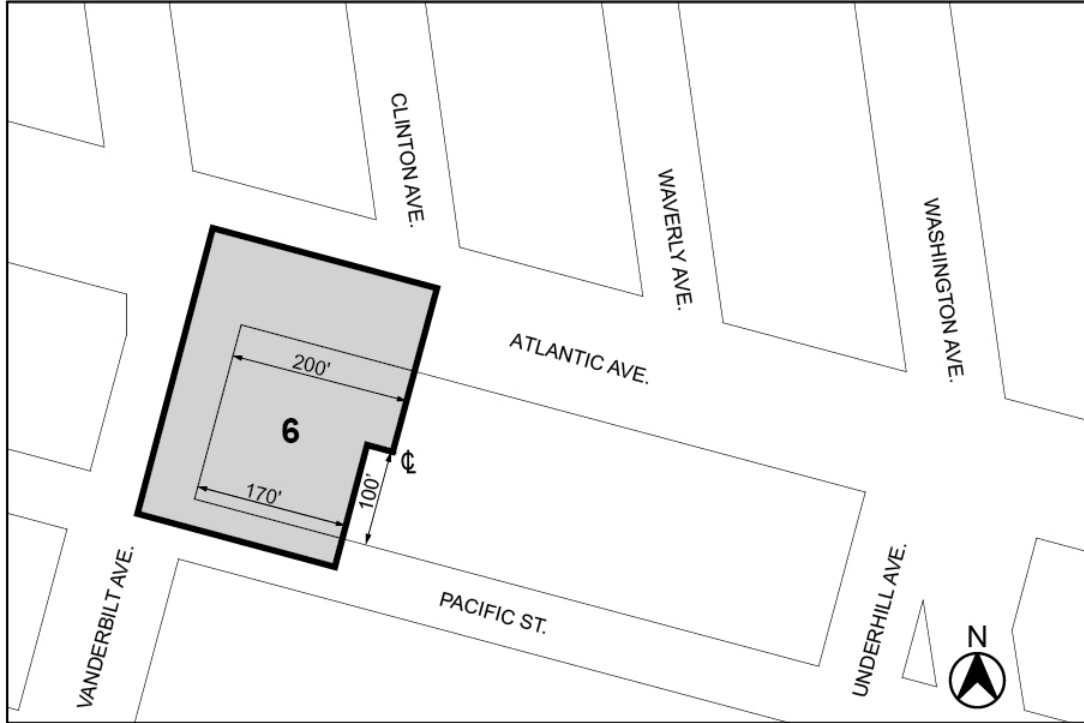
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Brooklyn Community District 8

* * *

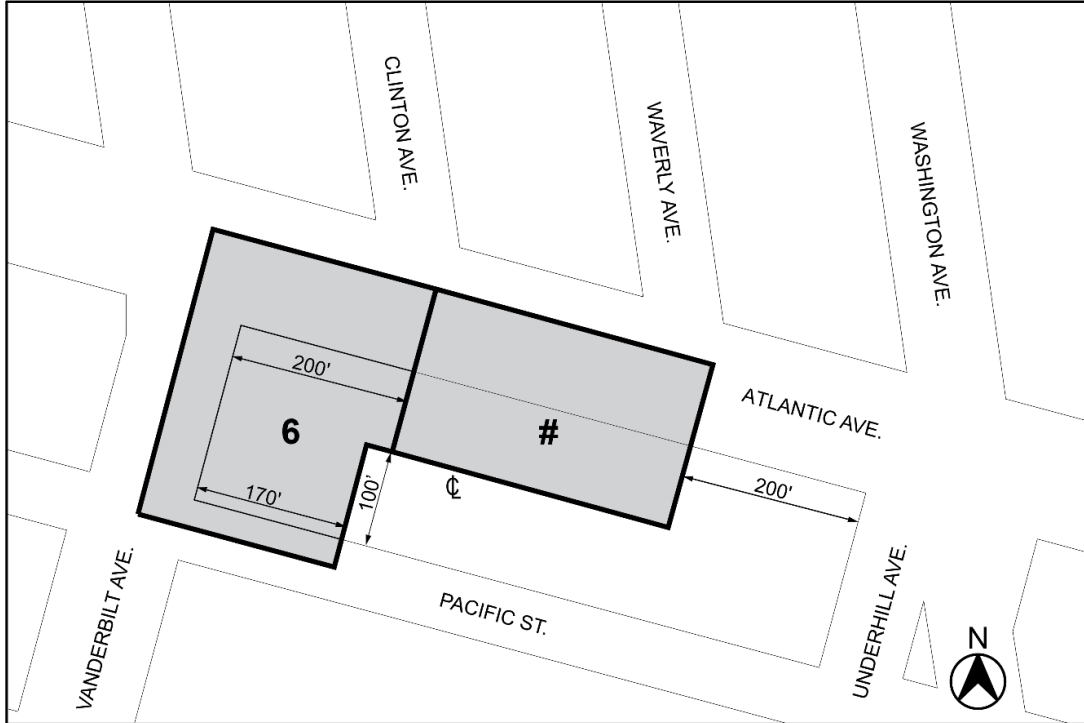
Map 4 – [Date of adoption]

[EXISTING]



 Mandatory Inclusionary Housing Program Area *see Section 23-154(d)(3)*
Area 6 – 9/23/21 MIH Program Option 1 and Deep Affordability Option

[PROPOSED]



- █ Mandatory Inclusionary Housing Program Area *see Section 23-154(d)(3)*
- Area 6 – 9/23/21 MIH Program Option 1 and Deep Affordability Option
- Area # – [date of adoption] MIH Program Option 2 and Workforce Option

Portion of Community District 8, Brooklyn

* * *

(On December 15, 2021, Cal. No. 6, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

No. 25

CD 8

C 210260 ZSK

PUBLIC HEARING:

IN THE MATTER OF an application submitted by Y & T Development LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-533 of the Zoning Resolution to reduce the number of required accessory off-street parking spaces for dwelling units in a development within a Transit Zone, that includes at least 20 percent of all dwelling units as income-restricted housing units, in connection with a proposed mixed-use development, on property generally bounded by the northerly side of Atlantic Avenue, a line 200 feet westerly of Underhill Avenue, centerline of Atlantic Avenue and Pacific Street, and a line 200 feet westerly of Vanderbilt Avenue (Block 1122, Lots 21 & 26), in a C6-3A* District.

* Note: The development site is proposed to be rezoned by changing an existing M1-1 District to C6-3A District under a concurrent related application for a Zoning Map change (C 210335 ZMK).

Plans for this proposal are on file with the City Planning Commission and may be seen at 120 Broadway, 31st Floor, New York, N.Y. 10271-0001.

(On December 15, 2021, Cal. No. 7, the Commission scheduled January 5, 2022 for a public hearing which has been duly advertised.)

Close the hearing.

IV. CITY PLANNING COMMISSION 2022 SCHEDULE OF MEETINGS

	SUN	MON	TUE	WED	THU	FRI	SAT
JANUARY							1 NEW YEAR'S DAY
	2	3 REVIEW SESSION	4	5 CPC PUBLIC MEETING	6	7	8
	9	10	11	12	13	14	15
	16	17 MARTIN LUTHER KING, JR. DAY	18 REVIEW SESSION	19 CPC PUBLIC MEETING	20	21	22
	23	24	25	26	27	28	29
30							
FEBRUARY			1 CHINESE NEW YEAR	2 CPC PUBLIC MEETING	3	4	5
	6	7	8	9	10	11	12 PRESIDENTY DAY
	13	14 REVIEW SESSION	15	16 CPC PUBLIC MEETING	17	18	19
	20	21	22	23	24	25	26
	27	28 REVIEW SESSION					
MARCH			1 CPC PUBLIC MEETING	2	3	4	5
	6	7	8	9	10	11	12
	13	14 REVIEW SESSION	15	16 CPC PUBLIC MEETING	17 SPRING BREAK	18	19
	20	21	22	23	24	25	26
	27	28 REVIEW SESSION	29	30 CPC PUBLIC MEETING	31		
APRIL						1	2
	3	4	5	6	7	8	9
	10	11 REVIEW SESSION	12	13 CPC PUBLIC MEETING	14	15 GOOD FRIDAY	16 PASSOVER
	17	18	19	20	21	22	23
	24	25 REVIEW SESSION	26	27 CPC PUBLIC MEETING	28	29	30
MAY	1	2	3 MAY - ALZHEIMER'S	4	5	6	7
	8	9 REVIEW SESSION	10	11 CPC PUBLIC MEETING	12	13	14
	15	16	17	18	19	20	21
	22	23 REVIEW SESSION	24	25 CPC PUBLIC MEETING	26	27	28
	29	30 MAYORAL EOP	31				
JUNE				1	2	3	4
	5	6 REVIEW SESSION	7	8 CPC PUBLIC MEETING	9	10	11
	12	13	14	15	16	17	18
	19	20 JUNEBERRY ORANGE	21	22	23	24	25
	26	27 REVIEW SESSION	28	29 CPC PUBLIC MEETING	30		
JULY							
	3	4 INDEPENDENCE 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	25 REVIEW SESSION	26	27 CPC PUBLIC MEETING	28	29	30
31							
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
	28	29	30	31			
SEPTEMBER					1	2	3
	4	5 LABOR DAY	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 RUSH REFORM DAY	27	28	29	30	
OCTOBER							1
	2	3	4	5 YOM KIPPUR	6	7	8
	9	10 COLUMBUS DAY	11 REVIEW SESSION	12 CPC PUBLIC MEETING	13	14	15
	16	17	18	19	20	21	22
	23	24 REVIEW SESSION	25	26 CPC PUBLIC MEETING	27	28	29
30	31						
NOVEMBER			1	2	3	4	5
	6	7 REVIEW SESSION	8 ELECTION DAY	9 CPC PUBLIC MEETING	10	11	12
	13	14	15	16	17	18	19
	20	21	22	23	24	25	26
	27	28 REVIEW SESSION	29	30 CPC PUBLIC MEETING			
DECEMBER					1	2	3
	4	5	6	7	8	9	10
	11	12 REVIEW SESSION	13	14 CPC PUBLIC MEETING	15	16	17
	18	19	20	21	22	23	24
	25	26 FINANCIAL CRISIS	27	28	29	30	31

Review Sessions are held at 120 Broadway, lower level, starting at 1:00 PM
 Public Meetings are held at 120 Broadway, lower level, starting at 10:00 AM