

CITYLAND NEW FILINGS & DECISIONS | May 2018

ULURP PIPELINE

New Applications Certified into ULURP

PROJECT	DESCRIPTION	COMM. BD.	ULURP NO.	CERTIFIED
South Shore of Staten Island Coastal Storm Risk Management Phase II	Site selection and city map amendment	SI3, JIA 95	180302 PSR; 180303 MMR	May 7, 2018
27-01 Jackson Avenue	Disposition of c-o-p and special permits	Q2	180385 PPQ; 180382 ZSQ; 180383 ZSQ	May 7, 2018
26-32 Jackson Avenue	Disposition of c-o-p and special permit	Q2	180386 PPQ; 180384 ZSQ	May 7, 2018
Variety Boys and Girls Club Rezoning	Zoning map and zoning text amendments	Q1	180085 ZMQ; N180086 ZRQ	May 7, 2018
11-14 35th Avenue Rezoning	Zoning map and zoning text amendments	Q1	180211 ZMQ; N180212 ZRQ	May 7, 2018
Lefferts Boulevard Rezoning	Zoning map amendment	Q10	180304 ZMQ	May 7, 2018
3901 9th Avenue Rezoning	Zoning map and zoning text amendments	K12	180186 ZMK; N180187 ZRK	May 7, 2018
110 East 16th Street	Special permits	M5	180263 ZSM; 180264 ZSM	May 21, 2018
United Federation of Black Community Organizations Children Care Development Center	Acquisition	M12	150263 PQM	May 21, 2018
Friends of Crown Heights 16 Child Care Center	Acquisition	K8	160363 PQK	May 21, 2018
Friends of Crown Heights 17 Child Care Center	Acquisition	K5	170146 PQK	May 21, 2018
Brooklyn Fleet Services Workshop	Site selection and acquisition	K6	180418 PCK	May 21, 2018
East 241 st Street Rezoning	Zoning map and zoning text amendments	X12	180083 ZMX; N180084 ZRX	May 21, 2018

BSA PIPELINE

New Applications Filed with BSA — May 2018

APPLICANT	PROJECT/ADDRESS	DESCRIPTION	APP. NO.	REPRESENTATIVE
VARIANCES				
Shawn Hope	275 Pleasant Avenue, MN	Construct 5-story 2-family dwelling	2018-99-BZ	Sheldon Lobel, PC
HASC Center, Inc.	120 Avenue M, BK	Build 4-story educational & ambulatory care facility	2018-95-BZ	Sheldon Lobel, PC
SPECIAL PERMITS/OTHER ACTION				
LW Retail Associates	78 Leonard Street, MN	Permit physical culture establishment	2018-91-BZ	Klein Slowik
145 Ludlow LLC	145 Ludlow Street, MN	Legalize physical culture establishment	2018-96-BZ	Sheldon Lobel, PC
118 West 72nd Street Retail LLC	118 W. 72nd Street, MN	Permit physical culture establishment	2018-66-BZ	Sheldon Lobel, PC
Petros Realty	7406 Fifth Avenue, BK	Legalize 1st floor enlargement	2018-67-BZ	Sheldon Lobel, PC
Mark White	105 Dare Court, BK	Waive bulk regs for reconstruction of hurricane-damaged home	2018-94-BZ	Mayor's Office of Housing Recovery Operations
Patrick Donegan	7 Bevy Court, BK	Waive bulk regs for reconstruction of hurricane-damaged home	2018-293-BZ	Mayor's Office of Housing Recovery Operations
Christopher Dunbar	213 Bayside Avenue, QN	Waive bulk regs for reconstruction of hurricane-damaged home	2018-92-BZ	Mayor's Office of Housing Recovery Operations
GC Cross Bay Realty	160-10 Cross Bay Boulevard, QN	Permit physical culture establishment	2018-98-BZ	Akerman LP
APPEALS				
25-30 Columbia Heights LLC	30 Columbia Heights, BK	Appeal DOB determination denying that signs are non-conforming accessory use	2018-63-A	25-30 Columbia Heights LLC
Benjamin Brecher	725 Mobile Road, QN	Construct synagogue	2018-65-A	Sheldon Lobel, PC
Rubicon SGA, LLC	90 Santina Drive, SI	Construct dwelling not fronting mapped street	2018-68-A-2018-90-A	Michael A. Sanna
Salvatore Noto	50 Storer Avenue, SI	Appeal DOB determination	2018-97-A	Edward Lauria

LANDMARKS PIPELINE

Proposed Designations — May 2018

NAME	ADDRESS	ACTION	DATE
Boerum Hill HD Extension	Boerum Hill, BK	Heard	5/8/2018
Coney Island Boardwalk	Coney Island, BK	Designated	5/15/2018
Central Harlem West 130-132nd Street HD	Harlem, MN	Designated	5/29/2018
Firehouse, Engine Companies 264 & 328, Hook and Ladder 134	16-15 Central Avenue, QN	Designated	5/29/2018
53rd Police Precinct Station	16-12 Mott Avenue, QN	Designated	5/29/2018

Actions Taken — May 2018

FINAL PERMITS TO BE ISSUED AFTER LANDMARKS RECEIVES CONFORMING PLAN

ADDRESS	LANDMARK/HISTORIC DISTRICT	DESCRIPTION	CASE NO.	APP'D
May 8, 2018				
405 E. 59th Street, MN	Queensboro Bridge	Install signs, alter area below	19-6500	Yes
799 Fort Washington Avenue, MN	The Cloisters	Replace window	19-20929	Yes
454 Fulton Street, BK	A.I. Namm & Son Department Store	Install signage	19-18814	Yes
89 Greene Street, MN	SoHo-Cast Iron HD	Install sign	19-20018	Yes
120 Prince Street, MN	SoHo-Cast Iron HD	Legalize bracket	19-17979	Yes
17 Bleecker Street, MN	NoHo East HD	Legalize storefront infill	19-20186	W/D
428 Lafayette Street, MN	NoHo HD	Alter entrance bay, install louver	19-22891	W/Mod
157 E. 70th Street, MN	Upper East Side HD	Alter facade, ironwork, areaway	19-22629	Yes
923 Fifth Avenue, MN	Upper East Side HD	Modify openings, amend master plan for windows	19-22081	Yes
950 Park Avenue, MN	Park Avenue HD	Replace windows	19-19188	Yes
1065 Park Avenue, MN	Park Avenue HD	Establish master plan (windows)	19-13316	W/Mod
May 15, 2018				
827 Broadway, MN	827-831 Broadway Buildings	Construct rooftop additions, install storefronts, signage	19-18646	W/Mod
2633 Adam Clayton Powell Jr. Boulevard, MN	Harlem River Houses	Replace infill, create openings, install skylight, canopy, signage	19-21410	Yes
2 Eastern Parkway, BK	Brooklyn Public Library, Central Building	Alter facade, install opening, signage, lighting	19-20286	W/Mod
40 E. 66th Street, MN	Upper East Side HD	Amend C of A for stair bulkheads and penthouse window	19-19424	Yes
2012 Broadway, MN	Upper West Side/CPW HD	Alter base, install infill	19-8512	Yes
128 W. 119th Street, MN	Mount Morris Park HD Ext.	Replace windows	19-22351	In Part
110 W. 123rd Street, MN	Mount Morris Park HD	Construct new building	19-19855	W/Mod
807 Manhattan Ave., BK	Greenpoint HD	Amend previous approval to reclad and enlarge extension	19-20869	Yes
187 Dean Street, BK	Boerum Hill HD	Construct rear addition, alter areaway	19-21989	Yes
284 Lafayette Avenue, BK	Clinton Hill HD	Construct rear addition	19-21987	Yes
43 Willow Place, BK	Brooklyn Heights HD	Replace windows	19-25031	Yes
300 Kenmore Road, QN	Douglaston HD	Demolish outbuilding, construct new building	19-12318	W/Mod
39-44 47th Street, QN	Sunnyside Gardens HD	Replace windows	19-23628	Yes
39-25 48th Street, QN	Sunnyside Gardens HD	Legalize, modify stoop, legalize paving	19-20557	Yes
81-02 35th Avenue, QN	Jackson Heights HD	Install signage	19-14494	W/Mod
May 29, 2018				
954 Madison Avenue, MN	Upper East Side HD	Modify ground floor, replace windows, install awnings, planters	19-25202	Yes

New Decisions Added to www.CityAdmin.org — May 2018

CITY COUNCIL					
RES. NOS.	PROJECT	DESCRIPTION	DATE		
347	Montefiore Cemetery, QN	Approval of cemetery use	5/9/2018		
348	1-50 50th Avenue, QN	Withdrawal of revocable consent for sidewalk café	5/9/2018		
349 ; 350	116th Precinct Stationhouse, QN	Rezoning (est. C1-3 in R3-2); site selection for NYPD stationhouse	5/9/2018		
351	St. Andrew’s Community Day Care Center	Acquisition of property for child care center	5/9/2018		
352	1618 Fulton Street, BK	UDAAP by HPD (8 lots)	5/9/2018		
353	1490 Southern Boulevard, BX	UDAAP by HPD (114 units)	5/9/2018		
354	Paul Robeson Houses, MN	Real property tax exemption	5/9/2018		
355	Archer Green, QN	Real property tax exemption	5/9/2018		
371	PRC Tiffany Street, BX	Approval of real property tax exemption	5/23/2018		
372	Bethany Place, MN	Approval of real property tax exemption	5/23/2018		
373	Two Buildings Tenants United, MN	UDAAP by HPD (2 lots)	5/23/2018		
374	CHS, BK	Approval of real property tax exemption	5/23/2018		
375	MPLP Uptown 6 Cluster, MN	UDAAP by HPD (6 lots)	5/23/2018		
376	615 West 150th Street Cluster, MN	Approval of real property tax exemption	5/23/2018		
CITY PLANNING COMMISSION					
PROJECT NAME		DESCRIPTION	LOCATION	ULURP NO.	DATE
45 Broad Street		Special permit (floor area bonus for improvements to subway stations)	MN 1	C180063ZSM	4/23/2018
Hudson Boulevard and Park Text Amendment		Zoning text amendment (modify floor area regs)	MN 4	N180238ZRM	4/23/2018
601 West 29th Street-Douglaston		Special permit (distribute floor area, modify height & setback reqs., exempt ambulance station from floor area, modify parking reqs.); zoning text amendment (mandatory inclusionary housing); rezoning (M2-3 to C6-4X, est. Special Hudson River Park District)	MN 4	C180129AZSM ; N180128AZRM ; C180127ZMM	5/7/2018
606 West 30th Street-Lalezarian		Special permit (distribute floor area, modify height & setback and rear yard reqs.); rezoning (M2-3 to C6-4X); zoning text amendment (mandatory inclusionary housing)	MN 4	C180152AZSM ; C180150ZMM ; N180151AZRM	5/7/2018
85 Mercer Street		Special permit (allow retail uses in ground floor & cellar)	MN 2	C150348ZSM	5/9/2018
180-188 Avenue of the Americas		Rezoning (elim. C1-5 from R7-2, est. C2-5 in R7-2)	MN 2	C180170ZMM	5/9//2018
1568 Broadway-Palace Theater Text Amendment		Zoning text amendment (modify Special Times Square signage reqs., height & setback regs)	MN 5	N180184ZRM	5/9/2018
142-150 South Portland Avenue Rezoning		Rezoning (R7A to R8A, est. C2-4 in R8A, est. Special Downtown Brooklyn District); zoning text amendment (mandatory inclusionary housing)	BK 2	C180096ZMK ; N180097ZRK	5/9/2018