

NOTICE OF COMMUNITY BOARD #4'S PUBLIC HEARING AS MANDATED BY THE CITY CHARTER

**ULURP APPLICATIONS FOR 1099 WEBSTER AVENUE C 210103 ZMX & N 210104ZRX**

A zoning map amendment and zoning text amendment to facilitate two new mixed-use buildings on a single zoning and tax lot (Block 2426, Lot 25, the "Development Site") located on the west side Webster Avenue at its intersection with East 166th Street in the East Concourse section of Bronx, within Community District #4. In addition to the Development Site, two adjacent lots to the north (Block 2426, Lots 17 and 21; the "Rezoning Area") extending to East 167th Street, and not under ownership or control of the Applicant. The Proposed Actions consist of a zoning map amendment from M1-1, R7-1 and R7-1/C1-4 to R7X/C2-4 and a zoning text amendment to Appendix F of the New York City Zoning Resolution ("ZR") designating the Rezoning Area as a Mandatory Inclusionary Housing Area (MIHA). The Proposed Actions are proposed to facilitate the redevelopment of the Development Site with two (2) mixed-use buildings containing ground floor commercial space, and 238 residential units on the upper floors .

PLEASE SEE THE BELOW LINK TO THE DEPARTMENT OF CITY PLANNING ZONING APPLICATION PORTAL FOR MORE INFORMATION: <https://zap.planning.nyc.gov/projects/P2016X0366>

**TUESDAY, NOVEMBER 24, 2020 | 6PM  
ONLINE VIA ZOOM PLATFORM**

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**PUBLIC NOTICE OF MONTHLY MEETING COMMUNITY BOARD FOUR  
(Immediately following the Public Hearing Portion of the meeting)  
AGENDA**

1. Public Session. Each announcement/comment must not exceed two (2) minutes. This period is exclusively reserved for non-Board members and the public. Those who wish to speak **\*\*Must register**, click [HERE](#) to complete the CB4 Public Speaker Form and submit to [bx04@cb.nyc.gov](mailto:bx04@cb.nyc.gov) no later than **(COB Friday, November 20, 2020)**.
2. Welcoming remarks and announcements by ***Robert Garmendiz, Interim Board Chair***.
3. Invocation and Pledge of Allegiance by ***Bishop Earl McKay***. **2 MINS.**
4. Roll Call (*Reserved for Board Members*) **2 MINS.**
5. Review/Correction/Adoption of General Board Meeting minutes. **10 MINS.**
6. Report by ***NYPD 44<sup>th</sup> Precinct***. **2 MINS.**
7. Election of Executive Board Members by ***Avery L. Smith, Nominating Committee Chair*** **2 MINS.**
8. Report by CB4 District Manager by ***Paul A. Philps***. **10 MINS.**
9. Presentation re: update MTA NYC Transit construction of the elevator ADA compliance at the East 170<sup>th</sup> Street train station.  
***Charvey Gonzalez, Asst. Dir. Government Community Relations*** **10 MINS.**
10. Committee Reports by (*as called by the Interim Board Chair*) **20 MINS.**  
**ECONOMIC DEVELOPMENT- PARKS- MUNICIPAL SERVICES- HOUSING & LAND USE-  
YOUTH SERVICES & EDUCATION- HEALTH & HUMAN SERVICES**

11. Report by the Office of the *Bronx Borough President, Ruben Diaz, Jr.* and *Local Elected Officials* or their representatives. (2 MINS. EACH)
12. Old Business/New Business
13. Announcements/Adjournment

## ZOOM INVITE

**SUBJECT:** Community Board Four-General Board Meeting

**DATE:** Tuesday, November 24, 2020

**TIME:** 6:00 PM

**LOCATION:** Zoom Audio & Video

**Join Zoom Meeting:** <https://us02web.zoom.us/j/85216690676>

**Meeting ID:** 852 1669 0676

**One tap mobile** +16465588656,,85216690676# US (New York)

**Find your local number:** <https://us02web.zoom.us/u/kpTdxFYM>

**For more information, please email**

[bx04@cb.nyc.gov](mailto:bx04@cb.nyc.gov)