



THE CITY RECORD

Official Journal of The City of New York

THE CITY RECORD U.S.P.S. 0114-660
Printed on paper containing 30% post-consumer material

VOLUME CXLIV NUMBER 218

TUESDAY, NOVEMBER 14, 2017

Price: \$4.00

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THE CITY RECORD

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Published Monday through Friday except legal holidays by the New York City Department of Citywide Administrative Services under Authority of Section 1066 of the New York City Charter.

Subscription \$500 a year, \$4.00 daily (\$5.00 by mail). Periodicals Postage Paid at New York, N.Y. POSTMASTER: Send address changes to THE CITY RECORD, 1 Centre Street, 17th Floor, New York, N.Y. 10007-1602

Editorial Office/Subscription Changes:
The City Record, 1 Centre Street, 17th Floor,
New York, N.Y. 10007-1602 (212) 386-0055

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PUBLIC HEARINGS AND MEETINGS

See Also: Procurement; Agency Rules

BOROUGH PRESIDENT - MANHATTAN

MEETING

The November 2017 Manhattan Borough Board Meeting will be held on Thursday, November 16th, 2017, at 8:30 A.M., at 1 Centre Street, 19th Floor South, New York, NY 10007. The Manhattan Borough Board will vote on a resolution supporting Intro. 1472 ("Exempting certain grocery stores from the commercial rent tax") and Intro. 799-A ("A

Local Law to amend the administrative code of the City of New York, in relation to the commercial rent tax").

Accessibility questions: Brian Lafferty, Special Projects Coordinator, (212) 669-8300, blafferty@manhattanbp.nyc.gov, by: Tuesday, November 14, 2017, 5:00 P.M.



n9-14

CITY COUNCIL

PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that the Council has scheduled the following public hearings on the matters indicated below:

The Subcommittee on Zoning and Franchises will hold a public hearing on the following matters in the Council Chambers, City Hall, New York, NY 10007, commencing at 9:30 A.M., on Monday, November 20, 2017:

SELF STORAGE

CITYWIDE

N 170425(A) ZRY

Application submitted by the Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment to the Zoning Resolution of the City of New York, to permit self-storage facilities as-of-right within newly Designated Areas which largely coincide with industrial business zones, provided that a minimum specified amount of ground-floor space is set aside for more job intensive industrial uses, in M districts, in Community Boards: Bronx 1, 2, 3, 4, 6, 9, 10, 12; Brooklyn 1, 2, 4, 5, 6, 7, 16, 17, 18, Queens 1, 2, 5, 9, 10, 12, 13, Staten Island 1, 2, 3. **The full zoning text amendment may be viewed at the following website:** <http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page>

SELF STORAGE

CITYWIDE N 170425 ZRY

Application submitted by the Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, to require a City Planning Commission Special Permit for new self-storage facilities within newly Designated Areas in M districts, which largely coincide with industrial business zones in Community Boards: Bronx 1, 2, 3, 4, 6, 9, 10, 12; Brooklyn 1, 2, 4, 5, 6, 7, 16, 17, 18; Queens 1, 2, 5, 9, 10, 12, 13; Staten Island 1, 2, 3. The full zoning text amendment may be viewed at the following website: http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page

EAST RIVER FIFTIES/SUTTON PLACE

MANHATTAN CB - 6 N 180082 ZRM

Application submitted by the East River Fifties Alliance, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York modifying the bulk regulations of Article II, Chapter 3, Article II, Chapter 4 and Article III, Chapter 5, and related Sections, within R10 Districts located in Community District 6 east of First Avenue and north of East 51st Street. The full zoning text amendment may be viewed at the following website: http://www1.nyc.gov/site/planning/about/cpc-reports/cpc-reports.page

The Subcommittee on Landmarks, Public Siting and Maritime Uses will hold a public hearing in the Committee Room, City Hall, New York, NY 10007, commencing at 11:00 A.M. on Monday, November 20, 2017:

The Subcommittee on Planning, Dispositions and Concessions will hold a public hearing on the following matters in the Committee Room, City Hall, New York, NY 10007, commencing at 1:00 P.M., on Monday, November 20, 2017:

DUNWELL PLAZA

MANHATTAN CB - 12 20185107 HAM

Application submitted by the New York City Department of Housing Preservation and Development for approval of a new real property tax exemption, pursuant to Article XI of the Private Housing Finance Law and termination of the prior tax exemption for property, located at Block 2114, Lot 35, Borough of Manhattan, Community District 12, Council District 7.

1646 AMSTERDAM PLAZA

MANHATTAN CB - 9 20185108 HAM

Application submitted by the New York City Department of Housing Preservation and Development for approval of a new real property tax exemption, pursuant to Article XI of the Private Housing Finance Law and termination of the prior tax exemption for property, located at Block 2073, Lot 32, Borough of Manhattan, Community District 9, Council District 7.

LOS TRES UNIDOS

MANHATTAN CB - 11 20185110 HAM

Application submitted by the New York City Department of Housing Preservation and Development for approval of a new real property tax exemption, pursuant to Article XI of the Private Housing Finance Law and termination of the prior tax exemption for property, located at Block 1617, Lot 7, Borough of Manhattan, Community District 11, Council District 9.

Accessibility questions: Land Use Division, (212) 482-5154, by: Thursday, November 16, 2017, 3:00 P.M.



n14-20

NOTICE IS HEREBY GIVEN that the Council has scheduled the following public hearings on the matters indicated below:

The Subcommittee on Zoning and Franchises will hold a public hearing on the following matters in the Council Committee Room, 16th Floor, 250 Broadway, New York, NY 10007, commencing at 9:30 A.M. on Tuesday, November 14, 2017:

1965 LAFAYETTE AVENUE REZONING

BRONX CB - 9 C 170392 ZMX

Application submitted by the Park Lane Residence Co., pursuant to Sections 197-c and 201 of the New York City Charter for the amendment of the Zoning Map, Section No. 7a:

- 1. changing from an R6 District to an R8 District property bounded by Turnbull Avenue, a line 250 feet westerly of Pugsley Avenue, Lafayette Avenue, and White Plains Road; and
2. establishing within the proposed R8 District a C2-4 District bounded by Turnbull Avenue, a line 200 feet easterly of White Plains Road, Lafayette Avenue, and White Plains Road;

subject to the conditions of CEQR Declaration E-434.

1965 LAFAYETTE AVENUE REZONING

BRONX CB - 9 N 170393 ZRX

Application submitted by Park Lane Residence Co., 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, Borough of the Bronx, Community District 9.

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

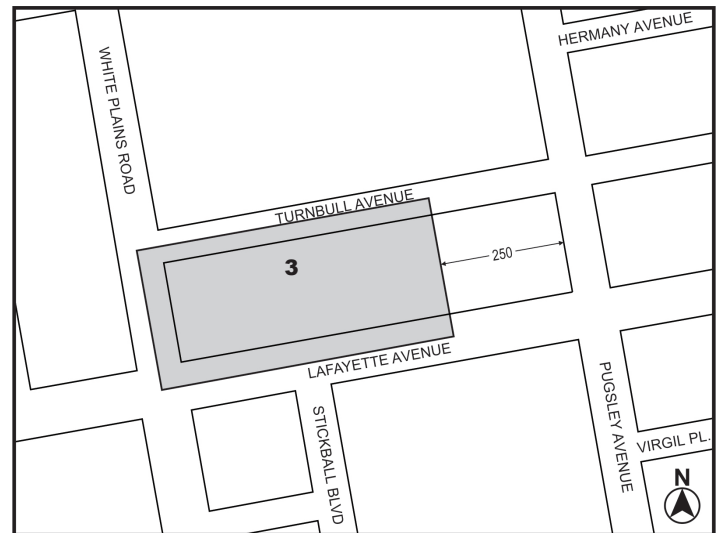
THE BRONX

The Bronx Community District 9

In the R8 District within the area shown on the following Map 3:

Map 3 - [date of adoption]

[PROPOSED MAP]



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

Area 3 - [date of adoption] MIH Program Option 1 and Option 2
Portion of Community District 9, The Bronx

1776 EASTCHESTER ROAD

BRONX CB - 11 C 170445 ZMX

Application submitted by 1776 Eastchester Realty LLC, Hutch 34 Industrial Street, LLC and Hutch 35 LLC, pursuant to Sections 197-c and 201 of the New York City Charter for the amendment of the Zoning Map, Section Nos. 4a and 4b:

- 1. changing from an M1-1 District to an R5 District property bounded by the centerline of former Morris Park Avenue, the southerly prolongation of a Railroad Right-Of-Way, Waters Place, and Marconi Street;

2. changing from an M1-1 District to a C4-2 District property bounded by the centerline of former Morris Park Avenue, Marconi Street, a line 900 feet southerly of the centerline of former Morris Park Avenue and its westerly prolongation, and the northwesterly boundary of the New York New Haven Railroad Right-Of-Way; and
 3. changing from an M1-1 District to a C4-2A District property bounded by a line 900 feet southerly of the former centerline of Morris Park Avenue and its westerly prolongation, Marconi Street, Waters Place, Eastchester Road, and the northwesterly boundary of the New York New Haven Railroad Right-Of-Way;
- subject to the conditions of CEQR Declaration E-436.

1776 EASTCHESTER ROAD

BRONX CB - 11 N 170446 ZRX

Application submitted by 1776 Eastchester Realty LLC, Hutch 34 Industrial Street, LLC and Hutch 35 LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, to modify the text of the special permit for non-profit hospital staff dwellings in Article VII, Chapter 4, and to modify Appendix F for the purpose of establishing a Mandatory Inclusionary Housing area, Borough of the Bronx, Community District 11.

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 VII
ADMINISTRATION**

**Chapter 4
Special Permits by the City Planning Commission**

* * *

**74-70
NON-PROFIT HOSPITAL STAFF DWELLINGS**

The City Planning Commission may permit #non-profit hospital staff dwellings# in accordance with the conditions of Paragraph (a) of this Section, provided that the findings of Paragraph (b) are met.

(a) The Commission may permit:

- (1) ~~In in all #Residence Districts#, or in C1, C2, C3, C4, C5, C6 or C7 Districts, the City Planning Commission may permit #non-profit hospital staff dwellings# located on a #zoning lot#, no portion of which is located more than 1,500 feet from the non-profit or voluntary hospital and related facilities; provided that the following findings are made:; or~~
- (2) in C4-2 Districts without a letter suffix, in Community District 11 in the Borough of the Bronx, #non-profit hospital staff dwellings# on #zoning lots# located not more than 1,500 feet from the non-profit or voluntary hospital and related facilities.

(b) To permit such #non-profit hospital staff dwellings#, the Commission shall find:

- ~~(a)1~~ that the #bulk# of such #non-profit hospital staff dwelling# and the density of population housed on the site will not impair the essential character or the future use or development of the surrounding area; and
- ~~(b)2~~ that the number of #accessory# off-street parking spaces provided for such #use# will be sufficient to prevent undue congestion of #streets# by such #use#.

The Commission may prescribe appropriate conditions and safeguards to minimize adverse effects on the character of the surrounding area.

* * *

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

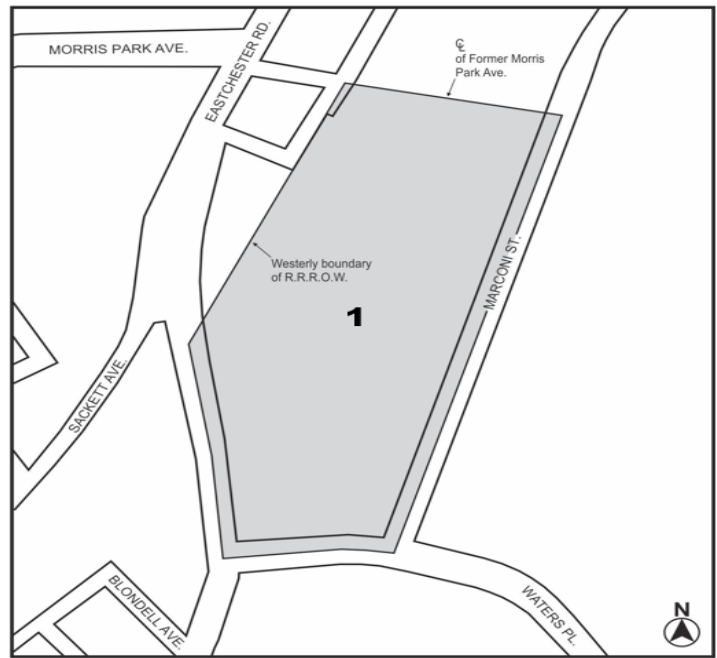
THE BRONX

* * *

The Bronx Community District 11

Map 1- [date of adoption]

[PROPOSED MAP]



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

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

Portion of Community District 11, The Bronx

* * *

1776 EASTCHESTER ROAD

BRONX CB - 11 C 170447 ZSX

Application submitted by 1776 Eastchester Realty LLC, Hutch 34 Industrial Street, LLC and Hutch 35 LLC, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-70(a)(2) of the Zoning Resolution to allow non-profit hospital staff dwellings to be located not more than 1,500 feet from a non-profit or voluntary hospital and related facilities to facilitate the construction of a 12-story non-profit hospital staff dwelling building, on property located at 1776 Eastchester Road (Block 4226, Lots 1101 and 1102), in a C4-2 District.

NATIONAL BLACK THEATER

MANHATTAN CB - 11 C 170442 ZMM

Application submitted by NBT Victory Development LLC, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 6a, changing from a C4-4A District to a C4-7 District property, bounded by Fifth Avenue, East 126th Street, a line 85 feet easterly of Fifth Avenue, and East 125th Street/Dr. Martin Luther King Jr. Boulevard, subject to the conditions of CEQR Declaration E-435.

NATIONAL BLACK THEATER

MANHATTAN CB - 11 N 170443 ZRM

Application submitted by NBT Victory 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, concerning Article IX, Chapter 7 (Special 125th Street District) to establish regulations for a proposed C4-7 District, and to modify Appendix F for the purpose of establishing a Mandatory Inclusionary Housing area, Borough of Manhattan, Community District 11.

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

* * *

NOTE: Section titles and provisions in the following Chapter may reflect the proposed text amendment, East Harlem Rezoning (ULURP No. N 170359 ZRM).]

**ARTICLE IX: SPECIAL PURPOSE DISTRICTS
Chapter 7 – Special 125th Street District**

**97-00
GENERAL PURPOSES**

* * *

**97-03
District Plan and Maps**

The regulations of this Chapter are designed to implement the #Special 125th Street District# Plan. The District Plan, including Map 1 (Special 125th Street District and Core Subdistricts) and Map 2 (Permitted Small Sidewalk Cafe Locations), is set forth in Appendix A of this Chapter and is hereby incorporated as part of this Resolution for the purpose of specifying locations where the special regulations and requirements set forth in this Chapter apply.

**97-04
Establishment of Core Subdistricts**

In order to carry out the purposes and provisions of this Chapter, the ~~Core~~ two Ssubdistricts is are established within the #Special 125th Street District# ~~and; the Core Subdistrict and Subdistrict A. Each~~ subdistrict includes specific regulations designed to support an arts and entertainment environment and other relevant planning objectives along 125th Street. The boundaries of the ~~Core S~~subdistricts are shown on Map 1 in Appendix A of this Chapter.

* * *

**97-06
Applicability of Special Transit Land Use District Regulations**

[Note: existing provisions moved to Section 97-061]

**97-061
Applicability of Special Transit Land Use District Regulations**

[Note: existing provisions moved from Section 97-06, and modified]

Wherever the #Special 125th Street District# includes an area which also lies within the #Special Transit Land Use District#, the requirements of the #Special Transit Land Use District#, as set forth in Article IX, Chapter 5, shall apply, subject to the modifications described in paragraphs (e) (a)(5) and (f) (a)(6) of Section ~~97-433 (Street wall location) 97-432 (Height and setback regulations in the Core Subdistrict and areas outside of a subdistrict).~~

The #Special Transit Land Use District# includes the area within the #Special 125th Street District# bounded by a line 50 feet west of Second Avenue from 124th Street midway to 125th Street where such area widens to a line 100 feet west of Second Avenue.

**97-062
Applicability of the Quality Housing Program**

[Note: Existing Quality Housing provisions moved from Section 97-40 (SPECIAL BULK REGULATIONS), and modified]

In the #Special 125th Street District#, all #developments# or #enlargements# #buildings# containing #residences# shall comply with the requirements be #developed# or #enlarged# in accordance with the Quality Housing Program, and the regulations of Article II, Chapter 8 (The Quality Housing Program) shall apply. The and the applicable #bulk# regulations of the underlying districts, except as modified in this Section, inclusive this Chapter shall be considered the applicable #bulk# regulations for #Quality Housing buildings#.

**97-063
Applicability of Inclusionary Housing Program**

[Note: Existing provisions moved from Section 97-421 (Inclusionary Housing) and changed to include Mandatory Inclusionary Housing applicability]

For the purposes of applying the Inclusionary Housing Program provisions set forth in Sections 23-154 and 23-90, inclusive, #Inclusionary Housing designated areas# and #Mandatory Inclusionary Housing areas# within the #Special 125th Street District# are shown on the maps in APPENDIX F of this Resolution.

* * *

**97-30
SPECIAL SIGN REGULATIONS**

* * *

**97-31
Definitions**

Marquee
A "marquee" is a permanent structure or canopy located above the primary entrance to an arts #use# fronting on 125th Street or Fifth Avenue, that projects over the sidewalk and is attached to, and entirely supported from, the #street wall# of the #building#. The location and dimensions of the #marquee# shall be determined by the requirements of Section 97-32.

* * *

**97-32
Location, Height and Width of Marquees and Marquee Signs**

For the purposes of this Chapter, #marquees# shall be permitted only above the primary entrance to one of the following #uses# fronting upon 125th Street or Fifth Avenue:

- Museums
- Performance spaces
- Theaters.

* * *

**97-34
Accessory Signs for Visual or Performing Arts Uses**

Notwithstanding the regulations of Paragraph (b) of Section 32-653 (Additional regulations for projecting signs) and the relevant provisions of the Administrative Code, only the following visual or performing arts #uses# fronting on 125th Street or Fifth Avenue within the #Special 125th Street District# shall be permitted to erect a #marquee sign# on or above a #marquee#:

- Museums
- Performance spaces
- Theaters.

#Flashing signs# shall not be permitted as #accessory signs# for arts #uses#

* * *

**97-40
SPECIAL BULK REGULATIONS**

Within the #Special 125th Street District#, all for #developments# or #enlargements#, containing #residences# shall comply with the requirements of Article II, Chapter 8 (Quality Housing), and the applicable #bulk# regulations of the underlying districts shall apply, except as modified in by the provisions of this Section, inclusive.

**97-41
Special Floor Area Regulations**

The maximum #floor area ratio#, #open space ratio# and #lot coverage# requirements of the applicable underlying district shall apply within the #Special 125th Street District#, unless modified by the following regulations.

**97-411
Maximum floor area ratio in C4-4D, C4-7 and C6-3 Districts within the Core Subdistrict and areas outside of a subdistrict**

In C4-4D, C4-7 or C6-3 Districts in the Core Subdistrict, as shown on Map 1 in Appendix A of this Chapter and in such Districts in areas outside of any subdistrict, the maximum permitted #floor area ratios# shall be as listed in the following table for #residential#, #commercial# and #community facility uses#, and may only be increased, pursuant to Section 97-42 (Additional Floor Area Bonuses and Lot Coverage Regulations), inclusive.

* * *

**97-412
Maximum floor area ratio in Subdistrict A**

In Subdistrict A, the maximum #residential floor area ratio# shall be 9.0 and the maximum #floor area ratio# for non-#residential uses# shall be 10.0. Such maximum non-#residential floor area# may only be increased, pursuant to Paragraph (b) of Section 97-422 (Floor area bonus for visual or performing arts uses).

**97-42
Additional Floor Area and Lot Coverage Bonuses Regulations**

~~The~~ Within #Inclusionary Housing designated areas#, as specified in APPENDIX F of this Resolution, the maximum #floor area ratio# may be increased by a pursuant to the #floor area# bonus, pursuant to provisions of Sections 23-154 (Inclusionary Housing) 97-421 (Inclusionary Housing) or Paragraph (a) of Section 97-422 (Floor area bonus for visual or performing arts uses), which may be used concurrently.

Within #Mandatory Inclusionary Housing areas#, as specified in APPENDIX F, the maximum #floor area ratio# may be increased pursuant to the provisions of Paragraph (b) of Section 97-422.

**97-421
Inclusionary Housing**

[NOTE: existing Inclusionary Housing applicability provision moved to Section 97-063]

Within the #Special 125th Street District#, In #Inclusionary Housing designated areas# within C4-4D, C4-7 and C6-3 Districts in the Core Subdistrict or areas outside of a subdistrict, shall be #Inclusionary Housing designated areas#, pursuant to Section 12-10 (DEFINITIONS), for the purpose of making the Inclusionary Housing Program regulations of Section 23-90 (INCLUSIONARY HOUSING), inclusive, and this Section, applicable within the Special District. Within such #Inclusionary Housing designated areas#, the #residential floor area ratio# may be increased by an Inclusionary Housing bonus, pursuant to the provisions of Section 23-154 (Inclusionary Housing).

**97-422
Floor area bonus for visual or performing arts uses**

- (a) In C4-4D, C4-7 or C6-3 Districts within the #Special 125th Street District# Core Subdistrict or areas outside of a subdistrict, for a #development# or #enlargement# with

frontage on 125th Street, the maximum #floor area ratio# otherwise permitted for #residential# or #commercial uses# listed in Section 97-411 may be increased up to the maximum #floor area ratio# specified in the table in this Section, provided that for every four square feet of bonused #floor area#, an amount of space equivalent to one square foot of such bonused #floor area# shall be used for those visual or performing arts #uses# designated in Paragraph (b) of Section 97-11 (Special Arts and Entertainment Uses). Such bonused #floor area# shall be permitted only upon certification by the Chairperson of the City Planning Commission to the Commissioner of Buildings that the conditions set forth in Section 97-423 have been met.

MAXIMUM PERMITTED FLOOR AREA RATIO (FAR) FOR RESIDENTIAL AND COMMERCIAL USES WITH FLOOR AREA BONUS FOR VISUAL OR PERFORMING ARTS USES

	Outside the Core District Within areas outside of a subdistrict				Within the Core Subdistrict			
	#Residential Floor Area Ratio#		#Commercial Floor Area Ratio#		#Residential Floor Area Ratio#		#Commercial Floor Area Ratio#	
	Base	Maximum	Base	Maximum	Base	Maximum	Base	Maximum
C4-4D	5.4	7.2	4.0	5.4	5.4	7.2	4.0	5.40
C4-7	9.0	12.0	10.0	12.0	5.4	7.2	7.2	8.65
C6-3	6.0	8.0	6.0	8.0	5.4	7.2	6.0	8.00

(b) In C4-7 Districts within Subdistrict A, for a #development# or #enlargement#, the maximum #floor area ratio# permitted in Section 97-412 (Maximum floor area ratio in Subdistrict A) may be increased up to a maximum #floor area ratio# of 12.0, provided that for every four square feet of bonused #floor area#, an amount of space equivalent to one square foot of #floor area# shall be used for those visual or performing arts #uses# designated in Paragraph (b) of Section 97-11 (Special Arts and Entertainment Uses). Such bonused #floor area# shall be permitted only upon certification by the Chairperson of the City Planning Commission to the Commissioner of Buildings that the conditions set forth in Section 97-423 have been met.

97-423 Certification for floor area bonus for visual or performing arts uses

The #floor area# bonus provisions of Section 97-422 shall apply only upon certification by the Chairperson of the City Planning Commission to the Commissioner of Buildings that the following conditions have been met:

- (a) Drawings have been provided that clearly designate all #floor area# that will result from the permitted increase in #floor area ratio# pursuant to Section 97-422, including the location of such #floor area#.
- (b) Drawings also have been provided that clearly designate all #floor area# and/or below grade floor space for any new visual or performing arts #uses# for which a bonus is to be received, pursuant to Section 97-422.

Such drawings shall be of sufficient detail to show that such designated space shall be designed, arranged and used for the new visual arts or performing arts #uses#, and shall also show that:

- (1) all such visual or performing arts #uses# are located at or above the ground floor level of the #building#, except that performance space meeting the requirements of paragraph (b)(4) of this Section may be located below grade, and #accessory uses# may be located below grade, subject to the requirements of Paragraph (b)(5) of this Section;
- (2) all bonused #floor area# or below grade space occupied by visual or performing arts #uses# is primarily accessed from 125th Street; except that all bonused #floor area# or below grade space occupied by visual or performing arts #uses# within a #development# may be primarily accessed from Fifth Avenue, provided the following conditions are met:
 - (i) the #zoning lot# must have at least 150 feet of Fifth Avenue frontage where such primary entrance is provided; and
 - (ii) signage that identifies the visual or performing arts #uses# shall be provided at both the primary entrance on Fifth Avenue and on 125th Street;
- (3) in the case of primary rehearsal space, where such space does not consist of #accessory uses# subject to the requirements of Paragraph (b)(4), such space:

- (i) can be adapted for rehearsals or performances open to the public;
- (ii) is located on the first #story# of the #building# or on any higher #story# with a ceiling height not greater than 60 feet above grade;
- (iii) has a #street wall# with at least 50 feet of frontage along 125th Street, except for visual or performing arts #uses# with primary entrances provided pursuant to (b)(2)(i) of this Section, and has a minimum area of 2,000 square feet, with a floor-to-ceiling height of not less than 9 feet 6 inches; and
- (iv) complies with the following glazing requirements, except for visual or performing arts #uses# with primary entrances provided, pursuant to (b)(2)(i) of this Section: at least 70 percent of the total surface area of the #street wall# abutting the primary rehearsal space, measured from finished floor to ceiling shall be glazed. Furthermore, at least 90 percent of such area shall be transparent from within one foot of the finished floor level to at least eight feet above such level. For primary rehearsal spaces located at the corner of 125th Street and an intersecting #street#, the glazing requirements of this Section shall be applied separately for each #street wall#, and up to 100 feet along such intersecting #street#;

- (4) for performance space which is exclusively designed and arranged for the presentation of live drama, music, dance and interactive or multidisciplinary performances open to the public, such space may be below grade provided it has a minimum area of 2,000 square feet of column-free space with a floor-to-ceiling height of not less than 16 feet;
- (5) #Accessory# space
 - (i) For primary rehearsal spaces, no more than 25 percent of the such minimum required #floor area# or equivalent below grade floor space, or such bonused #floor area# or below grade floor space shall be occupied by #uses accessory# to such primary rehearsal spaces. #Accessory uses# shall include but are not limited to educational and classroom space, administrative offices, circulation space, restrooms and equipment space;
 - (ii) For visual or performing arts #uses# other than a primary rehearsal space, no more than 40 percent of such minimum required #floor area# or equivalent below grade floor space, or such bonused #floor area# or below grade floor space, shall be occupied by #uses accessory# to such visual or performing arts #uses#, provided no single #accessory use# occupies more than 25 percent of the such total minimum required #floor area# or equivalent below grade floor space, or bonused #floor area# or below grade floor space. #Accessory uses# shall include but are not limited to educational and classroom space, non-primary rehearsal space, administrative offices, lobbies, circulation space, ticket offices, restrooms, dressing rooms, other backstage areas and equipment space; and
- (6) Signage
 - (i) Signage that identifies the visual or performing arts facility shall be provided at the 125th Street entrance of the visual or performing arts facility, subject to the requirements of Section 97-30, inclusive, except where such visual or performing arts #uses# comply with Paragraph (b)(2)(i) of this Section 97-423; and

* * *

97-43 424 Special Lot Coverage Regulations

The maximum #lot coverage# for #residential use# in C6-3 Districts within the #Special 125th Street District# shall be 70 percent for #interior# or #through# lots and 100 percent for #corner# lots.

97-44 43 Special Height and Setback Regulations

Within the #Special 125th Street District#, the underlying height and setback regulations shall be modified in accordance with the provisions of this Section, inclusive.

97-441 431 Permitted obstructions

The provisions of Section 33-42 (Permitted Obstructions) shall apply, except that dormers may penetrate a maximum base height in accordance with the provisions of Paragraph (c)(1) Section 23-621 (Permitted obstructions in certain districts).

97-442 432
Height and setback regulations for C4-7 and C6-3 Districts in the Core Subdistrict and areas outside of a subdistrict

(a) Street wall location

NOTE: the existing street wall provisions, moved from Section 97-443]

In all #Commercial Districts# within the Core Subdistrict and areas outside of a subdistrict, the #street wall# shall be located on the #street line# of 125th Street and extend along the entire #street# frontage of the #zoning lot# up to at least the applicable minimum base height of the underlying district, or the height of the #building#, whichever is less.

The #street wall# location provisions of such #Commercial Districts# shall be modified, as follows:

(a)(1) On Park Avenue, within 10 feet of its intersection with any #street#, the #street wall# may be located anywhere within 10 feet of the Park Avenue #street line#. However, to allow articulation of the #street walls# pursuant to the provisions of Paragraph (b) of this Section, the #street walls# may be located anywhere within an area bounded by a #street line#, the #street wall# on Park Avenue and a line connecting these two lines 15 feet from their intersection.

(b)(2) To allow articulation of #street walls# at the intersection of any two #streets# within the Special District, the #street wall# may be located anywhere within an area bounded by the two #street lines# and a line connecting such #street lines# at points 15 feet from their intersection.

(c)(3) Recesses, not to exceed three feet in depth from the #street line#, shall be permitted on the ground floor where required to provide access to the #building#. Above a height of the second #story# and up to the applicable maximum base height, recesses are permitted for #outer courts# or balconies, provided that the aggregate width of such recesses does not exceed 30 percent of the width of the #street wall# at any level, and the depth of such recesses does not exceed five feet. No recesses shall be permitted within 20 feet of an adjacent #building# or within 30 feet of the intersection of two #street lines#, except in compliance with corner articulation rules.

(d)(4) The #street wall# location and minimum #street wall# height provisions of this Section shall not apply to any existing #buildings# that are to remain on the #zoning lot#.

(e)(5) For any #development# or #enlargement# within the #Special 125th Street District# that is partially within the #Special Transit Land Use District# and located directly over the planned Second Avenue subway line tunnel, the #residential# portion of such #development# or #enlargement# may be constructed, pursuant to the R8A #street wall# requirements and the #commercial# portion of such #development# or #enlargement# may be constructed, pursuant to the C4-4D #street wall# requirements in lieu of the requirements of this Section.

(f)(6) The requirements of this Section shall apply within the #Special Transit Land Use District# except that, for the area of the #Special Transit Land Use District# that is also within the #Special 125th Street District#, a #street wall# of a #development# or #enlargement#, located on the #street line# of a #zoning lot# need not exceed 15 feet if that portion of the #development# or #enlargement# is located directly over the planned Second Avenue subway line tunnel.

(b) Maximum height of building and setback

[NOTE: existing height and setback provisions, moved from Section 97-442]

The following modifications of the underlying district regulations shall apply for C4-7 and C6-3 Districts within the Special District Core Subdistrict and areas outside of a subdistrict:

(a)(1) The minimum and maximum base height of the #street wall# and the maximum height of a #building or other structure# shall be as set forth in the following table:

* * *

(b)(2) Special regulations for certain C4-7 Districts

(i) For the area located within 50 feet of the 126th Street frontage and between 200 feet east of Adam Clayton Powell Boulevard and 150 feet west of Lenox Avenue/Malcolm X Boulevard, the height of any portion of a #building or other structure# shall be limited to 80 feet.

(ii) For #zoning lots# bounded by 125th Street, Park Avenue and 124th Street, the maximum height of a #building or other structure# shall be 330 feet.

(iii) For Lots 1 and 7501 on Block 1910, the requirements of City Environmental Quality Review (CEQR) Environmental Designation Number (E-102) have been modified, as set forth in the Technical Memorandum to the Final Environmental Impact Statement for CEQR Number 07DCP030M, dated July 18, 2008.

(3) In C6-3 Districts, the maximum length of any #story# located above a height of 85 feet shall not exceed 150 feet. Such length shall be measured by inscribing within a rectangle the outermost walls at the level of each #story# entirely above a height of 85 feet. No side of such rectangle shall exceed a width of 150 feet.

97-443 433
Street wall location
Height and setback regulations in Subdistrict A

Within Subdistrict A, as shown on Map 1 in Appendix A of this Chapter, the underlying height and setback regulations for #Quality Housing buildings# shall apply, except that in C4-7 Districts, the minimum and maximum base heights and the overall maximum #building# height provisions of Section 35-65, inclusive, shall be modified in accordance with the following table: Maximum height of #buildings.

MINIMUM BASE HEIGHT, MAXIMUM BASE HEIGHT AND MAXIMUM BUILDING HEIGHT

District	#Street Wall# Height (in feet)		Maximum Height of #Building or Other Structure# (in feet)
	Minimum Base Height	Maximum Base Height	
C4-7	60	85	245

Above the maximum base height, a setback shall be provided in accordance with the provisions of Paragraph (c) of Section 23-662.

* * *

97-45 44
Special Provisions for Zoning Lots Divided by District Boundaries

* * *

97-50
SPECIAL OFF-STREET PARKING AND OFF-STREET LOADING REGULATIONS

* * *

97-55
Certification for Access to Required Uses

If access to a required #accessory residential# parking facility or loading berth is not possible because of the requirements of Section 97-53 or, for #developments# in Subarea A, the requirements of Section 36-683 (Restrictions on location of berths near Residence Districts), a curb cut may be allowed if the City Planning Commission certifies to the Commissioner of Buildings that such location is:

- (a) the only possible location for the facility or loading berth;
- (b) not hazardous to traffic safety;
- (c) located not less than 50 feet from the intersection of any two #street lines#; and
- (d) constructed and maintained so as to have a minimal effect on the streetscape.

Such curb cut, if granted, shall be no greater than 20 feet in width.

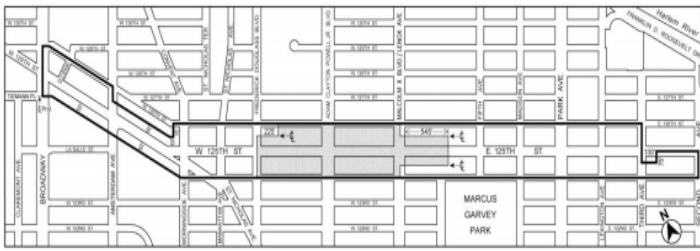
The Commissioner may refer such matter to the Department of Transportation, or its successor, for a report and may base the determination on such report.

* * *

Appendix A
Special 125th Street District Plan

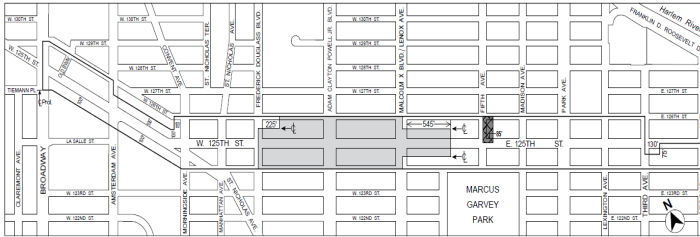
Map 1: #Special 125th Street District# and Core Subdistricts

[EXISTING MAP]



Special 125th Street District boundary
Core Subdistrict

[PROPOSED MAP]



Special 125th Street District boundary
Core Subdistrict
Subdistrict A

* * *

APPENDIX F
Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

MANHATTAN

* * *

Manhattan Community District 11

* * *

Map 4 - [date of adoption]

[PROPOSED MAP]



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

Area 4 [date of adoption] - MIH Program Option 1 and Option 2

Portion of Community District 11, Manhattan

* * *

NATIONAL BLACK THEATER

MANHATTAN CB - 11

C 170444 ZSM

Application submitted by NBT Victory 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 72 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 2031-2033 Fifth Avenue (Block 1750, Lot 1), in a C4-7 District.

The Subcommittee on Landmarks, Public Siting and Maritime Uses will hold a public hearing on the following matter in the Council Committee Room, 16th Floor, 250 Broadway, New York, NY 10007, commencing at 11:00 A.M., on Tuesday, November 14, 2017:

OLD SAINT JAMES EPISCOPAL CHURCH
QUEENS CB - 4 20185067 HKQ (N 180108 HKQ)

The proposed designation by the Landmark Preservation Commission [DL-498/LP-2593], pursuant to Section 3020 of the New York City Charter of the Old Saint James Episcopal Church (now Old Saint James Parish Hall), located at 86-02 Broadway (aka 85-08 51st Avenue), (Block 1549, Lot p/o Lot 1), as a historic landmark.

The Subcommittee on Planning, Dispositions and Concessions will hold a public hearing on the following matter in the Council Chambers, City Hall, New York, NY 10007, commencing at 1:00 P.M. on Tuesday, November 14, 2017:

LOWER EAST SIDE INCLUSIONARY HOUSING
MANHATTAN CB - 3 20185102 HAM

Application submitted by the New York City Department of Housing Preservation and Development for approval of a real property tax exemption pursuant to Article XI of the Private Housing Finance Law and termination of the prior tax exemption for property located at Block 393, Lot 47; and Block 406, Lot 27, Borough of Manhattan, Community District 3, Council District 2.

BEDFORD UNION ARMORY
BROOKLYN CB - 9 C 170416 ZMK

Application submitted by the NYC Economic Development Corporation, pursuant to Sections 197-c and 201 of the New York City Charter, for an amendment of the Zoning Map, Section No. 17b:

- 1. changing from an R6 District to an R7-2 District property bounded by Union Street, a line 100 feet westerly of Rogers Avenue, President Street, and Bedford Avenue; and
2. establishing within the proposed R7-2 District a C2-4 District bounded by, Union Street, a line 220 feet westerly of Rogers Avenue, President Street, and Bedford Avenue;

subject to the conditions of CEQR Declaration E-428.

BEDFORD UNION ARMORY
BROOKLYN CB - 9 N 170417 ZRK

Application submitted by the New York City Economic Development Corporation (NYCEDC), on behalf of the Deputy Mayor for Housing and Economic Development (ODMHED), pursuant to Section 197-c 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, Borough of Brooklyn, Community District 9.

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 9

In the R7-2 District within the area shown on the following Map 1:

Map 1 (date of adoption)

[PROPOSED MAP]



Mandatory Inclusionary Housing area see Section 23-154(d)(3) Area 1 (date of adoption) - MIH Program Option 2

Portion of Community District 9, Brooklyn

* * *

BEDFORD UNION ARMORY

BROOKLYN CB - 9 C 170418 ZSK

Application of the NYC Economic Development Corporation, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit, pursuant to Section 74-743 of the Zoning Resolution to modify the height and setback requirements of Sections 23-664 (Modified height and setback regulations for certain Inclusionary Housing buildings or affordable independent residence for seniors) and 35-65 (Height and Setback Requirements for Quality Housing Buildings) to facilitate a proposed mixed use development, within a large scale general development, on property bounded by Bedford Avenue, Union Street, a line 100 feet westerly of Rogers Avenue, and President Street (Block 1274, Lot 1), in R7-2 and R7-2/ C2-4 Districts.

BEDFORD UNION ARMORY

BROOKLYN CB - 9 C 170419 ZSK

Application of the NYC Economic Development Corporation, pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit, pursuant to Section 74-532 of the Zoning Resolution to reduce the number of required accessory residential off-street parking spaces from 129 to 118 spaces, in connection with a proposed mixed used development, within a large scale general development, in the Transit Zone, on property generally bounded by Bedford Avenue, Union Street, a line 100 feet westerly of Rogers Avenue, and President Street (Block 1274, Lot 1), in R7-2 and R7-2/ C2-4 Districts.

BEDFORD UNION ARMORY

BROOKLYN CB - 9 C 170420 PPK

Application submitted by the New York City Department of Citywide Administrative Services (DCAS), pursuant to Section 197-c of New York City Charter, for the disposition of one City-Owned property located at 1555 Bedford Avenue (Block 1274, Lot 1), pursuant to zoning.

Accessibility questions: Land Use Division - (212) 482-5154, by: Thursday, November 9, 2017, 3:00 P.M.



n6-14

CITY PLANNING

NOTICE

**PUBLIC NOTICE OF A SCOPING MEETING
DRAFT ENVIRONMENTAL IMPACT STATEMENT
(CEQR No. 18DCP057Q)**

NOTICE IS HEREBY GIVEN that, pursuant to Section 5-07 of the Rules of Procedure for Environmental Review (CEQR) AND 6 NYCRR 617.8 (State Environmental Quality Review) that the New York City Department of City Planning, acting on behalf of the City Planning Commission as CEQR lead agency, has determined that a draft

environmental impact statement is to be prepared for the proposed actions related to the proposed Anable Basin Rezoning, CEQR Number 18DCP057Q. The SEQRA classification for this proposal is Type I.

A public scoping meeting has been scheduled for Thursday, December 14, 2017, and will be held at CUNY Law Center, 2 Court Square, Long Island City, NY 11101. The meeting will begin at 5:00 P.M. Written comments will be accepted by the lead agency until the close of business on Tuesday, December 26, 2017.

The Applicant, Design Center Realty, LLC, an affiliate of Plaxall, Inc., is seeking a series of discretionary actions (the "Proposed Actions") before the New York City Planning Commission (CPC), including a zoning map amendment, zoning text amendments, and a modification to the Northern Hunters Point Waterfront Access Plan. The Proposed Actions would facilitate the construction of approximately 5.8 million gross square feet (gsf) in new buildings, on an area of approximately 15 acres containing the Applicant's sites as well as Non-Applicant-Owned sites, with a range of uses and a new public waterfront esplanade that would connect to Gantry Plaza State Park's waterfront open space, in the Long Island City neighborhood of Queens, Community District 2.

The "Proposed Rezoning Area" is located west of Vernon Boulevard between 46th Road and 44th Drive, extending to 5th Street south of Anable Basin and to the East River north of the Basin, and includes Block 25, Lots 1, 9, 10, 11, and 15; Block 26, Lots 4, 8, 10, 17, and 21; and Block 27, Lots 5, 15, 17, 23, 25, and 37. Additionally, one other Applicant-owned site (the "Proposed School Site"), located one block west of the Proposed Rezoning Area on the east side of 11th Street between 47th Avenue and 46th Road (Block 56, Lots 18 and 35), is proposed to be conveyed to the New York City School Construction Authority (SCA) for future development and use as a public school.

In addition to the Proposed Actions, a state permit a Tidal Wetlands permit from New York State Department of Environmental Conservation (DEC) may be needed to facilitate the proposed development. The Applicant's sites are also currently undergoing remediation through the New York State Brownfield Cleanup Program (BCP), a voluntary program in which contaminated sites are investigated and remediated with the oversight of DEC, in consultation with the New York State Department of Health (DOH).

Construction financing for residential development pursuant to the Proposed Actions may come from a variety of private and public (local, state, and federal) sources, including, but not limited to funding from the New York City Housing Development Corporation (HDC) and the New York City Office of Housing Preservation and Development (HPD), and the United States Department of Housing and Urban Development (HUD). Potential construction funding and/or financing may also be provided by the New York State Homes and Community Renewal (NYSHCR) and the New York State Housing Finance Agency (NYSFHA).

The Proposed Rezoning Area is currently zoned M1-4 and M1-4/R6A. M1-4 districts are light manufacturing districts that permit 2.0 FAR of commercial and manufacturing uses, and 6.5 FAR for community facility uses. M1-4 districts allow low-density light industrial uses in Use Groups 16 and 17 that comply with stringent performance standards, retail uses (with some restrictions on size of establishment), and limited community facility uses. Residential uses are not permitted. A portion of the Proposed Rezoning Area is located in a paired district (M1-4/R6A), within the Hunters Point Subdistrict of the Special Long Island City Mixed Use District (New York City Zoning Resolution (ZR) section 117-00). This district allows residential uses at an FAR of 3.0 to be developed, in addition to the commercial, manufacturing and community facility uses permitted under the M1-4 zoning regulations. Portions of the Proposed Rezoning Area are also subject to the requirements of the Northern Hunters Point Waterfront Access Plan (WAP) found in ZR Section 62-951.

In addition, the Proposed Rezoning Area is mapped within Area C of the area governed by the Special Long Island City Parking regulations of the ZR (Article 1, Chapter 6, Section 16-03); no parking is required for any uses within this area. Accessory parking may be provided for not more than 100 percent of the total number of dwelling units (DUs) for residential developments; up to 50 percent of the number of new transient hotel rooms for hotels; one space per 4,000 square feet (sf) for new community facility, commercial, or manufacturing floor area or 100 spaces, whichever is less; and not more than 225 spaces for mixed-use developments.

The Proposed School Site is currently zoned M1-4/R6B and M1-4/R7A, within the Hunters Point Subdistrict of the Special Long Island City Mixed Use District. Lot 18 is mapped partially within an M1-4/R7A district and partially within an M1-4/R6B district, while Lot 35 is mapped entirely within an M1-4/R6B district. This zoning permits a range of residential, commercial, community facility, and manufacturing uses at a density of 2.0 FAR in the M1-4/R6B district and 4.0 FAR in the M1-4/R7A district. The Proposed Actions would not rezone the Proposed School Site, as the current zoning permits community facility uses including schools.

The Proposed Rezoning Area is currently developed predominantly with buildings ranging from one to four stories and contains light

industrial, storage, wholesale, community facility, retail, and some low-density residential uses. There is limited public accessibility along the waterfront sites.

The Proposed Actions include:

- A zoning map amendment to Zoning Map 9b to change underlying zoning districts from M1-4 and M1-4/R6A to M1-5/R7-2, M1-5/R8, and M1-5/R9, and to map a new Special District;
- A zoning text amendment to create a new special district, proposed to be named the "Special Anable Basin District," coterminous with the Proposed Rezoning Area;
- A zoning text amendment to Appendix F of the ZR to map a Mandatory Inclusionary Housing-designated area coterminous with the Proposed Rezoning Area; and
- A zoning text amendment to ZR Section 62-951 (Northern Hunter's Point Waterfront Access Plan [Q-1][Northern HP WAP]) to cross reference to requirements in the proposed Special AB District text.

The proposed Special Anable Basin District would be divided into parcels and includes provisions regulating bulk, uses, floor area, height and setback regulations, sidewalk widenings and lanes, parking and loading, signage, and the creation of a new Waterfront Access Plan.

The Proposed Actions would facilitate the development of 5.8 million gsf of new development containing residential, commercial, light industrial, and community facility uses, and the proposed Special District may introduce a new "Arts and Cultural Placemaking" use category. The proposed Special District would allow some flexibility in the range in density of the proposed uses. Under Reasonable Worst Case Development Scenarios (RWCDS) 1, the development program would reach maximum potential residential development, while under RWCDS 2, the development program would contain maximized commercial development. RWCDS 1 assumes a development program of approximately 4,336,909 gsf of residential space (up to 4,995 dwelling units (DUs)), 334,774 gsf of light industrial uses, 150,546 gsf of commercial office space, and 122,651 gsf of retail uses. RWCDS 2 assumes a development program of approximately 3,195,661 gsf of residential space (3,652 DUs), 1,191,984 gsf of commercial office space, 254,529 gsf of light industrial uses, 234,051 gsf of retail uses, and 123,000 of hotel use. Each RWCDS additionally assumes 140,662 gsf of community facility uses, 55,111 gsf of arts and cultural uses, 134,695 gsf of public open space, and 1,824 parking spaces.

Absent the Proposed Actions, it is expected that the existing conditions in the Proposed Rezoning Area would remain.

Assuming receipt of approvals by the end of 2018, it can reasonably be expected that design and construction, pursuant to the proposed rezoning, including both the Applicant owned and Non-Applicant owned sites, would begin in 2019 and would continue over a span of 15 years. The analysis year for the Proposed Actions is 2034.

Digital copies of the Draft Scope of Work and the Environmental Assessment Statement may be obtained from the Environmental Assessment and Review Division, New York City Department of City Planning, 120 Broadway, 31st Floor, New York, NY 10271, Contact: Robert Dobruskin, AICP, Director (212) 720-3423; at the Mayor's Office of Sustainability, 253 Broadway, 14th Floor, New York, NY 10007, Contact: Hilary Semel, Director (212) 676-3273. The Draft Scope of Work and scoping protocol will also be made available for download at www.nyc.gov/planning.

Public comments are requested with respect to issues to be addressed in the draft environmental impact statement.



← n14

CITY PLANNING COMMISSION

■ PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that resolutions have been adopted by the City Planning Commission, scheduling a public hearing on the following matter to be held at Spector Hall, 22 Reade Street, New York, NY, on Wednesday, November 29, 2017, at 10:00 A.M.

**BOROUGH OF THE BRONX
Nos. 1-5
JEROME AVENUE REZONING
No. 1**

CD 4, 5, 7 **N 180050 ZRX**
IN THE MATTER OF an application submitted by New York City Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York establishing the Special Jerome Corridor District (Article XIV, Chapter 1) and modifying Appendix F for the purpose of

establishing a Mandatory Inclusionary Housing area, and modifying related Sections.

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 I: GENERAL PROVISIONS

Chapter 1 - Title, Establishments of Controls and Interpretation of Regulations

* * *

11-122

Districts established

* * *

Establishment of the Special Hunts Point District

In order to carry out the special purposes of this Resolution as set forth in Article X, Chapter 8, the #Special Hunts Point District# is hereby established.

Establishment of the Special Jerome Corridor District

In order to carry out the special purposes of this Resolution as set forth in Article XIV, Chapter 1, the #Special Jerome Corridor District# is hereby established.

Establishment of Special Limited Commercial District

In order to carry out the special purposes of this Resolution as set forth in Article VIII, Chapter 3, the #Special Limited Commercial District# is hereby established.

* * *

Chapter 2 - Construction of Language and Definitions

* * *

12-10

DEFINITIONS

* * *

Special Hunts Point District

The "Special Hunts Point District" is a Special Purpose District designated by the letters "HP" in which special regulations set forth in Article X, Chapter 8, apply.

Special Jerome Corridor District

The "Special Jerome Corridor District" is a Special Purpose District designated by the letters "JC" in which special regulations set forth in Article XIV, Chapter 1, apply.

Special Limited Commercial District

The "Special Limited Commercial District" is a Special Purpose District designated by the letters "LC" in which special regulations set forth in Article VIII, Chapter 3, apply.

* * *

Chapter 4 - Sidewalk Cafe Regulations

* * *

14-44

Special Zoning Districts Where Certain Sidewalk Cafes Are Permitted

* * *

The Bronx	#Enclosed Sidewalk Cafe#	#Unenclosed Sidewalk Cafe#
City Island District	No	Yes
<u>Jerome Corridor District</u>	<u>No</u>	<u>Yes</u>
	* * *	

ARTICLE II: RESIDENCE DISTRICT REGULATIONS

Chapter 3 - Residential Bulk Regulations in Residence Districts

23-00

APPLICABILITY AND GENERAL PURPOSES

23-01

Applicability of This Chapter

* * *

Special regulations applying to #large-scale residential developments# or #residential uses# in #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Article II

Chapter 4 - Bulk Regulations for Community Facilities in Residence Districts

24-00 APPLICABILITY, GENERAL PURPOSES AND DEFINITIONS

24-01 Applicability of this Chapter

* * *

Special regulations applying to #large-scale community facility developments# or to #community facility uses# in #large-scale residential developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

ARTICLE III: COMMERCIAL DISTRICT REGULATIONS

Chapter 3 - Bulk Regulations for Commercial or Community Facility Buildings in Commercial Districts

33-00 APPLICABILITY, GENERAL PURPOSES AND DEFINITIONS

33-01 Applicability of this Chapter

* * *

Special regulations applying to #large-scale residential developments#, #community facility uses# in #large-scale residential developments# or #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 4 - Bulk Regulations for Residential Buildings in Commercial Districts

34-00 APPLICABILITY AND DEFINITIONS

34-01 Applicability of this Chapter

* * *

Existing #buildings or other structures# that do not comply with one or more of the applicable #bulk# regulations are #noncomplying buildings or other structures# and are subject to the regulations set forth in Article V, Chapter 4.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 5 - Bulk Regulations for Mixed Buildings in Commercial Districts

35-00 APPLICABILITY AND DEFINITIONS

35-01 Applicability of this Chapter

* * *

Existing #buildings or other structures# that do not comply with one or more of the applicable #bulk# regulations are #noncomplying buildings or other structures# and are subject to the regulations set forth in Article V, Chapter 4.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 7 - Special Urban Design Regulations

37-00 GENERAL PURPOSES

Special urban design regulations are set forth in this Chapter to improve the quality of the streetscape and to promote a lively and

engaging pedestrian experience along commercial streets in various neighborhoods.

The provisions of this Chapter shall apply as follows:

* * *

- (c) Section 37-30, inclusive, sets forth special streetscape provisions that apply in conjunction with provisions specified in the supplemental use provisions of Article III, Chapter 2, special provisions for certain areas in Article VI, or in Special Purpose Districts in Articles VIII through XIII and XIV;

* * *

ARTICLE IV: MANUFACTURING DISTRICT REGULATIONS

Chapter 3 - Bulk Regulations

43-00 APPLICABILITY AND GENERAL PROVISIONS

43-01 Applicability of this Chapter

* * *

Special regulations applying to #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

ARTICLE XIV: SPECIAL PURPOSE DISTRICTS

Chapter 1 - Special Jerome Corridor District

141-00 GENERAL PURPOSES

The "Special Jerome Corridor District" established in this Resolution is designed to promote and protect public health, safety and general welfare. These general goals include, among others, the following specific purposes:

- (a) to encourage well-designed buildings that complement the built character of the Highbridge, Concourse, Mount Eden, Mount Hope, Morris Heights, and University Heights neighborhoods;
(b) to achieve a harmonious visual and functional relationship with the adjacent neighborhoods;
(c) to enhance neighborhood economic diversity by broadening the range of housing choices for residents at varied incomes;
(d) to create a livable community combining housing, retail and other uses throughout the district;
(e) to create a walkable, urban streetscape environment through a mix of ground floor uses;
(f) to create a lively and attractive built environment that will provide daily amenities and services for the use and enjoyment of area residents, workers and visitors;
(g) to provide flexibility of architectural design within limits established to assure adequate access of light and air to the street, and thus to encourage more attractive and economic building forms on zoning lots with irregular shapes and on zoning lots fronting on the elevated rail structure along Jerome and River Avenues; and
(h) to promote the most desirable use of land in accordance with a well-considered plan and thus conserve the value of land and buildings, and thereby protect the City's tax revenues.

141-01 General Provisions

The provisions of this Chapter shall apply within the #Special Jerome Corridor District#. The regulations of all other Chapters of this Resolution are applicable, except as superseded, supplemented or modified by the provisions of this Chapter. In the event of a conflict between the provisions of this Chapter and other regulations of this Resolution, the provisions of this Chapter shall control.

141-02 District Plan and Maps

In order to carry out the purposes and provisions of this Chapter, district maps are located in the Appendix to this Chapter and are hereby incorporated and made an integral part of this Resolution. They are incorporated for the purpose of specifying locations where special regulations and requirements, as set forth in the text of this Chapter, apply.

- Map 1 Special Jerome Corridor District, Subdistrict and Subareas
Map 2 Designated locations for street wall continuity and ground floor retail in Subarea A1

Map 3 Designated locations for street wall continuity and ground floor retail in Subareas A2 and A3

**141-03
Subdistricts and Subareas**

In order to carry out the provisions of this Chapter, one Subdistrict and three Subareas are established, as follows:

Subdistrict A:

- Subarea A1
- Subarea A2
- Subarea A3

The location and boundaries of this Subdistrict and Subareas are shown on Map 1 (Special Jerome Corridor District, Subdistrict and Subareas) in the Appendix to this Chapter.

**141-04
Applicability of the Inclusionary Housing Program**

For the purposes of applying the Inclusionary Housing Program provisions set forth in Section 23-154 and in Section 23-90, inclusive, #Mandatory Inclusionary Housing areas# within the #Special Jerome Corridor District# are shown on the maps in APPENDIX F of this Resolution.

**141-10
SPECIAL USE REGULATIONS**

Within the #Special Jerome Corridor District#, the underlying #use# regulations are modified by the provisions of this Section.

**141-11
Special Permit for #Transient Hotels#**

The #development# or #enlargement# of a #building# containing a #transient hotel#, as listed in Section 32-14 (Use Group 5), or the #conversion# or change of #use# within an existing #building# to a #transient hotel#, shall only be allowed in C2 Districts, subject to the locational criteria set forth in the double-asterisked footnote of Use Group 5 in Section 32-14, and in C4 Districts;

- (a) upon certification by the Chairperson of the City Planning Commission to the Commission of Buildings that the #residential development# goal, as set forth in this Section, has been met; or
- (b) by special permit by the City Planning Commission where such #residential development# goal, has not been met. To permit such a #transient hotel#, the Commission shall find that:
 - (1) sufficient sites are available in the area to meet the #residential development# goal; or
 - (2) a harmonious mix of #residential# and non-#residential uses# has been established in the area, and such #transient hotel# is consistent with the character of the surrounding area.

The Commission may prescribe additional conditions and safeguards to minimize adverse effects on the character of the surrounding area.

For the purpose of applying the provisions of this Section, the #residential development# goal shall be met when at least 3,006 #dwelling units# within the #Special Jerome Corridor District# have received temporary or final certificates of occupancy subsequent to [date of adoption].

**141-20
SPECIAL BULK REGULATIONS**

The underlying height and setback regulations are modified by the provisions of this Section.

**141-21
Special Height and Setback Regulations Along the Elevated Rail Structure, Outside of Subdistrict A**

For #zoning lots#, or portions thereof, within 100 feet of #street lines# along the elevated rail structure on Jerome or River Avenues, and located outside of Subdistrict A, the underlying height and setback provisions are modified by the provisions of this Section.

(a) #Street wall# location

At least 70 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a minimum base height of 15 feet, or the height of the #building#, whichever is lower. The remaining #aggregate width of street walls# may be recessed beyond eight feet of the #street line#, provided that any such recesses deeper than 10 feet along a #wide street# or 15 feet along a #narrow street# are located within an #outer court#.

The underlying allowances for #street wall# articulation, set forth in paragraph (e) of Section 35-651 (Street wall location) shall

be permitted to project or recess, where applicable, beyond the #street wall# locations established in this paragraph.

Any open space between a #street wall# and a #street line# along the elevated rail structure on Jerome or River Avenues shall comply with the special open space provisions of paragraph (a) of Section 141-33.

(b) Base heights, maximum #building# heights, and maximum number of #stories#

Table 1 below sets forth, by zoning district, the minimum and maximum base height, the maximum height of a #building or other structure#, and the maximum number of #stories# for #buildings#, or portions thereof. For #zoning lots# in a #Commercial District# the applicable district shall be the #Residence District# within which such #Commercial District# is mapped, or the applicable residential equivalent set forth in the tables in Section 35-23 (Residential Bulk Regulations in Other C1 or C2 Districts or in C3, C4, C5 or C6 Districts).

Separate maximum base heights are established in Table 1 for #street walls# of #buildings# facing #streets# intersecting Jerome or River Avenues, and for #street walls# facing the elevated rail structure. The maximum base heights along intersecting #streets# shall also apply to #street walls# facing the elevated rail structure on Jerome or River Avenues within 75 feet of the corner.

A setback is required for all portions of #buildings or other structures# that exceed the maximum base height specified for the district, and shall be provided at a height not lower than the minimum base height or higher than the permitted maximum base height. Such setback shall have a depth of at least 10 feet from any #street wall# fronting on a #wide street#, and a depth of at least 15 feet from any #street wall# fronting on a #narrow street#. The underlying provisions of paragraphs (c)(2) through (c)(4) of Section 23-662 shall apply to such setbacks.

Table 1

Base Heights, Maximum #Building# Heights and Maximum Number of #Stories#

District	Maximum Base Height along Elevated Rail Structure, beyond 75 feet of the corner (in feet)	Maximum Base Height on Intersecting Streets, and within 75 feet of the corner (in feet)	Maximum Height of #Buildings or Other Structures# (in feet)	Maximum Number of #Stories#
R7A	30	75	115	11
R7D	30	95	135	13
R8A	30	105	165	16
R9A	30	125	195	19

(c) Required and permitted articulation

A minimum of 20 percent of the surface area of such #street walls# above the level of the second #story#, or a height of 30 feet, whichever is lower, shall either recess or project a minimum of three feet from the remaining surface of the #street wall#. Any such projections shall be considered a permitted obstruction into a required setback, and the depth of such projections along the elevated rail structure shall not exceed three feet.

In addition, the underlying dormer provisions of paragraph (c) of Section 23-621 shall be modified for portions of #buildings# facing the elevated rail structure, so that above the maximum base height set forth in paragraph (b) of this Section, dormers shall be permitted only within 75 feet of a corner.

**141-22
Special Height and Setback Regulations in Subdistrict A**

In Subdistrict A, as shown on Map 1 (Special Jerome Corridor District, Subdistrict and Subareas) in the Appendix to this Chapter, the underlying height and setback provisions are modified by the provisions of this Section.

(a) #Street wall# location

(1) Along the elevated rail structure

For #street walls#, or portions thereof, within 100 feet of #street lines# along the elevated rail structure on Jerome or River Avenues, the provisions of paragraph (a) of Section 141-22 shall apply.

(2) Along designated #streets#

For #street walls#, or portions thereof, along #streets# designated on Maps 2 and 3 in the Appendix to this Chapter, at least 70 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a height of 30 feet, or the height of the #building#, whichever is lower. In addition, above a height of 30 feet, at least 50 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a minimum base height of 60 feet, or the height of the #building#, whichever is lower.

The remaining #aggregate width of street walls# may be recessed beyond eight feet of the #street line#, provided that any such recesses deeper than 10 feet along a #wide street# or 15 feet along a #narrow street# are located within an #outer court#.

The underlying allowances for #street wall# articulation, set forth in paragraph (e) of Section 35-651 shall be permitted to project or recess, where applicable, beyond the #street wall# locations established in this paragraph.

In the corner locations designated on Maps 2 and 3, an open space may be provided within 75 feet of the corner, pursuant to the provisions of paragraph (b) of Section 141-33.

(3) Along other #streets#

Along other #streets#, no #street wall# location provisions shall apply, and no minimum base heights shall apply.

(b) Base heights, maximum #building# heights, and maximum number of #stories#

Table 2 below sets forth, by zoning district, the maximum base height, the maximum transition height, the maximum height of a #building or other structure# and the maximum number of #stories# for #buildings#.

However, for #street walls# facing the elevated rail structure along Jerome or River Avenues beyond 75 feet of the corner, the maximum base height shall be 30 feet.

A setback is required for all portions of #buildings or other structures# that exceed the maximum base height specified for the district, and shall be provided at a height not lower than the minimum base height, where applicable, or higher than the permitted maximum base height. Such setback shall have a depth of at least 10 feet from any #street wall# fronting on a #wide street#, and a depth of at least 15 feet from any #street wall# fronting on a #narrow street#. However, for portions of #buildings or other structures# along Cromwell Avenue located beyond 200 feet from a corner, a minimum setback with a depth of at least 30 feet shall be provided. The underlying provisions of paragraphs (c) (2) through (c)(4) of Section 23-662 shall apply to all such setbacks.

In R9A Districts, or #Commercial Districts# mapped over an R9A District, above the required setback, the height of a #building# shall not exceed the maximum transition height set forth in Table 2, except that where the #lot coverage# of all #buildings# on the #zoning lot# above the maximum transition height has been reduced to 50 percent on #zoning lots# with a #lot area# less than or equal to 15,000 square feet, 40 percent on #zoning lots# with a #lot area# greater than 15,000 square feet but less than 30,000 square feet, and 30 percent for all other #zoning lots#, a #building# may rise up to the maximum #building or other structure# height set forth in Table 2. The maximum #street wall# width of any #story# above the maximum transition height shall not exceed 165 feet, and where two or more non-contiguous portions of a #building# exist at the same level above the maximum transition height, such portions shall provide a minimum distance of 60 feet between facing walls at any point.

Table 2

Base Heights, Maximum #Building# Heights and Maximum Number of #Stories#

District	Maximum Base Height (in feet)	Maximum Transition Height (in feet)	Maximum Height of #Buildings or Other Structures# in Certain Locations (in feet)	Maximum Number of #Stories#
R8A	105	N/A	145	14
R9A	125	175	225	22

(c) Required and permitted articulation

A minimum of 20 percent of the surface area of #street walls# above the level of the second #story#, or a height of 30 feet, whichever is lower, shall either recess or project a minimum of three feet from the remaining surface of the #street wall#. Any such projections shall be considered a permitted obstruction into a required setback, provided that any projections with a depth greater than five feet shall be considered a dormer.

In addition, the underlying dormer provisions of paragraph (c) of Section 23-621 shall apply, except that for #street walls# intersecting within 100 feet of the corners designated on Maps 2 and 3 in the Appendix to this Chapter, and irrespective of the width of the #street wall# below the maximum base height, dormers shall be permitted within 100 feet of such intersecting #street walls#. Such dormers need not decrease in width as the height above the maximum base height increases.

Any dormers or projections provided in accordance with this paragraph need not be included in the maximum #lot coverage# permitted above the maximum transition height, nor be included in the maximum #street wall# width of a #story#.

141-30

SPECIAL STREETScape REGULATIONS

141-31

Applicability of underlying ground floor use regulations

In C2 Districts mapped within R7D Districts, the underlying supplemental #use# regulations of Section 32-434 (Ground floor use in C4-5D and C6-3D Districts and in certain C2 Districts) shall not apply. In lieu thereof, the provisions of Section 141-32 (Ground Floor Use Regulations) shall apply.

141-32

Ground Floor Use Regulations

For the purposes of applying the special #ground floor level# streetscape provisions set forth in Section 37-30 to this Chapter, any portion of a #ground floor level street# frontage of a #zoning lot# in a #Commercial District# located within 50 feet of #street lines# along the elevated rail structure on Jerome or River Avenues, and, in Subdistrict A, a #ground floor level street# frontage along #streets#, or portions thereof, designated on Maps 2 and 3 in the Appendix to this Chapter, shall be considered #primary street frontages#. A #ground floor level street# frontage along any other #street# shall be considered a #secondary street frontage#. For the purposes of this Section, defined terms shall include those in Sections 12-10 and 37-311.

The provisions of this Section shall apply to #developments# or ground floor level #enlargements#.

(a) Along #primary street frontages#

For #buildings# with #primary street frontage#, or portions thereof, #uses# on the #ground floor level#, to the minimum depth set forth in Section 37-32 (Ground Floor Depth Requirements for Certain Uses), shall be limited to non-#residential uses#, except for Type 1 lobbies and entrances and exits to #accessory# parking spaces provided in accordance with the applicable provisions of Section 37-33 (Maximum Width of Certain Uses). #Group parking facilities# located on the #ground floor level# shall be wrapped by #floor area# in accordance with the provisions of paragraph (a) of Section 37-35 (Parking Wrap and Screening Requirements). #Ground floor level street walls# shall be glazed in accordance with the provisions set forth in Section 37-34 (Minimum Transparency Requirements).

(b) Along #secondary street frontages#

For #buildings# with #secondary street frontage#, or portions thereof, all #uses# permitted by the underlying district shall be permitted on the #ground floor level#, provided that any accessory# off-street parking spaces on the #ground floor level# shall be wrapped or screened in accordance with Section 37-35.

The level of the finished floor of such ground floor shall be located not higher than five feet above nor lower than five feet below the as-built level of the adjoining #street#.

**141-33
Special Open Space Provisions**

Along the elevated rail structure on Jerome or River Avenues, where open space is provided between the #street line# of the #zoning lot# and the #street wall# of a #building# facing the elevated rail structure, or in Subdistrict A, where open space is provided between the #street wall# and the corner at a located designated on Map 2 or 3 in the Appendix to this Chapter, the provisions of Section 28-23 (Planting Areas) shall apply to all #buildings#, whether the ground floor is occupied by #residential uses# or non- #residential uses#, subject to the modifications of this Section.

(a) Along the elevated rail structure on Jerome or River Avenues

Along the elevated rail structure on Jerome or River Avenues, a sidewalk widening, built to Department of Transportation standards, may be provided as an alternative to planting, provided that the area that would otherwise be allocated to planting, measured in square feet, is allocated to streetscape amenities, including, but not limited to, trees, bicycle racks, benches, or wall treatment, are provided along such sidewalk widening, as set forth below.

Where benches are provided as an alternative to such planting, the length of such benches shall not exceed, in the aggregate, 15 feet per every 50 feet of #street wall# frontage. Where bicycle racks are provided, such racks shall be oriented so that the bicycles are placed parallel to the #street wall#, and the width of such bicycle racks shall not exceed, in the aggregate, 10 feet per every 50 feet of #street wall# frontage. Such benches or bicycle racks shall be located entirely within the #zoning lot#, and each bench or bicycle rack so provided shall be equivalent to 15 square feet of planted area.

Where trees, and associated tree pits are provided as an alternative, the minimum depth of any open space between the #street wall# and #street line# shall be eight feet. Each tree provided shall be equivalent to 15 square feet of planted area.

Where a wall treatment is provided as an alternative, it shall be in the form of permitted #signs#, graphic or sculptural art, rustication, decorative screening or latticework, or living plant material along the #street wall#. Such wall treatment shall extend to a height of at least 10 feet, as measured from the level of the adjoining sidewalk or grade, and shall have a minimum width of 10 feet, as measured parallel to the #street wall#. Portions of a #street wall# providing such wall treatment may be exempted from the ground floor glazing requirements of paragraph (a) of Section 141-32, provided that the exempted area not exceed 50 percent of the #street wall#, or a #street wall# width of 20 feet, whichever is less. The portion of the #street wall# allocated to a wall treatment shall satisfy the planting requirement directly in front of such #street wall#.

Where planting is provided, the minimum depth of open space between the #street line# and the #street wall# shall not be less than three feet.

(b) In Subdistrict A

In Subdistrict A, where open space is provided between the #street wall# and the intersection of two #streets#, pursuant to paragraph (a)(2) of Section 141-22, streetscape amenities may be provided as an alternative to planting, provided that the area that would otherwise be allocated to planting, measured in square feet, is allocated to trees, benches, or tables and chairs, as set forth below. However, planting shall not be reduced to less than 20 percent of the area of the open space.

Each bench provided shall be equivalent to 10 square feet of planted area, and each set of tables and at least two chairs shall be equivalent to 15 square feet of planted area. Seating shall be publicly accessible, unless tables and chairs are associated with

an open eating or drinking establishment on the #zoning lot#. The area under such seating shall be paved with permeable materials and shall either abut the adjoining sidewalk or be connected to such sidewalk by a circulation path at least five feet wide that is also paved with permeable materials.

Each tree and associated tree pits provided shall be equivalent to 15 square feet of planted area, and shall be located at least 10 feet from any #building wall# or the adjoining sidewalk.

Where planting is provided, the minimum depth of a planted bed shall not be less than three feet.

In no event shall chain link fencing or barbed or razor wire be permitted in any open space provided, pursuant to this Section.

**141-40
SPECIAL PARKING AND LOADING REGULATIONS**

The underlying parking provisions are modified by the provisions of this Section.

**141-41
Location of Curb Cuts**

In all districts, for #zoning lots# existing on [date of adoption] with frontage along Edward L. Grant Highway, West 170th Street, or the portions of Jerome or River Avenues with an elevated rail structure, and additionally fronting other #streets#, no curb cut accessing off-street parking spaces or loading spaces shall be permitted along such #streets#, as applicable.

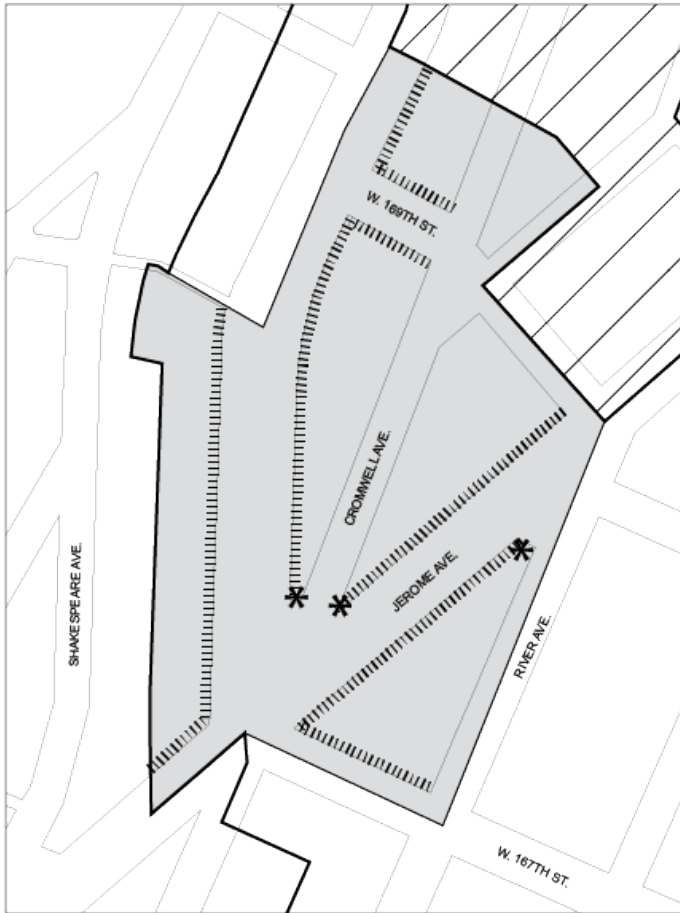
**APPENDIX A
SPECIAL JEROME CORRIDOR DISTRICT**

Map 1 – Special Jerome Corridor District, Subdistrict and Subareas



- Jerome Special District
- Subdistrict A, including Subareas A1, A2, and A3
- Excluded Area

Map 2 – Designated locations for street wall continuity and ground floor retail in Subarea



- Jerome Special District
- Subdistrict A
- Excluded Area
- Street wall modification
- Locations where open space (Section 141-33 (a)) and modified dormers (Section 141-23 (c)) are permitted

A1
Map 3 – Designated locations for street wall continuity and ground floor retail in Subareas A2 and A3



- Jerome Special District
- Subdistrict A
- Excluded Area
- Street wall modification
- Locations where open space (Section 141-33 (a)) and modified dormers (Section 141-23 (c)) are permitted

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

Zoning Map	Community District	Maps of Inclusionary Housing Designated Areas	Maps of Mandatory Inclusionary Housing Areas
1d	Bronx CD 7	Map 1	
3b	Bronx CD 4	Map 1	
3b, 3c, 3d	<u>Bronx CD 4, 5 and 7</u>		<u>Map 1, Map 2</u>

* * *

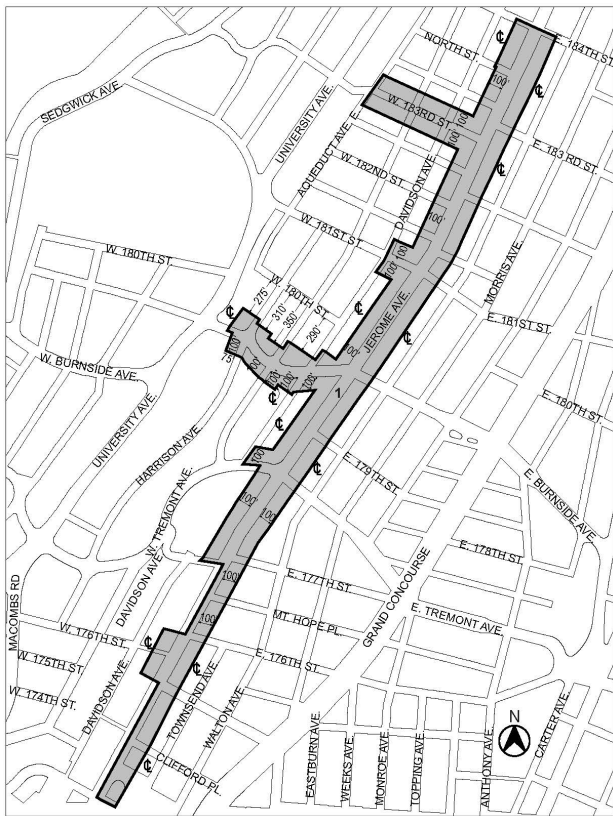
The Bronx Community District 4

In portions of the #Special Grand Concourse Preservation District# and in the R7A, R7D, R8, R8A and R9D Districts within the areas shown on the following Map 1:

* * *

The Bronx Community District 4, 5 and 7

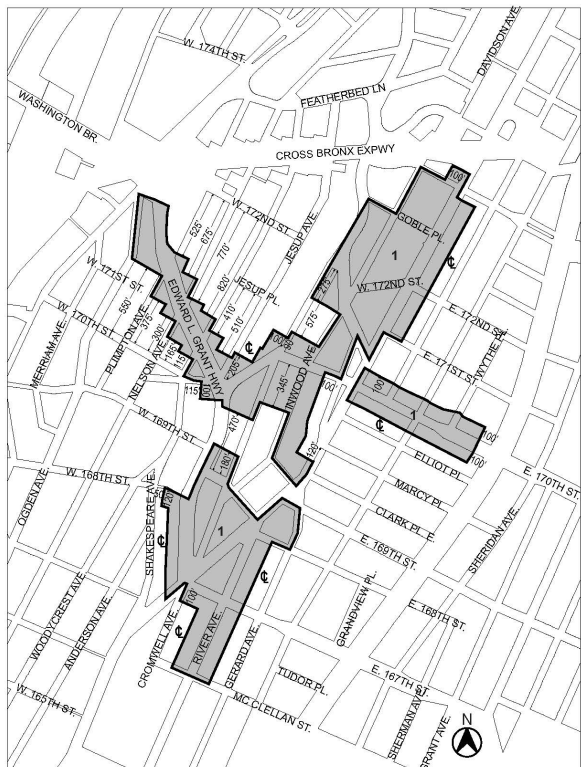
Map 1 - In portions of the #Special Jerome Corridor District# - see Section 141-04:



█ Mandatory Inclusionary Housing Program Area (see section 23-154 (d) (3))
Area 1- [date of adoption]- MIH Program Option 1, Option 2, Deep Affordability Option

Portions of Community District 4, 5 and 7, the Bronx

Map 2 - In portions of the #Special Jerome Corridor District# - see Section 141-04:



█ Mandatory Inclusionary Housing Program Area (see section 23-154 (d) (3))
Area 1- [date of adoption]- MIH Program Option 1, Option2, Deep Affordability Option

Portions of Community District 4, 5 and 7, the Bronx

* * *

No. 2

CD 4, 5, 7 **N 180050(A) ZRX**
IN THE MATTER OF an application submitted by New York City Department of City Planning, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York establishing the Special Jerome Corridor District (Article XIV, Chapter 1) and modifying Appendix F for the purpose of establishing a Mandatory Inclusionary Housing area, and modifying related Sections.

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 I: GENERAL PROVISIONS

Chapter 1 - Title, Establishments of Controls and Interpretation of Regulations

* * *

11-122

Districts established

* * *

Establishment of the Special Hunts Point District

In order to carry out the special purposes of this Resolution as set forth in Article X, Chapter 8, the #Special Hunts Point District# is hereby established.

Establishment of the Special Jerome Corridor District

In order to carry out the special purposes of this Resolution as set forth in Article XIV, Chapter 1, the #Special Jerome Corridor District# is hereby established.

Establishment of Special Limited Commercial District

In order to carry out the special purposes of this Resolution as set forth in Article VIII, Chapter 3, the #Special Limited Commercial District# is hereby established.

* * *

Chapter 2 - Construction of Language and Definitions

* * *

12-10

DEFINITIONS

* * *

Special Hunts Point District

The "Special Hunts Point District" is a Special Purpose District designated by the letters "HP" in which special regulations set forth in Article X, Chapter 8, apply.

Special Jerome Corridor District

The "Special Jerome Corridor District" is a Special Purpose District designated by the letters "JC" in which special regulations set forth in Article XIV, Chapter 1, apply.

Special Limited Commercial District

The "Special Limited Commercial District" is a Special Purpose District designated by the letters "LC" in which special regulations set forth in Article VIII, Chapter 3, apply.

* * *

Chapter 4 - Sidewalk Cafe Regulations

* * *

14-44

Special Zoning Districts Where Certain Sidewalk Cafes Are Permitted

* * *

The Bronx	#Enclosed Sidewalk Cafe#	#Unenclosed Sidewalk Cafe#
City Island District	No	Yes
<u>Jerome Corridor District</u>	<u>No</u>	<u>Yes</u>

* * *

ARTICLE II - RESIDENCE DISTRICT REGULATIONS

Chapter 3 - Residential Bulk Regulations in Residence Districts

**23-00
APPLICABILITY AND GENERAL PURPOSES**

**23-01
Applicability of This Chapter**

* * *

Special regulations applying to #large-scale residential developments# or #residential uses# in #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 4 - Bulk Regulations for Community Facilities in Residence Districts

**24-00
APPLICABILITY, GENERAL PURPOSES AND DEFINITIONS**

**24-01
Applicability of this Chapter**

* * *

Special regulations applying to #large-scale community facility developments# or to #community facility uses# in #large-scale residential developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

ARTICLE III - COMMERCIAL DISTRICT REGULATIONS

Chapter 3 - Bulk Regulations for Commercial or Community Facility Buildings in Commercial Districts

**33-00
APPLICABILITY, GENERAL PURPOSES AND DEFINITIONS**

**33-01
Applicability of This Chapter**

* * *

Special regulations applying to #large-scale residential developments#, #community facility uses# in #large-scale residential developments# or #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 4 - Bulk Regulations for Residential Buildings in Commercial Districts

**34-00
APPLICABILITY AND DEFINITIONS**

**34-01
Applicability of this Chapter**

* * *

Existing #buildings or other structures# that do not comply with one or more of the applicable #bulk# regulations are #noncomplying buildings or other structures# and are subject to the regulations set forth in Article V, Chapter 4.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 5 - Bulk Regulations for Mixed Buildings in Commercial Districts

**35-00
APPLICABILITY AND DEFINITIONS**

**35-01
Applicability of this Chapter**

* * *

Existing #buildings or other structures# that do not comply with one or more of the applicable #bulk# regulations are #noncomplying buildings or other structures# and are subject to the regulations set forth in Article V, Chapter 4.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

Chapter 7 - Special Urban Design Regulations

**37-00
GENERAL PURPOSES**

Special urban design regulations are set forth in this Chapter to improve the quality of the streetscape and to promote a lively and engaging pedestrian experience along commercial streets in various neighborhoods.

The provisions of this Chapter shall apply as follows:

* * *

- (c) Section 37-30, inclusive, sets forth special streetscape provisions that apply in conjunction with provisions specified in the supplemental use provisions of Article III, Chapter 2, special provisions for certain areas in Article VI, or in Special Purpose Districts in Articles VIII through XIII and XIV;

* * *

ARTICLE IV - MANUFACTURING DISTRICT REGULATIONS

Chapter 3 - Bulk Regulations

**43-00
APPLICABILITY AND GENERAL PROVISIONS**

**43-01
Applicability of this Chapter**

* * *

Special regulations applying to #large-scale community facility developments# are set forth in Article VII, Chapter 8.

Special regulations applying only in Special Purpose Districts are set forth in Articles VIII, IX, X, XI, XII and XIII and XIV.

* * *

ARTICLE XIV - SPECIAL PURPOSE DISTRICTS

Chapter 1 - Special Jerome Corridor District

**141-00
GENERAL PURPOSES**

The "Special Jerome Corridor District" established in this Resolution is designed to promote and protect public health, safety and general welfare. These general goals include, among others, the following specific purposes:

- (i) to encourage well-designed buildings that complement the built character of the Highbridge, Concourse, Mount Eden, Mount Hope, Morris Heights, and University Heights neighborhoods;
- (j) to achieve a harmonious visual and functional relationship with the adjacent neighborhoods;
- (k) to enhance neighborhood economic diversity by broadening the range of housing choices for residents at varied incomes;
- (l) to create a livable community combining housing, retail and other uses throughout the district;
- (m) to create a walkable, urban streetscape environment through a mix of ground floor uses;
- (n) to create a lively and attractive built environment that will provide daily amenities and services for the use and enjoyment of area residents, workers and visitors;
- (o) to provide flexibility of architectural design within limits established to assure adequate access of light and air to the street, and thus to encourage more attractive and economic building forms on zoning lots with irregular shapes and on zoning lots fronting on the elevated rail structure along Jerome and River Avenues; and
- (p) to promote the most desirable use of land in accordance with a well-considered plan and thus conserve the value of land and buildings, and thereby protect the City's tax revenues.

**141-01
General Provisions**

The provisions of this Chapter shall apply within the #Special Jerome Corridor District#. The regulations of all other Chapters of this Resolution are applicable, except as superseded, supplemented or modified by the provisions of this Chapter. In the event of a conflict between the provisions of this Chapter and other regulations of this Resolution, the provisions of this Chapter shall control.

**141-02
District Plan and Maps**

In order to carry out the purposes and provisions of this Chapter, district maps are located in the Appendix to this Chapter and are hereby incorporated and made an integral part of this Resolution. They

are incorporated for the purpose of specifying locations where special regulations and requirements, as set forth in the text of this Chapter, apply.

- Map 1 Special Jerome Corridor District, Subdistrict and Subareas
- Map 2 Designated locations for street wall continuity and ground floor requirements in Subarea A1
- Map 3 Designated locations for street wall continuity and ground floor requirements in Subareas A2
- Map 4 Designated locations for street wall continuity requirements in Subarea A3
- Map 5 Boundary of Subarea A4

141-03 Subdistricts and Subareas

To carry out the provisions of this Chapter, Subdistrict A, comprised of Subareas A1, A2, A3 and A4, is established. The location and boundaries of this Subdistrict and Subareas are shown on Map 1 (Special Jerome Corridor District, Subdistrict and Subareas) in the Appendix to this Chapter.

141-04 Applicability of the Inclusionary Housing Program

For the purposes of applying the Inclusionary Housing Program provisions set forth in Sections 23-154 and 23-90, inclusive, #Mandatory Inclusionary Housing areas# within the #Special Jerome Corridor District# are shown on the maps in APPENDIX F of this Resolution.

141-10 SPECIAL USE REGULATIONS

Within the #Special Jerome Corridor District#, the underlying #use# regulations are modified by the provisions of this Section.

141-11 Special Permit for Transient Hotels

The #development# or #enlargement# of a #building# containing a #transient hotel#, as listed in Section 32-14 (Use Group 5), or the #conversion# or change of #use# within an existing #building# to a #transient hotel#, shall only be allowed in C2 Districts, subject to the locational criteria set forth in the double-asterisked footnote of Use Group 5 in Section 32-14, and in C4 Districts:

- (a) upon certification by the Chairperson of the City Planning Commission to the Commissioner of Buildings that the #residential development# goal, as set forth in this Section, has been met; or
- (b) by special permit by the City Planning Commission where such #residential development# goal, has not been met. To permit such a #transient hotel#, the Commission shall find that:
 - (1) sufficient sites are available in the area to meet the #residential development# goal; or
 - (2) a harmonious mix of #residential# and non-#residential uses# has been established in the area, and such #transient hotel# is consistent with the character of the surrounding area.

The City Planning Commission may prescribe additional conditions and safeguards to minimize adverse effects on the character of the surrounding area.

For the purpose of applying the provisions of this Section, the #residential development# goal shall be met when at least 3,006 #dwelling units# within the #Special Jerome Corridor District# have received temporary or final certificates of occupancy subsequent to [date of adoption].

141-12 Physical Culture or Health Establishments

#Physical culture or health establishments# shall be permitted as-of-right in C2 and C4 Districts. For the purposes of applying the underlying regulations to such #use#, a #physical culture or health establishment# shall be considered a Use Group 9 #use# and shall be within parking requirement category B.

141-13 Modification of Supplemental Use Provisions

For #mixed buildings# constructed after [date of adoption] on #zoning lots# in C1 or C2 Districts mapped within R7 or R8 Districts with #street lines# along the elevated rail structure on Jerome or River

Avenues, the underlying provisions of Section 32-421 (Limitation on floors occupied by commercial uses) shall be modified to allow #commercial uses# listed in Use Groups 6, 7, 8, 9 or 14 to occupy the lowest two #stories#.

141-20 SPECIAL BULK REGULATIONS

The underlying height and setback regulations are modified by the provisions of this Section.

141-21 Special Yard Regulations

In #Commercial Districts#, for #zoning lots# or portions thereof, with #street lines# along the elevated rail structure on Jerome or River Avenues and within 100 feet of such #street lines#, the permitted obstructions set forth in Section 33-23 (Permitted Obstructions in Required Yards or Rear Yard Equivalents) shall be modified to permit any #building# or portion of a #building# used for any permitted #use# other than #residences#, to be a permitted obstruction within a required #yard#, #rear yard equivalent# or other #open space# required, pursuant to the provisions of Section 33-20 (YARD REGULATIONS), inclusive, or Section 33-30 (OTHER SPECIAL PROVISIONS FOR REAR YARDS), inclusive, provided that the height of such portion of a #building# shall not exceed two #stories#, excluding #basement#, nor in any event 30 feet above #curb level#.

141-22 Special Height and Setback Regulations Along the Elevated Rail Structure Outside Subdistrict A

For #zoning lots#, or portions thereof, within 100 feet of #street lines# along the elevated rail structure on Jerome or River Avenues, and located outside Subdistrict A, the underlying height and setback provisions are modified by the provisions of this Section.

(c) #Street wall# location

At least 70 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a minimum base height of 15 feet, or the height of the #building#, whichever is lower. The remaining #aggregate width of street walls# may be recessed beyond eight feet of the #street line#, provided that any such recesses deeper than 10 feet along a #wide street# or 15 feet along a #narrow street# are located within an #outer court#.

The underlying allowances for #street wall# articulation, set forth in paragraph (e) of Section 35-651 (Street wall location) shall be permitted to project or recess, where applicable, beyond the #street wall# locations established in this paragraph.

Any open space between a #street wall# and a #street line# along the elevated rail structure on Jerome or River Avenues shall comply with the special open space provisions of paragraph (a) of Section 141-33.

(d) Base heights, maximum #building# heights and maximum number of #stories#

The table in this Section sets forth, by zoning district, the minimum and maximum base height, the maximum height of a #building# or other structure#, and the maximum number of #stories# for #buildings#, or portions thereof. For #zoning lots# in a #Commercial District# the applicable district shall be the #Residence District# within which such #Commercial District# is mapped, or the applicable residential equivalent set forth in the tables in Section 35-23 (Residential Bulk Regulations in Other C1 or C2 Districts or in C3, C4, C5 or C6 Districts).

Separate maximum base heights are established in the table in this Section for #street walls# of #buildings# facing #streets# intersecting Jerome or River Avenues, and for #street walls# facing the elevated rail structure. The maximum base heights along intersecting #streets# shall also apply to #street walls# facing the elevated rail structure on Jerome or River Avenues within 75 feet of the corner.

A setback is required for all portions of #buildings# or other structures# that exceed the maximum base height specified for the district, and shall be provided at a height not lower than the minimum base height or higher than the permitted maximum base height. Such setback shall have a depth of at least 10 feet from any #street wall# fronting on a #wide street#, and a depth of at least 15 feet from any #street wall# fronting on a #narrow street#. The underlying provisions of paragraphs (c)(2) through (c) (4) of Section 23-662 (Maximum height of buildings and setback regulations) shall apply to such setbacks.

Base Heights, Maximum #Building# Heights and Maximum Number of #Stories#

District	Maximum Base Height along Elevated Rail Structure, beyond 75 feet of the corner (in feet)	Maximum Base Height on Intersecting Streets, and within 75 feet of the corner (in feet)	Maximum Height of #Buildings or Other Structures# (in feet)	Maximum Number of #Stories#
R7A	30	75	115	11
R7D	30	95	135	13
R8A	30	105	165	16
R9A	30	125	195	19

(d) Required and permitted articulation

For #street wall# fronting the elevated rail structure on Jerome or River Avenues with widths exceeding 100 feet, a minimum of 20 percent of the surface area of such #street walls# above the level of the second #story#, or a height of 30 feet, whichever is lower, shall either recess or project a minimum of three feet from the remaining surface of the #street wall#. Any such projections shall be considered a permitted obstruction into a required setback, and the depth of such projections along the elevated rail structure shall not exceed three feet.

In addition, the underlying dormer provisions of paragraph (c) of Section 23-621 shall be modified for portions of #buildings# facing the elevated rail structure, so that above the maximum base height set forth in paragraph (b) of this Section, dormers shall be permitted only within 75 feet of a corner.

141-23 Special Height and Setback Regulations in Subdistrict A

In Subdistrict A, as shown on Map 1 (Special Jerome Corridor District, Subdistrict and Subareas) in the Appendix to this Chapter, the underlying height and setback provisions are modified by the provisions of this Section.

(d) #Street wall# location

(4) Along the elevated rail structure

For #street walls#, or portions thereof, within 100 feet of #street lines# along the elevated rail structure on Jerome or River Avenues, the provisions of paragraph (a) of Section 141-22 shall apply.

(5) Along designated #streets#

In Subareas A1 through A3, along the #streets# designated on Maps 2 through 4 in the Appendix to this Chapter, the following shall apply:

(i) In #Commercial Districts#

For #street walls#, or portions thereof, located in #Commercial Districts#, at least 70 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a height of 30 feet, or the height of the #building#, whichever is lower. In addition, above a height of 30 feet, at least 50 percent of the #aggregate width of street walls# shall be located within eight feet of the #street line# and shall extend to at least a minimum base height of 60 feet, or the height of the #building#, whichever is lower.

The remaining #aggregate width of street walls# may be recessed beyond eight feet of the #street line#, provided that any such recesses deeper than 10 feet along a #wide street# or 15 feet along a #narrow street# are located within an #outer court#.

The underlying allowances for #street wall# articulation, set forth in paragraph (e) of Section 35-651 shall be permitted to project or recess, where applicable, beyond the #street wall# locations established in this paragraph.

In the corner locations designated on Maps 2 and 3, an open space may be provided within 75 feet of the corner, pursuant to the provisions of paragraph (b) of Section 141-33.

(ii) In #Residence Districts#

For #street walls#, or portions thereof, located in #Residence Districts#, at least 70 percent of the #aggregate width of street walls# shall be located within 15 feet of the #street line# and shall extend to at least the minimum base height set forth in paragraph (b) of this Section, or the height of the #building#, whichever is lower.

The remaining #aggregate width of street walls# may be recessed beyond eight feet of the #street line#, provided that any such recesses deeper than 10 feet along a #wide street# or 15 feet along a #narrow street# are located within an #outer court#.

The underlying allowances for #street wall# articulation, set forth in paragraph (e) of Section 35-651 shall be permitted to project or recess, where applicable, beyond the #street wall# locations established in this paragraph.

In the corner locations designated on Map 4, an open space may be provided within 75 feet of the corner, pursuant to the provisions of paragraph (b) of Section 141-33.

(6) Along other #streets#

In Subareas A1 through A4, along #streets# that are not designated on Maps 2 through 5, no #street wall# location provisions shall apply, and no minimum base heights shall apply.

(e) Base heights, maximum #building# heights, and maximum number of #stories#

The table in this Section sets forth, by zoning district, the maximum base height, the maximum transition height, the maximum height of a #building or other structure# and the maximum number of #stories# for #buildings#.

However, for #street walls# facing the elevated rail structure along Jerome or River Avenues beyond 75 feet of the corner, the maximum base height shall be 30 feet.

A setback is required for all portions of #buildings or other structures# that exceed the maximum base height specified for the district, and shall be provided at a height not lower than the minimum base height, where applicable, or higher than the permitted maximum base height. Such setback shall have a depth of at least 10 feet from any #street wall# fronting on a #wide street#, and a depth of at least 15 feet from any #street wall# fronting on a #narrow street#. However, for portions of #buildings or other structures# along Cromwell Avenue located beyond 200 feet from a corner, a minimum setback with a depth of at least 30 feet shall be provided. The underlying provisions of paragraphs (c) (2) through (c)(4) of Section 23-662 shall apply to all such setbacks.

In R9A Districts, or #Commercial Districts# mapped over an R9A District, above the required setback, the height of a #building# shall not exceed the maximum transition height set forth in the table in this Section, except that where the #lot coverage# of all #buildings# on the #zoning lot# above the maximum transition height has been reduced to 50 percent on #zoning lots# with a #lot area# less than or equal to 15,000 square feet, 40 percent on #zoning lots# with a #lot area# greater than 15,000 square feet but less than 30,000 square feet, and 30 percent for all other #zoning lots#, a #building# may rise up to the maximum #building or other structure# height set forth in the table in this Section. The maximum #street wall# width of any #story# above the maximum transition height shall not exceed 165 feet, and where two or more non-contiguous portions of a #building# exist at the same level above the maximum transition height, such portions shall provide a minimum distance of 60 feet between facing walls at any point.

Base Heights, Maximum #Building# Heights and Maximum Number of #Stories#

District	Maximum Base Height (in feet)	Maximum Transition Height (in feet)	Maximum Height of #Buildings or Other Structures# in Certain Locations (in feet)	Maximum Number of #Stories#
R8A	105	N/A	145	14
R9A	125	175	225	22

(f) Required and permitted articulation

In Subareas A1 through A3, along #streets# designated in Maps 2 through 4 in the Appendix to this Chapter, for #street wall# widths exceeding 100 feet, a minimum of 20 percent of the surface

area of #street walls# above the level of the second #story#, or a height of 30 feet, whichever is lower, shall either recess or project a minimum of three feet from the remaining surface of the #street wall#. Any such projections shall be considered a permitted obstruction into a required setback, provided that any projections with a depth greater than five feet shall be considered a dormer.

In addition, the underlying dormer provisions of paragraph (c) of Section 23-621 shall apply, except that in Subareas A1 through A3, for #street walls# intersecting within 100 feet of the corners designated on Maps 2, 3 and 4 in the Appendix to this Chapter, and irrespective of the width of the #street wall# below the maximum base height, dormers shall be permitted within 100 feet of such intersecting #street walls#. Such dormers need not decrease in width as the height above the maximum base height increases.

Any dormers or projections provided in accordance with this paragraph need not be included in the maximum #lot coverage# permitted above the maximum transition height, nor be included in the maximum #street wall# width of a #story#.

141-30 SPECIAL STREETScape REGULATIONS

141-31 Applicability of underlying ground floor use regulations

In C2 Districts mapped within R7D Districts, the underlying supplemental #use# regulations of Section 32-434 (Ground floor use in C4-5D and C6-3D Districts and in certain C2 Districts) shall not apply. In lieu thereof, the provisions of Section 141-32 (Ground Floor Use Regulations) shall apply.

141-32 Ground Floor Use Regulations

For the purposes of applying the special #ground floor level# streetscape provisions set forth in Section 37-30 to this Chapter, any portion of a #ground floor level street# frontage of a #zoning lot# in a #Commercial District# located within 50 feet of #street lines# along the elevated rail structure on Jerome or River Avenues and, in Subdistrict A, for Subareas A1 or A2, a #ground floor level street# frontage along #streets#, or portions thereof, designated on Maps 2 and 3 in the Appendix to this Chapter, shall be considered #primary street frontages#. A #ground floor level street# frontage along any other #street# shall be considered a #secondary street frontage#. For the purposes of this Section, defined terms shall include those in Sections 12-10 and 37-311.

The provisions of this Section shall apply to #developments# or #ground floor level enlargements#.

(c) Along #primary street frontages#

For #buildings# with #primary street frontage#, or portions thereof, #uses# on the #ground floor level#, to the minimum depth set forth in Section 37-32 (Ground Floor Depth Requirements for Certain Uses), shall be limited to non-#residential uses#, except for Type 1 lobbies and entrances and exits to #accessory# parking spaces provided in accordance with the applicable provisions of Section 37-33 (Maximum Width of Certain Uses). #Group parking facilities# located on the #ground floor level# shall be wrapped by #floor area# in accordance with the provisions of paragraph (a) of Section 37-35 (Parking Wrap and Screening Requirements). #Ground floor level street walls# shall be glazed in accordance with the provisions set forth in Section 37-34 (Minimum Transparency Requirements).

(d) Along #secondary street frontages#

For #buildings# with #secondary street frontage#, or portions thereof, all #uses# permitted by the underlying district shall be permitted on the #ground floor level#, provided that any accessory #off-street parking spaces on the #ground floor level# shall be wrapped or screened in accordance with Section 37-35.

The level of the finished floor of such ground floor shall be located not higher than five feet above nor lower than five feet below the as-built level of the adjoining #street#.

141-33 Special Open Space Provisions

Along the elevated rail structure on Jerome or River Avenues, where open space is provided between the #street line# of the #zoning lot# and the #street wall# of a #building# facing the elevated rail structure, or in Subdistrict A, for Subareas A1 through A3, where open space is provided between the #street wall# and the corner at a location designated on Maps 2, 3 or 4 in the Appendix to this Chapter, the provisions of Section 28-23 (Planting Areas) shall apply to all #buildings#, whether the ground floor is occupied by #residential uses# or non-#residential uses#, subject to the modifications of this Section.

(c) Along the elevated rail structure

Along the elevated rail structure on Jerome or River Avenues, a sidewalk widening, built to Department of Transportation

standards, may be provided as an alternative to planting, provided that the area that would otherwise be allocated to planting, measured in square feet, is allocated to streetscape amenities, including, but not limited to, trees, bicycle racks, benches or wall treatment, are provided along such sidewalk widening, as set forth below.

Where benches are provided as an alternative to such planting, the length of such benches shall not exceed, in the aggregate, 15 feet per every 50 feet of #street wall# frontage. Where bicycle racks are provided, such racks shall be oriented so that the bicycles are placed parallel to the #street wall#, and the width of such bicycle racks shall not exceed, in the aggregate, 10 feet per every 50 feet of #street wall# frontage. Such benches or bicycle racks shall be located entirely within the #zoning lot#, and each bench or bicycle rack so provided shall be equivalent to 15 square feet of planted area.

Where trees, and associated tree pits are provided as an alternative, the minimum depth of any open space between the #street wall# and #street line# shall be eight feet. Each tree provided shall be equivalent to 15 square feet of planted area.

Where a wall treatment is provided as an alternative, it shall be in the form of permitted #signs#, graphic or sculptural art, rustication, decorative screening or latticework, or living plant material along the #street wall#. Such wall treatment shall extend to a height of at least 10 feet, as measured from the level of the adjoining sidewalk or grade, and shall have a minimum width of 10 feet, as measured parallel to the #street wall#. Portions of a #street wall# providing such wall treatment may be exempt from the ground floor glazing requirements of paragraph (a) of Section 141-32, provided that the exempted area not exceed 50 percent of the #street wall#, or a #street wall# width of 20 feet, whichever is less. The portion of the #street wall# allocated to a wall treatment shall satisfy the planting requirement directly in front of such #street wall#.

Where planting is provided, the minimum depth of open space between the #street line# and the #street wall# shall not be less than three feet.

(d) In Subdistrict A

in Subdistrict A, where open space is provided between the #street wall# and the intersection of two #streets#, pursuant to paragraph (a)(2) of Section 141-22, streetscape amenities may be provided as an alternative to planting, provided that the area that would otherwise be allocated to planting, measured in square feet, is allocated to trees, benches, or tables and chairs, as set forth below. However, planting shall not be reduced to less than 20 percent of the area of the open space.

Each bench provided shall be equivalent to 10 square feet of planted area, and each set of tables and at least two chairs shall be equivalent to 15 square feet of planted area. Seating shall be publicly accessible, unless tables and chairs are associated with an open eating or drinking establishment on the #zoning lot#. The area under such seating shall be paved with permeable materials and shall either abut the adjoining sidewalk or be connected to such sidewalk by a circulation path at least five feet wide that is also paved with permeable materials.

Each tree and associated tree pits provided shall be equivalent to 15 square feet of planted area, and shall be located at least 10 feet from any #building wall# or the adjoining sidewalk.

Where planting is provided, the minimum depth of a planted bed shall not be less than three feet.

In no event shall chain link fencing or barbed or razor wire be permitted in any open space provided, pursuant to this Section.

141-40 SPECIAL PARKING AND LOADING REGULATIONS

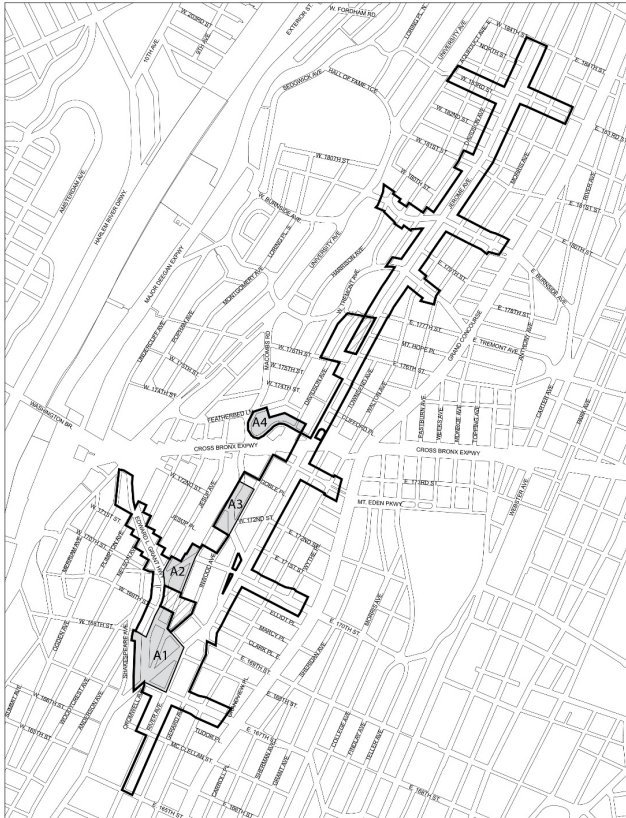
The underlying parking provisions are modified by the provisions of this Section.

141-41 Location of Curb Cuts

In all districts, for #zoning lots# existing on [date of adoption] with frontage along Edward L. Grant Highway, West 170th Street, or the portions of Jerome or River Avenues with an elevated rail structure, and fronting along other #streets#, no curb cut accessing off-street parking spaces or loading spaces shall be permitted along such #streets#, as applicable.

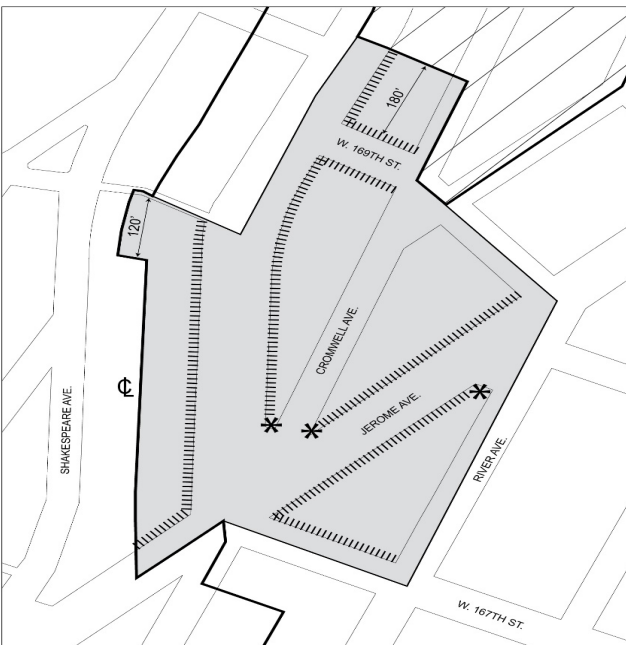
APPENDIX - SPECIAL JEROME CORRIDOR DISTRICT MAPS

Map 1 – Special Jerome Corridor District, Subdistrict and Subareas



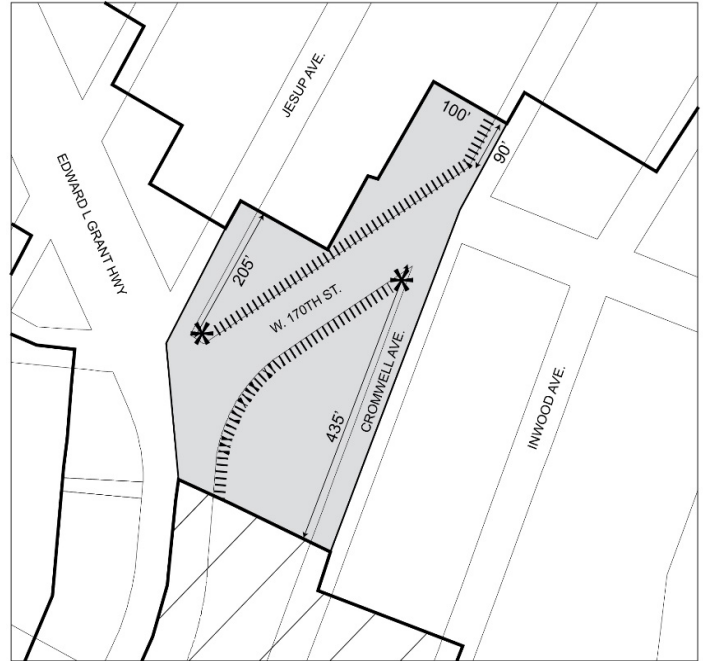
- #Special Jerome Corridor District#
- Subdistrict A, including Subareas A1, A2, A3 and A4
- Excluded Area

Map 2 – Designated locations for street wall continuity and ground floor requirements in Subarea A1



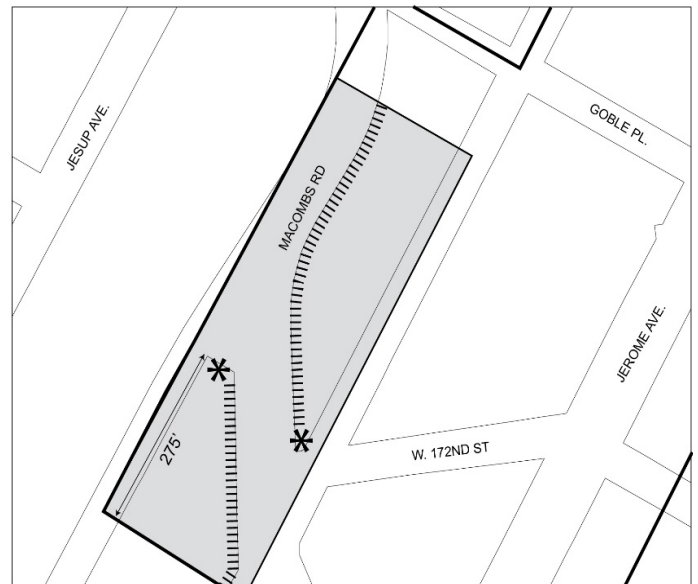
- #Special Jerome Corridor District#
- Subdistrict A
- Excluded Area
- Designated street frontages
- Locations where open space (Section 141-33 (a)) and modified dormers (Section 141-23 (c)) are permitted

Map 3 – Designated locations for street wall continuity and ground floor requirements in Subareas A2



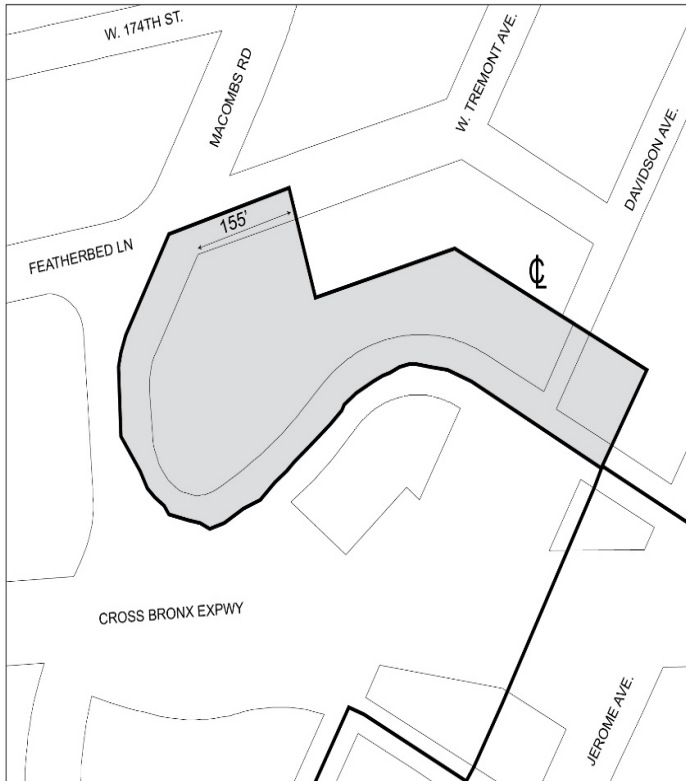
- #Special Jerome Corridor District#
- Subdistrict A
- Excluded Area
- Designated street frontages
- Locations where open space (Section 141-33 (a)) and modified dormers (Section 141-23 (c)) are permitted




Map 4 – Designated locations for street wall continuity requirements in Subarea A3



- #Special Jerome Corridor District#
- Subdistrict A
- Excluded Area
- Designated street frontages
- Locations where open space (Section 141-33 (a)) and modified dormers (Section 141-23 (c)) are permitted

Map 5 - Boundary of Subarea A4



-  #Special Jerome Corridor District#
-  Subdistrict A
-  Excluded Area
- ||||| Designated street frontages

APPENDIX F

Inclusionary Housing Designated Areas and Mandatory Inclusionary Housing Areas

* * *

Zoning Map	Community District	Maps of Inclusionary Housing Designated Areas	Maps of Mandatory Inclusionary Housing Areas
1d	Bronx CD 7	Map 1	
3b	Bronx CD 4	Map 1	
3b	Bronx CD 4 and 5		Map 1, Map 2
3c	Bronx CD 5 and 7		Map 1
3d	Bronx CD 5		Map 1, Map 2

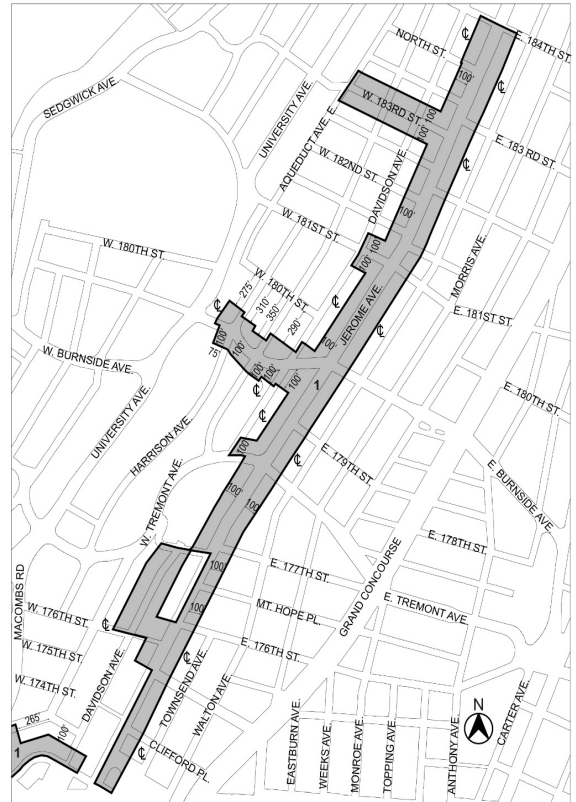
* * *


The Bronx

* * *

The Bronx Community Districts 4, 5 and 7

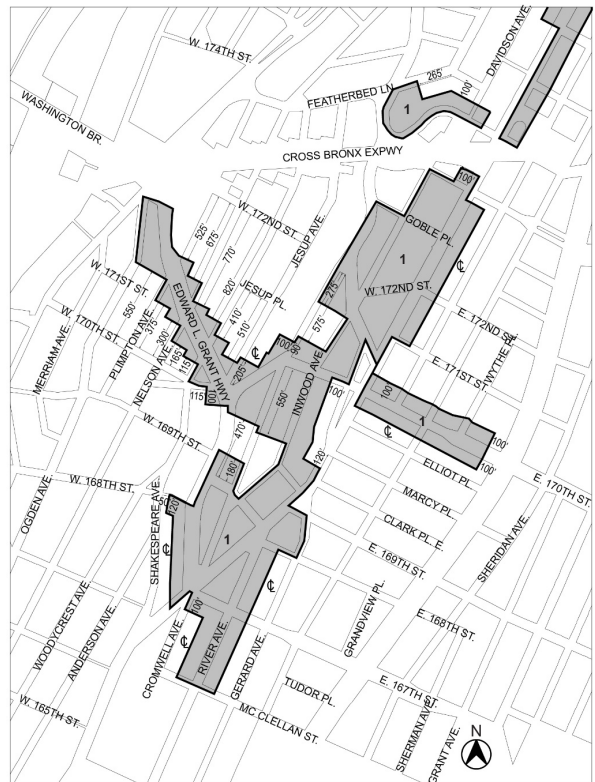
Map 1. [date of adoption]




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

Portions of Community Districts 4, 5 and 7, The Bronx

Map 2. [date of adoption]



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

Portions of Community Districts 4, 5 and 7, The Bronx

* * *

No. 3

CD 4, 5, & 7

C 180051 ZMX

IN THE MATTER OF an application submitted by the Department of City Planning, pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 3b, 3c, and 3d:

1. eliminating from within an existing R7-1 District a C1-4 District bounded by:
 - a. a line 100 feet northeasterly of West Burnside Avenue, Davidson Avenue, a line 100 feet northeasterly of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 320 feet southwesterly of West 181st Street, Jerome Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet southwesterly of East Burnside Avenue, Jerome Avenue, a line 100 feet southwesterly of West Burnside Avenue, a line 75 feet northwesterly of Harrison Avenue, West Burnside Avenue, and a line 100 feet northwesterly of Harrison Avenue;
 - b. a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, West Tremont Avenue, and Davidson Avenue;
 - c. Plimpton Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 525 feet southwesterly of West 172nd Street;
 - d. a line midway between Plimpton Avenue and Nelson Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 625 feet southwesterly of West 172nd Street;
 - e. Nelson Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 770 feet southwesterly of West 172nd Street;
 - f. a line midway between Nelson Avenue and Shakespeare Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 820 feet southwesterly of West 172nd Street;
 - g. Shakespeare Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 410 feet southwesterly of Sherif S. Byrd Place;
 - h. A line midway between Shakespeare Avenue and Jesup Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 510 feet southwesterly of Sherif S. Byrd Place;
 - i. a line 375 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
 - j. a line 300 feet northeasterly of West 170th Street, Nelson Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
 - k. a line 165 feet northeasterly of West 170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway; and
 - l. a line 115 feet northeasterly of West 170th Street, Shakespeare Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
2. eliminating from within an existing R8 District a C1-4 District bounded by:
 - a. a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, and a line 100 feet southwesterly of East Burnside Avenue; and
 - b. a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 100 feet southwesterly of East Tremont Avenue, Walton Avenue, and a line 175 feet southwesterly of East Tremont Avenue;
3. eliminating from within an existing R7-1 District a C2-4 District bounded by a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West Burnside Avenue, Jerome Avenue, a line 100 feet southwesterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, East Tremont Avenue, and West Tremont Avenue;
4. changing from an R7-1 District to an R7A District property bounded by:
 - a. Aqueduct Avenue East, a line midway between Evelyn Place and West 183rd Street, a line 100 feet northwesterly of Jerome Avenue, and a line midway between West 183rd Street and Buchanan Place; and
 - b. a line 100 feet northwesterly of Jerome Avenue, Featherbed Lane, a line midway between Jerome Avenue and Townsend Avenue, and a southwesterly boundary line of a park and its southeasterly prolongation;
5. changing from a C4-4 District to an R7A District property bounded by Jerome Avenue, East 171st Street, a line midway between Jerome Avenue and Townsend Avenue, and a line 100 feet northeasterly of East 170th Street;
6. changing from a C8-3 District to an R7A District property bounded by:
 - a. West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, Jerome Avenue, a line 320 feet southwesterly of West 181st Street, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 181st Street, Davidson Avenue, a line 100 feet northeasterly of West 181st Street, a line 100 feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidson Avenue and Jerome Avenue;
 - b. Jerome Avenue, East 175th Street, a line midway between Jerome Avenue and Townsend Avenue, and East 174th Street; and
 - c. Inwood Avenue, West Mount Eden Avenue, a line 100 feet northwesterly of Jerome Avenue, a southwesterly boundary line of a park and its southeasterly prolongation, Jerome Avenue, a line 100 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, East 171st Street, Jerome Avenue, and West 172nd Street;
7. changing from an R7-1 District to an R7D District property bounded by Jerome Avenue, East 177th Street, a line 100 feet southeasterly of Jerome Avenue, and East 176th Street;
8. changing from an R7-1 District to an R8A District property bounded by:
 - a. a line midway between Davidson Avenue and Jerome Avenue, East 176th Street and its westerly centerline prolongation, a line midway between Jerome Avenue and Townsend Avenue, and East 175th Street and its northwesterly centerline prolongation;
 - b. Jerome Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, and a line 50 feet southwesterly of East Mount Eden Avenue;
 - c. the southwesterly prolongation of a line midway between Jesup Avenue and Cromwell Avenue, the northwesterly centerline prolongation of West 170th Street, West 170th Street, and a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway; and
 - d. Ogden Avenue, Dr. Martin Luther King Jr. Boulevard, Edward L. Grant Highway, Plimpton Avenue, a line 525 feet southwesterly of West 172nd Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 625 feet southwesterly of West 172nd Street, Nelson Avenue, a line 770 feet southwesterly of West 172nd Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 820 feet southwesterly of West 172nd Street, Shakespeare Avenue, a line 410 feet southwesterly of Sherif S. Byrd Place, a line midway between Shakespeare Avenue and Jesup Avenue, a line 510 feet southwesterly of Sherif S. Byrd Place, Jesup Avenue, Edward L. Grant Highway, a line 100 feet southerly of West 170th Street, a line 115 feet easterly of Shakespeare Avenue, West 170th Street, Shakespeare Avenue, a line 115 feet northeasterly of West 170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 165 feet northeasterly of West 170th Street, Nelson Avenue, a line 300 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 375 feet northeasterly of West 170th Street, Plimpton Avenue, and a line 550 feet northeasterly of West 170th Street;
9. changing from an R8 District to an R8A District property bounded by:
 - a. a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northwesterly of East 183rd Street, Creston Avenue, and a line 100 feet southwesterly of East 183rd Street;
 - b. a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East Mount Eden

- Avenue, Walton Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East Mount Eden Avenue, Walton Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
- c. Macombs Road, Jerome Avenue, a line midway between East 170th Street and Elliot Place, a line 100 feet southeasterly of Jerome Avenue, a line 100 feet southeasterly of Gerard Avenue, East 169th Street, Jerome Avenue, the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, a line 100 feet northwesterly of Jerome Avenue, West 170th Street, and Jerome Avenue (Plaza Drive); and
 - d. East 168th Street, Gerard Avenue, a line 100 feet northeasterly of East 167th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East 167th Street, and a line midway between River Avenue and Gerard Avenue;
10. changing from a C4-4 District to an R8A District property bounded by Jerome Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, and a line midway between East 170th Street and Elliott Place;
 11. changing from a C8-3 District to an R8A District property bounded by:
 - a. Jerome Avenue, a line 50 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
 - b. Macombs Road, Goble Place, Inwood Avenue, West 172nd Street, Jerome Avenue, Macombs Road, Jerome Avenue (Plaza Drive), West 170th Street and its northwesterly centerline prolongation, a line 100 feet northwesterly of Cromwell Avenue and its southwesterly prolongation, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, a line 575 feet southwesterly of Macombs Road, Inwood Avenue, a line 275 feet southwesterly of Macombs Road, and Cromwell Avenue and its northeasterly centerline prolongation; and
 - c. Jerome Avenue, East 169th Street, Gerard Avenue, East 168th Street, a line midway between River Avenue and Gerard Avenue, a line 100 feet northeasterly of East 167th Street, and River Avenue;
 12. changing from an M1-2 District to an R8A District property bounded by West 170th Street, a line 100 feet northwesterly of Jerome Avenue (Plaza Drive), the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, Jerome Avenue, West Clarke Place, Inwood Avenue, a line 345 feet southwesterly of West 170th Street, and Cromwell Avenue;
 13. changing from an R7-1 District to an R9A District property bounded by:
 - a. Jesup Avenue, a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway, West 170th Street, and Edward L. Grant Highway;
 - b. West 168th Street, Edward L. Grant Highway, a line 120 feet southerly of West 168th Street and its easterly prolongation, and a line 50 feet easterly of Shakespeare Avenue; and
 - c. a line midway between Shakespeare Avenue and Edward L. Grant Highway and its southerly prolongation, the northwesterly centerline prolongation of East 167th Street, and Jerome Avenue;
 14. changing from an R8 District to an R9A District property bounded by Jerome Avenue, a line 100 northeasterly of East 167th Street, a line midway between River Avenue and Gerard Avenue, McClellan Street, a line midway between Cromwell Avenue and River Avenue, a line 100 feet southwesterly of East 167th Street, and Cromwell Avenue;
 15. changing from a C8-3 District to an R9A District property bounded by Edward L. Grant Highway, West 169th Street, River Avenue, a line 100 feet northeasterly of East 167th Street, Jerome Avenue, Cromwell Avenue, the northwesterly centerline prolongation of East 167th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, and a line 120 feet southerly of West 168th Street and its easterly prolongation;
 16. changing from an M1-2 District to an R9A District property bounded by:
 - a. West 170th Street, Cromwell Avenue, a line 470 feet northeasterly of West 169th Street, and Edward L. Grant Highway; and
 - b. Edward L. Grant Highway, a line 180 feet northeasterly of West 169th Street, Cromwell Avenue, and West 169th Street;
 17. changing from an R7-1 District to a C4-4D District property bounded by a line midway between Dr. Martin Luther King Jr. Boulevard and Harrison Avenue, a line 275 feet southwesterly of West 180th Street, Harrison Avenue, a line 310 feet southwesterly of West 180th Street, a line midway between Harrison Avenue and Grand Avenue, a line 350 feet southwesterly of West 180th Street, Grand Avenue, a line 290 feet southwesterly of West 180th Street, Davidson Avenue, a line perpendicular to the southeasterly streetline of Davidson Avenue distant 120 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly streetline of Davidson Avenue and the northerly streetline of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 320 feet southwesterly of West 181st Street, Jerome Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, East Tremont Avenue, West Tremont Avenue, Davidson Avenue, a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southerly of West Burnside Avenue, Davidson Avenue, a line perpendicular to the northwesterly street line of Davidson Avenue distant 125 feet southwesterly (as measured along the street line) from the point of intersection of the northwesterly streetline of Davidson Avenue and the southerly streetline of West Burnside Avenue, a line midway between Grand Avenue and Davidson Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 100 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southwesterly street line of West Burnside Avenue, Grand Avenue, a line 100 feet southwesterly of West Burnside Avenue, Harrison Avenue, a line 75 feet northwesterly of Harrison Avenue, and West Burnside Avenue;
 18. changing from an R8 District to a C4-4D District property bounded by:
 - a. a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, and a line 100 feet southwesterly of East Burnside Avenue; and
 - b. a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Walton Avenue, a line 55 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 295 feet northerly of East 177th Street, a line 100 feet southeasterly of Walton Avenue, and a line 100 feet southwesterly of East Tremont Avenue;
 19. changing from a C8-3 District to a C4-4D District property bounded by a line 100 feet northwesterly of Jerome Avenue, West Tremont Avenue, East Tremont Avenue, a line 100 feet southeasterly of Jerome Avenue, East 177th Street, Jerome Avenue, and West 177th Street;
 20. establish within an existing R7-1 District a C2-4 District bounded by:
 - a. a line 100 feet northwesterly of West 170th Street, a line 100 feet northwesterly of Cromwell Avenue, and the northwesterly centerline prolongation of West 170th Street;
 - b. a line 100 feet southerly of West 170th Street, Edward L. Grant Highway, West 168th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, West 169th Street, and a line 115 feet southwesterly of Shakespeare Avenue;
 21. establish within an existing R8 District a C2-4 District bounded by McClellan Street, a line midway between River Avenue and Gerard Avenue, East 165th Street, and River Avenue;
 22. establish within a proposed R7A District a C2-4 District bounded by:
 - a. West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, Jerome Avenue, a line 320 feet southwesterly of West 181st Street, a line 100 feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidsons Avenue and Jerome Avenue;
 - b. East 175th Street, a line midway between Jerome Avenue and Townsend Avenue, a northeasterly boundary line of a park and its northwesterly prolongation, and Jerome Avenue;
 - c. a line 175 feet northeasterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue,

- a line 100 feet northeasterly of East Mount Eden Avenue, and Jerome Avenue; and
- d. a southwesterly boundary line of a park and its southeasterly prolongation, Jerome Avenue, a line 100 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East 170th Street, Jerome Avenue, West 172nd Street, and a line 100 feet northwesterly of Jerome Avenue;
23. establish within a proposed R8A District a C2-4 District bounded by:
 - a. Jerome Avenue, a line 50 feet southwesterly of East Mount Eden Avenue, a line midway between of Jerome Avenue and Townsend Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
 - b. West 172nd Street, Jerome Avenue, Macombs Road, and a line 100 feet northwesterly of Jerome Avenue;
 - c. a line 100 feet northwesterly of Cromwell Avenue, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, a line 100 feet northeasterly of West 170th Street, Jerome Avenue (Plaza Drive), West 170th Street, a line 100 feet northwesterly of Jerome Avenue (Plaza Drive), a line 100 feet southwesterly of West 170th Street, and the northwesterly centerline prolongation of West 170th Street;
 - d. Jerome Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, and a line midway between East 170th Street and Elliot Place;
 - e. the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, Jerome Avenue, West Clarke Place, and a line 100 feet northwesterly of Jerome Avenue; and
 - f. West 170th Street, Edward L. Grant Highway, a line 100 feet southerly of West 170th Street, and a line 115 feet easterly of Shakespeare Avenue;
 24. establish within a proposed R9A District a C2-4 District bounded by Edward L. Grant Highway, a line 180 feet northeasterly of West 169th Street, Cromwell Avenue, West 169th Street, Jerome Avenue, River Avenue, a line 100 feet northeasterly of East 167th Street, Jerome Avenue, the northwesterly centerline prolongation of East 167th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, and West 168th Street; and
 25. establishing a Special Jerome Avenue District bounded by West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East 183rd Street, Creston Avenue, a line 100 feet southwesterly of East 183rd Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, a line 100 feet southwesterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Walton Avenue, a line 55 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 295 feet northerly of East 177th Street, a line 100 feet southeasterly of Walton Avenue, a line 100 feet southwesterly of East Tremont Avenue, a line 100 feet southeasterly of Jerome Avenue, East 176th Street, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, Walton Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East Mount Eden Avenue, Walton Avenue, a line 100 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line midway between East 170th Street and Elliot Place, a line 100 feet southeasterly of Jerome Avenue, a line 100 feet easterly of Gerard Avenue, East 169th Street, Gerard Avenue, a line 100 feet northeasterly of East 167th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East 167th Street, a line midway between River Avenue and Gerard Avenue, East 165th Street, River Avenue, McClellan Street, a line midway between Cromwell Avenue and River Avenue, a line 100 feet southwesterly of East 167th Street, Cromwell Avenue, the northwesterly centerline prolongation of East 167th Street, Jerome Avenue, a line midway between Shakespeare Avenue and Edward L. Grant Highway, a line 120 southerly of West 168th Street, a line 50 feet easterly of Shakespeare Avenue, West 168th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, West 169th Street, a line 115 feet northeasterly of Shakespeare Avenue, West 170th Street, Shakespeare Avenue, a line 115 northeasterly of West

170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 165 feet northeasterly of West 170th Street, Nelson Avenue, a line 300 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 375 feet northeasterly of West 170th Street, Plimpton Avenue, and a line 550 feet northeasterly of West 170th Street, Ogden Avenue, Dr. Martin Luther King Jr. Boulevard, Edward L. Grant Highway, Plimpton Avenue, a line 525 feet southwesterly of West 172nd Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 625 feet southwesterly of West 172nd Street, Nelson Avenue, a line 770 feet southwesterly of West 172nd Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 820 feet southwesterly of West 172nd Street, Shakespeare Avenue, a line 410 feet southwesterly of Sherif S. Byrd Place, a line midway between Shakespeare Avenue and Jesup Avenue, a line 510 feet southwesterly of Sherif S. Byrd Place, Jesup Avenue, a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway, a line 115 feet southeasterly of Jesup Avenue, the northwesterly centerline prolongation of West 170th Street, a line 100 feet northwesterly of Cromwell Avenue, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, Cromwell Avenue, a line 575 feet southwesterly of Macombs Road, Inwood Avenue, a line 275 feet southwesterly of Macombs Road, Cromwell Avenue and its northeasterly centerline prolongation, Goble Place, Inwood Avenue, West Mount Eden Avenue, a line 100 feet northwesterly of Jerome Avenue, Featherbed Lane, Jerome Avenue, the northwesterly centerline prolongation of East 175th Street, a line midway between Davison Avenue and Jerome Avenue, the northwesterly centerline prolongation of East 176th Street, Jerome Avenue, West 177th Street, a line 100 feet northwesterly of Jerome Avenue, West Tremont Avenue, Davidson Avenue, a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southerly of West Burnside Avenue, Davidson Avenue, a line perpendicular to the northwesterly street line of Davidson Avenue distant 125 feet southwesterly (as measured along the street line) from the point of intersection of the northwesterly street line of Davidson Avenue and the southerly street line of West Burnside Avenue, a line midway between Grand Avenue and Davidson Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 100 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southerly street line of West Burnside Avenue, Grand Avenue, a line 100 feet southwesterly of West Burnside Avenue, Harrison Avenue, a line 75 feet northwesterly of Harrison Avenue, West Burnside Avenue, Dr. Martin Luther King Jr. Boulevard and Harrison Avenue, a line 275 feet southwesterly of West 180th Street, Harrison Avenue, a line 310 feet southwesterly of West 180th Street, a line midway between Harrison Avenue and Grand Avenue, a line 350 feet southwesterly of West 180th Street, Grand Avenue, a line 290 feet southwesterly of West 180th Street, Davidson Avenue, a line perpendicular to the southeasterly streetline of Davidson Avenue distant 120 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly streetline of Davidson Avenue and the northerly streetline of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 181st Street, Davidson Avenue, a line 100 feet northwesterly of West 181st Street, a line 100 feet northwesterly of Jerome Avenue, a line midway between West 183rd Street and Buchanan Place, Aqueduct Avenue East, a line midway between Evelyn Place and West 183rd Street, a line 100 feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidson Avenue and Jerome Avenue, and **excluding** the area bounded by Edward L. Grant Highway, a line 470 feet northeasterly of West 169th Street, Cromwell Avenue, a line 345 feet southwesterly of West 170th Street, Inwood Avenue, West Clarke Place, Jerome Avenue, West 169th Street, Cromwell Avenue, and a line 180 feet northeasterly of West 169th Street;

as shown on a diagram (for illustrative purposes only) dated August 21, 2017, and subject to the conditions of CEQR Declaration E-442.

No. 4

CDs 4, 5, & 7 **C 180051(A) ZMX**
IN THE MATTER OF an application submitted by the Department of City Planning, pursuant to Sections 197-c and 201 of the New York City Charter and proposed for modification, pursuant to Section 2-06(c) (1) of the Uniform Land Use Review Procedure for an amendment of the Zoning Map, Section Nos. 3b, 3c, and 3d:

26. eliminating from within an existing R7-1 District a C1-4 District bounded by:
- a line 100 feet northeasterly of West Burnside Avenue, Davidson Avenue, a line 100 feet northeasterly of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 320 feet southwesterly of West 181st Street, Jerome Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet southwesterly of East Burnside Avenue, Jerome Avenue, a line 100 feet southwesterly of West Burnside Avenue, a line 75 feet northwesterly of Harrison Avenue, West Burnside Avenue, and a line 100 feet northwesterly of Harrison Avenue;
 - a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, West Tremont Avenue, and Davidson Avenue;
 - Plimpton Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 525 feet southwesterly of West 172nd Street;
 - a line midway between Plimpton Avenue and Nelson Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 625 feet southwesterly of West 172nd Street;
 - Nelson Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 770 feet southwesterly of West 172nd Street;
 - a line midway between Nelson Avenue and Shakespeare Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 820 feet southwesterly of West 172nd Street;
 - Shakespeare Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 410 feet southwesterly of Sherif S. Byrd Place;
 - A line midway between Shakespeare Avenue and Jesup Avenue, a line 100 feet northeasterly of Edward L. Grant Highway, and a line 510 feet southwesterly of Sherif S. Byrd Place;
 - a line 375 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
 - a line 300 feet northeasterly of West 170th Street, Nelson Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
 - a line 165 feet northeasterly of West 170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway; and
 - a line 115 feet northeasterly of West 170th Street, Shakespeare Avenue, and a line 100 feet southwesterly of Edward L. Grant Highway;
27. eliminating from within an existing R8 District a C1-4 District bounded by:
- a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, and a line 100 feet southwesterly of East Burnside Avenue; and
 - a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 100 feet southwesterly of East Tremont Avenue, Walton Avenue, and a line 175 feet southwesterly of East Tremont Avenue;
28. eliminating from within an existing R7-1 District a C2-4 District bounded by a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West Burnside Avenue, Jerome Avenue, a line 100 feet southwesterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, East Tremont Avenue, and West Tremont Avenue;
29. changing from an R7-1 District to an R7A District property bounded by:
- Aqueduct Avenue East, a line midway between Evelyn Place and West 183rd Street, a line 100 feet northwesterly of Jerome Avenue, and a line midway between West 183rd Street and Buchanan Place; and
 - a line 100 feet northwesterly of Jerome Avenue, Featherbed Lane, a line midway between Jerome Avenue and Townsend Avenue, and a southwesterly boundary line of a park and its southeasterly prolongation;
30. changing from a C4-4 District to an R7A District property bounded by Jerome Avenue, East 171st Street, a line midway between Jerome Avenue and Townsend Avenue, and a line 100 feet northeasterly of East 170th Street;
31. changing from a C8-3 District to an R7A District property bounded by:
- West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, Jerome Avenue, a line 320 feet southwesterly of West 181st Street, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 181st Street, Davidson Avenue, a line 100 feet northeasterly of West 181st Street, a line 100 feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidson Avenue and Jerome Avenue;
 - Jerome Avenue, East 175th Street, a line midway between Jerome Avenue and Townsend Avenue, and East 174th Street; and
 - Inwood Avenue, West Mount Eden Avenue, a line 100 feet northwesterly of Jerome Avenue, a southwesterly boundary line of a park and its southeasterly prolongation, Jerome Avenue, a line 100 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, East 171st Street, Jerome Avenue, and West 172nd Street;
32. changing from an R7-1 District to an R7D District property bounded by:
- Jerome Avenue, East 177th Street, a line 100 feet southeasterly of Jerome Avenue, and East 176th Street; and
 - a line 100 feet northwesterly of Davidson Avenue, West 177th Street, a line midway between Davidson Avenue and Jerome Avenue, and West 176th Street;
33. changing from an R7-1 District to an R8A District property bounded by:
- a line midway between Davidson Avenue and Jerome Avenue, East 176th Street and its westerly centerline prolongation, a line midway between Jerome Avenue and Townsend Avenue, and East 175th Street and its northwesterly centerline prolongation;
 - Macombs Road, Featherbed Lane, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 174th Street and its southeasterly prolongation, a line 100 feet southeasterly of Grand Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 265 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southwesterly street line of West 174th Street, and Grand Avenue;
 - Jerome Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, and a line 50 feet southwesterly of East Mount Eden Avenue;
 - the southwesterly prolongation of a line midway between Jesup Avenue and Cromwell Avenue, the northwesterly centerline prolongation of West 170th Street, West 170th Street, and a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway; and
 - Ogden Avenue, Dr. Martin Luther King Jr. Boulevard, Edward L. Grant Highway, Plimpton Avenue, a line 525 feet southwesterly of West 172nd Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 625 feet southwesterly of West 172nd Street, Nelson Avenue, a line 770 feet southwesterly of West 172nd Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 820 feet southwesterly of West 172nd Street, Shakespeare Avenue, a line 410 feet southwesterly of Sherif S. Byrd Place, a line midway between Shakespeare Avenue and Jesup Avenue, a line 510 feet southwesterly of Sherif S. Byrd Place, Jesup Avenue, Edward L. Grant Highway, a line 100 feet southerly of West 170th Street, a line 115 feet easterly of Shakespeare Avenue, West 170th Street, Shakespeare Avenue, a line 115 feet northeasterly of West 170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 165 feet northeasterly of West 170th Street, Nelson Avenue, a line 300 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 375 feet northeasterly of West 170th Street, Plimpton Avenue, and a line 550 feet northeasterly of West 170th Street;

34. changing from an R8 District to a R8A District property bounded by:
- a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East 183rd Street, Creston Avenue, and a line 100 feet southwesterly of East 183rd Street;
 - a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, Walton Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East Mount Eden Avenue, Walton Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
 - Macombs Road, Jerome Avenue, a line midway between East 170th Street and Elliot Place, a line 100 feet southeasterly of Jerome Avenue, a line 100 feet southeasterly of Gerard Avenue, East 169th Street, Jerome Avenue, the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, a line 100 feet northwesterly of Jerome Avenue, West 170th Street, and Jerome Avenue (Plaza Drive); and
 - East 168th Street, Gerard Avenue, a line 100 feet northeasterly of East 167th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East 167th Street, and a line midway between River Avenue and Gerard Avenue;
35. changing from a C4-4 District to an R8A District property bounded by Jerome Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, and a line midway between East 170th Street and Elliott Place;
36. changing from a C8-3 District to an R8A District property bounded by:
- Jerome Avenue, a line 50 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
 - Macombs Road, Goble Place, Inwood Avenue, West 172nd Street, Jerome Avenue, Macombs Road, Jerome Avenue (Plaza Drive), West 170th Street and its northwesterly centerline prolongation, a line 100 feet northwesterly of Cromwell Avenue and its southwesterly prolongation, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, a line 575 feet southwesterly of Macombs Road, Inwood Avenue, a line 275 feet southwesterly of Macombs Road, and Cromwell Avenue and its northeasterly centerline prolongation; and
 - Jerome Avenue, East 169th Street, Gerard Avenue, East 168th Street, a line midway between River Avenue and Gerard Avenue, a line 100 feet northeasterly of East 167th Street, and River Avenue;
37. changing from an M1-2 District to an R8A District property bounded by West 170th Street, a line 100 feet northwesterly of Jerome Avenue (Plaza Drive), the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, Jerome Avenue, West 169th Street, Inwood Avenue, a line 550 feet southwesterly of West 170th Street, and Cromwell Avenue;
38. changing from an R7-1 District to an R9A District property bounded by:
- Jesup Avenue, a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway, West 170th Street, and Edward L. Grant Highway;
 - West 168th Street, Edward L. Grant Highway, a line 120 feet southerly of West 168th Street and its easterly prolongation, and a line 50 feet easterly of Shakespeare Avenue; and
 - a line midway between Shakespeare Avenue and Edward L. Grant Highway and its southerly prolongation, the northwesterly centerline prolongation of East 167th Street, and Jerome Avenue;
39. changing from an R8 District to an R9A District property bounded by Jerome Avenue, a line 100 northeasterly of East 167th Street, a line midway between River Avenue and Gerard Avenue, McClellan Street, a line midway between Cromwell Avenue and River Avenue, a line 100 feet southwesterly of East 167th Street, and Cromwell Avenue;
40. changing from a C8-3 District to an R9A District property bounded by Edward L. Grant Highway, West 169th Street, River Avenue, a line 100 feet northeasterly of East 167th Street, Jerome Avenue, Cromwell Avenue, the northwesterly centerline prolongation of East 167th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, and a line 120 feet southerly of West 168th Street and its easterly prolongation;
41. changing from an M1-2 District to an R9A District property bounded by:
- West 170th Street, Cromwell Avenue, a line 470 feet northeasterly of West 169th Street, and Edward L. Grant Highway; and
 - Edward L. Grant Highway, a line 180 feet northeasterly of West 169th Street, Cromwell Avenue, and West 169th Street;
42. changing from an R7-1 District to a C4-4D District property bounded by a line midway between Dr. Martin Luther King Jr. Boulevard and Harrison Avenue, a line 275 feet southwesterly of West 180th Street, Harrison Avenue, a line 310 feet southwesterly of West 180th Street, a line midway between Harrison Avenue and Grand Avenue, a line 350 feet southwesterly of West 180th Street, Grand Avenue, a line 290 feet southwesterly of West 180th Street, Davidson Avenue, a line perpendicular to the southeasterly streetline of Davidson Avenue distant 120 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly streetline of Davidson Avenue and the northerly streetline of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 320 feet southwesterly of West 181st Street, Jerome Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, East Tremont Avenue, West Tremont Avenue, Davidson Avenue, a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southerly of West Burnside Avenue, Davidson Avenue, a line perpendicular to the northwesterly street line of Davidson Avenue distant 125 feet southwesterly (as measured along the street line) from the point of intersection of the northwesterly streetline of Davidson Avenue and the southerly streetline of West Burnside Avenue, a line midway between Grand Avenue and Davidson Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 100 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southwesterly street line of West Burnside Avenue, Grand Avenue, a line 100 feet southwesterly of West Burnside Avenue, Harrison Avenue, a line 75 feet northwesterly of Harrison Avenue, and West Burnside Avenue;
43. changing from an R8 District to a C4-4D District property bounded by:
- a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, and a line 100 feet southwesterly of East Burnside Avenue; and
 - a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Walton Avenue, a line 55 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 295 feet northerly of East 177th Street, a line 100 feet southeasterly of Walton Avenue, and a line 100 feet southwesterly of East Tremont Avenue;
44. changing from a C8-3 District to a C4-4D District property bounded by a line 100 feet northwesterly of Jerome Avenue, West Tremont Avenue, East Tremont Avenue, a line 100 feet southeasterly of Jerome Avenue, East 177th Street, Jerome Avenue, and West 177th Street;
45. establishing within an existing R7-1 District a C2-4 District bounded by:
- a line 100 feet northwesterly of West 170th Street, a line 100 feet northwesterly of Cromwell Avenue, and the northwesterly centerline prolongation of West 170th Street;
 - a line 100 feet southerly of West 170th Street, Edward L. Grant Highway, West 168th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, West 169th Street, and a line 115 feet southwesterly of Shakespeare Avenue;
46. establishing within an existing R8 District a C2-4 District bounded by McClellan Street, a line midway between River Avenue and Gerard Avenue, East 165th Street, and River Avenue;
47. establishing within a proposed R7A District a C2-4 District bounded by:
- West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, Jerome Avenue, a line 320 feet southwesterly of West 181st Street, a line 100

- feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidsons Avenue and Jerome Avenue;
- b. East 175th Street, a line midway between Jerome Avenue and Townsend Avenue, a northeasterly boundary line of a park and its northwesterly prolongation, and Jerome Avenue;
 - c. a line 175 feet northeasterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, and Jerome Avenue; and
 - d. a southwesterly boundary line of a park and its southeasterly prolongation, Jerome Avenue, a line 100 feet southwesterly of East Mount Eden Avenue, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East 170th Street, Jerome Avenue, West 172nd Street, and a line 100 feet northwesterly of Jerome Avenue;
48. establishing within a proposed R8A District a C2-4 District bounded by:
- a. a line perpendicular to the southeasterly street line of Grand Avenue distant 265 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southwesterly street line of West 174th Street, a line 100 feet southeasterly of Grand Avenue, a line 100 feet southwesterly of West 174th Street and its southeasterly prolongation, a line midway between Davidson Avenue and Jerome Avenue, and Featherbed Lane;
 - b. Jerome Avenue, a line 50 feet southwesterly of East Mount Eden Avenue, a line midway between of Jerome Avenue and Townsend Avenue, and a line 100 feet southwesterly of East Mount Eden Avenue;
 - c. West 172nd Street, Jerome Avenue, Macombs Road, and a line 100 feet northwesterly of Jerome Avenue;
 - d. a line 100 feet northwesterly of Cromwell Avenue, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, a line 100 feet northeasterly of West 170th Street, Jerome Avenue (Plaza Drive), West 170th Street, a line 100 feet northwesterly of Jerome Avenue (Plaza Drive), a line 100 feet southwesterly of West 170th Street, and the northwesterly centerline prolongation of West 170th Street;
 - e. Jerome Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, and a line midway between East 170th Street and Elliot Place;
 - f. the northwesterly prolongation of a line 120 feet southwesterly of Marcy Place, Jerome Avenue, West 169th Street, and a line 100 feet northwesterly of Jerome Avenue; and
 - g. West 170th Street, Edward L. Grant Highway, a line 100 feet southerly of West 170th Street, and a line 115 feet easterly of Shakespeare Avenue;
49. establishing within a proposed R9A District a C2-4 District bounded by Edward L. Grant Highway, a line 180 feet northeasterly of West 169th Street, Cromwell Avenue, West 169th Street, Jerome Avenue, River Avenue, a line 100 feet northeasterly of East 167th Street, Jerome Avenue, the northwesterly centerline prolongation of East 167th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, and West 168th Street; and
50. establishing a Special Jerome Avenue District bounded by:
- a. West 184th Street, East 184th Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East 183rd Street, Creston Avenue, a line 100 feet southwesterly of East 183rd Street, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Burnside Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, East Burnside Avenue (southerly portion), Creston Avenue, a line 100 feet southwesterly of East Burnside Avenue, a line midway between Jerome Avenue and Walton Avenue, a line 100 feet northeasterly of East Tremont Avenue, Walton Avenue, a line 55 feet northeasterly of East Tremont Avenue, Morris Avenue, a line 295 feet northerly of East 177th Street, a line 100 feet southeasterly of Walton Avenue, a line 100 feet southwesterly of East Tremont Avenue, a line 100 feet southeasterly of Jerome Avenue, East 176th Street, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, Walton Avenue, a line 100 feet northeasterly of East Mount Eden Avenue, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line 100 feet southwesterly of East Mount Eden, a line midway between Jerome Avenue and Townsend Avenue, a line 100 feet northeasterly of East 170th Street, a line 100 feet northwesterly of Grand Boulevard and Concourse, a line midway between East 170th Street and Elliot Place, a line 100 feet southeasterly of Jerome Avenue, a line 100 feet easterly of Gerard Avenue, East 169th Street, Gerard Avenue, a line 100 feet northeasterly of East 167th Street, a line 100 feet southwesterly of Jerome Avenue, a line 100 feet easterly of Gerard Avenue, East 169th Street, Gerard Avenue, a line 100 feet northeasterly of East 167th Street, a line 100 feet southwesterly of East 167th Street, a line midway between River Avenue and Gerard Avenue, East 165th Street, River Avenue, McClellan Street, a line midway between Cromwell Avenue and River Avenue, a line 100 feet southwesterly of East 167th Street, Cromwell Avenue, the northwesterly centerline prolongation of East 167th Street, Jerome Avenue, a line midway between Shakespeare Avenue and Edward L. Grant Highway, a line 120 southerly of West 168th Street, a line 50 feet easterly of Shakespeare Avenue, West 168th Street, a line midway between Shakespeare Avenue and Edward L. Grant Highway, West 169th Street, a line 115 feet northeasterly of Shakespeare Avenue, West 170th Street, Shakespeare Avenue, a line 115 feet northeasterly of West 170th Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 165 feet northeasterly of West 170th Street, Nelson Avenue, a line 300 feet northeasterly of West 170th Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 375 feet northeasterly of West 170th Street, Plimpton Avenue, and a line 550 feet northeasterly of West 170th Street, Ogden Avenue, Dr. Martin Luther King Jr. Boulevard, Edward L. Grant Highway, Plimpton Avenue, a line 525 feet southwesterly of West 172nd Street, a line midway between Plimpton Avenue and Nelson Avenue, a line 625 feet southwesterly of West 172nd Street, Nelson Avenue, a line 770 feet southwesterly of West 172nd Street, a line midway between Nelson Avenue and Shakespeare Avenue, a line 820 feet southwesterly of West 172nd Street, Shakespeare Avenue, a line 410 feet southwesterly of Sherif S. Byrd Place, a line midway between Shakespeare Avenue and Jesup Avenue, a line 510 feet southwesterly of Sherif S. Byrd Place, Jesup Avenue, a line perpendicular to the southeasterly street line of Jesup Avenue distant 205 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly street line of Jesup Avenue and the northeasterly street line of Edward L. Grant Highway, a line 115 feet southeasterly of Jesup Avenue, the northwesterly centerline prolongation of West 170th Street, a line 100 feet northwesterly of Cromwell Avenue, a line perpendicular to the northwesterly street line of Cromwell Avenue distant 90 feet northeasterly (as measured along the street line) from the point of intersection of the northwesterly street line of Cromwell Avenue and the northwesterly street line of West 170th Street, Cromwell Avenue, Cromwell Avenue, a line 575 feet southwesterly of Macombs Road, Inwood Avenue, a line 275 feet southwesterly of Macombs Road, Cromwell Avenue and its northeasterly centerline prolongation, Goble Place, Inwood Avenue, West Mount Eden Avenue, a line 100 feet northwesterly of Jerome Avenue, Featherbed Lane, Jerome Avenue, the northwesterly centerline prolongation of East 175th Street, a line midway between Davison Avenue and Jerome Avenue, West 176th Street, a line 100 feet northwesterly of Davidson Avenue, West 177th Street, a line 100 feet northwesterly of Jerome Avenue, West Tremont Avenue, Davidson Avenue, a line 100 feet northeasterly of West Tremont Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southerly of West Burnside Avenue, Davidson Avenue, a line perpendicular to the northwesterly street line of Davidson Avenue distant 125 feet southwesterly (as measured along the street line) from the point of intersection of the northwesterly street line of Davidson Avenue and the southerly street line of West Burnside Avenue, a line midway between Grand Avenue and Davidson Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 100 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southerly street line of West Burnside Avenue, Grand Avenue, a line 100 feet southwesterly of West Burnside Avenue, Harrison Avenue, a line 75 feet northwesterly of Harrison Avenue, West Burnside Avenue, Dr. Martin Luther King Jr. Boulevard and Harrison Avenue, a line 275 feet southwesterly of West 180th Street, Harrison Avenue, a line 310 feet southwesterly of West 180th Street, a line midway between Harrison Avenue and Grand Avenue, a line 350 feet southwesterly of West 180th Street, Grand

Avenue, a line 290 feet southwesterly of West 180th Street, Davidson Avenue, a line perpendicular to the southeasterly streetline of Davidson Avenue distant 120 feet northeasterly (as measured along the street line) from the point of intersection of the southeasterly streetline of Davidson Avenue and the northerly streetline of West Burnside Avenue, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 181st Street, Davidson Avenue, a line 100 feet northeasterly of West 181st Street, a line 100 feet northwesterly of Jerome Avenue, a line midway between West 183rd Street and Buchanan Place, Aqueduct Avenue East, a line midway between Evelyn Place and West 183rd Street, a line 100 feet northwesterly of Jerome Avenue, North Street, and a line midway between Davidson Avenue and Jerome Avenue, and

excluding the area bounded by:

- i Edward L. Grant Highway, a line 470 feet northeasterly of West 169th Street, Cromwell Avenue, a line 550 feet southwesterly of West 170th Street, Inwood Avenue, West 169th Street, Cromwell Avenue, and a line 180 feet northeasterly of West 169th Street; and
 - ii a line midway between Davidson Avenue and Jerome Avenue, West 177th Street Jerome Avenue, and the northwesterly centerline prolongation of East 176th Street;
- b. Macombs Road, Featherbed Lane, a line midway between Davidson Avenue and Jerome Avenue, a line 100 feet southwesterly of West 174th Street and its southeasterly prolongation, a line 100 feet southeasterly of Grand Avenue, a line perpendicular to the southeasterly street line of Grand Avenue distant 265 feet southwesterly (as measured along the street line) from the point of intersection of the southeasterly street line of Grand Avenue and the southwesterly street line of West 174th Street, and Grand Avenue;

as shown on a diagram (for illustrative purposes only) dated November xx, 2017, and subject to the conditions of CEQR Declaration E-442.

No. 5

CD 4 C 170305 MMX
IN THE MATTER OF an application, submitted by The New York City Department of City Planning and The New York City Department of Parks and Recreation, 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:

- the elimination, discontinuance and closing of Corporal Irwin Fischer Place between Nelson Avenue and Shakespeare Avenue;
- the establishment of parkland in the area bounded by Nelson Avenue, West 170th Street, Shakespeare Avenue and West 169th Street;
- 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. 13140 dated August 8, 2017 and signed by the Borough President.

NOTICE

On Wednesday, November 29, 2017, at 10:00 A.M., in Spector Hall, at 22 Reade Street, in Lower Manhattan, a public hearing is being held by the City Planning Commission to receive comments related to a Draft Environmental Impact Statement (DEIS) concerning an application by the New York City Department of City Planning (DCP) for approval of several discretionary actions including zoning map amendments, zoning text amendments, and City map changes (collectively, the "Proposed Actions") to rezone an approximately 92-block area primarily along Jerome Avenue and its east west commercial corridors in Bronx Community Districts 4 and 5 and 7 (the "Rezoning Area"). The Proposed Actions would also establish the Special Jerome Avenue District coterminous with the Rezoning Area. The Rezoning Area is generally bounded by East 165th Street to the south and 184th Street to the north; and also includes portions of Edward L. Grant Highway, East 170th Street, Mount Eden Avenue, Tremont Avenue, Burnside Avenue and East 183rd Street. The proposed City map changes are located a block outside of the Rezoning Area in the Highbridge neighborhood of the Bronx, Community District 4.

The Proposed Actions include: rezoning portions of existing C4-4, M1-2, R8, C8-3, and R7-1 with R7A, R8A, R9A, R7D, and C4-4D districts and C2-4 commercial overlays; amendments to the text of the City's Zoning Resolution (ZR) to establish the Special Jerome Avenue District, coterminous with the Rezoning Area, which would include regulations that would add controls to the ground floors of buildings within mapped commercial overlays and districts, modify height and bulk

regulations on lots fronting the elevated rail line, modify bulk regulations on irregular lots, and establish controls, such as discretionary review provisions, for transient hotels; establish the proposed R7A, R7D, R8A, R9A, and C4-4D districts as Mandatory Inclusionary Housing areas, applying the Mandatory Inclusionary Housing program to require a share of new housing to be permanently affordable where significant new housing capacity would be created; amendments to the City map to: map Block 2520, Lot 19, a City-Owned parcel, as parkland, and de-map Corporal Fischer Place (street) between Nelson Avenue and Shakespeare Avenue, which is adjacent to the parcel to be mapped as park land as described above (Block 2520, Lot 19), and map it as parkland.

Since the issuance of the Notice of Completion for the DEIS, the Department of City Planning (DCP) has proposed to modify the application (ULURP Nos. C 180051 (A) ZMX and N 180050 (A) ZRX), to extend the boundaries of the proposed rezoning area and proposed Special Jerome Avenue District to include additional blocks and lots, located west and south of Jerome Avenue, from R7-1 and M1-2 to R8A with a C2-4 commercial overlay and R7D with a C2-4 commercial overlay. The modified application would also include zoning text amendment provisions to: allow second story retail along Jerome Avenue as-of-right; allow the second story as an obstruction in a rear yard within 100' of Jerome Avenue; allow Physical Culture Establishments as of right within the Special Jerome Avenue District; and clarify street wall and ground floor regulations.

In order to assess the possible impacts of the proposed action, a reasonable worst-case development scenario (RWCDs) was established for both the current (Future No-Action) and proposed zoning (Future With-Action) conditions by the build year of 2026. The incremental difference between the Future No-Action and Future With-Action conditions serves as the basis for the impact analyses in the DEIS. In total, the Proposed Actions are expected to result in a net increase of approximately 3,250 dwelling units, 72,273 square feet of community facility space, 35,575 square feet of commercial/retail space; and a net decrease of 47,795 square feet of industrial space and 98,002 square feet of auto-related uses.

Written comments on the DEIS are requested and will be received and considered by the Office of the Deputy Mayor for Housing and Economic Development, the Lead Agency, until Monday, December 10, 2017, at 5:00 P.M.

This hearing is being held, pursuant to the State Environmental Quality Review Act (SEQRA) and City Environmental Quality Review (CEQR), CEQR No. 17DCP019X.

**BOROUGH OF BROOKLYN
 Nos. 6 & 7
 1220 AVENUE P REZONING
 No. 6**

CD 15 C 170390 ZMK
IN THE MATTER OF an application submitted by Omni Enterprises, LLC, pursuant to Sections 197-c and 201 of the New York City Charter, for the amendment of the Zoning Map, Section No. 22d, by changing from an R5B District to an R7A District property, bounded by Avenue P, East 13th Street, a line 140 feet southerly of Avenue P, East 12th Street, a line 100 feet southerly of Avenue P, and a line midway between Coney Island Avenue and East 12th Street, as shown on a diagram (for illustrative purposes only), dated September 5, 2017, and subject to the conditions of CEQR Declaration E-444.

No. 7

CD 15 N 170391 ZRK
IN THE MATTER OF an application submitted by Omni Enterprises, 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 1 – [date of adoption]

(PROPOSED MAP)



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

Portion of Community District 15, Brooklyn

* * *

**BOROUGH OF MANHATTAN
No. 8**

LSSNY CENTER 14/NASRY MICHELE CHILD CARE CENTER
CD 9 C 150349 PQM
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 510 West 145th Street (Block 2076, Lot 41), for continued use as a child care center.

**No. 9
350 EAST 88TH STREET**

CD 8 C 180023 ZSM
IN THE MATTER OF an application submitted by Advantage Testing Inc., pursuant to Sections 197-c and 201 of the New York City Charter, for the grant of a special permit, pursuant to Section 74-711 of the Zoning Resolution:

1. to modify the use regulations of Section 22-10 (Uses Permitted As-of-Right) to allow Use Group 6B uses (commercial educational uses); and
2. to modify the rear yard regulations of Section 24-36 (Minimum Required Rear Yards) to allow a 2nd story enclosure and HVAC units within the required rear yard;

of an existing 4-story building, on a zoning lot containing a landmark designated by the Landmarks Preservation Commission, located at 350 East 88th Street (Block 1550, Lots 31 and 34), in an R8B District.

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.

**No. 10
172-174 EAST 73RD STREET**

CD 8 C 180066 ZSM
IN THE MATTER OF an application submitted by 172-174 East LLC, pursuant to Sections 197-c and 201 of the New York City Charter, for the grant of a special permit, pursuant to Section 74-711 of the Zoning Resolution, to modify rear yard requirements of Section 23-47 (Minimum Required Rear Yards) and the minimum distance between legally required windows and lot lines of Section 23-86 (Minimum Distance Between Legally Required Windows and Walls or Lot Lines) to facilitate a 2-story penthouse enlargement of an existing three-story mixed use building, on property, located at 172-174 East 73rd Street (Block 1407, Lot 44), in an R8B District.

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.

**BOROUGH OF MANHATTAN
No. 11
CAPA RULE CHANGE**

CD 4
(Proposed promulgation of rule setting the contribution amount for the West Chelsea Affordable Housing Fund, pursuant to Sections 1043 and 191(b)(2) of the City Charter and Section 98-262(c) of the New York City Zoning Resolution.)

PLEASE TAKE NOTICE that in accordance with Sections 1043 and 191(b)(2) of the New York City Charter and Section 98-262(c) of the New

York City Zoning Resolution, the New York City Department of City Planning ("City Planning"), on behalf of the City Planning Commission (the "Commission"), proposes to amend rules within Chapter 3 of Title 62 of the Rules of the City of New York.

This rule was not included in the regulatory agenda, as City Planning did not publish a regulatory agenda for fiscal year 2018.

The time and place of the hearing have been scheduled as follows:

DATE: November 29, 2017
TIME: 10:00 A.M.
LOCATION: Spector Hall
 22 Reade Street
 New York, NY 10007

Any person in attendance at this hearing shall be given a reasonable opportunity to present oral or written statements and to submit other documents concerning the proposed changes. Each speaker shall be allotted a maximum of three (3) minutes.

Persons who require that a sign language interpreter or other form of reasonable accommodation for a disability be provided at the hearing are asked to notify John Mangin, at the address set forth below, or by telephone at (212) 720-3454, by November 22, 2017. In addition, written statements may be submitted to the Department of City Planning at the address stated below, provided the comments are received by 5:00 P.M., on November 29, 2017:

New York City Department of City Planning
 Office of the Counsel
 120 Broadway, 31st Floor
 New York, NY 10271
 Attention: John Mangin

Written comments received and a tape recording of oral comments received at the hearing will be available for public inspection within a reasonable time after receipt between the hours of 9:00 A.M. and 5:00 P.M., at the Freedom of Information Law Desk, 120 Broadway, 31st Floor, telephone number (212) 720-3454.

The purpose of the hearing is to provide the public with an opportunity to comment on the proposed rule set forth herein.

Section 11. Chapter 3 of Title 62 of the Rules of the City of New York is proposed to be ADDED, to read as follows:

§3-11. Contributions to the West Chelsea Affordable Housing Fund, pursuant to Section 98-262(c) of the New York City Zoning Resolution.

Contributions to the West Chelsea Affordable Housing Fund, pursuant to Section 98-262(c) of the New York City Zoning Resolution shall be made in an amount equal to \$500 per square foot of floor area increase.

YVETTE V. GRUEL, Calendar Officer
 City Planning Commission
 120 Broadway, 31st Floor, New York, NY 10271
 Telephone (212) 720-3370



◀ n14-29

NOTICE IS HEREBY GIVEN that resolutions have been adopted by the City Planning Commission, scheduling a public hearing on the following matter to be held at Spector Hall, 22 Reade Street, New York, NY, on Wednesday, November 15, 2017, at 10:00 A.M.

**BOROUGH OF THE BRONX
No. 1
IOLA JORDAN DAY CARE CENTER**

CD 3 C 150232 PQX
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 421 East 161st Street (Block 2383, Lot 12), for continued use as a child care center.

**BOROUGH OF BROOKLYN
No. 2**

SHIRLEY CHISHOLM CHILDHOOD EDUCATION CENTER
CD 16 C 160084 PQK
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 69-71 Saratoga Avenue (Block 1498, Lot 6), for continued use as a child care center.

**No. 3
SHIRLEY CHISHOLM DAY CARE CENTER 1**

CD 16 C 160021 PQK
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 2023 Pacific Street (Block 1431, Lot 54), for continued use as a child care center.

No. 4

FRIENDS OF CROWN HEIGHTS 2 DAY CARE CENTER

CD 8 C 150282 PQQ
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 671 Prospect Place (Block 1224, Lot 45), for continued use as a child care center.

No. 5

ALL MY CHILDREN DAY CARE CENTER

CD 9 C 150223 PQQ
IN THE MATTER OF an application submitted by the Administration for Children's Services and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for the acquisition of property, located at 36 Ford Street (Block 1420, Lot 51), for continued use as a child care center.

YVETTE V. GRUEL, Calendar Officer
City Planning Commission
120 Broadway, 31st Floor, New York, NY 10271
Telephone (212) 720-3370

o30-n15

COMMUNITY BOARDS

PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that the following matters have been scheduled for public hearing by Community Board:

BOROUGH OF BROOKLYN

COMMUNITY BOARD NO. 18 - Wednesday, November 15, 2017, 7:00 P.M., at 1097 Bergen Avenue, Brooklyn, NY 11234.

IN THE MATTER OF an Application by HASC Center, 5601 First Avenue, Brooklyn, NY 11220, under the auspices of the New York State Office for People With Developmental Disabilities (OPWDD), pursuant to Section 41.34 of the Mental Hygiene Law, to establish an Individualized Residential Alternative (IRA) home, at 1274 East 73 Street, between Avenues L & M, a two (2) family semi-attached brick house with private garage, for eight (8) females diagnosed with intellectual disabilities.

n8-15

NOTICE IS HEREBY GIVEN that the following matters have been scheduled for public hearing by Community Board:

BOROUGH OF QUEENS

Community Board No. 04 - Tuesday, November 14, 2017, 7:00 P.M., VFW Post #150, 51-11 108th Street, Corona, NY.

IN THE MATTER OF Community District 4 Fiscal Year 2019 Capital & Expense Budget Priorities.

n6-14

BOARD OF CORRECTION

NOTICE

Please take note that the next meeting of the Board of Correction will be held on November 14th, at 9:00 A.M. The location of the meeting will be 125 Worth Street, New York, NY 10013, in the Auditorium on the 2nd Floor.

At that time there will be a discussion of various issues concerning New York City's correctional system.

n6-14

BOARD OF EDUCATION RETIREMENT SYSTEM

MEETING

The Executive Committee of the Board of Trustees of the Board of Education Retirement System of the City of New York will participate in a Common Investment Meeting of the New York City Pension Systems. The meeting will be held at 9:00 A.M., on Wednesday, November 15, 2017, at 1 Centre Street, 10th Floor (North Side), New York, NY 10007.

Accessibility questions: Leslie Kearns, (929) 305-3742, lkearns2@bers.nyc.gov, by: Tuesday, November 14, 2017, 3:00 P.M.



n13-15

HOUSING AUTHORITY

MEETING

The next Board Meeting of the New York City Housing Authority is scheduled for Wednesday, November 29, 2017, at 10:00 A.M., in the Board Room, on the 12th Floor of 250 Broadway, New York, NY (unless otherwise noted). Copies of the Calendar are available on NYCHA's website or can be picked up at the Office of the Corporate Secretary, at 250 Broadway, 12th Floor, New York, NY, no earlier than 24 hours before the upcoming Board Meeting. Copies of the Minutes are also available on NYCHA's website or can be picked up at the Office of the Corporate Secretary, no earlier than 3:00 P.M., on the Thursday after the Board Meeting.

Any changes to the schedule will be posted here and on NYCHA's website, at http://www1.nyc.gov/site/nycha/about/board-calendar.page, to the extent practicable at a reasonable time before the meeting.

The meeting is open to the public. Pre-Registration at least 45 minutes before the scheduled Board Meeting is required by all speakers. Comments are limited to the items on the Calendar. Speaking time will be limited to three minutes. The public comment period will conclude upon all speakers being heard or at the expiration of 30 minutes allotted, by law for public comment, whichever occurs first.

For additional information, please visit NYCHA's website or contact (212) 306-6088.

Accessibility questions: Office of the Corporate Secretary, (212) 306-6088, corporate.secretary@nycha.nyc.gov, by: Wednesday, November 15, 2017, 1:00 P.M.



n8-29

HOUSING AND COMMUNITY RENEWAL

PUBLIC HEARINGS

New York State Division of Housing and Community Renewal Office of Rent Administration

NOTICE OF MAXIMUM BASE RENT PUBLIC HEARING

PUBLIC NOTICE IS HEREBY GIVEN, pursuant to §26-405a(9) of the New York City Rent and Rehabilitation Law that the New York State Division of Housing and Community Renewal (DHCR) will conduct a public hearing, to be held, at 250 Broadway, 19th Floor, New York State Assembly Hearing Room, New York, NY 10007, on Wednesday, November 29, 2017, for the purpose of collecting information relating to all factors which the DHCR may consider in establishing a Maximum Base Rent (MBR) for rent controlled housing accommodations, located in the City of New York, for the 2018-2019 biennial MBR cycle. The morning session of the hearing will be held from 10:00 A.M. to 12:30 P.M.; the afternoon session will run from 2:00 P.M. to 4:30 P.M.

Pre-Registration of speakers is advised. Those who wish to pre-register may contact the office of Michael Berrios, Executive Assistant, at (718) 262-4816, or email michael.berrios@nyshcr.org and state the time they wish to speak at the hearing and whom they represent. Pre-Registered speakers who have reserved a time to speak will be heard at approximately that time. Speakers who register the day of the hearing will be heard in the order of registration at those times not already reserved by pre-registered speakers. Speaking time will be limited to five minutes in order to give as many people as possible the opportunity to be heard. Speakers should be prepared to submit copies of their remarks to the DHCR official presiding over the hearing. The hearing will conclude when all registered speakers in attendance at the hearing have been heard. DHCR will also accept written testimony submitted prior to the end of the hearing. Submissions may also be sent in advance to Michael Berrios, Executive Assistant, 6th Floor, Division of Housing and Community Renewal, Gertz Plaza, 92-31 Union Hall Street, Jamaica, NY 11433. To obtain a report on the DHCR recommendation for the 2018-2019 MBR cycle, interested parties should call (718) 262-4816 or email michael.berrios@nyshcr.org.

n6-28

LANDMARKS PRESERVATION COMMISSION

■ PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that, pursuant to the provisions of Title 25, Chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25-309, 25-313, 25-318, 25-320) on Tuesday, November 28, 2017, a public hearing will be held at 1 Centre Street, 9th Floor, Borough of Manhattan with respect to the following properties and then followed by a public meeting. The final order and estimated times for each application will be posted on the Landmarks Preservation Commission website, the Friday before the hearing. Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact the Landmarks Commission, no later than five (5) business days before the hearing or meeting.

300 Kenmore Road - Douglaston Historic District

LPC-19-12318 - Block 8017 - Lot 19 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

An empty lot formerly occupied by a Ranch house built in 1955, with a relocated outbuilding. Application is to demolish the outbuilding and construct a new building.

122 Grosvenor Street - Douglaston Historic District

LPC-19-18609 - Block 8028 - Lot 29 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

An Arts and Crafts style house designed by Edward S. Child and built in 1908. Application is to construct an addition, create and modify masonry openings, and excavation at the front yard.

4637 Grosvenor Avenue - Fieldston Historic District

LPC-19-4624 - Block 5822 - Lot 2750 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A Dutch Colonial Revival style house designed by Edgar and Verna Cook Salomonsky and built in 1920. Application is to enlarge an extension and modify window openings.

67 Remsen Street - Brooklyn Heights Historic District

LPC-19-17516 - Block 248 - Lot 14 - **Zoning:** R6

CERTIFICATE OF APPROPRIATENESS

An eclectic rowhouse built c. 1861-1879. Application is to construct a rooftop addition.

514 Halsey Street - Bedford-Stuyvesant/Expanded Stuyvesant Heights Historic District

LPC-19-17542 - Block 1665 - Lot 27 - **Zoning:** R6B

CERTIFICATE OF APPROPRIATENESS

A vacant lot. Application is to construct a new building.

156 Gates Avenue - Clinton Hill Historic District

LPC-19-11604 - Block 1982 - Lot 42 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A Transitional Italianate/Neo-Grec style rowhouse designed by Lambert and Mason and built in 1877. Application is to legalize alterations to the front façade and installation of fences at the areaway and rear yard without Landmarks Preservation Commission permit(s).

207 Berkeley Place - Park Place Historic District

LPC-19-16031 - Block 1061 - Lot 60 - **Zoning:** R7B

CERTIFICATE OF APPROPRIATENESS

A Neo-Grec style rowhouse designed by J. Dougherty and Son, and built c. 1883. Application is to legalize the installation of a barrier-free access ramp, lamppost, signage, and fence without Landmarks Preservation Commission permit(s).

431 East 19th Street, - Ditmas Park Historic District

LPC-19-17164 - Block 5183 - Lot 79 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A Colonial Revival style residence designed by R. Schaefer and built in 1909-1910. Application is to modify the rear and a side façade.

116 Prince Street - SoHo-Cast Iron Historic District

LPC-19-11726 - Block 500 - Lot 18 - **Zoning:** M1-5A

CERTIFICATE OF APPROPRIATENESS

A tenement building designed by John Prague and built in 1877. Application is to install a painted wall sign.

561-563 Broadway - SoHo-Cast Iron Historic District

LPC-19-17735 - Block 498 - Lot 7 - **Zoning:** M1-5B

CERTIFICATE OF APPROPRIATENESS

An office and loft building designed by Ernest Flagg and built in 1903-1904. Application is to construct a bulkhead and install HVAC units, railings, screens, and decking at the roof.

827-831 Broadway - Individual Landmark

LPC-19-18646 - Block 564 - Lot 17 & 19 - **Zoning:** C6-1

CERTIFICATE OF APPROPRIATENESS

A pair of Italianate style commercial palaces with Neo-Grec style elements, designed by Griffith Thomas, and built in 1866-67. Application is to construct rooftop additions, and install storefronts and signage.

138-146 West 48th Street - Individual and Interior Landmark

LPC-19-18335 - Block 1000 - Lot 49 - **Zoning:** C6-5.5

CERTIFICATE OF APPROPRIATENESS

A French Neo-Classical style theater exterior and interior designed by Thomas Lamb and built in 1912-13. Application is to construct a new building on a portion of the landmark site, remove a bracket sign, install a new marquee, doors, signs, alley gate, and windows, and to alter the designated interior, including changes to the wall and stairs adjacent to the new building, and to the rear wall of the theater.

1501 Broadway - Individual Landmark

LPC-19-17729 - Block 1015 - Lot 29 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A French Beaux-Arts style inspired skyscraper designed by Rapp and Rapp and built in 1926-27. Application is to establish a master plan governing the future installation of storefronts and signage.

7 West 83rd Street - Upper West Side/Central Park West Historic District

LPC-19-16384 - Block 1197 - Lot 20 - **Zoning:** R8B

CERTIFICATE OF APPROPRIATENESS

A Neo-Romanesque style synagogue designed by Charles Bradford Meyers and built in 1928-30. Application is to replace windows.

354-356 Convent Avenue - Hamilton Heights Historic District

LPC-19-7916 - Block 2059 - Lot 150 - **Zoning:** R6A

CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse built in 1889. Application is to construct an elevator bulkhead and modify window openings.

273 West 138th Street - St. Nicholas Historic District

LPC-19-16747 - Block 2024 - Lot 1 - **Zoning:** R72

CERTIFICATE OF APPROPRIATENESS

An apartment house designed by Bruce Price and Clarence S. Luce and built in 1891-1892. Application is to install a barrier-free access chair lift and modify an areaway.

☛ n14-28

NOTICE IS HEREBY GIVEN that pursuant to the provisions of Title 25, Chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25-309, 25-313, 25-318, 25-320) on Tuesday, November 21, 2017, a public hearing will be held at 1 Centre Street, 9th Floor, Borough of Manhattan with respect to the following properties and then followed by a public meeting. The final order and estimated times for each application will be posted on the Landmarks Preservation Commission website, the Friday before the hearing.

Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact the Landmarks Commission no later than five (5) business days before the hearing or meeting.

326 Richmond Road - Douglaston Historic District

LPC-19-10801 - Block 8024 - Lot 14 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A Colonial Revival style house built c. 1915. Application is to construct a rear addition and alter the fenestration.

132 Calyer Street - Greenpoint Historic District

LPC-19-09718 - Block 2594 - Lot 21 - **Zoning:** R6B

CERTIFICATE OF APPROPRIATENESS

A frame house built c. 1868-69. Application is to install siding, recreate decorative features, and replace windows at the front façade.

155 Lafayette Avenue - Fort Greene Historic District

LPC-19-16101 - Block 2103 - Lot 62 - **Zoning:** R6B

CERTIFICATE OF APPROPRIATENESS

An apartment building designed by Frank Bosworth and built in 1897. Application is to install fencing.

170 Duane Street - Tribeca West Historic District

LPC-19-17458 - Block 141 - Lot 7503 - **Zoning:** C6-2A

CERTIFICATE OF APPROPRIATENESS

A building originally built in 1835-36 and altered in 1984-85. Application is to modify masonry openings and construct a rear addition.

75 Varick Street - Individual Landmark

LPC-19-18077 - Block 226 - Lot 1 - **Zoning:** M1-6

CERTIFICATE OF APPROPRIATENESS

A Modern-Classical style manufacturing building designed by Ely Jacques Kahn and built in 1929-1930. Application is to construct a rooftop addition and modify masonry openings.

58 Bank Street - Greenwich Village Historic District

LPC-19-17197 - Block 623 - Lot 35 - **Zoning:** R6

CERTIFICATE OF APPROPRIATENESS

A Greek Revival style house built in the mid 1840s and later altered with a fourth floor and an Italianate style cornice. Application is to construct rooftop and rear yard additions, and excavate the rear yard.

170 Bleecker Street - South Village Historic District

LPC-19-17090 - Block 526 - Lot 64 - **Zoning:** R7-2

CERTIFICATE OF APPROPRIATENESS

A Greek Revival style rowhouse built c. 1835 and later altered by Francis Y. Joannes and Maxwell Hyde in 1921. Application is to replace and modify storefront infill and install signage and light fixtures.

75 Washington Place - Greenwich Village Historic District
LPC-19-18058 - Block 552 - Lot 66 - **Zoning:** R7-2
CERTIFICATE OF APPROPRIATENESS

A Greek Revival style rowhouse built in 1847. Application is to construct rooftop and rear yard additions, and excavate the cellar and rear yard.

269 West 11th Street - Greenwich Village Historic District
LPC-19-17793 - Block 623 - Lot 77 - **Zoning:** R6
CERTIFICATE OF APPROPRIATENESS

A Greek Revival style rowhouse built in 1836 and altered prior to 1940. Application is to excavate the rear yard.

307-317 East 44th Street - Individual Landmark
LPC-18-1199 - Block 1336 - Lot 6 - **Zoning:** C5-2
CERTIFICATE OF APPROPRIATENESS

A pair of International Style apartment buildings designed by Raymond Hood, Godley & Fouilhoux and built in 1929-30. Application is to establish a Master Plan governing the future installation of windows.

308-320 East 44th Street - Individual Landmark
LPC-18-0828 - Block 1336 - Lot 40 - **Zoning:** C5-2
CERTIFICATE OF APPROPRIATENESS

A pair of International Style apartment buildings designed by Raymond Hood, Godley & Fouilhoux and built in 1929-30. Application is to establish a Master Plan governing the future installation of windows.

109 East 35th Street - Murray Hill Historic District
LPC-19-10675 - Block 891 - Lot 8 - **Zoning:** C, 1-4
CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse built in 1853-54. Application is to construct rooftop and rear yard additions, excavate the rear yard and replace a window.

781 Fifth Avenue - Upper East Side Historic District
LPC-19-17981 - Block 1374 - Lot 1 - **Zoning:** R10H
CERTIFICATE OF APPROPRIATENESS

A Neo-Romanesque and Neo-Gothic style hotel building designed by Schultze & Weaver with Buchman & Kahn and built in 1926-27. Application is to replace storefronts and install signage.

3560 Broadway - Individual Landmark
LPC-19-11855 - Block 2078 - Lot 1 - **Zoning:** R8
CERTIFICATE OF APPROPRIATENESS

A Neo-Renaissance style theater designed by Thomas W. Lamb and built in 1912-13. Application is to construct additions, alter the façade, and install new window openings and entrance infill.

354-356 Convent Avenue - Hamilton Heights Historic District
LPC-19-7916 - Block 2059 - Lot 150 - **Zoning:** R6A
CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse built in 1889. Application is to construct an elevator bulkhead and modify a window opening.

1015 Grand Concourse - Grand Concourse Historic District
LPC-19-5793 - Block 2471 - Lot 36 - **Zoning:** R8
CERTIFICATE OF APPROPRIATENESS

A Moderne style building designed by H. Herbert Lilien and built in 1941. Application is to legalize alterations to the secondary facades in non-compliance with Certificate of no Effect 17-8326.

290 West 246th Street - Fieldston Historic District
LPC-19-11687 - Block 5807 - Lot 643 - **Zoning:** R1-2
CERTIFICATE OF APPROPRIATENESS

A house designed by BSKS Architects and built in 2004. Application is to legalize alterations to porches and pathways without Landmarks Preservation Commission permit(s).

n6-21

NOTICE IS HEREBY GIVEN that, pursuant to the provisions of Title 25, Chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25-309, 25-313, 25-318, 25-320) on Tuesday, November 14, 2017, a public hearing will be held at 1 Centre Street, 9th Floor, Borough of Manhattan with respect to the following properties and then followed by a public meeting. The final order and estimated times for each application will be posted on the Landmarks Preservation Commission website, the Friday before the hearing. Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact the Landmarks Commission no later than five (5) business days before the hearing or meeting.

344 Kemore Road - Douglaston Historic District
LPC-19-8514 - Block 8017 - Lot 28 - **Zoning:** R1-2
CERTIFICATE OF APPROPRIATENESS

An Arts and Crafts style house designed by Clark Eaton and built in 1922 and a garage built in 1977. Application is to modify the garage and dormers and construct additions.

Flatbush Avenue, Prospect Park - Scenic Landmark
LPC-19-15560 - Block 1117 - Lot 1 - **Zoning:** Parkland
ADVISORY REPORT

A Naturalistic style park designed in 1865 by Frederick Law Olmsted and Calvert Vaux. Application is to construct new entrances and pathways.

205 DeKalb Avenue - Fort Greene Historic District
LPC-19-12971 - Block 2090 - Lot 66 - **Zoning:** R6B
CERTIFICATE OF APPROPRIATENESS

An Italianate style house built in the 1860s. Application is to construct a rear yard addition; and modify masonry openings.

867 Sterling Place - Crown Heights North Historic District II
LPC-19-3826 - Block 1241 - Lot 75 - **Zoning:** R6 R6A
CERTIFICATE OF APPROPRIATENESS

A Romanesque/Renaissance Revival style rowhouse designed by Dahlander & Hedman and built c. 1896. Application is to replace windows.

1370 Dean Street - Crown Heights North Historic District
LPC-19-14769 - Block 1215 - Lot 18 - **Zoning:** R6
CERTIFICATE OF APPROPRIATENESS

A Queen Anne style semi-attached house designed by Gilbert A. Schellenger and built c. 1885. Application is to construct a rear addition and rooftop bulkhead and excavate portions of the side and rear yards.

53-55 Beach Street - Tribeca West Historic District
LPC-19-15799 - Block 214 - Lot 1 - **Zoning:** C6-2A
CERTIFICATE OF APPROPRIATENESS

A Utilitarian style warehouse building designed by Oscar Teale and built in 1885. Application is to legalize the installation of a barrier-free access lift and alterations to the loading dock without Landmark Preservation Commission permit(s).

21-25 Fulton Street - South Street Seaport Historic District
LPC-19-17404 - Block 96 - Lot 5 - **Zoning:** C6-2A
CERTIFICATE OF APPROPRIATENESS

Three Greek Revival style store buildings built in 1845-46. Application is to install a barrier-free access lift and platform.

62 Thomas Street, aka 137 Duane Street - Tribeca West Historic District
LPC-19-14629 - Block 147 - Lot 7509 - **Zoning:** C6-2A
CERTIFICATE OF APPROPRIATENESS

A Gothic Revival style store and loft building built in 1863-64. Application is to install a door, canopy, light fixtures and HVAC louvers.

59 Greenwich Avenue - Greenwich Village Historic District
LPC-19-1528 - Block 613 - Lot 60 - **Zoning:** C2-6, R7-2
CERTIFICATE OF APPROPRIATENESS

A Greek Revival style rowhouse built in 1844-45. Application is to construct rooftop and rear yard additions and modify window openings.

59 Greenwich Avenue - Greenwich Village Historic District
LPC-19-1530 - Block 613 - Lot 60 - **Zoning:** C2-6/R7-2
MODIFICATION OF USE AND BULK

A Greek Revival style rowhouse built in 1844-45. Application is to request that the Landmarks Preservation Commission issue a report to the City Planning Commission relating to an application for a special permit for a Modification of Use and Bulk, pursuant to Section 74-711 of the Zoning Resolution.

116 Prince Street - SoHo-Cast Iron Historic District
LPC-19-11726 - Block 500 - Lot 18 - **Zoning:** M1-5A
CERTIFICATE OF APPROPRIATENESS

A tenement building designed by John Prague and built in 1877. Application is to install a painted wall sign.

180 Prince Street - Sullivan-Thompson Historic District
LPC-19-6142 - Block 503 - Lot 19 - **Zoning:** R7-2
CERTIFICATE OF APPROPRIATENESS

An Italianate style tenement building designed by August H. Blankenstein and built in 1874. Application is to construct a rear yard addition and excavate the rear yard.

182 Waverly Place - Greenwich Village Historic District
LPC-19-12554 - Block 610 - Lot 22 - **Zoning:** R6
CERTIFICATE OF APPROPRIATENESS

A Greek Revival style rowhouse built in 1839. Application is to construct a rear yard addition and excavate the rear yard.

184 Waverly Place - Greenwich Village Historic District
LPC-19-14193 - Block 610 - Lot 21 - **Zoning:** R6
CERTIFICATE OF APPROPRIATENESS

A Federal style building built before 1828. Application is to install areaway enclosures, garbage enclosures, and through-wall HVAC louvers, construct rooftop bulkheads, and install rooftop mechanical equipment, flue extensions and railings.

34 King Street - Charlton-King-Vandam Historic District
LPC-19-13866 - Block 519 - Lot 22 - **Zoning:** R6

CERTIFICATE OF APPROPRIATENESS

A Greek Revival style house built in 1840. Application is to legalize the construction if a rooftop bulkhead in non-compliance with Certificate of Appropriateness 15-0478, and install a mechanical enclosure in the areaway.

156 West 10th Street - Greenwich Village Historic District

LPC-19-16240 - Block 610 - Lot 21 - **Zoning:** R6

CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse designed by James P. Ringgold and built in 1855. Application is to alter the rear façade, excavate the rear yard, construct rooftop bulkheads, and install rooftop mechanical equipment, flue extensions, a trellis, and railings.

125 East 11th Street - Individual Landmark

LPC-19-17944 - Block 556 - Lot 68 - **Zoning:** C6-2A

CERTIFICATE OF APPROPRIATENESS

A 19th century assembly hall built in 1886-87 with an Annex built in 1892. Application is to modify and create masonry openings, install infill, relocate terra-cotta panels, and modify the areaway.

915 Broadway - Ladies' Mile Historic District

LPC-19-13268 - Block 849 - Lot 70 - **Zoning:** M1-5M; C6-4M

CERTIFICATE OF APPROPRIATENESS

A Modern Eclectic style store, loft, and office building designed by Joseph Martine and built in 1925-26. Application is to legalize the installation of windows without Landmarks Preservation Commission permit(s).

250 Fifth Avenue - Madison Square North Historic District

LPC-19-17133 - Block 830 - Lot 37 - **Zoning:** C5-2, M1-6

CERTIFICATE OF APPROPRIATENESS

A Neo-Classical style bank building designed by McKim, Meade and White and constructed in three stages dating from 1907-08, 1913, and 1928. Application is to replace windows.

884 West End Avenue - Riverside - West End Historic District Extension II

LPC-19-14525 - Block 1875 - Lot 1 - **Zoning:** R8

CERTIFICATE OF APPROPRIATENESS

A Renaissance Revival style apartment building designed by Gaetan Ajello and built in 1919-1920. Application is to install a barrier-free access ramp.

464 Amsterdam Avenue - Upper West Side/Central Park West Historic District

LPC-19-16207 - Block 1230 - Lot 31 - **Zoning:** C2-7A

CERTIFICATE OF APPROPRIATENESS

A Renaissance Revival style tenement building with ground floor storefronts, designed by Gilbert A. Schellenger and built in 1894. Application is to replace storefront infill.

51 West 81st Street - Upper West Side/Central Park West Historic District

LPC-19-13300 - Block 1195 - Lot 1 - **Zoning:** R10A

CERTIFICATE OF APPROPRIATENESS

A Beaux-Arts style hotel building designed by Frederick C. Browne and built in 1903-05. Application is to establish a master plan governing the future installation of windows.

70 West 71st Street - Upper West Side/Central Park West Historic District

LPC-19-1006 - Block 1123 - Lot 61 - **Zoning:** C1-8A

CERTIFICATE OF APPROPRIATENESS

A Neo-Grec style rowhouse designed by Christian Blinn and built in 1878. Application is to legalize the installation of an awning and wall at the areaway.

9-13 East 75th Street - Upper East Side Historic District

LPC-19-17672 - Block 1390 - Lot 10, 12 - **Zoning:** R8B

CERTIFICATE OF APPROPRIATENESS

A Queen Anne style rowhouse designed by William E. Mobra and built in 1887-89; a rowhouse built in 1887-89 and redesigned in the Neo-Federal style by Henry Polhemus in 1923; and a rowhouse built in 1887-89 and redesigned by Elias K. Herzog in 1951. Application is to redesign the façade of 9 East 75th Street, modify masonry openings at 11 East 75th Street; and to alter the areaways and rear facades, remove party walls, construct rooftop additions, excavate the cellars and yards, and create green walls in the rear yards.

55 East 84th Street - Individual Landmark

LPC-19-16578 - Block 1496 - Lot 26 - **Zoning:** R8B

CERTIFICATE OF APPROPRIATENESS

A Classical style building designed by Maginnis & Walsh, and built between 1913 and 1917. Application is to install flagpoles and banners.

828-850 Madison Avenue - Upper East Side Historic District

LPC-19-16856 - Block 1384 - Lot 7502 - **Zoning:** C5-1

CERTIFICATE OF APPROPRIATENESS

A Neo-Renaissance style hotel building designed by George P. Pelham and built in 1925-26. Application is to modify the façade and install new storefronts.

22 East 80th Street - Metropolitan Museum Historic District

LPC-19-18023 - Block 1491 - Lot 59 - **Zoning:** C5-1

CERTIFICATE OF APPROPRIATENESS

A Neo-Renaissance style rowhouse designed by Charles Graham & Sons and built in 1889, altered by Isaac Newton Phelps-Stokes in 1922. Application is to replace windows and install a guardrail.

290 West 246th Street - Fieldston Historic District

LPC-19-11687 - Block 5807 - Lot 643 - **Zoning:** R1-2

CERTIFICATE OF APPROPRIATENESS

A house designed by BKSK Architects and built in 2004. Application is to legalize alterations to porches and pathways without Landmarks Preservation Commission permit(s).

o30-n14

TRANSPORTATION**■ PUBLIC HEARINGS**

NOTICE IS HEREBY GIVEN, pursuant to law, that the following proposed revocable consents, have been scheduled for a public hearing by the New York City Department of Transportation. The hearing will be held, at 55 Water Street, 9th Floor, Room 945 commencing at 2:00 P.M., on Wednesday, November 29, 2017. Interested parties can obtain copies of proposed agreements or request sign-language interpreters (with at least seven days prior notice) at 55 Water Street, 9th Floor South West, New York, NY 10041, or by calling (212) 839-6550.

#1 IN THE MATTER OF a proposed revocable consent authorizing 11 East 67th LLC to construct, maintain and use a fenced-in area, planters, and snow melt system, at 11 East 67th Street, between 5th Avenue and Madison Avenue, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from Date of Approval by the Mayor and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #2408**

From the date of the final approval by the Mayor to June 30, 2028
- \$25/per annum.

the maintenance of a security deposit in the sum of \$5,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#2 IN THE MATTER OF a proposed revocable consent authorizing 57 Horatio Street Condominium to construct, maintain and use a stoop, steps and fenced-in area, at 57 Horatio Street, between Greenwich Street and Hudson Street, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from Date of Approval by the Mayor and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #2407**

From the date of the final approval by the Mayor to June 30, 2028
- \$25/per annum.

the maintenance of a security deposit in the sum of \$5,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#3 IN THE MATTER OF a proposed revocable consent authorizing Bridge Harbor Heights Home Owners Association, Inc. to continue to maintain and use twenty (20) light poles, together with gas supply piping on and under the north sidewalk of Poplar Street, between Henry and Hicks Streets, the east and south sidewalks of Hicks Street, between Poplar Street and Cadman Plaza West, and the west sidewalk of Cadman Plaza West, between Hicks Street and Henry Street, in the Borough of Brooklyn. The proposed revocable consent is for a term of ten years from July 1, 2017 to June 30, 2027 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. # 1451**

From July 1, 2017 to June 30, 2027 - \$3,000/per annum

the maintenance of a security deposit in the sum of \$3,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#4 IN THE MATTER OF a proposed modification of a revocable consent authorizing HMC Times Square Hotel LP to maintain and use the modified building projections over the property line on Broadway, between West 45th and West 46th Streets, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from Date of Approval by the Mayor and provides among other terms and conditions

for compensation payable to the City according to the following schedule: **R.P. #1178.**

For the period July 1, 2017 to June 30, 2018 – \$90,389/per annum (prorated from the date of Approval by the Mayor)

For the period July 1, 2018 to June 30, 2019 - \$91,892
 For the period July 1, 2019 to June 30, 2020 - \$93,395
 For the period July 1, 2020 to June 30, 2021 - \$94,898
 For the period July 1, 2021 to June 30, 2022 - \$96,401
 For the period July 1, 2022 to June 30, 2023 - \$97,904
 For the period July 1, 2023 to June 30, 2024 - \$99,407
 For the period July 1, 2024 to June 30, 2025 - \$100,910

the maintenance of a security deposit in the sum of \$100,000,000 and the insurance shall be in the amount of Five Million Dollars (\$5,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Five Million Dollars (\$5,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#5 IN THE MATTER OF a proposed revocable consent authorizing Hudson Ridge Homeowners Association, Inc. to continue to maintain and use a force main, together with a manhole under and along West 256th Street, west of Arlington Avenue, in the Borough of the Bronx. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2026 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #1983**

For the period July 1, 2016 to June 30, 2017 - \$2,928
 For the period July 1, 2017 to June 30, 2018 - \$2,994
 For the period July 1, 2018 to June 30, 2019 - \$3,060
 For the period July 1, 2019 to June 30, 2020 - \$3,126
 For the period July 1, 2020 to June 30, 2021 - \$3,192
 For the period July 1, 2021 to June 30, 2022 - \$3,258
 For the period July 1, 2022 to June 30, 2023 - \$3,324
 For the period July 1, 2023 to June 30, 2024 - \$3,390
 For the period July 1, 2024 to June 30, 2025 - \$3,456
 For the period July 1, 2025 to June 30, 2026 - \$3,522

the maintenance of a security deposit in the sum of \$10,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#6 IN THE MATTER OF a proposed revocable consent authorizing Joyva Corp., to continue to maintain and use a pipe under and across Ingraham Street, west of Varick Avenue, in the Borough of Brooklyn. The proposed revocable consent is for a term of ten years from July 1, 2017 to June 30, 2027 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #840**

For the period July 1, 2017 to June 30, 2018 - \$2,664
 For the period July 1, 2018 to June 30, 2019 - \$2,711
 For the period July 1, 2019 to June 30, 2020 - \$2,758
 For the period July 1, 2020 to June 30, 2021 - \$2,805
 For the period July 1, 2021 to June 30, 2022 - \$2,852
 For the period July 1, 2022 to June 30, 2023 - \$2,899
 For the period July 1, 2023 to June 30, 2024 - \$2,946
 For the period July 1, 2024 to June 30, 2025 - \$2,993
 For the period July 1, 2025 to June 30, 2026 - \$3,040
 For the period July 1, 2026 to June 30, 2027 - \$3,087

the maintenance of a security deposit in the sum of \$3,100 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#7 IN THE MATTER OF a proposed revocable consent authorizing Porter Avenue Housing Development Fund Corporation to continue to maintain and use an accessibility ramp and stairs on the north sidewalk of Porter Avenue, between Johnson Avenue and Ingraham Street, in the Borough of Brooklyn. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2026 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #1970**

For the period July 1, 2016 to June 30, 2026 - \$25/per annum

the maintenance of a security deposit in the sum of \$5,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#8 IN THE MATTER OF a proposed revocable consent authorizing Scott Newman to continue to maintain and use a stoop and a fenced-in area on the south sidewalk of Commerce Street, west of Bedford Street,

in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2027 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #1592**

From July 1, 2017 to June 30, 2027 - \$25/per annum

the maintenance of a security deposit in the sum of \$2,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#9 IN THE MATTER OF a proposed revocable consent authorizing Trinity Centre LLC to continue to maintain and use a bridge over and across Thames Street, west of Broadway, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2026, and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #261**

For the period July 1, 2016 to June 30, 2017 - \$13,099
 For the period July 1, 2017 to June 30, 2018 - \$13,392
 For the period July 1, 2018 to June 30, 2019 - \$13,685
 For the period July 1, 2019 to June 30, 2020 - \$13,978
 For the period July 1, 2020 to June 30, 2021 - \$14,271
 For the period July 1, 2021 to June 30, 2022 - \$14,564
 For the period July 1, 2022 to June 30, 2023 - \$14,857
 For the period July 1, 2023 to June 30, 2024 - \$15,150
 For the period July 1, 2024 to June 30, 2025 - \$15,443
 For the period July 1, 2025 to June 30, 2026 - \$15,736

the maintenance of a security deposit in the sum of \$20,000 and the insurance shall be in the amount of Five Million Dollars (\$5,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Five Million Dollars (\$5,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#10 IN THE MATTER OF a proposed revocable consent authorizing Trinity Centre LLC to continue to maintain and use a conduit, enclosed in a filled-in tunnel under and across Thames Street, west of Broadway, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2026 and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #265.**

For the period July 1, 2016 to June 30, 2017 - \$4,890
 For the period July 1, 2017 to June 30, 2018 - \$5,000
 For the period July 1, 2018 to June 30, 2019 - \$5,110
 For the period July 1, 2019 to June 30, 2020 - \$5,220
 For the period July 1, 2020 to June 30, 2021 - \$5,330
 For the period July 1, 2021 to June 30, 2022 - \$5,440
 For the period July 1, 2022 to June 30, 2023 - \$5,550
 For the period July 1, 2023 to June 30, 2024 - \$5,660
 For the period July 1, 2024 to June 30, 2025 - \$5,770
 For the period July 1, 2025 to June 30, 2026 - \$5,880

the maintenance of a security deposit in the sum of \$7,900 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#11 IN THE MATTER OF a proposed revocable consent authorizing WMAP LLC to continue to maintain and use electrical conduits, together with electrical sockets under, across and along the south sidewalk of Cooper Avenue, between Atlas Drive West and Atlas Drive East, in the Borough of Queens. The proposed revocable consent is for a term of ten years from July 1, 2017 to June 30, 2027, and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #2020**

For the period July 1, 2017 to June 30, 2018 - \$2,283
 For the period July 1, 2018 to June 30, 2019 - \$2,323
 For the period July 1, 2019 to June 30, 2020 - \$2,363
 For the period July 1, 2020 to June 30, 2021 - \$2,403
 For the period July 1, 2021 to June 30, 2022 - \$2,443
 For the period July 1, 2022 to June 30, 2023 - \$2,483
 For the period July 1, 2023 to June 30, 2024 - \$2,523
 For the period July 1, 2024 to June 30, 2025 - \$2,563
 For the period July 1, 2025 to June 30, 2026 - \$2,603
 For the period July 1, 2026 to June 30, 2027 - \$2,643

the maintenance of a security deposit in the sum of \$5,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

#12 IN THE MATTER OF a proposed revocable consent authorizing IP Mortgage Borrower LLC to continue to maintain and use a water pipe and three (3) electric conduits under and across Harrison Street, between Greenwich and Washington Streets, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2016 to June 30, 2026, and provides among other terms and conditions for compensation payable to the City according to the following schedule: **R.P. #1094**

- For the period July 1, 2016 to June 30, 2017 - \$5,723
- For the period July 1, 2017 to June 30, 2018 - \$5,851
- For the period July 1, 2018 to June 30, 2019 - \$5,979
- For the period July 1, 2019 to June 30, 2020 - \$6,107
- For the period July 1, 2020 to June 30, 2021 - \$6,235
- For the period July 1, 2021 to June 30, 2022 - \$6,363
- For the period July 1, 2022 to June 30, 2023 - \$6,491
- For the period July 1, 2023 to June 30, 2024 - \$6,619
- For the period July 1, 2024 to June 30, 2025 - \$6,747
- For the period July 1, 2025 to June 30, 2026 - \$6,875

the maintenance of a security deposit in the sum of \$6,900 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence for bodily injury and property damage, One Million Dollars (\$1,000,000) for personal and advertising injury, Two Million Dollars (\$2,000,000) aggregate, and Two Million Dollars (\$2,000,000) products/completed operations.

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PROPERTY DISPOSITION

CITYWIDE ADMINISTRATIVE SERVICES

■ SALE

The City of New York in partnership with PropertyRoom.com posts vehicle and heavy machinery auctions online every week at: <https://www.propertyroom.com/s/nyc+fleet>

All auctions are open to the public and registration is free.

Vehicles can be viewed in person by appointment at: Kenben Industries Ltd., 1908 Shore Parkway, Brooklyn, NY 11214. Phone: (718) 802-0022

o11-m29

OFFICE OF CITYWIDE PROCUREMENT

■ NOTICE

The Department of Citywide Administrative Services, Office of Citywide Procurement is currently selling surplus assets on the internet. Visit <http://www.publicsurplus.com/sms/nycdcas.ny/browse/home>.

To begin bidding, simply click on 'Register' on the home page.

There are no fees to register. Offerings may include but are not limited to: office supplies/equipment, furniture, building supplies, machine tools, HVAC/plumbing/electrical equipment, lab equipment, marine equipment, and more.

Public access to computer workstations and assistance with placing bids is available at the following locations:

- DCAS Central Storehouse, 66-26 Metropolitan Avenue, Middle Village, NY 11379
- DCAS, Office of Citywide Procurement, 1 Centre Street, 18th Floor, New York, NY 10007

j3-d29

POLICE

■ NOTICE

OWNERS ARE WANTED BY THE PROPERTY CLERK DIVISION OF THE NEW YORK CITY POLICE DEPARTMENT

The following listed property is in the custody of the Property Clerk Division without claimants: Motor vehicles, boats, bicycles, business machines, cameras, calculating machines, electrical and optical property, furniture, furs, handbags, hardware, jewelry, photographic equipment, radios, robes, sound systems, surgical and musical instruments, tools, wearing apparel, communications equipment, computers, and other miscellaneous articles.

Items are recovered, lost, abandoned property obtained from prisoners, emotionally disturbed, intoxicated and deceased persons; and property obtained from persons incapable of caring for themselves.

INQUIRIES

Inquiries relating to such property should be made in the Borough concerned, at the following office of the Property Clerk.

FOR MOTOR VEHICLES (All Boroughs):

- Springfield Gardens Auto Pound, 174-20 North Boundary Road, Queens, NY 11430, (718) 553-9555
- Erie Basin Auto Pound, 700 Columbia Street, Brooklyn, NY 11231, (718) 246-2030

FOR ALL OTHER PROPERTY

- Manhattan - 1 Police Plaza, New York, NY 10038, (646) 610-5906
- Brooklyn - 84th Precinct, 301 Gold Street, Brooklyn, NY 11201, (718) 875-6675
- Bronx Property Clerk - 215 East 161 Street, Bronx, NY 10451, (718) 590-2806
- Queens Property Clerk - 47-07 Pearson Place, Long Island City, NY 11101, (718) 433-2678
- Staten Island Property Clerk - 1 Edgewater Plaza, Staten Island, NY 10301, (718) 876-8484

j3-d29

PROCUREMENT

“Compete To Win” More Contracts!

Thanks to a new City initiative - “Compete To Win” - the NYC Department of Small Business Services offers a new set of FREE services to help create more opportunities for minority and women-owned businesses to compete, connect and grow their business with the City. With NYC Construction Loan, Technical Assistance, NYC Construction Mentorship, Bond Readiness, and NYC Teaming services, the City will be able to help even more small businesses than before.

- *Win More Contracts at nyc.gov/competetowin*

“The City of New York is committed to achieving excellence in the design and construction of its capital program, and building on the tradition of innovation in architecture and engineering that has contributed to the City’s prestige as a global destination. The contracting opportunities for construction/construction services and construction-related services that appear in the individual agency listings below reflect that commitment to excellence.”

HHS ACCELERATOR

To respond to human services Requests for Proposals (RFPs), in accordance with Section 3-16 of the Procurement Policy Board Rules of the City of New York (“PPB Rules”), vendors must first complete and submit an electronic prequalification application using the City’s Health and Human Services (HHS) Accelerator System. The HHS Accelerator System is a web-based system maintained by the City of New York for use by its human services Agencies to manage procurement. The process removes redundancy by capturing information about boards, filings, policies, and general service experience centrally. As a result, specific proposals for funding are more focused on program design, scope, and budget.

Important information about the new method

- Prequalification applications are required every three years.
- Documents related to annual corporate filings must be submitted on an annual basis to remain eligible to compete.

- Prequalification applications will be reviewed to validate compliance with corporate filings, organizational capacity, and relevant service experience.
- Approved organizations will be eligible to compete and would submit electronic proposals through the system.

The Client and Community Service Catalog, which lists all Prequalification service categories and the NYC Procurement Roadmap, which lists all RFPs to be managed by HHS Accelerator may be viewed at <http://www.nyc.gov/html/hhsaccelerator/html/roadmap/roadmap.shtml>. All current and prospective vendors should frequently review information listed on roadmap to take full advantage of upcoming opportunities for funding.

Participating NYC Agencies

HHS Accelerator, led by the Office of the Mayor, is governed by an Executive Steering Committee of Agency Heads who represent the following NYC Agencies:

- Administration for Children’s Services (ACS)
- Department for the Aging (DFTA)
- Department of Consumer Affairs (DCA)
- Department of Corrections (DOC)
- Department of Health and Mental Hygiene (DOHMH)
- Department of Homeless Services (DHS)
- Department of Probation (DOP)
- Department of Small Business Services (SBS)
- Department of Youth and Community Development (DYCD)
- Housing and Preservation Department (HPD)
- Human Resources Administration (HRA)
- Office of the Criminal Justice Coordinator (CJC)

To sign up for training on the new system, and for additional information about HHS Accelerator, including background materials, user guides and video tutorials, please visit www.nyc.gov/hhsaccelerator

CITYWIDE ADMINISTRATIVE SERVICES

OFFICE OF CITYWIDE PROCUREMENT

■ **AWARD**

Goods

EQUIPMENT, RENTAL OF VARIOUS I - DOT - Competitive Sealed Bids - PIN#8571700012 - AMT: \$2,838,315.00 - TO: Able Equipment Rental Inc., 1050 Grand Boulevard, Deer Park, NY 11729.
 ● **LIGHT TOWER, PORTABLE, SOLAR POWERED** - Competitive Sealed Bids - PIN#8571700339 - AMT: \$1,406,660.00 - TO: Progress Solar Solutions, LLC, 1108 North New Hope Road, Raleigh, NC 27610.
 ● **TRUCK, VACUUM - DSNY** - Competitive Sealed Bids - PIN#85717B0245001 - AMT: \$592,797.12 - TO: Diehl and Sons Inc Db, New York Freightliner, 129-01 Atlantic Avenue, Richmond Hill, NY 11418.

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■ **SOLICITATION**

Goods

FIREARMS AND TOOLMARK COMPARISON MICROSCOPES - Competitive Sealed Bids - PIN#8571800086 - Due 12-19-17 at 10:30 A.M.

A copy of the bid can be downloaded from the City Record Online at www.nyc.gov/cityrecord. Enrollment is free. Vendor may also request the bid by contacting Vendor Relations via email at dcasdmssbids@dcas.nyc.gov, by telephone at (212) 386-0044.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Citywide Administrative Services, 1 Centre Street, 18th Floor, Bid Room, New York, NY 10007. Benny Zhong (212) 386-0472; bzhong@dcas.nyc.gov

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Services (other than human services)

CORRECTION: CITYWIDE ENERGY EFFICIENCY PROJECTS - GENERAL CONSTRUCTION AND REPAIR/OPERATION AND MAINTENANCE - Other - PIN# 857 17QL002.02 - Due 1-5-18 at 2:00 P.M.

CORRECTION:

DCAS’ Office of Citywide Procurement is issuing a Request for Qualifications (“RFQ”) to evaluate and pre-qualify a list of general contractors. Pursuant to this Request for Qualifications (“RFQ”), the City of New York, through DCAS’ Department of Energy Management

(“DEM”), is seeking to identify qualified general contractors for furnishing all labor, materials and equipment, necessary and required to perform energy efficient work on various capital and expense funded projects (“Projects”) for various City Agencies.

DCAS anticipates establishing a total of four (4) PQLs grouped by potential Project cost and/or Project type as follows:

- PQL Option 1 – Expense Funded Energy Efficiency Projects: up to \$99,999.99.
- PQL Option 2 – Expense Funded Energy Efficiency Projects: \$100,000.00 and over.
- PQL Option 3 – Expense and Capital Funded Solar Projects.
- PQL Option 4 – Capital Construction Projects for Energy Efficiency Retrofits.

By establishing contractors’ qualifications and experience in advance, this RFQ will result in Pre-Qualified Lists of competent contractors which various City Agencies will utilize to promptly and effectively conduct Competitive Sealed Bids to perform energy efficient general construction and repair/operation and maintenance projects. DCAS’ DEM will administer the PQL.

Projects are defined as those which will identify energy conservation measures (“ECMs”) and retro commissioning measures (“RCM”), the design and installation work required to implement such ECMs and RCMs, maintenance and repair work to ensure previously installed energy efficiency projects are functioning at the most efficient level, and other general construction work as required by the Agency that will result in energy savings and energy efficiency in City facilities.

DCAS will hold a MANDATORY PQL INFORMATION CONFERENCE on:

DATE: Thursday, December 7, 2017
 TIME: 9:00 A.M. - 12:00 P.M. (EST)
 LOCATION: DCAS, 1 Centre Street North, 18th Floor, Pre-Bid Room
 Please note: if an interested vendor does not attend aforementioned conference, they will not be considered for this PQL.

It is anticipated that the PQLs for Options 1, 2, 3, and 4 will be established by: April 1, 2018. This date is subject to change.

All documents for this Request for Qualifications (RFQ) may be downloaded online at www.nyc.gov/cityrecord or can be obtained between the hours of 9:00 A.M. to 5:00 P.M., from Office of Citywide Procurement (“OCP”), at 1 Centre Street, 18th Floor Bid Room, New York, NY 10007

All questions and requests for additional information concerning the applications for this RFQ must be sent via email to: EnergyRFQ@dcas.nyc.gov.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Citywide Administrative Services, 1 Centre Street, 18th Floor South, New York, NY 10007. Alvin Pettway (212) 386-0478; Fax: (212) 313-3385; apettway@dcas.nyc.gov

Accessibility questions: DCAS Diversity and EEO Office (212) 386-0297, by: Friday, December 29, 2017, 2:00 P.M.



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COMPTROLLER

■ **AWARD**

Services (other than human services)

50-H HEARINGS AND ANCILLARY SERVICES - Request for Proposals - PIN#01517BLA011 - AMT: \$1,275,000.00 - TO: Jane N Barrett and Associates, LLC, 188 Montague Street, #402, Brooklyn, NY 11201.

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BUDGET

■ **INTENT TO AWARD**

Services (other than human services)

MOODY’S ANALYTICS PRODUCTS AND SERVICES - Sole Source - Available only from a single source - PIN#01518BUD31604 - Due 11-27-17 at 12:00 P.M.

The New York City Comptroller’s Office intends to enter into a Sole Source contract with Moody’s Analytics Inc., in order to provide on-line database subscription licenses. Vendors may express their interest in providing such services, now or in the future, by submitting an

expression of interest, which must be received no later than November 27, 2017, at 12:00 P.M., to the Purchasing Department, at 1 Centre Street, Room 701, New York, NY 10007, Attn: Bernarda Ramirez, DACCO, (212) 669-7302; bramire@comptroller.nyc.gov, or Pratibha Prabhu (212) 669-7383; pprabhu@comptroller.nyc.gov.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.
Comptroller, One Centre Street, New York, NY 10007. Kettly Bastien (212) 669-3193; kbastie@comptroller.nyc.gov

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INFORMATION SYSTEMS

■ INTENT TO AWARD

Services (other than human services)

MOODY'S ANALYTICS PRODUCTS AND SERVICES - Sole Source - Available only from a single source - PIN#01518BIS30484 - Due 11-27-17 at 12:00 P.M.

The New York City Comptroller's Office intends to enter into a Sole Source contract with Moody's Analytics Inc., in order to provide on-line database subscription licenses for credit ratings. Vendors may express their interest in providing such services, now or in the future, by submitting an expression of interest, which must be received no later than November 27, 2017, at 12:00 P.M., to the Purchasing Department, at 1 Centre Street, Room 701, New York, NY 10007, Attn: Bernarda Ramirez, DACCO, (212) 669-7302; bramire@comptroller.nyc.gov or Pratibha Prabhu (212) 669-7383; pprabhu@comptroller.nyc.gov.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.
Comptroller, 1 Centre Street, New York, NY 10007. Caroline Wisniewski (212) 669-8218; Fax: (212) 815-8507; cwisnie@comptroller.nyc.gov

n13-17

DESIGN AND CONSTRUCTION

AGENCY CHIEF CONTRACTING OFFICER

■ SOLICITATION

Construction/Construction Services

RECONSTRUCTION OF BERGEN AVENUE AREA - BOROUGH OF BROOKLYN - Competitive Sealed Bids - PIN#85018B0013 - Due 12-6-17 at 11:00 A.M.

PROJECT NO. HWK614D/DDC PIN:8502018HW0027C

Bid document deposit-\$35.00 per set-company check or money order only-no cash accepted-late bids will not be accepted.

THIS PROJECT IS SUBJECT TO HireNYC Special Experience Requirements. Apprenticeship Participation Requirements apply to this contract.

Bid documents are available at: <http://ddcbiddocuments.nyc.gov/inet/html/contrbid.asp>.

As of August 1, 2017, the New York City Mayor's Office of Contract Services (MOCS) has launched the Procurement and Sourcing Solutions Portal (PASSPort), a new procurement system that will replace the paper - VENDEX process.

All organizations intending to do business with the City of New York should complete an online disclosure process to be considered for a contract. This disclosure process was formerly completed using Vendor Information Exchange System (VENDEX) paper-based forms. In anticipation of awards, bidders/proposers must create an account and enroll in PASSPort, and file all disclosure information. Paper submissions, including Certifications of No Changes to existing VENDEX packages will not be accepted in lieu of complete online filings. You can access PASSPort from the following link: <http://www.nyc.gov/passport>

This procurement is subject to Minority-Owned and Women-Owned Business Enterprises (MWBE) participation goals as required by Local Law 1 of 2013. All respondents will be required to submit an M/WBE Participation Plan with their response. For the MWBE goals, please visit our website at <http://ddcbiddocuments.nyc.gov/inet/html/contrbid.asp> see "Bid Opportunities." For a list of companies certified by the NYC Department of Small Business Services, please visit www.nyc.gov/buycertified. To find out how to become certified, visit www.nyc.gov/getcertified or call the DSBS certification helpline at (212) 513-6311.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.
Design and Construction, 30-30 Thomson Avenue, Long Island City, NY 11101. Brenda Barreiro (718) 391-1041; csb_projectinquiries@ddc.nyc.gov

Accessibility questions: please contact our Disability Services Facilitator at (718) 391-2815 or via email at DDCEE@ddc.nyc.gov, by: Friday, November 24, 2017, 5:00 P.M.



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ENVIRONMENTAL PROTECTION

AGENCY CHIEF CONTRACTING OFFICE

■ SOLICITATION

Construction Related Services

CSEAP 1- 2: CITYWIDE STORMWATER ENGINEERING ANALYSIS AND PLANNING - Request for Proposals - PIN#82618EX00010 - Due 12-21-17 at 4:00 P.M.

The New York City Department of Environmental Protection seeks up to two Consultants to provide Professional Engineering Services to support a new initiative to accelerate Stormwater mitigation engineering and to prepare a comprehensive stormwater Master Plan for eight of DEP's 14 Wastewater Treatment Plants (WWTP's) that have a large component of separate storm sewers throughout the tributary boundary area.

Minimum Qualification Requirements: 1) Proposers must be authorized to practice engineering in the State of New York. 2) Proposers must also submit proof of licensure for those key personnel practicing engineering in the State of New York.

Pre-Proposal Conference: November 21, 2017, 11:00 A.M., DEP, 59-17 Junction Boulevard, 6th Floor Learning Center, Flushing, NY 11373. Attendance at the Pre-Proposal Conference is not mandatory but recommended. Please limit attendance to no more than one person from each firm due to room constraints.

This solicitation is subject to LL1, a M/WBE goal has been established.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Environmental Protection, 59-17 Junction Boulevard, 17th Floor, Flushing, NY 11373. Jeanne Schreiber (718) 595-3456; Fax: (718) 595-3278; rjps@dep.nyc.gov



n14

FIRE DEPARTMENT

FISCAL SERVICES

■ AWARD

Services (other than human services)

FIRECAD INDEPENDENT VERIFICATION AND VALIDATION (IV AND V) - Intergovernmental Purchase - Testing or experimentation is required - PIN#057180000440 - AMT: \$2,699,182.31 - TO: NYSTEC- New York State Technology Enterprise Corporation, 540 Broadway, 3rd Floor, Albany, NY 12207. ePIN 0571800002001

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HEALTH AND MENTAL HYGIENE

■ AWARD

Human Services/Client Services

FORENSIC ASSERTIVE COMMUNITY TREATMENT SERVICES - Negotiated Acquisition - Other - PIN#18AS007401R0X00 - AMT: \$487,500.00 - TO: The Bridge, Inc., 248 West 108 Street, New York, NY 10025.

n14

HOUSING PRESERVATION AND DEVELOPMENT

TENANT RESOURCES

■ **AWARD**

Human Services/Client Services

HOMELESSNESS PREVENTION - Renewal - PIN# 80613P0001002R001 - AMT: \$780,000.00 - TO: Bronx Works Inc, 60 East Tremont Avenue, Bronx, NY 10453.

Provide Eviction Prevention Services to Section 8 Tenants.

◀ n14

PARKS AND RECREATION

■ **VENDOR LIST**

Construction/Construction Services

PREQUALIFIED VENDOR LIST: GENERAL CONSTRUCTION - NON-COMPLEX GENERAL CONSTRUCTION SITE WORK ASSOCIATED WITH NEW YORK CITY DEPARTMENT OF PARKS AND RECREATION ("DPR" AND/OR "PARKS") PARKS AND PLAYGROUNDS CONSTRUCTION AND RECONSTRUCTION PROJECTS

DPR is seeking to evaluate and pre-qualify a list of general contractors (a "PQL") exclusively to conduct non-complex general construction site work involving the construction and reconstruction of DPR parks and playgrounds projects not exceeding \$3 million per contract ("General Construction").

By establishing contractor's qualification and experience in advance, DPR will have a pool of competent contractors from which it can draw to promptly and effectively reconstruct and construction its parks, playgrounds, beaches, gardens and green-streets. DPR will select contractors from the General Construction PQL for non-complex general construction site work of up to \$3,000,000.00 per contract, through the use of a Competitive Sealed Bid solicited from the PQL generated from this RFQ.

The vendors selected for inclusion in the General Construction PQL will be invited to participate in the NYC Construction Mentorship. NYC Construction Mentorship focuses on increasing the use of small NYC contracts, and winning larger contracts with larger values. Firms participating in NYC Construction Mentorship will have the opportunity to take management classes and receive on-the-job training provided by a construction management firm.

DPR will only consider applications for this General Construction PQL from contractors who meet any one of the following criteria:

- 1) The submitting entity must be a Certified Minority/Woman Business Enterprise (M/WBE)*;
- 2) The submitting entity must be a registered joint venture or have a valid legal agreement as a joint venture, with at least one of the entities in the joint venture being a certified M/WBE*;
- 3) The submitting entity must indicate a commitment to sub-contract no less than 50 percent of any awarded job to a certified M/WBE for every work order awarded.

*Firms that are in the process of becoming a New York City-Certified M/WBE, may submit a PQL application and submit a M/WBE Acknowledgement Letter, which states the Department of Small Business Services has begun the Certification process.

Application documents may also be obtained online at: <http://a856-internet.nyc.gov/nycvendoronline/home.asap>; or <http://www.nycgovparks.org/opportunities/business>.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, Olmsted Center, Annex, Flushing Meadows-Corona Park, Flushing, NY 11368. Alicia H. Williams (718) 760-6925; Fax: (718) 760-6885; dmwbe.capital@parks.nyc.gov

j3-d29

■ **SOLICITATION**

Goods and Services

OPERATION OF BOOKSTALLS AT CENTRAL PARK - Request for Proposals - PIN# M10-BK 2018 - Due 12-15-17 at 3:00 P.M.

In accordance with Section 1-13 of the Concession Rules of the City of New York, the New York City Department of Parks and Recreation ("Parks") is issuing, as of November 3, 2017, a Request for Proposals (RFP) for the operation and maintenance of two (2) Bookstalls and related tables at Fifth Avenue, between 60th and 61st Streets, Central Park, Manhattan.

Hard copies of the RFP can be obtained, at no cost, at the Revenue Division of Parks, which is located at 830 Fifth Avenue, Room 407, New York, NY 10065.

The RFP is also available for download at Parks' website. To download the RFP, visit www.nyc.gov/parks/businessopportunities, click on the link for "Concessions Opportunities at Parks" and, after logging in, click on the "download" link that appears adjacent to the RFP's description.

TELECOMMUNICATION DEVICE FOR THE DEAF (TDD)
(212) 504-4115

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, The Arsenal, 830 Fifth Avenue, Room 407, New York, NY 10065. Glenn Kaalund (212) 360-1397; Fax: (212) 360-3434; glenn.kaalund@parks.nyc.gov

Accessibility questions: Glenn Kaalund at (212) 360-1397 or via email: glenn.kaalund@parks.nyc.gov, by: Wednesday, December 13, 2017, 3:00 P.M.



n3-20

CONTRACTS

■ **SOLICITATION**

Construction/Construction Services

RECONSTRUCTION OF THE STEEL FENCE, VEGETATION AND EROSION CONTROL - Competitive Sealed Bids - PIN# B082A-115MA - Due 12-8-17 at 10:30 A.M.

Along Shore Road between 3rd Avenue and 95th Street in Shore Road Park, Borough of Brooklyn. E-Pin# 84618B0051.

This procurement is subject to participation goals for MBEs and/or WBEs as required by Local Law 1 of 2013.

Bid Security: Bid Deposit in the amount of 5 percent of Bid Amount or Bid Bond in the amount of 10 percent of Bid Amount.

The cost estimate range: \$1,000,000.00 to \$3,000,000.00.

To request the Plan Holder's List, please call the Blue Print Room at (718) 760-6576.

Bid documents are available for a fee of \$25.00 in the Blueprint Room, Room #64, Olmsted Center, from 8:00 A.M. to 3:00 P.M. The fee is payable by company check or money order to the City of New York, Parks and Recreation. A separate check/money order is required for each project. The company name, address and telephone number as well as the project contract number must appear on the check/money order. Bidders should ensure that the correct company name, address, telephone and fax numbers are submitted by your company/messenger service when picking up bid documents.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, Olmsted Center, Room 64, Flushing Meadows-Corona Park, Flushing, NY 11368. Susana Hersh (718) 760-6855; susana.hersh@parks.nyc.gov

◀ n14

THE CONSTRUCTION OF GATES - Competitive Sealed Bids - PIN# X013-118M - Due 12-6-17 at 10:30 A.M.

For the Perimeter Steel Fence in Devoe Park, located between West Fordham Road, Sedgwick and Webb Avenues, Father Zeiser Place and University Avenue, Borough of the Bronx. E-Pin# 84618B0083.

This procurement is subject to participation goals for MBEs and/or WBEs as required by Local Law 1 of 2013.

Bid Security: Bid Deposit in the amount of 5 percent of Bid Amount or Bid Bond in the amount of 10 percent of Bid Amount.

The cost estimate range: under \$500,000.00.

To request the Plan Holder's List, please call the Blue Print Room at (718) 760-6576.

Bid documents are available for a fee of \$25.00 in the Blueprint Room, Room #64, Olmsted Center, from 8:00 A.M. to 3:00 P.M. The fee is payable by company check or money order to the City of New York, Parks and Recreation. A separate check/money order is required for each project. The company name, address and telephone number as well as the project contract number must appear on the check/money order. Bidders should ensure that the correct company name, address, telephone and fax numbers are submitted by your company/messenger service when picking up bid documents.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, Olmsted Center, Room 64, Flushing Meadows-Corona Park, Flushing, NY 11368. Susana Hersh (718) 760-6855; susana.hersh@parks.nyc.gov

◀ n14

SCHOOL CONSTRUCTION AUTHORITY

CONTRACT SERVICES

■ SOLICITATION

Construction/Construction Services

EXTERIOR MASONRY/PARAPETS/ROOFS/FLOOD

ELIMINATION - Competitive Sealed Bids - PIN#SCA-1817451D-1 - Due 12-1-17 at 11:00 A.M.

PS 153 (Queens)

SCA system-generated category: \$1,000,001 - \$4,000,000 (not to be interpreted as a "bid range").

Pre-Bid Walk Through, November 16, 2017, at 10:00 A.M., at 60-02 60th Lane, Maspeth, NY 11378. Potential bidders are encouraged to attend but this walkthrough is not mandatory. Meet at the Custodian's Office.

BIDDERS MUST BE PRE-QUALIFIED BY THE SCA AT THE TIME OF THE BID OPENING DATE.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

School Construction Authority, 30-30 Thomson Avenue, Long Island City, NY 11101. Lily Persaud (718) 752-5852; Fax: (718) 472-0477; lpersaud@nyscsa.org

◀ n14

SPECIAL MATERIALS

CITY PLANNING

■ NOTICE

POSITIVE DECLARATION

Project Identification

Anable Basin Rezoning
CEQR No. 18DCP057Q
ULURP Nos. Pending
SEQRA Classification: Type I

Lead Agency

City Planning Commission
120 Broadway
New York, NY 10271
Contact: Robert Dobruskin
(212) 720-3423

Name, Description and Location of Proposal:

Anable Basin Rezoning

The Applicant, Design Center Realty, LLC, an affiliate of Plaxall, Inc., is seeking a series of discretionary actions (the "Proposed Actions") before the New York City Planning Commission (CPC), including a zoning map amendment, zoning text amendments, and a modification to the Northern Hunters Point Waterfront Access Plan. The Proposed Actions would facilitate the construction of approximately 5.8 million gross square feet (gsf) in new buildings, on an area of approximately 15 acres containing the Applicant's sites as well as Non-Applicant-Owned sites, with a range of uses and a new public waterfront esplanade that

would connect to Gantry Plaza State Park's waterfront open space, in the Long Island City neighborhood of Queens, Community District 2.

The "Proposed Rezoning Area" is located west of Vernon Boulevard between 46th Road and 44th Drive, extending to 5th Street south of Anable Basin and to the East River north of the Basin, and includes Block 25, Lots 1, 9, 10, 11, and 15; Block 26, Lots 4, 8, 10, 17, and 21; and Block 27, Lots 5, 15, 17, 23, 25, and 37. Additionally, one other Applicant-Owned site (the "Proposed School Site"), located one block west of the Proposed Rezoning Area on the east side of 11th Street between 47th Avenue and 46th Road (Block 56, Lots 18 and 35), is proposed to be conveyed to the New York City School Construction Authority (SCA) for future development and use as a public school.

In addition to the Proposed Actions, a state permit a Tidal Wetlands permit from New York State Department of Environmental Conservation (DEC) may be needed to facilitate the proposed development. The Applicant's sites are also currently undergoing remediation through the New York State Brownfield Cleanup Program (BCP), a voluntary program in which contaminated sites are investigated and remediated with the oversight of DEC, in consultation with the New York State Department of Health (DOH).

Construction financing for residential development, pursuant to the Proposed Actions may come from a variety of private and public (Local, State, and Federal) sources, including, but not limited to funding from the New York City Housing Development Corporation (HDC) and the New York City Office of Housing Preservation and Development (HPD), and the United States Department of Housing and Urban Development (HUD). Potential construction funding and/or financing may also be provided by the New York State Homes and Community Renewal (NYSHCR) and the New York State Housing Finance Agency (NYSFHA).

The Proposed Rezoning Area is currently zoned M1-4 and M1-4/R6A. M1-4 districts are light manufacturing districts that permit 2.0 FAR of commercial and manufacturing uses, and 6.5 FAR for community facility uses. M1-4 districts allow low-density light industrial uses in Use Groups 16 and 17 that comply with stringent performance standards, retail uses (with some restrictions on size of establishment), and limited community facility uses. Residential uses are not permitted. A portion of the Proposed Rezoning Area is located in a paired district (M1-4/R6A), within the Hunters Point Subdistrict of the Special Long Island City Mixed Use District (New York City Zoning Resolution (ZR) section 117-00). This district allows residential uses at an FAR of 3.0 to be developed, in addition to the commercial, manufacturing and community facility uses permitted under the M1-4 zoning regulations. Portions of the Proposed Rezoning Area are also subject to the requirements of the Northern Hunters Point Waterfront Access Plan (WAP) found in ZR Section 62-951.

In addition, the Proposed Rezoning Area is mapped within Area C of the area governed by the Special Long Island City Parking regulations of the ZR (Article 1, Chapter 6, Section 16-03); no parking is required for any uses within this area. Accessory parking may be provided for not more than 100 percent of the total number of dwelling units (DUs) for residential developments; up to 50 percent of the number of new transient hotel rooms for hotels; one space per 4,000 square feet (sf) for new community facility, commercial, or manufacturing floor area or 100 spaces, whichever is less; and not more than 225 spaces for mixed-use developments.

The Proposed School Site is currently zoned M1-4/R6B and M1-4/R7A, within the Hunters Point Subdistrict of the Special Long Island City Mixed Use District. Lot 18 is mapped partially within an M1-4/R7A district and partially within an M1-4/R6B district, while Lot 35 is mapped entirely within an M1-4/R6B district. This zoning permits a range of residential, commercial, community facility, and manufacturing uses at a density of 2.0 FAR in the M1-4/R6B district and 4.0 FAR in the M1-4/R7A district. The Proposed Actions would not rezone the Proposed School Site, as the current zoning permits community facility uses including schools.

The Proposed Rezoning Area is currently developed predominantly with buildings ranging from one to four stories and contains light industrial, storage, wholesale, community facility, retail, and some low-density residential uses. There is limited public accessibility along the waterfront sites.

The Proposed Actions include:

- A zoning map amendment to Zoning Map 9b to change underlying zoning districts from M1-4 and M1-4/R6A to M1-5/R7-2, M1-5/R8, and M1-5/R9, and to map a new Special District;
- A zoning text amendment to create a new special district, proposed to be named the "Special Anable Basin District," coterminous with the Proposed Rezoning Area;
- A zoning text amendment to Appendix F of the ZR to map a Mandatory Inclusionary Housing-designated area coterminous with the Proposed Rezoning Area; and,
- A zoning text amendment to ZR Section 62-951 (Northern

Hunter's Point Waterfront Access Plan [Q-1][Northern HP WAP]) to cross reference to requirements in the proposed Special AB District text.

The proposed Special Anable Basin District would be divided into parcels and includes provisions regulating bulk, uses, floor area, height and setback regulations, sidewalk widenings and lanes, parking and loading, signage, and the creation of a new Waterfront Access Plan.

The Proposed Actions would facilitate the development of 5.8 million gsf of new development containing residential, commercial, light industrial, and community facility uses, and the proposed Special District may introduce a new "Arts and Cultural Placemaking" use category. The proposed Special District would allow some flexibility in the range in density of the proposed uses. Under Reasonable Worst Case Development Scenarios (RWCDS) 1, the development program would reach maximum potential residential development, while under RWCDS 2, the development program would contain maximized commercial development. RWCDS 1 assumes a development program of approximately 4,336,909 gsf of residential space (up to 4,995 dwelling units (DUs)), 334,774 gsf of light industrial uses, 150,546 gsf of commercial office space, and 122,651 gsf of retail uses. RWCDS 2 assumes a development program of approximately 3,195,661 gsf of residential space (3,652 DUs), 1,191,984 gsf of commercial office space, 254,529 gsf of light industrial uses, 234,051 gsf of retail uses, and 123,000 of hotel use. Each RWCDS additionally assumes 140,662 gsf of community facility uses, 55,111 gsf of arts and cultural uses, 134,695 gsf of public open space, and 1,824 parking spaces.

Absent the Proposed Actions, it is expected that the existing conditions in the Proposed Rezoning Area would remain.

Assuming receipt of approvals by the end of 2018, it can reasonably be expected that design and construction, pursuant to the proposed rezoning, including both the Applicant owned and Non-Applicant owned sites, would begin in 2019 and would continue over a span of 15 years. The analysis year for the Proposed Actions is 2034.

Statement of Significant Effect:

On behalf of the CPC, the Environmental Assessment and Review Division has determined, pursuant to 6 NYCRR Part 617.7, that the proposed action may have a significant effect on the quality of the environment as detailed in the following environmental impacts, and that an environmental impact statement will be required:

1. The actions, as proposed, may result in significant adverse impacts related to land use, zoning and public policy.
2. The actions, as proposed, may result in significant adverse impacts related to socioeconomic conditions.
3. The actions, as proposed, may result in significant adverse impacts related to community facilities.
4. The actions, as proposed, may result in significant adverse impacts on publicly accessible open space.
5. The actions, as proposed, may result in significant adverse shadow impacts.
6. The actions, as proposed, may result in significant adverse impacts related to historic and cultural resources.
7. The actions, as proposed, may result in significant adverse impacts related to urban design and visual resources.
8. The actions, as proposed, may result in significant adverse impacts related to natural resources.
9. The actions, as proposed, may result in significant adverse impacts related to hazardous materials.
10. The actions, as proposed, may result in significant adverse impacts related to water and sewer infrastructure.
11. The actions, as proposed, may result in significant adverse impacts related to solid waste and sanitation services.
12. The actions, as proposed, may result in significant adverse impacts related to transportation.
13. The actions, as proposed, may result in significant adverse impacts related to energy demand.
14. The actions, as proposed, may result in significant adverse impacts to air quality.
15. The actions, as proposed, may result in significant adverse impacts to greenhouse gas emissions and climate change.
16. The actions, as proposed, may result in significant adverse noise impacts.
17. The actions, as proposed, may result in significant adverse public health impacts.
18. The actions, as proposed, may result in significant adverse impacts related to neighborhood character.
19. The actions, as proposed, may result in significant adverse

construction-related impacts.

Supporting Statement:

The above determination is based on an Environmental Assessment Statement prepared for the action which finds that:

1. Land Use, Zoning and Public Policy – The proposed action would result in new land uses.
2. Socioeconomic Conditions – The proposed action could result in indirect residential displacement as well as direct and indirect business displacement.
3. Community Facilities – The proposed action could result in up to 4,995 residential units, of which at least 20% could be affordable. These new residential dwelling units could increase demand at public elementary and intermediate schools, publicly funded child care facilities and local libraries.
4. Open Space – Changes to the area's open spaces may occur due to increased demand for use of publicly accessible spaces.
5. Shadows – The proposed action would introduce a building of a maximum height of 695 feet in the vicinity of Gantry State Park and the East River. Therefore, shadows cast by the proposed building could affect publicly accessible open spaces in the study area.
6. Historic and Cultural Resources – The proposed action could result in new construction within close proximity to architectural and archaeological uses.
7. Urban Design and Visual Resources – The proposed action could change or restrict significant views of visual resources that are currently available from the proposed project site and surrounding study area. In addition, the proposed action would have the potential to change the urban design and visual character of the affected area.
8. Natural Resources - The proposed rezoning area is located adjacent to the East River, a natural resource, and the proposed action could result in impacts to the marine environment or endangered or threatened species in the marine environment.
9. Hazardous Materials – The proposed action could result in new construction and in-ground disturbance within the affected area, which has a documented history of hazardous materials conditions.
10. Water and Sewer Infrastructure – The proposed action would result in an incremental increase of up to 4,995 residential units in a combined sewer area in Queens.
11. Solid Waste and Sanitation Services – The proposed action could result in generation of over 400,000 pounds per week of solid waste.
12. Energy – The proposed action could result in an estimated energy demand of over 800 billion British Thermal Units (BTUs) annually.
13. Transportation – The proposed action would generate vehicular traffic and increase demand for parking, pedestrian traffic and subway and bus riders.
14. Air Quality – The proposed action would allow new residential uses on a site that previously allowed only commercial or light industrial uses and could have the potential to result in mobile, industrial source and stationary source air quality impacts.
15. Greenhouse Gas Emissions and Climate Change– The proposed action could generate greenhouse gas emissions.
16. Noise – The proposed action would allow new residential, community facility and commercial uses on a site that previously allowed only commercial or light industrial use and could have the potential to result in mobile and stationary source noise impacts.
17. Public Health – The proposed action could result in effects related to air quality, hazardous materials or noise, and consequently public health may be affected.
18. Neighborhood Character – The proposed action could affect socioeconomic conditions, urban design and visual resources, historic and cultural resources, transportation and noise; consequently, the affected area's neighborhood character may be affected.
19. Construction – Potential significant adverse impacts related to architectural resources and transportation, air quality, noise, hazardous materials and natural resources could also result in construction impacts.
20. The Draft Environmental Impact Statement (DEIS) to be

prepared for the proposed action will identify and describe any other potential effects on the environment.

Public Scoping:

The CEQR lead agency hereby requests that the applicant prepare or have prepared, at their option, a Draft Environmental Impact Statement (DEIS) in accordance with 6 NYCRR 617.9(b) and Sections 6-08 and 6-12 of Executive Order No. 91 of 1977 as amended (City Environmental Quality Review).

A public scoping meeting will be held on Thursday, December 14, 2017, at 5:00 P.M., at the CUNY Law Center, 2 Court Square, Long Island City, NY 11101. Written comments will be accepted by the lead agency through Tuesday, December 26, 2017.

This determination has been prepared in accordance with Article 8 of the Environmental Conservation Law.

Should you have any questions pertaining to this Positive Declaration, you may contact the Project Manager, Annabelle Meunier, at (212) 720-3426.

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HOUSING PRESERVATION AND DEVELOPMENT

■ NOTICE

REQUEST FOR COMMENT REGARDING AN APPLICATION FOR A CERTIFICATION OF NO HARASSMENT

Notice Date: November 14, 2017

To: Occupants, Former Occupants, and Other Interested Parties

Property:	Address	Application #	Inquiry Period
	256 West 97 th Street, Manhattan	106/17	October 2, 2014 to Present
	a/k/a 256-257 West 97th Street		
	2651 Broadway, Manhattan	107/17	October 2, 2014 to Present
	a/k/a 230 West 101st Street		
	2170 Broadway, Manhattan	108/17	October 3, 2014 to Present
	a/k/a 222 West 77th Street		
	144 West 120th Street, Manhattan	111/17	October 5, 2014 to Present
	344 Lexington Avenue, Manhattan	112/17	October 5, 2014 to Present
	419 West 145th Street, Manhattan	114/17	October 11, 2014 to Present
	355 West 122nd Street, Manhattan	116/17	October 19, 2014 to Present
	318 West 113th Street, Manhattan	117/17	October 19, 2014 to Present
	52 Edgecombe Avenue, Manhattan	118/17	October 26, 2014 to Present
	420 Pacific Street, Brooklyn	104/17	October 2, 2014 to Present
	94 6th Avenue, Brooklyn	105/17	October 2, 2014 to Present
	111 6th Avenue, Brooklyn	109/17	October 3, 2014 to Present
	332 Jefferson Avenue, Brooklyn	115/17	October 17, 2014 to Present
	40-11 69th Street, Queens	110/17	October 3, 2014 to Present

Authority: SRO, Administrative Code §27-2093

Before the Department of Buildings can issue a permit for the alteration or demolition of a single room occupancy multiple dwelling, the owner must obtain a "Certification of No Harassment" from the Department of Housing Preservation and Development ("HPD") stating that there has not been harassment of the building's lawful occupants during a specified time period. Harassment is conduct by an owner that is intended to cause, or does cause, residents to leave or otherwise surrender any of their legal occupancy rights. It can include, but is not limited to, failure to provide essential services (such as heat, water, gas, or electricity), illegally locking out building residents, starting frivolous lawsuits, and using threats or physical force.

The owner of the building identified above has applied for a Certification of No Harassment. If you have any comments or evidence of harassment at this building, please notify HPD at **CONH Unit, 100 Gold Street, 6th Floor, New York, NY 10038**, by letter postmarked not later than 30 days from the date of this notice or by an in-person statement made

within the same period. To schedule an appointment for an in-person statement, please call **(212) 863-5277 or (212) 863-8211**.

☛ n14-22

REQUEST FOR COMMENT REGARDING AN APPLICATION FOR A CERTIFICATION OF NO HARASSMENT

Notice Date: November 14, 2017

To: Occupants, Former Occupants, and Other Interested Parties

Property:	Address	Application #	Inquiry Period
	203 Bedford Avenue, Brooklyn	113/17	October 4, 2004 to Present

Authority: Greenpoint-Williamsburg Anti-Harassment Area, Zoning Resolution §§23-013, 93-90

Before the Department of Buildings can issue a permit for the alteration or demolition of a multiple dwelling in certain areas designated in the Zoning Resolution, the owner must obtain a "Certification of No Harassment" from the Department of Housing Preservation and Development ("HPD") stating that there has not been harassment of the building's lawful occupants during a specified time period. Harassment is conduct by an owner that is intended to cause, or does cause, residents to leave or otherwise surrender any of their legal occupancy rights. It can include, but is not limited to, failure to provide essential services (such as heat, water, gas, or electricity), illegally locking out building residents, starting frivolous lawsuits, and using threats or physical force.

The owner of the building identified above has applied for a Certification of No Harassment. If you have any comments or evidence of harassment at this building, please notify HPD at **CONH Unit, 100 Gold Street, 6th Floor, New York, NY 10038**, by letter postmarked not later than 30 days from the date of this notice or by an in-person statement made within the same period. To schedule an appointment for an in-person statement, please call **(212) 863-5277 or (212) 863-8211**.

☛ n14-22

MAYOR'S OFFICE OF CONTRACT SERVICES

■ NOTICE

Notice of Intent to Issue New Solicitation(s) Not Included in FY 2018 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be issuing the following solicitation(s) not included in the FY 2018 Annual Contracting Plan and Schedule that is published, pursuant to New York City Charter § 312(a):

Agency: Department of Design and Construction
 Description of services sought: Design Services Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
 Start date of the proposed contract: 1/1/2018
 End date of the proposed contract: 12/31/2018
 Method of solicitation the agency intends to utilize: RFP
 Personnel in substantially similar titles within agency: Administrative Construction Project Manager, Assistant Architect, Administrative Architect, Administrative Architect NM, Administrative Engineer NM, Administrative Landscape Architect, Administrative Landscape Architect NM, Administrative Project Manager, Administrative Project Manager NM, Architect, Administrative Landmarks Preservationist, Administrative Construction Project Manager NM, Assistant Civil Engineer, Associate Urban Designer, City Planner, Project Manager, Administrative Engineer, Civil Engineer, Civil Engineer Intern, Electrical Engineer, Assistant Electrical Engineer, Landscape Architect, Assistant Landscape Architect, Mechanical Engineer, Assistant Mechanical Engineer, Highways and Sewers Inspector
 Headcount of personnel in substantially similar titles within agency: 535

Agency: Department of Design and Construction
 Description of services sought: Construction Management Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
 Start date of the proposed contract: 1/1/2018
 End date of the proposed contract: 12/31/2018
 Method of solicitation the agency intends to utilize: RFP
 Personnel in substantially similar titles within agency: Resident Engineer, Office Engineer, Highways and Sewers Inspector, Surveyor, Assistant Civil Engineer, Administrative Architect, Administrative Architect NM, Administrative Construction Project Manager, Administrative Engineer, Administrative Engineer NM, Administrative Landmarks Preservationist, Administrative Landscape Architect,

Administrative Landscape Architect, Administrative Landscape Architect NM, Administrative Project Manager, Administrative Project Manager NM, Architect, Administrative Construction Project Manager NM, Assistant Mechanical Engineer, Assistant Landscape Architect, Mechanical Engineer, Civil Engineer, Project Manager
Headcount of personnel in substantially similar titles within agency: 506

Agency: Department of Design and Construction
Description of services sought: Resident Engineering Inspection Services Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
Start date of the proposed contract: 1/1/2018
End date of the proposed contract: 12/31/2018

Method of solicitation the agency intends to utilize: RFP
Personnel in substantially similar titles within agency: Resident Engineer, Office Engineer, Highways and Sewers Inspector, Surveyor, Assistant Civil Engineer, Administrative Architect, Administrative Architect NM, Administrative Construction Project Manager, Administrative Engineer, Administrative Engineer NM, Administrative Landmarks Preservationist, Administrative Landscape Architect, Administrative Landscape Architect NM, Administrative Project Manager, Administrative Project Manager NM, Architect, Administrative Construction Project Manager NM, Project Manager, Civil Engineer, Mechanical Engineer, Electrical Engineer, Assistant Mechanical Engineer, Assistant Electrical Engineer
Headcount of personnel in substantially similar titles within agency: 506

Agency: Department of Design and Construction
Description of services sought: Consultant Contract Administration: research, training, data analysis, and expert testimony, including services related to damages for delay claims, Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
Start date of the proposed contract: 1/1/2018
End date of the proposed contract: 12/31/2018

Method of solicitation the agency intends to utilize: RFP
Personnel in substantially similar titles within agency: Administrative Accountant, Management Auditor, Associate Investigator, Investigator, Accountant, Administrative Construction Program Manager, Administrative Project Manager, Administrative Engineer, Associate Project Manager, Assistant Civil Engineer, Construction Project Manager, Mechanical Engineer, Supervisor Mechanics & Maintenance, Senior Estimating Mechanic, Senior Estimator-General Construction
Headcount of personnel in substantially similar titles within agency: 372

Agency: Department of Design and Construction
Description of services sought: Construction Support Services: asbestos, boring, testing, monitoring, sampling, site safety, inspections and environmental, Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
Start date of the proposed contract: 1/1/2018
End date of the proposed contract: 12/31/2018

Method of solicitation the agency intends to utilize: RFP
Personnel in substantially similar titles within agency: Safety Auditor, Safety Compliance Specialist, Safety Accident Investigator, Safety Investigator
Headcount of personnel in substantially similar titles within agency: 8

Agency: Department of Design and Construction
Description of services sought: Contract Administration: fiscal audit, reconciliation of accounts, preparation of change orders, analyzing and finalizing financial transactions and contract close out, Former Fordham Library: 2556 Bainbridge Avenue, Bronx, Interior Renovations & Building Infrastructure
Start date of the proposed contract: 1/1/2018
End date of the proposed contract: 12/31/2018

Method of solicitation the agency intends to utilize: RFP
Personnel in substantially similar titles within agency: Administrative Accountant, Management Auditor, Associate Investigator, Investigator, Accountant, Administrative Construction Program Manager, Administrative Project Manager, Administrative Engineer, Associate Project Manager, Assistant Civil Engineer, Construction Project Manager, Mechanical Engineer, Supervisor Mechanics & Maintenance, Senior Estimating Mechanic, Senior Estimator-General Construction
Headcount of personnel in substantially similar titles within agency: 404

◀ n14

Notice of Intent to Issue New Solicitation(s) Not Included in FY 2018 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be issuing the following solicitation(s) not included in the FY 2018 Annual Contracting Plan and Schedule that is published, pursuant to New York City Charter § 312(a):

Agency: Department of Design and Construction
Description of services sought: Technical staff augmentation services - Multiple Awards
Start date of the proposed contract: 1/1/2018
End date of the proposed contract: 12/31/2018

Method of solicitation the agency intends to utilize: RFP
Personnel in substantially similar titles within agency: Certified IT Developer (Applications); Computer Aide; Computer Associate (Software); Computer Associate (Operations); Computer Operations Manager; Computer Programmer Analyst; Computer Service Technician; Computer Specialist (Software); Computer Systems Manager; Supervising Computer Service Technician
Headcount of personnel in substantially similar titles within agency: 41

◀ n14

Notice of Intent to Issue New Solicitation(s) Not Included in FY 2018 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be issuing the following solicitation(s) not included in the FY 2018 Annual Contracting Plan and Schedule that is published, pursuant to New York City Charter § 312(a):

Agency: Department of Citywide Administrative Services
Description of services sought: Fuel Card and Related Card Transaction Services, Citywide

Start date of the proposed contract: 6/22/2018
End date of the proposed contract: 6/21/2019
Method of solicitation the agency intends to utilize: Negotiated Acquisition Extension

Personnel in substantially similar titles within agency: None
Headcount of personnel in substantially similar titles within agency: 0

◀ n14

Notice of Intent to Extend Contract(s) Not Included in FY 2018 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be entering into the following extension(s) of (a) contract(s) not included in the FY 2018 Annual Contracting Plan and Schedule that is published, pursuant to New York City Charter § 312(a):

Agency: Department of Design and Construction
FMS Contract #: CTA185020147205177
Vendor: Rangam Consultants Inc.

Description of services: DDC ITCS Staff Augmentation – Integration of Legacy and PIMS Data covering 2/1/2016 to 8/31/2016 – Amendment Extension

Award method of original contract: Multiple Awards
FMS Contract type: Consultant

End date of original contract: 1/31/2016

Method of renewal/extension the agency intends to utilize: Amendment Extension

New start date of the proposed renewed/extended contract: 2/1/2016

New end date of the proposed renewed/extended contract: 8/31/2016

Modifications sought to the nature of services performed under the contract: Yes, increased workload due to more construction projects and divisions added at DDC that needed to be included in the data migration

Reason(s) the agency intends to renew/extend the contract: Good & Sufficient Cause

Personnel in substantially similar titles within agency: Certified IT Developer (Applications); Computer Aide; Computer Associate (Software); Computer Associate (Operations); Computer Operations Manager; Computer Programmer Analyst; Computer Service Technician; Computer Specialist (Software); Computer Systems Manager; Supervising Computer Service Technician
Headcount of personnel in substantially similar titles within agency: 41

Agency: Department of Design and Construction
FMS Contract #: CTA185020147205177

Vendor: Rangam Consultants Inc.

Description of services sought: DDC ITCS Staff Augmentation – Integration of Legacy and PIMS Data covering 9/1/2016 to 3/31/2017 – Amendment Extension

Award method of original contract: Multiple Awards

FMS Contract type: Consultant

End date of original contract: 8/31/2016

Method of renewal/extension the agency intends to utilize: Amendment Extension

New start date of the proposed renewed/extended contract: 9/1/2016

New end date of the proposed renewed/extended contract: 3/31/2017

Modifications sought to the nature of services performed under the contract: YES, increased workload due to more construction projects and divisions added at DDC that needed to be included in the data migration

Reason(s) the agency intends to renew/extend the contract: Good & Sufficient Cause

Personnel in substantially similar titles within agency: Certified IT Developer (Applications); Computer Aide; Computer Associate (Software); Computer Associate (Operations); Computer Operations Manager; Computer Programmer Analyst; Computer Service

Technician; Computer Specialist (Software); Computer Systems Manager; Supervising Computer Service Technician
 Headcount of personnel in substantially similar titles within agency: 41

◀ n14

Notice of Intent to Issue New Solicitation(s) Not Included in FY 2018 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be issuing the following solicitation(s) not included in the FY 2018 Annual Contracting Plan and Schedule that is published, pursuant to New York City Charter § 312(a):

Agency: Department of Parks and Recreation
 Description of services sought: Landscape Architectural Design and Ecological Services for Landscape Restoration at Mill Basin, located along Belt Parkway between Bergen Avenue and Flatbush Avenue, Borough of Brooklyn
 Start date of the proposed contract: 3/1/2018
 End date of the proposed contract: 3/1/2019
 Method of solicitation the agency intends to utilize: Task Order
 Personnel in substantially similar titles within agency: Landscape Architects, Assistant Landscape Architects, Landscape Architect Interns, Project Managers, Associated Project Managers
 Headcount of personnel in substantially similar titles within agency: 202

Agency: Department of Parks and Recreation
 Description of services sought: Landscape Architecture associated to the construction of a playground, comfort station, multi-purpose field and sport courts, bounded by Vandalia Avenue, Schroeders Avenue, Walker Street and Ashford Street, borough of Brooklyn
 Start date of the proposed contract: 6/1/2018
 End date of the proposed contract: 6/1/2021
 Method of solicitation the agency intends to utilize: Task Order
 Personnel in substantially similar titles within agency: Landscape Architects, Assistant Landscape Architects, Landscape Architect Interns, Project Managers, Associated Project Managers
 Headcount of personnel in substantially similar titles within agency: 202

Agency: Department of Parks and Recreation
 Description of services sought: Landscape Architectural Design Services for Construction of a New Park at Bushwick Inlet Park located at Kent Avenue between North 11th Street and North 12th Street in the Borough of Brooklyn
 Start date of the proposed contract: 5/1/2018
 End date of the proposed contract: 5/1/2021
 Method of solicitation the agency intends to utilize: Task Order
 Personnel in substantially similar titles within agency: Landscape Architects, Assistant Landscape Architects, Landscape Architect Interns, Project Managers, Associated Project Managers
 Headcount of personnel in substantially similar titles within agency: 202

Agency: Department of Parks and Recreation
 Description of services sought: Landscape Architectural Design Services for Installation of Sports Lighting at Basketball Courts located at Commodore Barry Park, bounded by Nacy Street and Park Avenue in the Borough of Brooklyn
 Start date of the proposed contract: 6/1/2018
 End date of the proposed contract: 6/1/2021
 Method of solicitation the agency intends to utilize: Task Order
 Personnel in substantially similar titles within agency: Landscape Architects, Assistant Landscape Architects, Landscape Architect Interns, Project Managers, Associated Project Managers
 Headcount of personnel in substantially similar titles within agency: 202

Agency: Department of Parks and Recreation
 Description of services sought: Landscape Architectural Design Services for Construction Passive Seating Area and Remediation of Motiva Parcel in Bushwick Inlet Park bounded by Franklin Street, East River and Quay Street in the Borough of Brooklyn
 Start date of the proposed contract: 6/1/2018
 End date of the proposed contract: 6/1/2022
 Method of solicitation the agency intends to utilize: Task Order
 Personnel in substantially similar titles within agency: Landscape Architects, Assistant Landscape Architects, Landscape Architect Interns, Project Managers, Associated Project Managers
 Headcount of personnel in substantially similar titles within agency: 202

◀ n14

CHANGES IN PERSONNEL

BOARD OF ELECTION POLL WORKERS
 FOR PERIOD ENDING 10/06/17

NAME	TITLE	NUM	SALARY	ACTION	PROV	EFF DATE	AGENCY
BEST	ANNTENIA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BEST	GERARD I	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BEST	LINDA R	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BETHEA	DEVIN L	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BETHEL	AKISHA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BIER	RICHARD M	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BILLY	SAINT S	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BINATE	JOVANNA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLAIR	DONNA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLAIR	UNICKS	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLAKE	JASMINE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLANEY	JAMES	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLOCH-NEAL	THEA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLOUNT	RODNEY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BLYDEN	RUQUANA	9POLL	\$1.0000	APPOINTED	YES	09/27/17	300
BOAZ	LESLIE G	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BOKHARI	RIMSHAW	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BOLGER	CETANDI K	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BOOKER	ASHLEY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRADLEY	JASMINE N	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRAVO	JENNIFER	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BREEDEN	YASMIN	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BREEDING	LINDSAY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRELAND	WILLAMAE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BREWSTER	JASMINE J	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRIGGS	DAPHNEY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRIGGS	TYVON H	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRITO	RAYSA M	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRODERICK	NASTASCI A	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROGDON	MICHAEL	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRONSON	ROBERT A	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWD	KENNETH	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	AMANDA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	ANN	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	AUDREY T	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	CHANCE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	ELIZABET F	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	JACQUELI	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	JAHMOY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	LAURA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	MAUREEN	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	SHAMANE R	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	SHAMEKA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	TAYLOR M	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	TIFFANY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN	WILLIAM	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWN JR	DANIEL	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BROWNE	KEVIN G	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BRUMAIRE	IDELLE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BUNAY ANDRANGO	NELLY M	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BURGOS	KELLY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300

BOARD OF ELECTION POLL WORKERS
 FOR PERIOD ENDING 10/06/17

NAME	TITLE	NUM	SALARY	ACTION	PROV	EFF DATE	AGENCY
BURKE	AISHA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BURNS	AL-LISHA L	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BURSTEIN	DIANE D	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BUSSEY	RODRICK C	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BUTT	LEASA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
BYAS	IESHIA S	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CABRERA	BIENVENI	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CABRERA	JACQUELI	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CABRERA	MAITE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CALTECAC	FELIPE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CALVO HERNANDEZ	CARLOS E	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAMACHO	JUAN A	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAMU	C C	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CANARTE	CHRISTIA A	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAPOZZELLI JR	ALBERT	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARBAJA	FRANCY V	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARBONELL	ELISA AN E	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARLO	ANTHONY	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAROLA	MARYANN C	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARRERAS	MARGARET A	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARRINGTON	SKY P	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARROLL	ALENA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARROLL	BRENNNA N	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARTER	DEYSHA	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CARTER	EDUARDO S	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CASTILLO	MIRTHA E	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CASTILLO	ROBERT	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CASTRO	ANA J	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CATALANO	SAMANTHA M	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CATALDI	ANTHONY R	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAUTHEN	JOHN	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CAUTO	JOSE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CEANT	MARIE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CEBALLOS	NILLARIS L	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300
CELESTIN	STEVENS	9POLL	\$1.0000	APPOINTED	YES	01/02/17	300
CEPHAS	YVETTE	9POLL	\$1.0000	APPOINTED	YES	01/01/17	300

LATE NOTICE

CITY COUNCIL

■ PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that the Council has scheduled the following public hearing on the matter indicated below:

The Subcommittee on Landmarks, Public Siting and Maritime Uses will hold a public hearing on the following matter, in the Committee Room, City Hall, New York, NY 10007, commencing at 11:00 A.M., on Monday, November 20, 2017:

697-SEAT INTERMEDIATE SCHOOL FACILITY
QUEENS CB - 2 **20175072 SCQ**
Application, pursuant to Section 1732 of the New York School Construction Authority Act, concerning the proposed site selection for a new, approximately 697-Seat Intermediate School facility, to be located at 38-04 48th Street (Block 125, Lot 10), Borough of Queens, in Community School District No. 30.

Accessibility questions: Land Use Division - (212) 482-5154, by: Friday, November 17, 2017, 1:00 P.M.



☛ n14-20

ECONOMIC DEVELOPMENT CORPORATION

CONTRACTS

■ SOLICITATION

Goods and Services

NEW MARKETS TAX CREDITS - Request for Proposals - PIN# 18500002 - Due 12-15-17 at 4:00 P.M.

New York City Economic Development Corporation (NYCEDC) is seeking a consultant or consultant team to provide consulting service for its New Markets Tax Credit program. The consultant will be asked to provide services in a range of key areas including Program Administrative Function, Corporate Governance and Internal Education and Trainings; details on each of these areas will be explicit in the RFP.

NYCEDC plans to select a consultant on the basis of factors stated in the RFP which include, but are not limited to: the quality of the proposal, experience of key staff identified in the proposal, experience and quality of any subcontractors proposed, demonstrated successful experience in performing services similar to those encompassed in the RFP, and the proposed fee.

It is the policy of NYCEDC to comply with all Federal, State and City laws and regulations which prohibit unlawful discrimination because of race, creed, color, national origin, sex, age, disability, marital status and other protected category and to take affirmative action in working with contracting parties to ensure certified Minority and Women-Owned Business Enterprises (M/WBEs) share in the economic opportunities generated by NYCEDC's projects and initiatives. Please refer to the Equal Employment and Affirmative Compliance for Non-Construction Contracts Addendum in the RFP.

This project has Minority and Women Owned Business Enterprise ("M/WBE") participation goals, and all respondents will be required to submit an M/WBE Participation Proposal with their response. To learn more about NYCEDC's M/WBE program, visit <http://www.nycedc.com/opportunitymwdbe>. For the list of companies who have been certified with the New York City Department of Small Business Services as M/WBE, please go to the www.nyc.gov/buycertified.

An optional informational session will be held on Friday, December 1, 2017, at 10:00 A.M., at NYCEDC. Those who wish to attend should RSVP by email to NMTCRFP2017@edc.nyc on or before November 30, 2017.

Respondents may submit questions and/or request clarifications from NYCEDC no later than 5:00 P.M., on Friday, December 1, 2017. Questions regarding the subject matter of this RFP should be directed to NMTCRFP2017@edc.nyc. For all questions that do not pertain to the subject matter of this RFP please contact NYCEDC's Contracts Hotline at (212) 312-3969. Answers to all questions will be posted by Friday, December 8, 2017, to www.nycedc.com/RFP.

The RFP is available for in-person pick-up between 9:30 A.M. and 4:30 P.M., Monday through Friday, from NYCEDC. Please submit five (5) sets of your proposal to: NYCEDC, Attention: Maryann Catalano, Chief Procurement Officer, Contracts.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-

qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Economic Development Corporation, 110 William Street, 4th Floor, New York, NY 10038. Maryann Catalano (212) 312-3969; Fax: (212) 312-3918; nmtcrfp2017@edc.nyc

Accessibility questions: equalaccess@edc.nyc or (212) 312-6602, by: Thursday, November 30, 2017, 5:00 P.M.



☛ n14

MAYOR'S OFFICE OF CRIMINAL JUSTICE

■ INTENT TO AWARD

Services (other than human services)

JUVENILE JUSTICE DATABASE - Negotiated Acquisition - Available only from a single source - PIN#00218N0004001 - Due 11-21-17 at 5:00 P.M.

The City, in partnership with the Vera Institute of Justice, has developed and has been maintaining a comprehensive database that integrates data from multiple juvenile justice sources and generates case files that track the movement of juvenile delinquency cases through the juvenile justice system, which previously had been supported under a Federal grant award program that has been discontinued. This award will support the continued operations of the juvenile justice system database.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Mayor's Office of Criminal Justice, 1 Centre Street, Room 1012N, New York, NY 10007. Gerald Foley (646) 576-3471; Fax: (212) 312-0825; gfoley@cityhall.nyc.gov

☛ n14-20

CONTRACT AWARD HEARINGS

NOTE: INDIVIDUALS REQUESTING SIGN LANGUAGE INTERPRETERS/TRANSLATORS SHOULD CONTACT THE MAYOR'S OFFICE OF CONTRACT SERVICES, PUBLIC HEARINGS UNIT, 253 BROADWAY, 9TH FLOOR, NEW YORK, NY 10007, (212) 788-7490, NO LATER THAN TEN (10) BUSINESS DAYS PRIOR TO THE PUBLIC HEARING. TDD USERS SHOULD CALL VERIZON RELAY SERVICES.

CITYWIDE ADMINISTRATIVE SERVICES

■ PUBLIC HEARINGS

CORRECTION: NOTICE IS HEREBY GIVEN that a Contract Public Hearing will be held on Friday, November 24, 2017, 1 Centre Street, Mezzanine, Borough of Manhattan, commencing at 10:00 A.M. on the following:

IN THE MATTER OF a proposed contract between the Department of Citywide Administrative Services and the POWER AUTHORITY OF THE STATE OF NEW YORK, 123 Main Street, Corporate Communications, Mail Stop 10 B, White Plains, NY 10601-3170, to provide the supply of electricity to City of New York accounts. The proposed contract amount is \$6,684,100,000.00. The term of the contract will be from January 1, 2018 to December 31, 2027. The E-PIN# is 85618T0005.

The proposed contract is procured via Government to Government Purchase, pursuant to Section 3-13 of the Procurement Policy Board Rules.

A draft copy of the contract may be inspected at the Office of Citywide Procurement, 1 Centre Street, 18th Floor, New York, NY 10007, on business days, excluding legal holidays, from November 13, 2017 to November 24, 2017, between the hours of 9:00 A.M. and 4:00 P.M.



☛ n14