



CITY PLANNING COMMISSION

August 27, 2003/Calendar No. 19

N 040023 HAM

IN THE MATTER OF an application submitted by the Department of Housing Preservation and Development (HPD):

- 1) pursuant to Article 16 of the General Municipal Law of New York State for:
 - a) an Urban Development Action Area Project located at 326 - 330 East 116th Street (Block 1687, Lot 38) on property previously designated as an Urban Development Action Area

to facilitate construction of a development, tentatively known as Flora Vista Supportive Housing, with 20 units of rental housing for formerly homeless persons of low income with special needs, to be developed under the New York State Homeless Housing Assistance Program, Borough of Manhattan, Community District 11.

WHEREAS, on July 21, 2003, the Department of Housing Preservation and Development (HPD) submitted an application (N 040023 HAM) pursuant to Article 16 of the General Municipal Law of New York State for:

- 1) an Urban Development Action Area Project located at 326 - 330 East 116th Street (Block 1687, Lot 38) on property previously designated as an Urban Development Action Area; and

WHEREAS, UDAAP designation of the subject parcel was approved by the City Planning Commission on September 25, 1996 (C 960496 HAM, Calendar No. 41) and by the City Council on October 16, 1996 (Resolution No. 1971); and

WHEREAS, this application (N 040023 HAM) was reviewed pursuant to the New York State Environmental Quality Review Act (SEQRA), and SEQRA regulations set forth in Volume 6 of the New York Code of Rules and Regulations, Section 617.00 et seq. and the City

Environmental Quality Review (CEQR) Rules of Procedure of 1991 and Executive Order No. 91 of 1977. The lead agency is the Department of Housing Preservation and Development. This application was determined to be a Type II action and requires no further environmental review; and

WHEREAS, Community Board 11 sent a letter, dated June 3, 2003, stating that the board voted to support the project on October 16, 2001; and

WHEREAS, on July 23, 2003 (Supplemental Calendar No. 1,) the City Planning Commission scheduled August 13, 2003, for a public hearing on this application (N 040023 HAM). The hearing was duly held on August 13, 2003 (Calendar No. 20); and

WHEREAS, there were two speakers at the public hearing, who spoke in favor of the application, and the hearing was closed; and

WHEREAS, this application would facilitate the construction of a six-story building tentatively known as Flora Vista Supportive Housing, with 20 units of rental housing for formerly homeless persons of low income with special needs, to be developed under the New York State Homeless Housing Assistance Program; and

WHEREAS, the Commission has determined that the application warrants approval and therefore adopts the following resolution:

WHEREAS, the Department of Housing Preservation and Development has recommended an Urban Development Action Area Project located at 326 - 330 East 116th Street (Block 1687, Lot 38) on property previously designated as an Urban Development Action Area; and

THEREFORE, be it **RESOLVED** that the City Planning Commission, after due consideration of the appropriateness of the actions, certifies its unqualified approval of the following matters pursuant to the Urban Development Action Area Act:

- 1) an Urban Development Action Area Project located at 326 - 330 East 116th Street (Block 1687, Lot 38) on property previously designated as an Urban Development Action Area

to facilitate construction of a development, tentatively known as Flora Vista Supportive Housing, with 20 units of rental housing for formerly homeless persons of low income with special needs, to be developed under the New York State Homeless Housing Assistance Program, Borough of Manhattan, Community District 11,

and the City Planning Commission recommends that the New York City Council find that:

- a. The present status of the area tends to impair or arrest the sound development of the municipality;
- b. The financial aid in the form of tax incentives to be provided by the municipality pursuant to Section 696 of the Urban development Action Area Act is necessary to enable the project to be undertaken; and
- c. The project is consistent with the policy and purposes stated in Section 691 of the Urban Development Action Area Act.

The above resolution, duly adopted by the City Planning Commission on August 27, 2003
(Calendar No. 19), is filed with the Office of the Speaker, City Council, pursuant to Article 16 of
the General Municipal Law of New York State.

KENNETH J. KNUCKLES, Esq., **Vice Chairman**
ANGELA M. BATTAGLIA, IRWIN G. CANTOR, P.E.,
RICHARD W. EADDY, ALEXANDER GARVIN,
CHRISTOPHER KUI, JOHN MEROLO,
KAREN A. PHILLIPS, DOLLY WILLIAMS, **Commissioners**