



CITY PLANNING COMMISSION

May 21, 2014 / Calendar No. 6

N 140340 PXX

IN THE MATTER OF a Notice of Intent to acquire office space submitted by the Department of Citywide Administrative Services, pursuant to Section 195 of the New York City Charter for use of property located at 4112 Farragut Road (Block 5016, Lot 35) for the Community Board 17 District Office, Community District 17, Borough of Brooklyn.

WHEREAS, on April 23, 2014, the Department of Citywide Administrative Services (DCAS) submitted a Notice of Intent to acquire office space pursuant to 195 of the New York City Charter for the use of space located at 4112 Farragut Road (Block 5016, Lot 35), Community District 17, Brooklyn, which is intended for use as office space by Brooklyn Community Board 17; and

WHEREAS, this application (N 140340 PXX) was reviewed pursuant to the New York State Environmental Quality Review Act (SEQRA) and the SEQRA requirements set forth in Volume 6 of the New York Code of Rules and Regulations, Section 617.00 et seq. and the New York City Environmental Quality Review (CEQR) Rules of Procedure of 1991 and Executive Order 91 of 1977. This application was determined to be a Type II action which requires no further environmental review; and

WHEREAS, the Notice of Intent was referred by the Department of City Planning to Brooklyn Community Board 17 and to all Borough Presidents pursuant to Section 195 of the New York City; and

WHEREAS, the Brooklyn Community Board 17 Executive Committee voted in favor of the site; and

WHEREAS, the Borough President of Brooklyn has not submitted a recommendation; and

WHEREAS, no recommendations were received from other Borough Presidents; and

WHEREAS, the City Planning Commission held a public hearing on the application on May 7, 2014 (Calendar No. 18); and

WHEREAS, there were six speakers at the public hearing in favor of the application and three opposed; and

WHEREAS, a representative from the Department of Citywide Administrative Services, the Chair for Brooklyn Community Board 17 and four members of Community Board 17 spoke in favor the of the application; and

WHEREAS, the representative from DCAS indicated that the current site is located outside of Community District 17, and while they identified other potential sites in the Community District, the sites did not meet the site criteria; and

WHEREAS, three members of Community Board 17 spoke in opposition of the application; and

WHEREAS, the public hearing was closed; and

WHEREAS, the Department of Citywide Administrative Services stated in a letter dated May13, 2014 that DCAS believes that the location of the facility and its accessibility to mass transit will satisfy the operational requirements of Community Board 17 and its constituents; and

WHEREAS, the City Planning Commission, in reviewing the proposed location of office space has considered the following criteria of Article 7 of the Criteria for the Location of City Facilities as adopted by the City Planning Commission on December 3, 1990 pursuant to Section 203 (a) of the New York City Charter:

- a) **Suitability of the Site to Provide Cost Effective Operations.** The proposed facility at 4112 Farragut Road is of sufficient size and will be appropriately built-out for cost-effective Community Board operations. The proposed site will provide modern office facilities including appropriate reception area, non-private offices, adequate conference room and filing space, and data processing facilities. The site provides sufficient space for staff and various committees of the Board. Further, the site provides adequate space for the monthly District Service Cabinet meeting and related activities.
- b) **Suitability of the Site for Operation Efficiency.** The site is suitable for operational efficiency due to its accessibility to both staff and residents of Community Board 17. The proposed site is located within the Board's service area and the site is reasonably well served by public transportation. The building is located a few blocks from stops on the B 6 & B 103 bus lines. The No. 2 & No. 5 subway lines have a stop less than a ½ mile away from the office at the Brooklyn College Station. While the proposed lease does not include parking, there is adequate on-street parking on the surrounding blocks. The site will be handicapped accessible.
- c) **Consistency with the Locational and other Specific Criteria for the Facility Stated in the Citywide Statement of Needs.** The proposed relocation was not indicated in a Citywide Statement of Needs.

- d) **Whether the Facility can be Located so as to Support Development and Revitalization of the City's Regional Business Districts.** There is no regional business district in this Community District. However, the proposed site is located within the service area of the Community Board.

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

RESOLVED, by the City Planning Commission that the Notice of Intent to acquire office space submitted by the Department of Citywide Administrative on April 23, 2014 for the use of space located at 4112 Farragut Road (Block 5016, Lot 35), Community District 17, Brooklyn, which is intended for use as office space by Brooklyn Community Board 17, is hereby **APPROVED**.

The above resolution, duly adopted by the City Planning Commission on May 21, 2014 (Calendar No. 6), is filed with the Office of the Speaker, City Council in accordance with the requirements of Section 195 of the New York City Charter.

CARL WEISBROD, Chairman

KENNETH J. KNUCKLES, ESQ., Vice Chairman

ANGELA M. BATTAGLIA, RAYANN BESSER, IRWIN G. CANTOR, P.E.,

MICHELLE DE LA UZ, MARIA M. DEL TORO, JOSEPH DOUEK, ANNA HAYES LEVIN,

ORLANDO MARIN, Commissioners



The City of New York

COMMUNITY BOARD 17

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TO: The New York City Planning Commission

FROM: Ms. Gail Reed-Barnett
Chairperson
Community Board #17 Brooklyn

RE: City Planning Commission Hearing May 7, 2014
Calendar #18 - N 140340 PXX
New office space for Community Board #17
At 4112 Farragut Road, Brooklyn

During my testimony yesterday on the referenced item, I was asked about the vote of Community Board #17 to accept the space at 4112 Farragut Road as the new office for the Board. I was unable to recall the exact vote count.

Please be advised that on February 1, 2014, ten Board members inspected the space at 4112 Farragut Road, nine of which were Executive Committee members. There are 16 Executive Committee members of the Board. The other Executive Committee members were called and asked to visit this site over the following weekend. I was called by these Executive Committee members and all concurred to accept this site. On February 3, 2014, I sent an e-mail to DCAS accepting the site.

Subsequent to that e-mail, on February 10, 2014 the Executive Committee met and formally voted. The vote was 14 in favor of 4112 Farragut Road, two members were absent. All felt that the space was more than adequate for the Board's needs and were satisfied with the transportation access. On February 11, 2014, I sent another e-mail to DCAS confirming our decision to accept the site.

C: Jeffrey R. Kondrat, DCAS

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