



February 5, 2020 /Calendar No. 15

N 200055 PXQ

IN THE MATTER OF a Notice of Intent to acquire office submitted by the Department of Citywide Administrative Services, pursuant to Section 195 of the New York City Charter for use of property located at 30-50 Whitestone Expressway (Block 4363, Lot 100) (Queens Community Board 7), Borough of Queens, Community District 7.

WHEREAS, on January 9, 2020, the Department of Citywide Administrative Services (DCAS) submitted a Notice of Intent to acquire 1,900 square feet of office space, pursuant to Section 195 of the New York City Charter, to relocate Queens Community Board 7's district office to a property located at 30-50 Whitestone Expressway (Block 4363, Lot 100), Community District 7, Borough of Queens, for at least five years; and

WHEREAS, this application (N 200055 PXQ) was reviewed pursuant to the New York State Environmental Quality Review Act (SEQRA) and the SEQRA regulations 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 Queens Community Board 7 and to all Borough Presidents pursuant to Section 195 of the New York City Charter; and

WHEREAS, Queens Community Board 7 has not submitted a recommendation on this matter; and

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

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

WHEREAS, on January 2, 2020, the City Planning Commission duly advertised January 22, 2020 for a public hearing on this application (N 200055 PXQ).

WHEREAS, the City Planning Commission held a public hearing on the application on January 22, 2020 (Calendar No. 30); and

WHEREAS, a representative from DCAS and the Community Board's chairperson spoke in favor of the application at the public hearing. The chairperson also provided a letter of support from the Community Board's district manager; and

WHEREAS, there were no other speakers and the public hearing was closed; and

WHEREAS, the City Planning Commission, in reviewing the proposed location of the 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 1,900 square feet of office space at 30-50 Whitestone Expressway is of sufficient size to meet the needs of the Community Board's relocation of its district office. The space is currently vacant and will require only minor renovations to make it suitable for the board's needs. Therefore, it is a cost-effective location. Additionally, the site is fully ADA compliant.
- b) **Suitability of the Site for Operational Efficiency.** The nearest subway station is located approximately one mile southeast of the project site. The Q65, Q25 and Q20A/B bus lines connect to the 7 line at Main/Street Flushing with bus stops one block north and south from the proposed site. Uses proximate to the site are oriented to auto use, and the site is located directly west of the Whitestone Expressway, a major connector.

- c) **Consistency with the Locational and other Specific Criteria for the Facility Stated in the Citywide Statement of Needs.** The proposed relocation was not included in the Citywide Statement of Needs. However, the siting criteria used here, such as access to public transportation, sufficient conference rooms, and handicapped accessibility, conform to the criteria used in the 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.** 30-50 Whitestone Expressway is located within the Special College Point District, created in 2009 to facilitate business park development with minimal impacts to existing residential areas. The site's location and available parking fulfill a cost-effective solution to meeting the needs 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 Services on January 9, 2020 for use of property located at 30-50 Whitestone Expressway (Block 4363, Lot 100) (Queens Community Board 7), Borough of Queens, Community District 7, is hereby **APPROVED**.

The above resolution, duly adopted by the City Planning Commission on February 5, 2020 (Calendar No. 15), is filed with the Office of the Speaker, City Council, in accordance with the requirements of Section 195 of the New York City Charter.

MARISA LAGO, *Chair*

KENNETH J. KNUCKLES, ESQ., *Vice Chairman*

DAVID J. BURNEY, ALLEN P. CAPPELLI, ESQ., ALFRED C. CERULLO, III,

MICHELLE DE LA UZ, JOSEPH DOUEK, RICHARD W. EADDY,

HOPE KNIGHT, ANNA HAYES LEVIN, ORLANDO MARIN,

LARISA ORTIZ, RAJ RAMPERSHAD, *Commissioners*