



CITY PLANNING COMMISSION

August 10, 2005, Calendar No.8

N 060013 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 1200 Waters Place (Block 4226, Lot 70), Community District 11, Borough of the Bronx.

WHEREAS, on July 13, 2005, the Department of Citywide Administrative Services submitted a Notice of Intent to Acquire Office Space pursuant to Section 195 of the New York City Charter for use of space located at 1200 Waters Place (Block 4226, Lot 70), Community District 11, Borough of the Bronx, which is intended for use as offices by the Administration for Children's Services,

WHEREAS, this application (N 060013 PXX) 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 Bronx Community Board 11 and to all Borough Presidents pursuant to Section 195 of the New York City Charter; and

WHEREAS, Bronx Community Board 11 has not submitted a recommendation; and

WHEREAS, the Borough President of the Bronx 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 July 27, 2005 (Calendar No.27); and

WHEREAS, there were no speakers and the public hearing was closed; 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 space is intended for use as offices for the Child Protective Services division of the Administration for Children's Services. Child Protective Services is responsible for investigating all reports of child abuse and neglect, as well as working with families deemed at risk, providing crisis intervention and service needs assessment. This office will be responsible for community districts 9 and 10 in the Bronx. Since being evicted from their leased space at 1960 Benedict Avenue, they have been operating from three ACS locations: 974 Morris Avenue, 2501 Grand Concourse, and 192 East 151st Street. The consolidation of the Child Protective Services staff will eliminate the duplication of services and allow for more efficient operations.

b) **Suitability of the site for operational efficiency:** The proposed site is located within the Hutchinson Metro Center and is zoned M1-1, which permits the office as-of-right. The surrounding area is developed with office uses. The proposed location is currently vacant and will be comply with all requirements of the Americans with Disabilities Act .

c) **Consistency with locational and other specific criteria for the facility stated in the Statement of Needs.** The facility was not listed in the Citywide Statement of Needs. Access to the site by public transportation is by the #6 subway line or the Bx21, Bx14 and Bx 8 bus lines.

d) **Whether the facility can be located so as to support development and revitalization of the city's regional business districts without constraining operational efficiency.** The proposed space is not located within a regional business district. However, the proposed facility is located within the Hutchinson Metro Center, in an area selected because of its central proximity to the clients it serves.

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 July 13, 2005 for use of property located at 1200 Waters Place (Block 4226, Lot 70), Community District 11, Borough of the Bronx, is hereby **APPROVED**.

The above resolution, duly adopted by the City Planning Commission on August 10, 2005 (Calendar No. 8), is filed with the Office of the Speaker, City Council in accordance with the requirements of Section 195 of the New York City Charter.

AMANDA M. BURDEN, AICP, Chair,
KENNETH J. KNUCKLES, Esq., Vice-Chairman,
IRWIN G. CANTOR, P.E., **ANGELA R. CAVALUZZI**, R.A.,
ALFRED C. CERULLO, III, **RICHARD W. EADDY**,
JANE D. GOL, **LISA A. GOMEZ**, **CHRISTOPHER KUI**, **JOHN MEROLO**,
KAREN A. PHILIPS, **DOLLY WILLIAMS**, Commissioners.