



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 2500 Halsey Street (Block 3852, Lot 1) as office space (Taxi and Limousine Commission offices), Borough of the Bronx, Community District 10.

WHEREAS, on July 26, 2017 the Department of Citywide Administrative Services (DCAS) 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 2500 Halsey Street (Block 3852, Lot 1) Community District 10, Bronx, which is intended for use as office space by the Taxi and Limousine Commission (TLC); and

WHEREAS, this application (N 180015 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 Bronx Community Board 10 and to all Borough Presidents pursuant to Section 195 of the New York City Charter; and

WHEREAS, Bronx Community Board 10 has not submitted a recommendation on this matter; 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, on July 26, 2017 the City Planning Commission duly advertised August 9, 2017 for a public hearing on this application (N 180015 PXX); and

WHEREAS, the City Planning Commission held a public hearing on the application on August 9, 2016 (Calendar Number 39); and

WHEREAS, representatives from the Department of Citywide Administrative Services, and the Taxi and Limousine commission (TLC) spoke in favor of the application; 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 office space (for the Taxi and Limousine Commission) has considered the following criteria of Article 7 of the Criteria for the Location of City Facilities as adopted by the City Planning Commission of December 3, 1990 pursuant to Section 203 (a) of the New York City Charter:

7.1a Suitability of the Site to Provide Cost Effective Operations

The proposed space at 2500 Halsey Street is of sufficient size and will be appropriately renovated for cost-effective operations by the Taxi and Limousine Commission. The space is currently vacant and in good condition. Additionally, the office will be built-out and made fully handicapped accessible. It is also is readily accessible by public transportation.

7.1b Suitability of Site for Operational Efficiency

The proposed site is suitable for operational efficiency by due to its large at-grade accessory parking lot and its proximity to mass transit. TLC's enforcement division has a 110-car fleet that is operational 24 hours daily. The ability to park all of its vehicles at one location was a key element in the selection of this property.

TLC staff members will regularly visit the site's training center. The IRT #6 line Westchester Square station is located 4 blocks east of the site, and there is on-street parking in the surrounding area. In addition, the Bx. #40, #42 (Tremont Avenue) and #31 (Westchester Avenue) bus lines stop within a 5 minute walk from the office space.

7.1c Consistency with the Locational and other Specific Criteria for the Facility Stated in the Citywide Statement of Needs

The proposed temporary lease of this property was not included in the Citywide Statement of Needs. However, the siting criteria used here, such as access to off-street parking and handicapped access conform to the criteria used in the Citywide Statement of Needs.

7.1d Whether the Facility can be Located so as to Support Development and Revitalization of the City's Regional Business Districts

The proposed location is immediately east of the Westchester Square Business Improvement District and is within the Zerega Industrial Business Zone.

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 26, 2017 pursuant to Section 195 of the New York City Charter for use of property located at 2500 Halsey Street (Block 3852, Lot 1), as office space (Taxi and Limousine Commission offices), Borough of the Bronx, Community District 10, is hereby **APPROVED**.

The above resolution is duly adopted by the City Planning Commission on August 23, 2017 (Calendar No.12), 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 Chair*

RAYANN BESSER, IRWIN G. CANTOR, P.E., ALFRED C. CERULLO, III,

MICHELLE R. DE LA UZ, JOSEPH I. DOUEK,

CHERYL COHEN EFFRON, HOPE KNIGHT, ANNA HAYES LEVIN,

ORLANDO MARIN, *Commissioners*