



CITY PLANNING COMMISSION

September 24, 2008 / Calendar No. 22

C 050138 PSR

IN THE MATTER OF an application submitted by the Fire Department and the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter, for the site selection of property located at 1850-1852 Clove Road (Block 2905, Lot 1), for use as a vehicle equipment and storage facility, Community District 2, Borough of Staten Island.

This application (C 050138 PSR) was filed on October 15, 2004, by the NYC Fire Department and the NYC Department of Citywide Administrative Services in order to facilitate the construction of a vehicle and equipment storage facility.

BACKGROUND

The Fire Department (FDNY) and the Department of Citywide Administrative Services (DCAS) seeks to use city-owned land located at 1850-1852 Clove Road (Block 2905, Lot 1) for use as a new FDNY vehicle and equipment storage facility. The site to be selected has an area of 12,700 square feet and occupies the entire block bounded by Clove Road, Oder Avenue, Targee Street and Narrows Road South.

The site is located in an R3-2/C2-1 zoning district, which permits the equipment storage. The surrounding area is characterized by a mix of residential, commercial and community facility uses. The site is located directly across Clove Road from an existing firehouse, Engine 160/Rescue 5. The site is currently being used as off-street parking for Engine 160/Rescue 5 apparatus and employees' vehicles. There is one curb cut on Clove Road and one on Narrows Road South.

Project Description

The proposed project is a one-story, 5,156 sq. ft. vehicle and equipment storage facility on the eastern portion of the site. The facility will be used for the permanent storage of emergency equipment such as vehicle extraction and collapse equipment, hazardous materials clean-up items and additional firefighting equipment such as spare hoses, ladders, generators, etc. The vehicles to

be stored in this proposed facility will be used by FDNY's Division 8, including those assigned to Engine 160, Rescue 5, located across the street. The amount of equipment stored within the facility will vary based upon operational requirements and training cycles. The remainder of the lot will remain as a landscaped accessory parking lot containing ten parking spaces for FDNY employees.

The proposed facility would be located in a R3-2/C2-1 zoning district, which does not permit the use. In this instance, the City is exercising its option not to be subject to its zoning requirements when performing a governmental function.'

ENVIRONMENTAL REVIEW

This application (C 050138 PSR) 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 City Environmental Quality Review (CEQR) Rules of Procedure of 1991 and Executive Order No. 91 of 1977. The lead agency is the Fire Department of the City of New York. The designated CEQR # is 05CFD002R

After a study of the potential environmental impact of the proposed action, a negative declaration was issued on June 4, 2004.

UNIFORM LAND USE REVIEW

This application (C 050138 PSR) was certified as complete by the Department of City Planning on June 16, 2008, and was duly referred to Community Board 2 and the Borough President, in accordance with Title 62 of the Rules of the City of New York Section 2-02(b).

Community Board Public Hearing

Community Board 2 held a public hearing on this application (C 050138 PSR) on July 9, 2008 and, on July 9, 2008, by a vote of 18 to 1, with zero abstentions, adopted a resolution recommending approval of this application.

Borough President Recommendation

This application (C 050138 PSR) was considered by the Borough President of Staten Island who issued a recommendation to approve the applications on July 9, 2008.

City Planning Commission Public Hearing

On August 11, 2008 (Calendar No. 15), the City Planning Commission scheduled August 27, 2008 for a public hearing on this application (C 050138 PSR). The hearing was duly held on August 27, 2008 (Calendar No. 33).

There was one speaker in favor of the application. A representative from the Fire Department presented the project.

There were no other speakers and the hearing was closed.

CONSIDERATION

The City Planning Commission believes that the application of the Department of Citywide Administrative Services and Fire Department for site selection of property for use as a vehicle and equipment storage facility is appropriate.

The proposed site is located in Grasmere, adjacent to the Clove Road entrance and exit ramps to and from the Staten Island Expressway. The site is already owned by the City, and the entire site consists of undeveloped area currently used as a parking lot. This site is of adequate size to accommodate both the 5,156 square feet of space for a vehicle and equipment storage facility.

RESOLUTION

RESOLVED, that the City Planning Commission finds that the action described herein will have no significant impact on the environment; and be it further

RESOLVED, pursuant to Sections 197-c of the New York City Charter, that based on the environmental determination and the consideration described in this report, the application of the Fire Department and the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter, for site selection of property located at 1850-1852 Clove Road (Block 2905, Lot 1), Community District 2, Borough of Staten Island, for use as a vehicle and equipment storage facility, is approved.

The above resolution (C 050138 PSR), duly adopted by the City Planning Commission on September 24, 2008 (Calendar No. 22), is filed with the Office of the Speaker, City Council, and the Borough President in accordance with the requirements of Section 197-d of the New York City Charter.

AMANDA M. BURDEN, FAICP, Chair

KENNETH J. KNUCKLES, Esq., Vice-Chairman

IRWIN G. CANTOR, P.E., ANGELA R. CAVALUZZI, AIA, ALFRED C. CERULLO, III, BETTY Y. CHEN, MARIA M. DEL TORO, RICHARD W. EADDY, NATHAN LEVENTHAL, SHIRLEY A. MCRAE, JOHN MEROLO, KAREN A. PHILIPS,
Commissioners