ENVIRONMENTAL ASSESSMENT AND REVIEW DIVISION

Daniel R. Garodnick, *Director*
Department of City Planning

To: Hilary Semel, Director and General Counsel
Mayor's Office of Environmental Coordination
100 Gold Street, 2nd Floor
New York, NY 10038

CITY ENVIRONMENTAL QUALITY REVIEW
NOTICE OF LEAD AGENCY DETERMINATION AND REVIEW

Re:	**1455 Coney Island Avenue Rezoning**
CEQR No.	23DCP018K
ULURP No(s).	220449ZMK, N220450ZRK
SEQRA Classification:	Unlisted
Brooklyn Community District:	BK14

The above-referenced application involves discretionary action(s) subject to City Planning Commission approval, and subject to review under the City Environmental Quality Review (CEQR), Executive Order No. 91, and the State Environmental Quality Review Act (SEQRA), 6 NYCRR 617. Pursuant to Sections 5.03 and 5.05 of the Rules of Procedure for CEQR, the Department of City Planning, acting on behalf of the City Planning Commission, is assuming lead agency status for this application.

Project Description: The applicant, Prospect Park Lands LLC, seeks a Zoning Map Amendment from R5/C2-3 to R7D/C2-4 and a Zoning Text Amendment to Appendix F to map a Mandatory Inclusionary Housing (MIH) area on Block 6722, Lots 1, 67, 69, 70, 71, and 73 and a portion of Lot 65. The proposed actions would facilitate a new 9-story, 115-foot-tall building with approximately 158,068 gross square feet (gsf) of long-term care facility and 49 accessory parking spaces at 1455 Coney Island Avenue in Midwood, Community District 14, Brooklyn.

An Environmental Assessment Statement is attached. Please contact Sean O'Rourke of the Department of City Planning at +1 212-720-3425 if you have questions regarding the application.

Sincerely,

Stephanie Shellooe, AICP, *Director*

September 16, 2022
Date

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