ENVIRONMENTAL ASSESSMENT AND REVIEW DIVISION

Marisa Lago, *Director*
Department of City Planning

June 29, 2020

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:	**103-16 Van Wyck Expressway Rezoning**
CEQR No.	20DCP161Q
ULURP No(s).	Pending
SEQRA Classification:	Unlisted
Queens Community District:	QN10

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, 10316 Van Wyck Exp LLC, seeks a Zoning Map Amendment from a R3A to a R6B/C2-3 to facilitate the development of a four story mixed use building providing 18 dwelling units, 8 parking spaces and ground floor retail at 103-16 Van Wyck Expressway in Queens Community District 10. The applicant also proposes a Zoning Text Amendment to establish a new MIH area.

An Environmental Assessment Statement is attached. Please contact Rachel Antelmi of the Department of City Planning at 212-720-3621 if you have questions regarding the application.

Sincerely,

Olga Abinader, *Director* — June 29, 2020 Date

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