Park Avenue Brooklyn Rezoning

CD 3 **C 240218 ZMK**

IN THE MATTER OF an application submitted by Park Avenue Rezoning partners LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section Nos. 12d & 13b:

1. changing from an M1-1 District an M1-4/R6-1 District property bounded by a line 100 feet southerly of Park Avenue, Sandford Street, a line 325 feet southerly of Park Avenue, Walworth Street, a line 225 feet southerly of Park Avenue, and Spencer Street;

2. changing from an M1-2 District an M1-4/R6-1 District property bounded by a line 250 feet northerly of Park Avenue, a line midway between Walworth Street and Spencer Street, a line 100 feet northerly of Park Avenue and a line midway between Spencer Street and Bedford Avenue, and;

3. changing from an M1-1 District an M1-4/R7D District property bounded by Park Avenue, Sandford Street, a line 100 feet southerly of Park Avenue, and Spencer Street;

4. changing from an M1-2 District an M1-4/R7D District property bounded by a line 100 feet northerly of Park Avenue, Warsoff Place, Park Avenue, and a line midway between Spencer Street and Bedford Avenue; and

5. establishing a Special Mixed Use District (MX-4) bounded by a line 250 feet northerly of Park Avenue, a line midway between Walworth Street and Spencer Street, a line 100 feet northerly of Park Avenue, Warsoff Place, Sandford Street, a line 325 feet southerly of Park Avenue, Walworth Street, a line 225 feet southerly of Park Avenue, Spencer Street, Park Avenue, and a line midway between Spencer Street and Bedford Avenue;

as shown on a diagram (for illustrative purposes only) dated March 16, 2026, and subject to the conditions of CEQR Declaration E-898.