NYCPLANNING
DEPARTMENT OF CITY PLANNING CITY OF NEW YORK

NOTICE OF CERTIFICATION

Pursuant to the **U**niform **L**and **U**se **R**eview **P**rocedure

Application #: **210148 ZMQ**	Project Name: **133 Beach 116th Street Rezoning**
CEQR Number: 21DCP015Q	Borough(s): Queens
	Community District Number(s): 14

Please use the above application number on all correspondence concerning this application

Docket Description:

IN THE MATTER OF an application submitted by Beach 116th Associates LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 30b:

1. eliminating from within an existing R7A District a C1-3 District bounded by Beach 116th Street, a line 200 feet northwesterly of Ocean Promenade, a line midway between Beach 116th Street and Beach 117th Street, and a line 150 feet southeasterly of Rockaway Beach Boulevard; and

2. establishing within an existing R7A District a C2-4 District bounded by Beach 116th Street, a line 200 feet northwesterly of Ocean Promenade, a line midway between Beach 116th Street and Beach 117th Street, and a line 150 feet southeasterly of Rockaway Beach Boulevard;

Borough of Queens, Community District 14, as shown on a diagram (for illustrative purposes only) dated April 5, 2021.

Related Applications:				

Applicant(s):	**Applicant's Representative:**
Beach 116th Associates LLC 2361 Nostrand Avenue, Suite 901 Brooklyn, NY 11210	Eric Palatnik, Esq. Eric Palatnik, P.C. 32 Broadway, Suite 114 New York, NY 10004

Contact:
Address questions about this application to the following DCP office:
DEPARTMENT OF CITY PLANNING
Queens Office
Address: 120-55 Queens Blvd., Room 201, Kew Gardens NY 11424
Phone: 718 520-2100
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Public Review Timeline:

On **April 5, 2021** the above listed application was certified as complete by the Department of City Planning. The period for community board review begins on **April 14, 2021** and must be completed by **June 14, 2021**