DEPARTMENT OF CITY PLANNING
CITY OF NEW YORK

ENVIRONMENTAL ASSESSMENT AND REVIEW DIVISION

Marisa Lago, *Director*
Department of City Planning

July 19, 2018

Hilary Semel
New York City Mayor's Office of Environmental Coordination
253 Broadway, 14th Floor
New York, NY 10007

NOTICE OF LEAD AGENCY DETERMINATION AND REVIEW

Re: **34th Avenue & Northern Boulevard Rezoning**
CEQR No. 19DCP003Q

Dear Ms. Semel,

The above-referenced application involves discretionary actions subject to City Planning Commission approval. These actions are 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 and is initiating the CEQR review.

Project Address: 47-15 34th Avenue, Queens, Block 722, Lots 1, 3, 4, 5, 70, 106, 107, 109, 110, 112, 211; Block 723, Lots 1, 8
Community District: Queens, CD 1
SEQRA Classification: Unlisted
Project Description: The applicant, Ashley Young LLC and John Young Associates LLC, seeks a zoning map amendment to rezone the project area from C8-1, R6B, and R5 to R7X/C2-4 and R6B/X2-4 and a zoning text amendment to Appendix F of the Zoning Resolution to designate the project area a Mandatory Inclusionary Housing Area.

An Environmental Assessment Statement is attached. Please contact Matthew Katz of the Department of City Planning at (212) 720-3507 if you have questions regarding the application.

Sincerely,

Olga Abinader, Deputy Director

cc: Project File

Robert Dobruskin, AICP, *Director*
Olga Abinader, *Deputy Director*
120 Broadway, 31st Floor, New York, N.Y. 10271
(212) 720-3423 FAX (212) 720-3488
rdobrus@planning.nyc.gov