



# Queens Civic Congress

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## **QUEENS CIVIC CONGRESS WANT CITY FIX TO JA. PLAN FLAWS BOROUGHWIDE COALITION ISSUES MAJOR OBJECTIONS TO JAMAICA PLAN**

The Queens Civic Congress (QCC) is calling on the City Council to make changes in the plan approved last week (Monday, July 16, 2007) by the City Planning Commission (CPC) that would threaten to overwhelm Jamaica and adjacent communities, announced Corey Bearak, Executive Vice President for Public Affairs for QCC whose membership represents almost every community in the borough. The umbrella group for 100 civic, cooperative, condo, tenant and other community associations throughout the borough of Queens supports the demand by members of Ad Hoc Committee of Community Board 12Q and the Jamaica Estates Association and Briarwood Civic Association that the City Council eliminate Hillside Avenue from the Jamaica Plan, according to QCC Executive Vice President for Planning Patricia Dolan.

Ms. Dolan, who will present QCC's testimony to the City Council today (Monday, July 23, 2007), noted the the Queens Civic Congress also shares the following concerns:

- \*Lower density one and two family neighborhoods must be appropriately rezoned as contextual districts to protect their predominant built up character.
- \*The Adopted Plan fails to rezone the M districts to prevent future expansion of waste transfer stations and other noxious uses. Nor does the Plan sufficiently address the problems of long-time existing dwellings, including many small homes, in these M districts.
- \*Even with the very modest changes to the original plan adopted by the Commission, the substantial upzoning targeted for Hillside would create a grossly inappropriate level of development.
- \*Major corridors serving low-density communities require zoning reforms to protect their low-density character and to protect nearby residential blocks from encroaching overdevelopment. As such, this plan for the Hillside Avenue corridor offers an unacceptable model for future upzonings of corridors in other Queens communities.
- \*CPC's changes fail to address already overburdened infrastructure or the omissions and errors in the FEIS.
- \*The Commission failed to adhere to community recommendations require on site construction of affordable housing. Exporting affordable housing opportunities from the very communities that need it most is plainly unacceptable.

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[Queens Civic Congress members follow on the next page]

## Queens Civic Congress Members

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