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Uniform Land Use Review Procedure (ULURP) Application

BWJ PD RELOCATION & PLAZA PROJECT – 250263PCK 250264PSK 250265PSK 250266PPK

A Combination Site Selection/Acquisition (PC), Disposition of City-Owned Property (PP), and two Site Selection (PS) actions to facilitate the relocation of NYPD Transit Bureau's 33rd District to a new facility nearby, and the creation of two new public open spaces is being sought by DCAS, NYPD, DPR, and EDC, at three sites (Block 1546, p/o Lot 1, Block 1555, p/o Lot 1, Block 1575, Lot 18) near the Broadway Junction Subway Station in East New York, CB5 and CB16, Brooklyn.

BROOKLYN COMMUNITY DISTRICTS 5 AND 16

RECOMMENDATION

☒ **APPROVE**

☐ APPROVE WITH
MODIFICATIONS/CONDITIONS

☐ DISAPPROVE

☐ DISAPPROVE WITH
MODIFICATIONS/CONDITIONS

RECOMMENDATION FOR: BWJ PD RELOCATION & PLAZA PROJECT – 250263PCK 250264PSK 250265PSK 250266PPK

Be it resolved that the Brooklyn Borough President, pursuant to Section 197-c and of the New York City Charter, recommends that the City Planning Commission and City Council approve this application.

July 24, 2025

BROOKLYN BOROUGH PRESIDENT

DATE

RECOMMENDATION FOR: BWJ PD RELOCATION & PLAZA PROJECT – 250263PCK 250264PSK 250265PSK 250266PPK

Project Description

The project area includes three sites located along Van Sinderen Avenue in the immediate vicinity of Broadway Junction station in Brooklyn. The area west of the project sites is developed with commercial and office uses, beyond which lies a mix of small apartment buildings and one- and two-family homes. Directly west of Project Site 1 is the recently renovated 3.25-acre Callahan-Kelly Playground. To the east of the project sites are the East New York Railyard and bus depot, as well as other utility and industrial uses. The East New York Industrial Business Zone (IBZ) is located to the south of the project area.

Broadway Junction Station provides access to the A, C, J, Z, and L subway lines, and is served by the B20, B25, B56, Q20, and Q24 bus lines. The East New York Long Island Rail Road (LIRR) Station is located to the south along Van Sinderen Avenue. Just south of this is the proposed location for the East New York station of the Interborough Express.

The application proposes three interrelated projects:

Project 1: Callahan-Kelly Playground Extension

A site selection for a City facility would create 20,000 square feet of new public open space outside of the Broadway Junction Station by extending the Callahan-Kelly Playground west of Broadway Junction Station. The site is currently partially occupied by the NYPD Transit Bureau's District 33 building, which would be relocated to enable the expansion. The open space would improve pedestrian access and connectivity around the station.

Project 2: Van Sinderen Plaza

A proposed site selection for a City facility would create 5,000 square foot public open space plaza on the east side of Van Sinderen Avenue. The project site is located on a publicly owned lot that is currently leased to the NYC Transit Authority and is in use as parking.

Project 3: NYPD Transit Bureau District 33 Relocation

This project involves a site selection and acquisition by the City and disposition City-owned property to relocate the NYPD Transit Bureau's District 33 building to 1508 Herkimer Street, which is a privately owned vacant lot located further south on Van Sinderen Avenue. This would facilitate a newly constructed four-story, 35,000 sq ft building that would include a ground floor community room, offices and workstations, locker rooms, a lounge, training space, holding cells, and 10 enclosed parking spaces. It would accommodate approximately 189 NYPD personnel. Additionally, a disposition of City-owned property at 1508 Herkimer Street will allow the transfer of remaining development rights to an adjacent property.

Community Board Position

Community Board 16 voted to approve the application on May 20, 2025.

Borough President ULURP Hearing and Public Comment

The Borough President held a hearing on this item on Wednesday, June 11, 2025. Four members of the public provided testimony at the hearing.

Approval Rationale

The Borough President believes the proposed actions are appropriate. Together, the proposed projects will improve public access and connection around the Broadway Junction station, which is a key multimodal transportation hub, serving five subway lines, multiple bus routes, the Long Island Railroad, and the future Interborough Express (IBX). Once complete, the IBX will further increase ridership and foot traffic, necessitating this level of public realm and accessibility investment.

However, the Borough President remains concerned about the potential for placard abuse and parking of NYPD vehicles on Van Sinderen Plaza and the planned open space on the Callahan-Kelly Playground Extension. In Brooklyn it is commonplace for police vehicles to illegally park on the sidewalks, bike lanes, and plazas adjacent to NYPD precinct buildings. To address this risk, the Borough President recommends that the plaza be designed with pedestrian priority at its core and incorporate physical measures, such as the installation of bollards, to prevent NYPD vehicles from encroaching on designated pedestrian space.

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