



BRONX COMMUNITY BOARD No. 10

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Joseph Russo
Chairperson

Matthew Cruz
District Manager

Hon. Vanessa L. Gibson
Borough President

PUBLIC HEARING/BRONX COMMUNITY BOARD #10 HOUSING & ZONING COMMITTEE MEETING WEDNESDAY, SEPTEMBER 28, 2022 7:00 P.M., 3165 East Tremont Avenue, 10461

PRESENT: T. Accomando, R. Baez, R. Bieder, M. Bufano, M. Caruso, C. Brockington, P. Del-Debbio, D. Hunt, D. Krynicki, M.J. Musano, L. Popovic, D. Prioleau, J. Robert, J. Russo, T. Smith, A. Chirico, J. Connolly, J. Gomez, D. Gonzalez, J. Grell,, J. Jemmott, J. Marano, S. McMillan, J. Mondello, G. Pedroza, (total # present = 25)

ABSENT: M. Ali, M. Johnson, N. Sala, R. Barbarelli, P. Cantillo, T. Chambers, W. Chin, T. Franklin, S. Hazell, C. Isales M. Morris, D. Noble, N. Nunez, N. Rosario, M. Sajous, A. Salimbene, J. Thomas, A. Torres, S. Woods (total # absent =19)

Board #10 Staff: Matt Cruz, District Manager

The meeting opened at 7:05 P.M. with the Pledge of Allegiance led by Housing and Zoning Chair L. Popovic.

The applicant, Akerman LLC., on behalf of Throggs Neck Associates, LLC., presented on its request to de-map Meyers Street. The presentation can be found at the Board Office. Questions centered on whether the portion of Meyers Street included Department of Parks property which the applicant denies is the case. Board Members questioned whether the gate that made a portion Meyers Street a dead-end street were permitted. No permits were found. Statements were made regarding how the portion of Meyers Street became sold and closed off to the public. Historically, Meyers Street has been an eyesore to the community and was never properly maintained by Throggs Neck Associate, LLC. members. Akerman, LLC. argued that the de-map request was needed to make the building 5 stories instead of the as-of-right 8 stories should the rezoning pass. Community Board Members pointed out that the current zoning does not allow for an 8-story building and informed the public that no vote has taken place as of yet at the City Council regarding the Bruckner Sites Rezoning.

L. Popovic took questions and comments from the following public members: J. Cerini, J. Vaini, S. Cruz, and N. Mercado. Meyers Street residents S. Cruz and N. Mercado urged the Community Board to vote against the application as it will drastically change the quality-of-life of their communities. Homeowners present, by a show of hands, requested that Meyers Street be made public and open to through traffic.

The following resolution was read by Chair Popovic.

“Resolved...at the request of the Housing and Zoning Committee of Bronx Community Board #10 that the private application by the Throggs Neck Associates, LLC. for a proposed City Map Amendment to demap a portion of Meyers street (Block 5309, Lot 35), between East Tremont Ave. and Edison Ave. associated with the Bruckner Sites rezoning (C 220007 ZMX, et. al.), located in the Bronx, Community District 10 be approved by the full Board and forwarded to the NYC Department of City Planning.” It was proposed by R. Bieder and seconded by. T. Accomando. There were no votes in favor. There were 25 votes against. There were no recusals and/or abstentions. Motion failed.

The District Manager will inform the City Planning Commission of Community Board #10’s vote rejecting the de-mapping of Meyers Street on or before October 3, 2022.

The meeting closed by an unanimous vote of adjournment at roughly 8:15 P.M.