



CITY OF NEW YORK  
**MANHATTAN COMMUNITY BOARD 10**  
215 West 125<sup>th</sup> Street, 4<sup>th</sup> Floor—New York, NY 10027  
T: 212-749-3105 F: 212-662-4215

**CICELY HARRIS**  
Chairperson

**SHATIC MITCHELL**  
District Manager

## **General Board Meeting**

**Wednesday, January 2, 2019 – 6:00 PM**

Adam Clayton Powell, Jr. Harlem State Office Building  
163 West 125<sup>th</sup> Street, 2<sup>nd</sup> Floor Art Gallery  
**Honorable Chair Cicely Harris, Presiding**

### **Elected Officials**

#### **Michelle Booker Office of Congressman Espallat**

Upcoming Events Hosted by the Congressman listed below:

1. Martin Luther King Jr. Open House – January 18, 2019
2. Earned Income Tax Credit Awareness Day – January 26, 2019
3. State of the District – January 31, 2019

For additional information call 212-663-3900

#### **Manhattan Borough President – Gale Brewer**

-Census – April 1, 2020 date we will be counted. There is a proposed question regarding citizenship that may be placed on the 2020 Census.

-Deadline for Community Board Applications is February 8.

-Capital Grants Funding for schools is available the deadline Feb 20. Please apply. If District Schools apply the Borough Presidents Office will find a way to grant the money.

-NYC and Company Cultural Tourism Grant for Non Profits that want to work on Cultural Tourism – Deadline January 18<sup>th</sup>.

-Teen Relationship Abuse Prevention Programs every Wednesday next one Jan 9

-Working with the Mayors Office of Veterans Affairs and every Mon and Wed the MBPO Northern Manhattan office has a veteran on site to help with any kind of services our local Veterans may need

-Public hearing on Mayor's preliminary budget – Mayor must present a preliminary budget in the middle of January. Manhattan Borough Board will have a hearing on the budget on February 21 at 1 Center Street 8:30 am in the conference room on the 19<sup>th</sup> floor.

-State of the Borough Address will be Sunday February 24<sup>th</sup> – Starts at 2pm doors open at 1 at NYU.

-Overdevelopment challenge – Margaret Chin and Community Board 3 have a big project downtown. The Two Bridges project could add thousands of apartments in the neighborhood and there are no Uniform Land Use Review Procedures (ULURP) in place. The Borough President is suing the City of New York. The project would consist of four buildings of 80 stories with no regulation.

-The Borough Presidents Office continues to collect diapers for communities that need them especially homeless persons. Drop off locations are the 125 Street Office as well as 1 Centre Street

-Gale Brewer has been selected as Head of the Large Cities Committee of the National League of Cities. She is on the human development committee figuring out the urban agenda for America, what communities in the US should look like.

### **Nina Saxon Office of Comptroller Scott Stringer**

-Housing Plan – 580,000 paying over half income for rent

-The Summer Paid Internship Program link is now live. The website can be accessed through <https://comptroller.nyc.gov/jobs/summer-internship-program>

-This year's Trailblazers event will be held in Southeast Queens. The date is February 6, at the Jamaica Performing Arts Center

### **NYS Comptroller – Tom DiNapoli Representative**

New York Able Program- Achieving a Better Life Experience- Investment savings accounts for the disabled community. This account will not affect any benefits that the participant is currently receiving. Capped at 100,000 to use for qualifying expenses including housing, transportation, education or end of life. Currently trying to enroll people and also receive feedback from current participants to make the program even better. Enrollees have roughly \$3M in accounts today. Disability must be present before age 26 they are working to increase the age to 46.

### **Addrienne Felder - Public Advocates Office**

Laticia James was sworn in as the NYS Attorney General

Special election Tuesday Feb 26. Speaker Corey Johnson is temporary Public Advocate in the interim

### **Nina White from Assemblyman Al Taylor's office**

New Chief of Staff- Erica Rodriguez was introduced

January 16, 6-8pm at City College is the next HDPC forum it will be a legal clinic. The first 20 buildings that sign up will be assigned to 10 attorneys for 30 minute sessions of one on one time with the attorney. Questions should be submitted before the meeting.

### **Renee Woodbury - Manhattan District Attorney Cyrus Vance –Representative**

Grand Jury report documenting epidemic of real estate theft targeting vulnerable New Yorkers a large population of those targeted live in Harlem and Washington Heights. Sent recommendations to Albany lawmakers asking for them to adopt a series of reforms to curb title identify theft and deed fraud. A large portion of persons targeted are elderly residents.

### **District Leader William Allen**

-In response to community complaints more info to come from District Leaders regarding the polling sites around the neighborhood. He wants to make sure the community is aware of any polling changes that should be forwarded from the Board of Elections..

### **Reuben Diaz Bronx Borough President – Preferential Rent Crisis**

-In the Bronx he has seen over the last 9 ½ years 84M sq ft of economic development

Preferential rent – in the city of New York there are over 1M rent regulated apartments.

Of that 1M apartments 260,000 plus fall under preferential rent

-There is an agreement between the landlord and the state that states the landlord can set a legal rent for a rent subsidized apartment. The landlord can choose to charge a lower rent initially to a tenant, which would be called the preferential discount, and then raise the rent to the legal rent at the end of the lease. The average amount between preferential and legal rent is \$444.00. The increase to the legal rent is on top of the increase that is allowed by the rent guidelines.

-Borough President Reuben Diaz has some Recommendations – Support legislation Liz Krueger in the Senate and **Steve Sipowicz** in the Assembly has proposed. This legislation states that preferential rent should be frozen, the preferential rent should be the legal rent. It also states that more should be done to combat harassment. Similar to the Certificate of No Harassment that is already in place.

-Secondly he recommends that landlords that are honest players should get a tax credit so that we ensure the apartment stays at the preferential rent rate.

In our district alone over 7,400 apartments are affected by preferential rent. Over 73,000 apartments affected in the Borough of Manhattan.

This preferential rent affects people in our community who may become homeless or become in need of services because they cannot afford the rent.

### **Questions to the Borough President Diaz**

Community member asked if a petition could be created because sometimes phone calls to politicians offices are ignored. Bronx Borough President Diaz responded that it is a good idea.

Our Chair Harris will bring the issue to the Housing and Land Use Committees.

Borough President Diaz is working with tenants and tenants associations so they understand the lease and what preferential rent is.

Go to DHCR to check to see if your rent is legal or preferential. D Brown Blackman who is a member of CB10 is a Director at DHCR and she is located on the 5<sup>th</sup> floor here in the Harlem State Office Building

### **Chairpersons Report**

-Attended toy drives of Elected Officials – Brian Benjamin, Bill Perkins, Inez Dickens, Al Taylor

-Welcome to the new Personnel Committee – Deneen Brown Blackman, Joshua Clennen Makeda Thompson and Dominuque Mejia

-We had an election in November and new officers will be sworn in in February

-We will be hiring a new Community Associate look for that announcement.

-Community Board Applications are due February 8, 2019

-Thank everyone for prayers after Madame Chair's Surgery

## **District Managers Report**

-December 10 attended the Civilian Complaint Review Board (CCRB) 25<sup>th</sup> annual award celebration with David Dinkens who was instrumental in establishing the CCRB. Thanks to Jerika Richardson for presenting this event.

-December 11 visited the Lincoln Correctional Facilities which is a minimum security facility in our district. They offer Counseling and Community Service Programs. Shatic met with the superintendent and toured the facility. They spoke about how can CB10 help to facilitate these programs. A representative from the facility will be attending the District Service Cabinet meetings which are held monthly at the District Office. They have also been invited to our upcoming Safety Committee meeting.

-On Dec 13 a conference call with our Chair Cicely Harris, Charles Powell Stanley Gleaton and Raquel Vazquez planning the Community Board 10 led HPD Forum on Faith Based Organizations and Churches. This forum is a follow up to one held in January of 2018. Because houses of worship are some of the cities largest land owners they are often target sites to build affordable houses. They will discuss how faith based organizations can get professional guidance for these projects including qualified legal and accounting advice and independent appraisal of their property.

-December 19, 2018 monthly District Service Cabinet Meeting. Department of Sanitation removal of trash bins. Councilmember Perkins allocated \$75K from the City Council NYC Cleanup Initiative for Litter Basket Services. New street cleaning broom services on Monday Wednesday and Friday on Lenox Avenue from 110 to 147 and West 125 from 5<sup>th</sup> Avenue to Morningide Avenue. In addition this allocation includes the Dept of Sanitation adding 12 new garbage baskets on lenox avenue at 111, 112, 116, 119, 120, two on 123, 127, 130, 133, 137 and 141 streets. Also one DSNY supervisor assigned to every mechanical broom route on alternate side parking days to help ensure people move their cars so the street can be cleaned.

Dec 20 Mayor Bill DiBlasio press conference on the legalization of marijuana

- establish an equitable licensening system
- creating local licensing programs for regulating places of consumption
- regulate home cultivation and manufacturing and regulate home
- Donations to block associations
- Internships, employment opportunities

## **Marquis Harrison - Parliamentarian**

In new bylaws passed last year 2018 we stated that the By laws would be reviewed every other year after the eletions during the months of Jan-April

This means this is the time to have that review. Any suggestions to propose should be submitted by Jan 31 and sent to Marquis Harrison. The task force will convene and put together a presentation for the February meeting.

-During the month of January Committee Chairs you will see his students coming to meetings. The students will be asking for signitures to verify their attendance. Please make sure they stay for the entire meeting.

## **Raquel Vazquez**

Transportation and Land Marks Presentation on a Lenox Ave cluster of 53 units. Landmarks Preservation Committee has a hearing scheduled for Jan 22, 2019.

The Committee did not vote because they felt there were larger issues beyond landmarks. There are issues around HDPC regulations and if they give a letter of support for this one application the committee doesn't want it thought that they support the larger project. Charles Powell Chair of Housing Committee and Raquel will draft a letter to LPC stating why no letter of support will be given at this time. The two committees, Housing and Landmarks, want to wait for the larger scope to become apparent before offering any support. (the vote was for an LPC repair of roof, change the use of the first floor from commercial space to residential on 132 street which lies within the new historic district created last year) In the letter they will highlight the issues they had with the presentation from the Housing and Landmarks perspective. This issue will go back in committee once they have more information.

**Chair Harris** - Noted the change in the Health Committee meeting which will be held on Monday February 4 because of the upcoming holiday.

## **New Business -**

Raquel Vazquez - January 24, 6pm CB10 collaborating with Landmarks Preservation Commission to give a joint Community Information Session on their Historic Preservation Grant program. Important because of new district eligible and applicants could receive \$10,000-\$30,000 dollars to repair their homes.

## **Community Public Announcements**

### **Cordell Cleare**

Applaud CB10 because of the great work that has been done. A year ago there was a complaint regarding the closing of a train station with only three days notice. Community felt it was not included in the decision making process. Many contacted the Govenours office and the Manhattan Borough Presidents office. As a result of these complaints last week Senator Brian Benjamin put in legislation requiring MTA to consult elected officials and the community at large at least 45 days before any closures or major construction can happen. Signed into law last week.

### **Street Corner Resources – Abdul Muhammad**

- Cure Violence Program
- De escalate violence in the community
- Licensed Social Worker –on site
- Job Opportunity – Education and Employment Specialist

### **Representative from Senator Brian Benjamin's Office**

- Announced the arrival of a new baby girl for the Senator and his wife
- Reported on new legislation that requires at least 45 days notice before any MTA closures. The bill has passed and the Bill Number is S8141A

**We did not have quorum at this meeting**

**7:47 adjourn**

