



CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD 10
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HENRIETTA LYLE
Chairperson

ANDREW LASSALLE
District Manager

Land Use & Landmarks Committee Minutes

Thursday, September 17, 2015 – 6:30 PM
215 West 125th Street, 4th Fl. Conference Rm.

Hon. Brian Benjamin, Land Use Chair
Hon. Austin Smith, Land Use Vice-Chair
Hon. Daniel Parcerisas, Landmarks Chair

Board Members in attendance:

Brian Benjamin, Ashely Emerole, Maria Garcia, Forrest Taylor, Keith Taylor, Danni Tyson, Donna Gill

Guests:

Steven Abel, John T. Reddick, James Simari, George Calderavo, and Laura Moore

50th Anniversary of the NYC Landmarks Law and Value Preservation:

George Calderavo, of the Historic District Council came before the committee to propose a resolution of the 50th Anniversary of the NYC Landmarks Law and Value Preservation. This item was presented to the Land Use/Landmarks committee originally on June 25, 2015. There has since been approval from 9 out of 12 Manhattan Community Boards. The Community Boards that have still yet to approve the resolution are Manhattan Community Board 9, 10, and 11. Once approval by all Community Boards are obtained the resolution will then be distributed to all elected officials.

Committee Decision: This presentation to come back before the committee in October then the November General Board Meeting.

Landmarks Preservation Commission application for 272 Lenox Avenue:

Looking to separate the entrances. One into the apartment one into the office. Looking to turn it into the historic profile.

Alterations:

- a) Canopy at residential entrance of building.
- b) Awnings at real estate office entrance & window.
- c) Grille to be fabricated for vent panel below office window.

Committee Vote: 5 Yes 0 No 0 Abstentions

Committee Goals:

- Area Median Income (AMI)- At the Wednesday June 4th, 2014 General Board meeting, a resolution was passed (see attached) which sought to: urge our elected officials to ensure low income residents are targets, ensure subsidies are available to developers to build for lower income levels and that there are opportunities for affordable home-ownership. *The Land Use/Landmarks Committee will work with the Housing Committee and our government partners, especially the Federal Department of Housing and Urban Development (HUD) to educate both the members of the committee and the community over the course of the 2015-2016 Community Board session.*
- Affordable Home-ownership Program- programs such as Tenant Interim Lease (TIL) and Housing Development Finance Cooperation (HDFC)'s provide some of the few opportunities for low and medium income members of our community. *The Land Use/Landmarks Committee will work with the Housing Committee, our government partners- especially the City's Department of Housing and Preservation (HPD) and participants from the fall 2013 Community Board 10 Housing Forum to educate both the members of the committee and the community on potential opportunities over the course of the 2015-2016 Community Board session.*
- Construction Hiring from the Neighborhood- Given the high level of development activity in our community, we would like to ensure projects hire and contract with members of our community. We would like to see a targeted focus on hiring young people, veterans and Minority-Women Business Enterprises (MWBES). *The Land Use/Landmarks Committee will work with the Economic and Development Committee and our community partners- especially the Harlem Business Association to educate and connect local development with the skilled laborers such as YouthBuild and talented service providers in our community over the course of the 2015-2016 Community Board session.*