Dec. 21, 2010 Land use, zoning committee meeting minutes

Call to order 6:40 PM

Resolution to downzone mid block of 145th street added to agenda – action items

(CG) -In general meeting was successful

Melissa Cerezo (MC) - Meeting was a success we got a lot of people there and attendance of public officials

- Some people still have questions and are interested in more info sessions
- Helpful to hear a broader sense of opinions
- Looking forward to continuing the outreach

(CG) - Outreach is one of the biggest issues

- A majority of the audience were repeats
- The new people were mostly from non-for profits and the church outreach
- There's a lack of attendance from young to middle age professionals that aren't affiliated to community groups
- A lot of people left early some because they were tired from work and some said that they did understand the material because the way it was presented was too technical
- Next meeting could be done as a charet style presentation instead of a lecture where people can feel less intimidated.

Javier (JC) - Photographic examples are most powerful for people who are not experts in zoning.

Walter (WS) - CB 9 feels jaded because of our experience of the Columbia rezoning

- There are issues that have been repeatedly mentioned to DCP and they haven't come back with a response
- 145th street down zoning. 137th street missed opportunity for up zoning

Charles (CC) – No surprise we got older folk at the meeting because of the time.

- We have to reach out to younger folk (internet , social media)
- Will the community be able to support the influx of people
- How will rezoning affect jobs?

(WS) - zoning not about jobs

(CC) – Important to try to relate rezoning to jobs

(JC) - Jobs and zoning could be connected

- An Influx of people that will need more services will encourage more commercial activity and creating jobs
- Agrees that 137th is a missed opportunity but not down zoning mid block of 145th street
- There needs to be a balance between down zoning which is happening through 85-90% of the neighborhood and up zoning in certain areas
- We need the higher densities to be able to support our local businesses
- To make 145th street a true commercial corridor it should be zoned a commercial district not residential

(CG) - Some commercial on 145th street is grandfathered

- Rezoning is only a frame work for what may happen. This does not mean that once rezoned everything will be demolished.

Simon (ST) – possibility of a weekend meeting to attract a different audience

(WS) - Consider extending commercial designation on 145th street and Broadway north and south a block

(MC) - Regarding the format of the meeting she thinks that DCP would be up for a charet style meeting

- Before the next meeting DCP will check in to show us the presentation
- The approach to 145th street is to look at it as a corridor the new zoning will strengthen that notion and will incentivize the use of inclusionary housing
- The current zoning already allows much bigger buildings the reason that there aren't any higher than 6 stories is because the market hasn't allowed it.
- 137th street and Broadway was looked at but was considered spot zoning and couldn't be done

(WS) - If 137th street - 139th street was up zoned then it would be spot zoning.

(MC) - the MX district was crafted to create jobs. With the existing zoning none of the buildings could get any bigger.

- The proposed MX district opens up the most opportunities to create an area like the 197 a plan describes

(CG) Next outreach meeting should probably be in March or April

Planning fellow Update: Kate Gilmore (KG)

(CG) - Kate Gilmore will be will be surveying the community taking notes on different aspects of the streetscape

- Security Gates
- Ice machines
- Trip hazards

- The collected data will be use to create a booklet of what's good and not good to new investors looking to come into the community
- In a meeting with FCNY we learned about a mapping and surveying program they have developed called Com-net. The program would help our initiative to collect data

(JC) - Use of the program will cost $3000 a year therefore it's probably out of our budget

- The program comes with preset criteria like graffiti , phone booth, bollards but could be customized for CB9 if we decide to use it.
- FCNY would let us use it for one month for free and begin paying after that month
- ' Right now KG is surveying on her own why not have 3-4 different groups go out with the hand held devices and help collect data

Lauita Henry (LH) - Her organization has use the Com-net program with some grant money to survey Amsterdam from 135th street to 150th

- She would be glad to share the information her organization collected with CB9

(CG) There's no point in using free month if it's something that later on we won't be able to afford and continue.

Planning goals for next year

(JC) - To create a list of requirements for people to submit to the board before their presentation date

- Other community board have requirements for example CB7

(CG) - Research other boards and what their submittal requirements are.

- Resolve Community outreach issue – there is no outreach
- Suggests email marketing programs 10 dollars a month

- Compile a larger E-mail list and send out a monthly letter which will basically be the agenda for the month

(CC) - Outreach committee currently focusing on the churches

- Suggest program to executive committee for the whole board to use not just our committee

(CG) - Has suggested this program and others for a long time and has seen nothing happen yet

- Compiling email lists is something the office should be doing but it doesn't seem like they are doing

(JC) - People should be able to sign up for emails on the website. But since that hasn't happened we can take the initiative with this program and maybe the rest of the board will follow.

(CG) - We will start using this program to create a standard list of emails

- Board office emails are sent by too many different email addresses
- Different email lists contain different emails and often have misspelled email addresses

Motion to begin using contact management program (WS)

Second (CC)

6-0-0

Reso to rezone mid block at 145 street R7-A instead of R8-A

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