

**MINUTES OF COMMUNITY BOARD 11
GENERAL BOARD MEETING**

*June 13, 2016
Middle School 158
46-35 Oceania Street
Bayside, NY 11361*

Present

Asa, Sila	Galatan, Albert	Miller, Eileen
Basom, Edith	Garippa, Joan	Newman, Steven
Bind, Lana	Giusetti, Roy	Palzer, Allan
Cerezo, Susan	Haber, Bernard	Petallides, Chris
Cheung, Irene	Haider, Christine - CHAIR	Pivawer, Stephen
Claro, Ocelia	James, Laura	Scherer, Christina
DiBenedetto, Paul	Jethwani, Mohan	Sin, Jessica
Donahue, Mary	Jin, Stanley	Sollano, Joseph
Euler, Henry	Karahalis, George	Sriram, Jyothi
Ferazzoli, Mario	Koutsouradis, Anthony	Yagudaev, Alex
Fierro-Gladwin, Sonya	Lee, Linda	
Fried, Jack	Liatto, Robert	
Gafar, Alim	McEaney, Janet	

Absent:

Halili, Zion	Shehas, John	Montgomery, Douglas
Gresser, Lawrence	Mihaltses, George	

CB11 Staff Present:

Susan Seinfeld, District Manager	Christina Coutinho, Community Associate
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111th Precinct Present:

P.O. John Erdman	P.O. Chris Dromm
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City Agencies Present:

Scott Solomon, DCP	Anthony Iuliano, DOB
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Elected Officials and/or Representatives Present:

Casey Lajszky	Representing Assembly Member David Weprin
Elaine Fan	Representing Office of NYC Comptroller's Office
Anne Marie Boranian	Representing Queens Borough President Melinda Katz
Steve Behar	Representing CM Barry Grodenchik
Jeong Ah Choi	Representing Queens Borough President Melinda Katz
Mike Yon	Representing CM Paul Vallone
Erin Rogers	Representing Assembly Member Nily Rozic

The meeting was called to order at 7:30 pm by Chair, Christine Haider.

The Chair led the audience in reciting the Pledge of Allegiance.

PUBLIC PARTICIPATION

Desiree Puzio, an employee at Ozanam Hall Nursing Home, spoke regarding the decreasing number of nurses to patient ratio and the issues these cuts are causing.

Mike Feiner, President of the Bayside Hills Civic Association, stated that on June 28th, the BHCA is conducting a meeting regarding the maintenance of the malls and iconic structures in the neighborhood.

P.O. John Erdman gave the monthly crime statistics for the 111th Precinct. A question and answer period followed.

Elaine Fan, representing the NYC Comptroller, spoke regarding recommendations made to the MTA to improve public transportation.

PRESENTATION

Northwell Health/ NYC Health and Hospitals Core Laboratory

William Cunningham, Vice President, Government and Community Affairs and Joseph Manopella, Northwell Health Laboratories, gave a presentation regarding the operation of the laboratory and design of their new facility located at 59-25 Little Neck Parkway. Mr. Joseph Manopella stated that construction should commence in late summer to early fall 2016 and should be completed approximately by the beginning of 2018. Their goal is to construct a building that is aesthetically pleasing and will conform to the neighborhood. A lengthy question and answer period followed.

ACCEPTANCE OF MINUTES

A motion was made to accept the minutes of the May 2nd meeting. The motion was seconded. The minutes were accepted as written.

CORRESPONDENCE

Christine Haider made the following announcements:

Mrs. Haider announced various upcoming events for Board members.

The Community District Education Council 26 approved the rezoning plan for PS 332, located at 210-07 48 Avenue. Information has been forwarded to all Board members. Laura James attended the meeting.

A Small Business forum will be held on Wednesday at 8:30 am with the Commissioner and Administrative Law Judge of the Office of Tribunals and Hearings (OATH) at the Queens Chamber of Commerce.

The Red Cross is looking for a Community Board member to serve on a steering committee for their Home Fire Preparedness Initiative.

The CB11 Newsletter has information for local events. Please note that there is a correction for the Bayside HS Anniversary Gala, it is Friday and Saturday, June 10th and 11th and the fireworks are on June 29th at Fort Totten.

Thanks were given to Douglas Montgomery for all his hard work with the Little Neck/Douglaston Memorial Day Parade. Mrs. Haider also wished Mr. Montgomery a happy birthday.

National Night Out is on August 2nd at the Douglaston Shopping Plaza from 6:00 pm to 8:00 pm.

Today, June 6th, is the 72nd Anniversary of D-day. It was on this day in 1944 when our allies invaded the Normandy Beaches.

Tonight is the first day of Ramadan for those who observe.

Congratulations were given to Janet McEneaney for receiving the NY Senate Woman of Distinction award.

BOARD MEMBER DISCUSSION

Laura James stated that she attended the CDEC 26 public hearing on the rezoning plan for PS 332 which passed with little change from the proposed plan.

Paul DiBenedetto stated that illegal stickers (and signage) are being placed everywhere and inundating our neighborhoods. Susan Seinfeld stated that several calls have been made to NYPD and DSNY. Mr. DiBenedetto announced that Laura James has joined the staff of the Bayside Historical Society as their new Executive Director.

Henry Euler spoke regarding Intro 775A and how it would put a time limit on achieving landmark designation for individual buildings (1 year) and districts (2 years). Many preservationists oppose this measure because in many instances it takes much longer to achieve landmark status. This would put in jeopardy many worthy buildings and districts that may not be able to get landmarked in the allotted time as designated in Intro 775A.

Janet McEneaney spoke regarding a house that is boarding children for the purposes of utilizing School District 26. She asked the Board for support in this matter.

Albert Galatan stated that parents of children with an IEP can opt-out of their information being distributed publicly.

PUBLIC HEARINGS

Street renaming – “Coach Stephen Piorkowski Way” – 204 Street between 32 Avenue and 203 Place. There were several speakers including the wife of the late Mr. Piorkowski, Michael Athy, Bayside High Principal and Joe Capuana, BH Assistant Principal, former students and friends who were in favor of the honoring the memory of the Bayside High School Coach. A motion was made to approve the street renaming. The motion was seconded. A roll call vote was taken resulting in 31 in favor, 0 opposed. (In favor – Asa, Basom, Bind, Cerezo, Cheung, Claro, DiBenedetto, Donahue, Euler, Ferazzoli, Fierro-Gladwin, Galatan, Giusetti, Haider, James, Jethwani, Jin, Karahalis, Koutsouradis, Lee, Liatto, McEneaney, Miller, Newman, Palzer, Petallides, Pivawer, Scherer, Sollano, Sriram, Yagudaev) The motion carried.

BSA Cal. No. 551-37 BZ and BSA Cal. No. 334-78 BZ - An application to permit a change of Use Group 19 automobile repairs to Use Group 16 automobile sales and amendments to permit changes to the one-story building and signage in an R1-2 zoning district. Eric Palatnik, representing the applicant, stated that this is an application for two properties with three businesses, Auto Gallery, Douglaston Auto Care and Red’s Auto Repair. The properties were recently sold and purchased by Mr. Wu who intends to operate Auto Gallery and lease Red’s. There were no registered speakers. Joe Sollano, Zoning Committee Chair stated that there are two variance applications being discussed as one. Mr. Sollano said that the committee made a recommendation to approve the applications with conditions. The committee vote was spilt. It was stated that since Mr. Wu has taken ownership, there has been no improvements to the properties. Mr. Sollano stated that Mr. Wu is waiting for the BSA to advise him exactly what conditions are needed in order to grant the variance. A motion was made to approve the application with conditions. Board member discussion ensued as to the negative impact these businesses cause to the surrounding area. The motion was seconded. A roll call vote was taken for No. 551-37 BZ

resulting in 18 in favor and 11 in opposition. (In favor – Asa, Cheung, DiBenedetto, Ferazzoli, Fierro-Gladwin, Galatan, Haider, James, Jethwani, Jin, Lee, Liatto, Newman, Palzer, Petallides, Pivawer, Sollano, Sriram – Opposed – Basom, Cerezo, Claro, Donahue, Euler, Giusetti, Karahalis, Koutsouradis, Miller, Scherer, Yagudaev) The motion carried. A roll call vote was taken for No. 334-78 BZ resulting in 22 in favor and 8 in opposition. (In Favor – Asa, Basom, Cheung, Claro, DiBenedetto, Donahue, Ferazzoli, Fierro-Gladwin, Galatan, Haider, James, Jethwani, Jin, Lee, Liatto, Miller, Newman, Palzer, Petallides, Pivawer, Sollano, Sriram – Opposed – Cerezo, Euler, Giusetti, Karahalis, Koutsouradis, McEneaney, Scherer, Yagudaev) The motion carried.

BSA Cal No. 109-93 BZ – 189-11 Northern Blvd. An application to renew a previously-granted zoning variance for an eating and drinking establishment. There was one registered speaker, Terry Pouymani representing Auburndale Improvement Association who stated that they were opposed to the issuing of a variance at this location because of lack of parking. Ocelia Claro, Zoning Committee Co-Chair, stated that at 6:45 pm this evening the committee met for a second time with the applicant. This is a three-story structure where the basement will be for food preparation, the 1st floor for dining and the 3rd floor has existing apartments that are rented which are not part of the BSA variance application. Mrs. Claro stated that at the prior committee meeting objections were raised regarding the “as-of-right” apartments and how they were set up as SRO’s. The main concerns were that a variance was granted in 1994 which had a list of conditions that were never met, the lack of parking spaces and how the size of the establishment is not adequate to run a successful business. A motion was made to approve the application with conditions. The motion was seconded. A question and answer period followed. A roll call vote was taken resulting in, one in favor and 25 in opposition. (In favor – Jethwani – Opposed – Basom, Cerezo, Cheung, Claro, DiBenedetto, Donahue, Euler, Ferazzoli, Galatan, Giusetti, Haider, James, Jin, Karahalis, Koutsouradis, Liatto, McEneaney, Miller, Newman, Palzer, Petallides, Pivawer, Scherer, Sollano, Sriram) The motion was denied.

COMMITTEE REPORT

Transportation Committee – Chris Petallides, Co-Chair started to review the Transportation Committee report regarding speed humps but was cut short because the meeting venue had to close.

A brief executive session took place.

The meeting adjourned at 10:13 pm.