



Hon. Vanessa L. Gibson
Borough President

BRONX COMMUNITY BOARD No. 10

3165 East Tremont Avenue • Bronx, New York 10461

Tel: (718) 892-1161 • Fax: (718) 863-6860

E-mail: bx10@cb.nyc.gov

Facebook.com/BronxCommunityBoard10

Website: www.nyc.gov/bronxcb10

Instagram & Twitter @BronxCB10



Joseph Russo
Chairperson

Matthew Cruz
District Manager

Public Hearing and BRONX COMMUNITY BOARD #10 Meeting
March 21, 2024 at 7:00 P.M.
Villa Barone Manor
737 Throgs Neck Expressway, 10465

PRESENT: T. Accomando, R. Baez, R. Barbarelli, C. Brockington, M. Bufano, P. Cantillo, M. Caruso, L. Collins, J. Connolly, P. Del-Debbio, M. Fludd, T. Franklin, D. Gonzalez, J. Grell, S. Haywood, S. Hazell, D. Krynicki, V. Lowe, J. Marano, S. McMillan, M. Morris, MJ. Musano, N. Nunez, D. Prioleau, C. Pinnock, M. Sajous, T. Smith, J. Thomas, A. Torres S. Woods (total # present = 30)

ABSENT: S. Ahmed, M. Ali, I. Barobhuiya, J. Gomez Jr., M. Hooks, D. Hunt, J. Mondello, S. Palladino, L. Popovic, N. Rosario, H. Ruiz, J. Russo, J. Robert, N. Sala, A. Salimbene (total # absent = 15)

Board #10 Staff: Matt Cruz, District Manager
Susan Duffy, Community Assistant

First Vice Chair began the meeting at 7:00 p.m. with the Pledge of Allegiance.

- 1. PUBLIC HEARING – Housing & Zoning:** A public hearing with respect to BSA #62-13-BZ application to extend the Special Permit for five-years for 2703 East Tremont Avenue (Wendy’s), Bronx, New York 10461. Presentation is on Board Website. Application is to renew the drive thru at 2703 East Tremont Avenue.

A brief discussion on the Special Permit was made to the Board and public by Mr. Neil Alexander of Cuddy & Feder LLP, who represented the applicant. There were no previous issues with the facility or the drive thru renewal request. The Committee discussed the application and met with the representatives at the March 12 meeting and recommended approval. There was a very brief comment session followed by the Board’s vote.

“Resolved...at the recommendation of the Housing and Zoning Committee of Bronx Community Board 10 that Special Permit BSA #62-13-BZ for 2703 East Tremont Avenue (Wendy’s) be forwarded to the full Board for approval.”

A motion to accept the resolution was made by Mr. Accomando, seconded by Ms. Hazell and unanimously approved by all. **The Resolution passed.**

A unanimous motion was made to close the Public Hearing and continue with the Full Board Meeting.

PUBLIC PARTICIPATION SECTION:

1. Joseph Matrenga, resident: The City of Yes housing proposal will cause a negative impact on current property owners and is against it.
Board member Maria Caruso recommended that all concerned contact the council member's office to express opinion.
2. George Havranek, SECA: City of Yes - discussed the negative effect within the community; suggested that Boards look at the DCP maps to see how the proposal will shape the community; Mr. Havranek suggested that each community board discuss the proposals and also suggested that all NYC council members be contacted.
3. Michele Torrioni, PBTA: City of Yes, too much development within the Pelham Bay community, most are as of right projects; discussed illegal smoke shops and wants a pause by the city to not approve future legal dispensaries until the illegal ones are permanently shut down.
4. NYPL Libraries, Baychester, City Island, Ms. Brown, Mr. Collado, Ms. Lugo, Ms. Velazquez: there are many free programs for youth and adults. Each requested continuing support and letter writing to restore full funding to libraries. Programs include but not limited to: citizenship study group at Pelham Bay, senior crochet program at Throgs Neck. <https://www.nypl.org/>

A motion to close the Public Participation Session was unanimous.

RESOLUTIONS

2. **“Resolved...to accept the minutes of the Bronx Community Board #10 meeting of February 15, 2024.”**

A motion to accept the February 15, 2024 Minutes was made by Mr. Accomando, seconded by Mr. Connolly, and unanimously approved by all. **The Resolution passed.**

3. **ECONOMIC DEVELOPMENT – RENEWAL Liquor Licenses**

“Resolved...at the recommendation of the Economic Development Committee of Bronx Community Board #10, that the following establishments have agreed to comply with the best management practice standards contained within the Stipulations, by signing them, and to further agree to attend ATAP training, and that their compliance be sent to the State Liquor Authority, along with the Resolution and the vote, and copies placed in the Board's file:”

- Brewski's, 3718 E Tremont Ave, 10465, between Randall & Philip Aves, License #1260773, which expires on 03/31/24.
- Trinity Danish Young People's Society, 808 Dean Ave, 10465, between Philip & Lafayette Aves, License #1004611, which expired on 10/31/2023. **(Seasonal)**

A motion to accept the Resolution for renewal licenses was made by, seconded by Ms. Bufano and Ms. Hazell and unanimously approved by all. **The Resolution passed.**

4. **ECONOMIC DEVELOPMENT – New Liquor Licenses**

“Resolved...at the recommendation of the Economic Development Committee of Bronx Community Board #10, that the following establishments have agreed to comply with the best management practice standards contained within the Stipulations, by signing them, and to further agree to attend ATAP training, and that their compliance be sent to the State Liquor Authority, along with the Resolution and the vote, and copies placed in the Board’s file:”

- Eleanor’s EK Restaurant & Bar, 3289 Westchester Ave, 10461, between Burr & Colonial Ave, License #NEW. **(Formerly Villa Barone Restaurant)**

Indoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	7AM-2AM	7AM-11PM	7AM-11PM	7AM-11PM	7AM-11PM	7AM-2AM	7AM-2AM
MOP:	Recorded Music						

Outdoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	7AM-10PM	7AM-11PM	7AM-11PM	7AM-11PM	7AM-11PM	7AM-11PM	7AM-11PM

- The Bikini Life, 1 Orchard Beach Rd-Sections 5,7,10, 10464, between Park Drive No & So, License #NEW. **(Formerly TAC Foods)**

Indoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM
MOP:	Recorded Music						

Outdoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM	9AM-7PM

- Laviemex, 4001-4003 E Tremont Ave, 10465, between Sampson & Miles Aves, License #NEW. **(Formerly PARQ)**

Indoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	1PM-2AM	2PM-2AM	2PM-2AM	2PM-2AM	2PM-3AM	2PM-3AM	2PM-3AM
MOP:	Recorded Music, D J, Juke Box, Karaoke, Live Music						

Outdoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	1PM-12AM	2PM-12AM	2PM-12AM	2PM-12AM	1PM-12AM	1PM-12AM	1PM-12AM

- Ace Bar & Lounge, 414 City Island Ave, 10464, between Bowne & Ditmars Sts, License #NEW. **(Formerly Caliente’s)**

Indoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	12PM-12AM	12PM-12AM	12PM-12AM	12PM-12AM	12PM-2AM	12PM-2AM	12PM-2AM
MOP:	Recorded Music, Juke Box						

Outdoor	Sun	Mon	Tues	Wed	Thur	Fri	Sat
Hours:	12PM-10PM	12PM-10PM	12PM-10PM	12PM-10PM	12PM-10PM	12PM-10PM	12PM-10PM

A motion to accept the Resolution for new licenses was made by Mr. Smith seconded by Mr. Franklin and approved as follows: (29) in favor (1) no. **The Resolution passed.**

5. **MUNICIPAL SERVICES - Street Activity Permit**

Event:	764474, Castle Hill Festival
Date:	Saturday, June 11, 2024
Time:	10:00 a.m. – 6:00 p.m.
Setup:	8:00 – 10:00 a.m.
Breakdown:	6:00 - 8:00 p.m.
Location:	Castle Hill Avenue b/t Westchester and Starling Avenues
Contact:	Sasha Ortiz; Robert Ashe

“**Resolved...**at the recommendation of the Municipal Services Committee of Bronx Community Board #10 that the street activity application for Event ID 764474, Castle Hill Festival, be forwarded to the full Board for approval.”

A motion to accept the Resolution for Event ID 764474 was made by Ms. McMillan, seconded by Ms. Torres and unanimously approved by all.

DISTRICT MANAGER’S REPORT: Mr. Cruz

- March 22, 2024, 6:00 p.m. Presentation at Bally’s Golf Links on the Casino proposal
- March 27, 2024 7:00 p.m. Public Hearing on Metro North Rezoning in Bronx CB #10 at the Greek American Institute, 3573 Bruckner Boulevard South, 10461
- March 28, 2024, 2:30 p.m. virtual training on outdoor dining for Community Boards by NYC DOT
- All liquor licensees serving outdoors must be noted on respective license applications.

COMMITTEE REPORTS

HOUSING/ZONING COMMITTEE: Mr. Cruz for Mr. Popovic

The Committee met on March 12, 2024. Minutes are self-explanatory. Committee met with developers looking to rezone 815 Hutchinson River Parkway to permit development of a supermarket. A hearing will take place on this proposal later on in 2024. The Metro North rezoning proposal will include small areas of Bronx CB # - Montgomery Place and Silver Street; hearing is on March 27, 2024.

ECONOMIC DEVELOPMENT COMMITTEE: Mr. Accomando

The Committee met on March 5, 2024. Minutes are self-explanatory. All liquor licenses were voted on and are noted above.

MUNICIPAL SERVICES COMMITTEE: Ms. Baez

The Committee met on March 13, 2024. Minutes are self-explanatory. Borough Commissioner of the NYC Department of Transportation, Anthony Perez attended the meeting.

PARKS/RECREATION COMMITTEE: Mr. Franklin

The Committee met on March 14, 2024. Minutes are self-explanatory. Discussed the minutes noting the rfb for the circus during off season in the orchard beach parking lots.

HEALTH/HUMAN SERVICES: Ms. Bufano for Ms. Hunt

The Committee did not meet in March.

YOUTH & EDUCATION COMMITTEE: Ms. Torres

The Committee met on February 26, 2024. Minutes are self-explanatory. Ms. Torres noted the change in the Egg-stravaganza event from Saturday March 23rd to March 30th. A focus of the Committee will be developing recognition for middle school students.

ELECTED OFFICIALS:

Alexa Ruiz, Office of Bronx Borough President Gibson: Included in the budget is funding for Shore Road rehabilitation as well as a Harbor Patrol Unit. New Board member appointments as well as reappointments are upcoming. The State of the Borough will be held in April.

Senator Nathalia Fernandez: Encouraged all to attend the Bally's presentation on March 22, 2024; the NYS Gaming Commission has three licenses to award; Bally's Golf Links is one of five sites being reviewed. The Senator has not taken a position on the Bally's site and noted that the process is many, many months away. Upcoming events are tax prep services and an HRA Town Hall. Contact the office for additional information.

Alina Dowe, Bronx Borough Director, Mayor's Office of Community Affairs: Discussed the application process for the Mayor's Pillar of the Community Awards as well as the Neighborhood Support Teams application process and encouraged all to use the 311 system. adowe@cityhall.nyc.gov, 914-446-8393

Carmen Colman, Office of State Senator Bailey: Sign up for newsletter on senator's website. Contact the office for the April 4, 2024 Korean War Veterans event and upcoming outreach events. Office location: 959 East 233rd Street, 718-547-8854 <https://www.nysenate.gov/senators/jamaal-t-bailey>.

Cynthia Prisco, Office of NYC Council Member Riley: Noted new legislative session and discussed initiatives and outreach events. 135 Einstein Loop, Rm 44, 10475 | (347) 326-8652
cprisco@council.nyc.gov

Renata Sclavo, Office of NYC Council Member Marmorato: The office is working with NYPD to work on ticketing trucks and is also working on feral cat outreach. Contact rsclavo@council.nyc.gov; 718-931-1721, 3040 East Tremont Avenue.

Rebecca Nieves, Office of NYC Council Member Farias: The office is now in person. Upcoming services include tax preparation and a participatory budget expo. 718-792-1140 or email rnieves@council.nyc.gov

OLD BUSINESS:

Board member Maria Caruso contacted the Bronx Community Boards to poll the voting on the City of Yes for Economic Development: 3 -yes, 4 – no; remaining 5 - yes with conditions.

NEW BUSINESS: None

Motion to close the March 21, 2024 Public Hearing and Full Board meeting was unanimous.

Respectfully submitted by Susan Duffy.

This is to certify that the foregoing minutes reflect the information that was discussed at the Public Hearing and full Board meeting of March 21, 2024.



Matthew Cruz, District Manager

Dated: March 22, 2024

MARCH 21, 2024		1. PH BSA-2703 ETA	2. Minutes 2-15-2024	3. ED - Renewals	4. ED – New	5. MS - SAPO	
BRONX COMMUNITY BOARD 10				1 st Milagros B	1 st Tom S	1 st Susan Mc	1 st
45 Members/23=Quorum		1 st Tom A	1 st Tom A	2 nd Stefani H	2 nd Terence F	2 nd Angela T	2 nd
A T T E N D		2 nd Stefani H	2 nd Joe C				
Board Member Name		A = abstain	X = against	√ = in favor	R = recuse		
Accomando, Thomas	√	√	√	√	√	√	
Ahmed, Shameem	X						
Ali, Mohammed	X						
Baez, Raquel	√	√	√	√	√	√	
Barbarelli, Robert	√	√	√	√	√	√	
Barobhuiya, Ibrahim	X						
Brockington, Crystal	√	√	√	√	√	√	
Bufano, Milagros	√	√	√	√	√	√	
Cantillo, Peter	√	√	√	√	√	√	
Caruso, Maria	√	√	√	√	√	√	
Collins, Linda	√	√	√	√	√	√	
Connolly, Joseph	√	√	√	√	√	√	
Del-Debbio, Peter	√	√	√	√	√	√	
Fludd, Maritza	√	√	√	√	√	√	
Franklin, Terence	√	√	√	√	√	√	
Gomez Jr., Julio	X						
Gonzalez, Daisy	√	√	√	√	√	√	
Grell, Joanne	√	√	√	√	√	√	
Haywood, Steven	√	√	√	√	√	√	
Hazell, Stefani	√	√	√	√	√	√	
Hooks, Michael	X						
Hunt, Deborah	X						
Krynicky, Dorothy	√	√	√	√	√	√	
Lowe, Victoria	√	√	√	√	√	√	
Marano, John	√	√	√	√	X	√	
McMillan, Susan	√	√	√	√	√	√	
Mondello, Joseph	X						
Morris, Martin	√	√	√	√	√	√	
Musano, Mary Jane	√	√	√	√	√	√	
Nunez, Nelson	√	√	√	√	√	√	
Palladino, Steven	X						
Pinnock, Charmaine	√	√	√	√	√	√	
Popovic, Louis	X						
Pringleau, Devon	√	√	√	√	√	√	
Robert, John	X						
Rosario, Nancy	√	√	√	√	√	√	
Ruiz, Hector	X						
Russo, Joseph	X						
Sala, Nick	X						
Salimbene, Anthony	X						
Sajous, Michelle	√	√	√	√	√	√	
Smith, Tom	√	√	√	√	√	√	
Thomas, Janine	X						
Torres, Angela	√	√	√	√	√	√	
Woods, Stephanie	√	√	√	√	√	√	
30 present, 15 absent							
TOTAL		30 - yes	30 - yes	30 - yes	29 – yes, 1 - no	30 - yes	