



Ruben Diaz, Jr.  
Borough President

## BRONX COMMUNITY BOARD No. 10

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Joseph Russo  
Chairperson

Matthew Cruz  
District Manager

### HOUSING & ZONING September 8 2020, 7:30 p.m. via CISCO WEBEX

**Present:** L. Popovic, R. Bieder, M. Caruso, A. Chirico, T. Accomando, J. Russo, C. Isales, P. Cantillo, D. Noble, M. J. Musano, D. Krynicki

**Absent:** J. Marano, M. Johnson

Guests: NYC Council Member M. Gjonaj, B. Dolensek, C. Cebek, J. Doyle F. Rubin, L. Nye, A. Trombetta, D. Casale, E. Wagner, M. Woloz, R. Petrosa, T. McColgan, A. Regan, K. P. Medelis, S. Kim, L. Baldwin, G. Artz, F. Mancini, A. Doherty, A. Chung, J. Cohen, B. Kriedberg, Several participants joined by telephone but whose names were not given,

The meeting commenced at 7:30PM by the Pledge of Allegiance led by Chairperson Popovic.

The lengthy discussion of 155-157 Pilot Street mostly centered on the request for a letter of no objection by US Crane to demolish a one-story auto building, adding a turn around to enter into the property which could help alleviate traffic on City Island Avenue, and moving a gate. Mr. Petrosa, owner of US Crane, took questions about the property and its intended use. Mr. Petrosa stated he will be on-site each day. The property hopes to only have one-to-three cranes present each day, but that normally cranes move from site to site and that ideally it will not be present at 155-157 Pilot Street. There were issues of noise emanating from the property that may have occurred before 7AM. Many Committee Members and residents questioned how City Island's Special District zoning could permit the use of this site. US Crane, under zoning, can operate the space as a space for holding crane materials and trucks, but not developing those materials. Members of the public wanted more local hiring as Mr. Petrosa indicated that a couple of jobs were thus far offered to City Islanders. Committee members and the public alike stressed the importance of the daily traffic concerns on City Island Avenue and whether the City Island Bridge could be harmed as a result of the weight of the vehicles. Mr. Petrosa indicated a traffic study confirmed no such issues regarding the trucks that will not be on City Island. Committee Members asked to see the report.

There were comments submitted to the Board Office by member(s) of the public. The Board Office will keep it on file when asked for a copy of the minutes.

**“Resolved...**at the recommendation of the Housing and Zoning Committee of Bronx Community Board #10 that a letter of no objection be sent to the Department of Buildings for work to commence on 155 Pilot Street and that this be forwarded to the Full Board for approval.”

The motion was proposed by P. Cantillo and seconded by D. Krynicki. The motion carried with 9 in favor and 1 opposed (M. Caruso).

2505 Bruckner Boulevard is seeking a letter of no objection for 24 hours (when necessary) after hours variance permit from the New York City Department of Buildings. The site is the former Whitestone Cinema. It will now be an e-commerce warehouse. The property group has not yet signed a tenant. Its workers and vehicles will mostly travel at off-peak hours. It is a construction of 950,000 square foot building. It is set for completion in Spring 2022. The work to be conducted after hours will not be near any residences. It will consist of concrete, masonry, roofing, electrical, mechanical, plumbing and sprinkler. Committee Members expressed concerns of the volume of traffic. The neighboring Unionport Bridge is not scheduled for completion until 2023 and has historically been a traffic “nightmare.”

**“Resolved...**at the recommendation of the Housing and Zoning Committee of Bronx Community Board #10 that a letter of no objection be sent to the Department of Buildings for an after-hours variance permit and that this be forwarded to the Full Board for approval.”

The committee meeting ended roughly around 9:45PM by a vote of adjournment that was unanimously approved.