

THE CITY OF NEW YORK  
BOROUGH OF THE BRONX  
COMMUNITY BOARD 7



HON. VANESSA L. GIBSON, BOROUGH PRESIDENT    LEURYS ACOSTA, CHAIRPERSON    KARLA CABRERA CARRERA, DISTRICT MANAGER

## HOUSING, LAND USE & ECONOMIC DEVELOPMENT

<b>Chair:</b>	<b>Dr. Momodou S. Sawaneh</b>
<b>Meeting Date:</b>	<b>October 14, 2025</b>
<b>Meeting Time:</b>	<b>6:30 pm</b>
<b>Meeting Location:</b>	<b><u>The Bedford's Community Room</u> 211 East 203rd Street, Bronx, NY 10458</b>
<b>Members In Attendance:</b>	<b><u>✓</u> Sandra Erickson <u>✓</u> Barbara Stronczer <u>✓</u> Kimali Corley <u>✓</u> Dr. Momodou S. Sawaneh <u>✓</u> Edgar Ramos</b>
<b>Minutes done by:</b>	<b>Dr. Momodou S. Sawaneh</b>

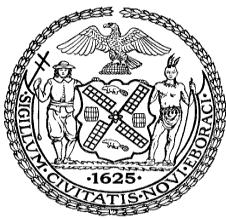
### Minutes:

- I. Meeting Guidelines & Code of Conduct read by Dr. Momodou S. Sawaneh**
- II. Introductions/Attendance:** Quorum was met.
- III. Review of Previous Minutes:** Sandra Erickson motions to approve the minutes; Barbara Stronczer seconds. The committee approved the minutes.
- IV. Follow-up from Previous Month**
- V. New Business**
  - A. Kingsbridge Armory Community Benefits Agreement and Point of Agreement Update by Benjamin Ratner, Council Member Pierina Sanchez's Office, and Elisabeth Ortega-Bailey, West Bronx Community and Clergy Coalition:**
    1. Benjamin from Council Member Pierina Sanchez's office and Elizabeth to discuss the Kingsbridge Armory Community Benefits Agreement and the Point of Agreement.
    2. The Armory's focus is to create investment and job opportunities for residents in the area. There are two buckets – POA and CBA.
    3. POA bucket – deals with the city investment side, CBA bucket – deals with the developer and community.
    4. POA – there are three areas it covers:

THIS MEETING'S MINUTES ARE SUBJECT TO CHANGE. FOR THE MOST UP-TO-DATE INFORMATION, CONTACT US AT:

229-A EAST 204TH STREET ♦ BRONX, NY 10458 ♦ PHONE: (718) 933-5650

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- a) POA supports small businesses, commercial businesses, legal sanitation, capacity, and supports existing street vendors. In addition, POA supports commercial leasing assistance and legal protection.
- b) Street safety – safe intersection, homelessness funds, safe commuting.
- c) Housing – Armory to provide housing for residents; increase 2- to 3-bedroom units by 50% of the units—supports for tenant association, down payment assistance program, etc.
- 5. CBA Bucket comprises about 40 community groups that have contracts or agreements with the developer, and these groups provide feedback on benefits for residents. For example, employment benefits, safe street intersections, hiring community organizations, providing public Wi-Fi, and public bathroom access.
- 6. Challenges for CBA were access to community engagement and feedback

#### **VI. Announcement (s):**

- A. NYC Department of City Planning (DCP) Update:** NYC Industrial Plan, Bronx Town Hall on Thursday, November 6, 2025, at 6:30 pm: [nyc.gov/industrialplan](http://nyc.gov/industrialplan).

#### **VII. Next Meeting Date: November 10, 2025**

#### **VIII. Discussion on Next Agenda**

#### **IX. Adjournment**