



COMMUNITY BOARD No. 1

435 GRAHAM AVENUE - BROOKLYN, NY 11211- 8813

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HON. ANTONIO REYNOSO
BROOKLYN BOROUGH PRESIDENT



SIMON WEISER
FIRST VICE-CHAIRMAN

DEL TEAGUE
SECOND VICE-CHAIRPERSON

GINA BARROS
THIRD VICE-CHAIRPERSON

DAVID HEIMLICH
FINANCIAL SECRETARY

SONIA IGLESIAS
RECORDING SECRETARY

PHILIP A. CAPONEGRO
MEMBER-AT-LARGE

DEALICE FULLER
CHAIRPERSON

JOHANA PULGARIN
DISTRICT MANAGER

HON. LINCOLN RESTLER
COUNCILMEMBER, 33rd CD

HON. JENNIFER GUTIERREZ
COUNCILMEMBER, 34th CD

May 18, 2026

COMBINED PUBLIC HEARING
AND BOARD MEETING
211 AINSLIE STREET
MAY 12, 2026

PUBLIC HEARING

ROLL CALL

The meeting was called to order at 6:07 PM by Chair Fuller. There were 36 members who answered the call.

1. **PRESENTATION EAST WILLIAMSBURG COLLABORATIVE, GRAND STREET BID:** The East Williamsburg Collaborative has been actively engaging community members and local businesses through our AveNYC surveys. They are prepared for the next phase of this project. Presenter: Revitalization Program Manager – Grand Street BID, Ki-Sang Yi. **15 Minutes.**
2. **PRESENTATION LIVEONNY FOUNDATION SCHOLARSHIP:** LiveOnNY Foundation Scholarship is presenting their annual report. Presenter: LiveOnNY Foundation Scholarship, Community Affairs Liaison, Shani L. Audain. **15 Minutes.**
3. **PRESENTATION NYC DEPARTMENT OF SANITATION (DSNY):** Presentation regarding the NYC Bin Mandate going into effect on June 1st, 2026. All property owners of 1 – 9 residential units must use a NYC Bin starting on June 1st. Official NYC Bins are available for pick-up at NYC Home Depot stores. Bins can also be ordered online for delivery using one of Home Depot's on-demand delivery partners. Presenter: NYC Department of Sanitation, Community Affairs Liaison, Bureau of Public Affairs, Antonio Whitaker. **10 Minutes.**

4. **PRESENTATION NYC DEPARTMENT OF TRANSPORTATION (DOT):** Grand Street Bridge Update. Presenter: NYC Department of Transportation, Office of the Brooklyn Borough Commissioner, Joannene Kidder and William Nyman. **15 Minutes.**
5. **PRESENTATION MAYOR’S OFFICE OF MASS ENGAGEMENT (OME):** OME’s introduction of its office, staff, mission, and plans for engaging with our communities in Williamsburg and Greenpoint, and to answer questions from the board and residents. Presenter: Mayor’s Office of Mass Engagement, Brooklyn Borough Director, Alvaro Lopez. **15 Minutes.**
6. **PRESENTATION 185 BROADWAY BROOKLYN:** The presenter is requesting approval for a Landmarks Public Hearing. The dental clinic, which is located in a landmark designated building, currently has two windows covered with a gray-tinted film to prevent visibility into the clinic. Presenter: Level Orthodontics, Dr. Alan Zhou. **10 Minutes.**
7. **PRESENTATION BROOKLYN PUBLIC LIBRARY AND NYC DEPARTMENT OF DESIGN AND CONSTRUCTION (DDC):** Brooklyn Public Library and NYC DDC will present on the second phase of Leonard Library's construction to Community Board 1, in advance of submitting the designs to the Public Design Commission. This final phase focuses on full accessibility for the branch: upgrading and adding ADA-accessible bathrooms, installing an elevator for lower-level accessibility, installation of new code-compliant egress from the lower-level (including a new exterior staircase), and new exit doors. Presenter: Brooklyn Public Library, Senior Director of Government & Community Relations, Michael Fieni. **10 Minutes.**
8. **PRESENTATION 289 KENT AVENUE REZONING APPLICATION C260087ZMK, CEQR # 26DCP046K:** IN THE MATTER OF an application submitted by Web Holdings LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12d: 1. changing from an M3-1 District to an M1-3A/R7X District property bounded by South 1st Street, a line 200 feet northwesterly of Wythe Avenue, South 2nd Street, and Kent Avenue; 2. changing from an M3-1 District to an M1-2A District property bounded by a line midway between South 1st Street and South 2nd Street, Wythe Avenue, South 2nd Street, and a line 200 feet northwesterly of Wythe Avenue; and 3. establishing a Special Mixed Use District (MX-8) bounded by South 1st Street, a line 200 feet northwesterly of Wythe Avenue, South 2nd Street, and Kent Avenue; as shown on a diagram (for illustrative purposes only) dated April 13, 2026, and subject to the conditions of CEQR Declaration E-905. Presenter: Fried Frank Harris Shriver & Jacobson LLP, Jeremy Kozin. **10 Minutes.**
9. **NOMINATIONS FOR ELECTION OF OFFICERS AT 8:00 PM**
10. **DOT DINING OUT NYC PERMIT APPLICATIONS**
 1. Café O’te By House Brooklyn, 38 Norman Ave. App # 20260323030001

2. Dolly's Swing & Dive, 146 Wythe Ave. App # 20260312030002
3. FAB Management Group Inc., 577 Union Ave. App # 20260202030003
4. Meet & Meat, 361 Graham Ave. App # 20260312030001

11. LIQUOR LICENSES

NEW

1. 180 West Hospitality LLC, 180 West Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
2. 1122 Events Venue Corp., 141 Meserole Street, (New Application & Temporary Retail Permit, Wine, Beer & Cider, Catering Facility (Private Events Only))
3. Agency Sixty Five Inc., DBA TBD, 361 Metropolitan Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music: Soft Indie, Patron Dancing)
4. Atmosphile, LLC, DBA TBA, 413 Graham Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern)
5. Avant Gardner, LLC, 111 Gardner Avenue & 140 Stewart Avenue, (Alteration, Liquor, Wine, Beer & Cider, Cabaret (Musical or Other Entertainment with 600 or More Patron Capacity), Live Music: All Types, Patron Dancing, Employee Dancing, Third Party Promoters, Patio or Deck, Rooftop, Open Space Within Property)
6. BLK Iris Express Inc. I, DBA Black Iris, 128 Metropolitan Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Rooftop)
7. Brew York City LLC, DBA Glory Days, 544 Union Avenue, Unit 1, (New Application & Temporary Retail Permit, Wine, Beer & Cider, Bar/Tavern, Live Music: Occasional Acoustic, Sidewalk Cafe, Roadway Seating)
8. Brown Eyed Hen Group LLC, DBA TBD, 577 Lorimer Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Live Music: Three Piece Jazz Set)
9. Hidden Dynasty LLC, DBA TBD, 54 North 11th Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Live Music: Cultural Performance Dance, Employee Dancing)
10. La Luz Del Puente Restaurant Inc, 231 South 4th Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Live Music: Non-Amplified Acoustic Jazz)
11. Mad Records NYC Corp, DBA Mad Radio, 395 Wythe Avenue, (Alteration, Liquor, Wine, Beer & Cider, Rest)
12. New Esquina Del Sabor Corp, 572 Grand Street, (Corporate Change & Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe)
13. Other Half Brewing Company, Inc., 12 South 3rd Street, (Request for Letter of No Objection to More than 4 One-Day Alcohol Permits:
Sugar, Sugar! - June: 3, 4, 10, 11, 17, 18, 24, 25)

Unheard Series – July 23, August 20, September 17

Movie Nights – July 7, July 21, August 18, September 1, September 15)

14. Paint 367 LLC, DBA Bar Madonna, 367 Metropolitan Avenue, (Alteration, Liquor, Wine, Beer & Cider, Rest, Roadway Cafe)
15. Pizza Pasta Salad LLC, DBA Salsa Pizza Napoletana, 40 Clifford Place, (Class Change, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe)
16. Premier Choice Concepts LLC, 278 Grand Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
17. Top Star Brooklyn LLC, DBA Pending, 46 Norman Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest)

SIDEWALK CAFÉ & ROADWAY CAFÉ:

1. ETA 125 Corp, DBA Mugs Ale House, 125 Bedford Avenue
2. Paint 367 LLC, DBA Bar Madonna, 367 Metropolitan Avenue

RENEWALS

1. 18 Bedford Ave LLC, DBA Five Leaves, 18 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe, Roadway Cafe)
2. 33 1/3 Inc, DBA Iona, 180 Grand Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
3. 94 Wythe F&B LLC, DBA Desert 5 Spot New York, 94 Wythe Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music: Live / DJ Music, Country Music Bands, Patron Dancing)
4. 104 South 4th Inc., DBA Keg & Lantern Brewing, 104 South 4th Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe, Roadway Cafe)
5. 644 Driggs Ave LLC, DBA Woodhul Winebar, 644 Driggs Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)
6. 1118 Lorimer Cafe LLC, DBA The Noble, 148 Noble Street, (Renewal, Wine, Beer & Cider, Bar/Tavern, Patio or Deck, Outdoor Seating Within Property Line)
7. Dow Young Group I Inc, 579 Meeker Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Patio or Deck)
8. Enlightenment Wines Farm and Meadery LLC, DBA Honey's, 99 Scott Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Cocktail Bar With Occasional Guest DJs, Patio or Deck, Rooftop)
9. Esse Taco Williamsburg LLC, DBA Esse Taco, 142 North 5th Street, (Renewal, Liquor, Wine, Beer & Cider, Taqueria, Sidewalk Cafe)
10. GFLC Market LLC, DBA Greenpoint Fish & Lobster Company, 114 Nassau Avenue Store, (Renewal, Wine, Beer & Cider, REst)
11. Greenpoint Truck Stop Inc, 278 Greenpoint Avenue, (Renewal, Beer & Cider, Gas Station)

12. Hah Restaurant Group LLC, DBA Ringolevio, 490 Humboldt Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
13. Hana Makgeolli LLC, 201 Dupont Street, (Renewal, Liquor, Wine, Beer & Cider, Rest Brewer, Live Music, Sidewalk Cafe)
14. Healthy as a Motha LLC, DBA Haam, 234 Union Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Steel Plan, Closing Time to 3 A.M. on Friday, Saturday & Sunday)
15. Kim & Hua Holding LLC, DBA Nan Xiang Express Soup Dumplings, 167 Grand Street, (Renewal, Wine, Beer & Cider, Rest)
16. Maloya LLC, 983 Flushing Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest)
17. Masquerade Brooklyn I LLC, DBA Masquerade, 351 Broadway, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
18. McCarren Park House LLC, DBA McCarren Park House, 855 Lorimer Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Jazz and Local Bands Local DJs, Patio or Deck)
19. Mendez & Avelar Inc, DBA La Superior, 295 Berry Street, South 2nd Street & Berry Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)
20. Million Goods LLC, 88 Franklin Street, (Renewal, Wine, Beer & Cider, Bar/Tavern, Backyard)
21. My Kismet LLC, DBA Little Rascal Bar, 130 Franklin Street, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
22. New Mon Sang Rest Corp, DBA New Apolo Restaurant, 508 Grand Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)
23. Night Rafter LLC, DBA Kilo Bravo; Wing Jawn, 180 North 10th Street, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)
24. NYSF Ventures LLC, DBA Horses and Divorces, 285 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)
25. Ox Collar LLC, DBA Goldies, 195 Nassau Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
26. Pieintheskybrooklyn LLC, DBA Paulie Gee's, 60 Greenpoint Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Local Bands, Acoustic, Singer Songwriters, Sidewalk Cafe, Roadway Cafe)
27. She Said NYC LLC, DBA With Others Brooklyn, 340 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Patio or Deck)
28. Stella Mae Brooklyn LLC, DBA Rocka Rolla, 486 Metropolitan Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music, Backyard)
29. Xixa LLC, DBA Xixa, 241 South 4th Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)

12. **CANNABIS LICENSES:**

RENEWAL

1. Jean R Levasseur, DBA Twisted Vibration, 301 Broadway, (Retail Dispensary)
OCM-CAURD-24-000191

NAME CHANGE

1. Fignolecar Inc, DBA Indoor Treez, 175 Grand Street, (Retail Dispensary, Changing Name from Fignolecar LLC to Fignolecar Inc)
OCM CAURD 2022-000443

NOMINATIONS FOR ELECTION OF OFFICERS AT 8:00 PM.: Nominations commenced promptly at 8:00 PM.

Member at Large

- Ms. Rosemary Espinal, nominated by Mr. Philip Caponegro
- Ms. Meryl LaBorde, nominated by Katie Denny Horowitz

Recording Secretary

- Ms. Sonia Iglesias, nominated by Ms. Iris Cabrera

Financial Secretary

- Mr. David Heimlich, nominated by Ms. Julia Foster

3rd Vice Chair

- Mr. Lloyd Feng, nominated by Ms. Gina Barros

2nd Vice Chair

- Mr. Dennis Ward, nominated by Ms. Del Teague

1st Vice Chair

- Mr. Simon Weiser, nominated by Rabbi David Niederman
- Mr. Austin Pferd, nominated by Ms. Meryl LaBorde

Chairperson

- Ms. Dealice Fuller, nominated by Mr. Simon Weiser
- Ms. Karina Aguilar, nominated by Mr. Giovanni D'Amato

ATTENDANCE COMMITTEE

- Ms. Iris Cabrera, nominated by Mr. Eric Bruzaitis
- Mr. Teon Brooks, nominated by Ms. Sonia Iglesias
- Ms. Karina Aguilar, nominated by Ms. Iris Cabrera
- Ms. Julia Foster, nominated by Mr. Joel Gross
- Mr. Eric Bruzaitis, nominated by Mr. Bogdan Bachorowski

BOARD MEMBERS MOTION: To close the nominations for elections 2026

Motion made by Ms. Julia Foster, the vote was unanimous.

Motion Carried

BOARD MEETING

MOMENT OF SILENCE- Chair Fuller called for a moment of silence.

ROLL CALL – Chair Fuller requested a roll call 42 Members answered the call at 9:14 pm.

APPROVAL OF THE AGENDA- Chair Fuller requested approval of the agenda. Motion made by Mr. Teon Brooks and seconded by Ms. Julia Foster. The agenda was approved by all the members present.

APPROVAL OF THE MINUTES –Chair Fuller requested approval of the minutes from April 14, 2026, January 20, 2026, and March 30, 2026 Motion made by Ms. Iris Cabrera and seconded by Ms. Julia Foster. The Minutes of March 10, 2026, Board meeting were approved by the members present.

PUBLIC SESSION (Reserved for the Public’s expression. Board Members will not be allowed to speak). Each scheduled participant for this session will have an allowance of one (1) minute.

Nena Kumer: Spoke against agenda item # 289 Kent Avenue Rezoning Application C260087ZMK, CEQR # 26DCP046K.

Brian Zabinski: Spoke against Sidewalk Café - Item #1 125 Corp. Mugs Ale House out

Jeanette Lai: Spoke Against Liquor License item #2, 1122 Events Venue Corp., 141 Meserole Street.

Joe Vullen: Spoke against Liquor License item #2, 1122 Events Venue Corp., 141 Meserole Street

Karsten Krejcarek: Spoke against Sidewalk Café #1 125 Corp. Mugs Ale House out.

Brett Alan: Spoke against Liquor license item 11, Mad Records NYC Corp, DBA Mad Radio, 395 Wythe Avenue.

Hailey Desjardins: Spoke against Liquor License # 5, Avant Gardner, LLC, 111 Gardner Avenue & 140 Stewart Avenue.

Kabir Mulchandani: Spoke in support Act Five

Jorge Rios: Spoke against Liquor /sidewalk Café 141 Meserole St.

Jane Pool: Spoke about Task force update (North Brooklyn Sexual Assault Task Force)

COMMITTEE REPORTS

SLA REVIEW COMMITTEE – Mr. Arthur Dybanowski, SLA Review & DCA Committee Chair, report as written.

- Mr. Dybanowski requested a motion: to approve report as written.

A motion was made by Ms. Julia Foster and seconded by Mr. Ward Dennis.

The vote was 33 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Dybanowski requested a motion: to deny application for AG Acquisition 1 LLC and FIVE International Hotel Management Limited (DIFC) as mgr, DBA PACHA, 111 Gardner Avenue & 140 Stewart Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Cabaret (musical or other entertainment with 600 or more patron capacity), Live Music: All Types, Patron Dancing, Third Party Promoters, Security Personnel, Patio or Deck, Freestanding Structures and Open Area Spaces Within)

A motion was made by Ms. Iris Cabrera and seconded by Ms. Del Teague.

The vote was 22 “Yes”, 14 “No”, 1 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Dybanowski requested a motion: to deny application for ETA 125 Corp, DBA Mugs Ale House, 125 Bedford Avenue.

A motion was made by Mr. Eric Bruzaitis and seconded by Mr. Stephen Chesler.

The vote was 32 “Yes”, 1 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

CANNABIS REVIEW COMMITTEE – Mr. William Vega, Cannabis Review Committee Chair, report as written.

- Mr. Vega requested a motion: to approve report as written.

A motion was made by Ms. Del Teague and seconded by Mr. Teon Brooks.

The vote was 30 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

PUBLIC SAFETY & HUMAN SERVICES COMMITTEE – Mr. Lloyd Feng, Public Safety & Human Services Committee Chair, report as written.

- Mr. Feng requested a motion: For CB1 to send a letter to local elected officials requesting that they support and identify funding for the installation of a streetlight at Gilbert Ramirez Park (McKibben Street between Bogarts and White Streets), and to request from the NYC Department of Transportation an estimate of the cost of such installation.

A motion was made by Ms. Lisa Bamonte and seconded by Mr. Matthew Isaacs.

The vote was 34 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Feng requested a motion: For CB1 to send a letter to Mayor Mamdani requesting:
 - That Mayor Mamdani invite the community to hear a comprehensive plan for the 19 Debevoise Avenue shelter;
 - That DHS and HPD appear before the PS&HS Committee at its May meeting to answer community questions;
 - A specific date by which the shelter will be vacated and returned to its originally intended purpose as senior housing;
 - A timeline for HPD to begin work on the senior housing conversion;
 - A timeline for the restoration of the Debevoise facility;
 - Specifics on how the City will honor its commitment to a cap of 200 shelter beds that was promised to the community board and residents;
 - Clarity on the meaning and intended duration of "temporary" shelter use; and
 - A plan for managing the impact of the shelter population on existing families in the community. To add additional lighting to community District Needs.

A motion was made by Ms. Lisa Bamonte and seconded by Mr. Matthew Isaacs.

The vote was 34 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Feng requested a motion: For CB1 to send a letter to the Commanding Officer of the 94th Precinct requesting that the precinct attend PS&HS Committee meetings on a regular basis to report on safety conditions and hear directly from residents.

A motion was made by Ms. Lisa Bamonte and seconded by Mr. Matthew Isaacs.

The vote was 34 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Feng requested a motion: For CB1 to reconstitute the Outreach Committee to increase public awareness of CB1 meetings and improve community participation.

After discussion with the Board Members a task force will be considered.

Motion Tabled.

TRANSPORTATION COMMITTEE – Mr. Eric Bruzaitis, Committee Chair, report as written.

- Mr. Bruzaitis requested a motion: To deny the revocable consent proposal for planters at 247 Bedford AVE & Corner of North 3RD Street and to revise the plan to address committee concerns.

A motion was made by Ms. Iris Cabrera and seconded by Ms. Meryl LaBorde.

The vote was 32 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

LAND USE, ULURP, AND LANDMARKS [SUBCOMMITTEE] COMMITTEE – Ms. Del Teague, Committee Chair, report as written.

- Ms. Teague requested a motion: to approve the application 144 GREENPOINT AVENUE LPC-26-01803.

A motion was made by Mr. Arthur Dybanowski and seconded by Mr. Eric Bruzitis.

The vote was 32 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Ms. Teague requested a motion: to DENY the application 122 AND 124 GREENPOINT AVENUE LPC-26-08566 AND LPC-26-08337, citing they need to
 1. Re-study and significantly simplify the roof massing to call less attention to itself and be more appropriate to the context of the Greenpoint Historic,
 2. Explore possibility to re-configure the windows and façade to make them more contextual,
 3. Evaluate the

set-back visibility, the bulkhead materials, the brick color, the cladding details, and the window details to better integrate the building with the neighboring buildings in the Greenpoint Historic District. 4. Provide rear renderings and renderings of visibility from Milton Street, and 5. Address the impact of the proposed construction on neighboring light and privacy.

A motion was made by Mr. Eric Bruzaitis and seconded by Ms. Iris Cabrera.

The vote was 31 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

ECONOMIC DEVELOPMENT COMMITTEE – Mr. Michal Mrowiec, Committee Chair, report as written.

- Mr. Mrowiec requested a motion: CB1 to send a formal letter to the New York City Council and Mayor's Office requesting a pause in the enforcement of Local Law 77 of 2009 (with compliance deadline of July 1, 2026), an extension of the implementation timeline, a comprehensive review of the law’s necessity and adverse impacts on small businesses, detailed implementation guidelines, and robust, documented small business engagement. The letter will also request a cure period for compliance.

A motion was made by Mr. Eric Bruzaitis and seconded by Mr. Mathew Isaacs.

The vote was 30 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

BOARD BUDGET COMMITTEE – Mr. David Heimlich, Committee Chair, report as written.

- Mr. Heimlich requested a motion: to approve the purchase of the two pieces of networking equipment, the vacuum cleaner and the disposable vacuum bags, the ArcGIS mapping software, and the Airtable monthly subscription for the office’s use for FY2027 OTPS Budget.

A motion was made by Mr. Bogdan Bachorowski and seconded by Mr. Arthur Dybanowski.

The vote was 30 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

- Mr. Heimlich requested a motion: to approve the purchase of the hybrid meetings equipment, the filing cabinets, chairs, carpet and window cleaning, tablecloth with CB1 logo, cleaning supplies and office supplies, printer ink, for a total of \$18,518.20, as

well as a desk for the District Manager. In addition, a TV for CB1 District Office for \$3,800, Security Cameras \$2,653 and a water cooler 479.19 Total: \$25,450.39. The remaining budget can be spend on Office supplies or equipment before June 30, 2026

- Mr. Heimlich spoke about the P.S surplus of \$34,000, and how it would be distributed (Explained in the Board Budget Committee report) and invite the board members to bring ideas on how to spend the remaining in the budget if approved.

A motion was made by Mr. Bogdan Bachorowski and seconded by Mr. Arthur Dybanowski.

The vote was 30 “Yes”, 0 “No”, 0 “ABSTENTIONS”; 0 “RECUSALS”.

Motion Carried.

CHAIRPERSON’S REPORT – As written.

FIRST VICE-CHAIRPERSON’S REPORT – As written.

DISTRICT MANAGER’S REPORT – As written.

PARKS DEPARTMENT MINUTE – As written.

ANNOUNCEMENTS: ELECTED OFFICIALS

Councilmember Lincoln Restler: Provided and update.

Bruno Daniel from Brooklyn Borough President’s Office: Provided an update.

OLD BUSINESS:

- **Metropolitan Pool Task Force Update**
Ms. Katie Denny Horowitz requested an update on the pending creation of the Metropolitan Pool task force.

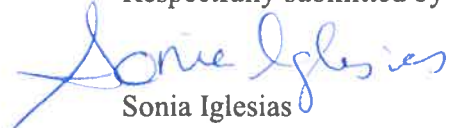
NEW BUSINESS:

- **Liquor License Stipulations Distribution**
Mr. Chesler requested the distribution of the liquor license stipulation be shared with all members of the Community Board.

ADJOURNMENT

The meeting was adjourned at 10:55 pm.

Respectfully submitted by



Sonia Iglesias
Recording Secretary



COMMUNITY BOARD No. 1

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HON. JENNIFER GUTIERREZ
COUNCILMEMBER, 34th CD

REVISED

May 1, 2026

COMBINED PUBLIC HEARING AND BOARD MEETING NOTICE

TO: Community Board Members and Residents
FROM: Dealice Fuller, Chairperson
RE: Scheduled Combined Public Hearing and Board Meeting
(26 members constitute a quorum for the Board)

**FOR YOUR SAFETY AND THE SAFETY OF OTHER MASKS ARE ENCOURAGED
BEFORE ENTERING THE MEETING.**

Please be advised that a Combined Public Hearing and Board Meeting of Brooklyn Community Board No. 1 will be held as follows:

WHEN: TUESDAY --- MAY 12, 2026
TIME: *** 6:00 PM ***
WHERE: SWINGING SIXTIES SENIOR CENTER
211 AINSLIE STREET
BROOKLYN, NY 11211
(CORNER OF MANHATTAN AVENUE)

**NOTE TO ALL SPEAKERS: THOSE WHO WISH TO SPEAK DURING THE PUBLIC
SESSION MUST SIGN AND SUBMIT THEIR SPEAKER FORM FROM 5:45 PM-6:15
PM NO LATER THAN 6:15 PM.**

PUBLIC HEARING

AGENDA

1. **PRESENTATION EAST WILLIAMSBURG COLLABORATIVE, GRAND STREET BID:** The East Williamsburg Collaborative has been actively engaging community members and local businesses through our AveNYC surveys. They are

prepared for the next phase of this project. Presenter: Revitalization Program Manager – Grand Street BID, Ki-Sang Yi. **15 Minutes.**

2. **PRESENTATION LIVEONNY FOUNDATION SCHOLARSHIP:** LiveOnNY Foundation Scholarship is presenting their annual report. Presenter: LiveOnNY Foundation Scholarship, Community Affairs Liaison, Shani L. Audain. **15 Minutes.**
3. **PRESENTATION NYC DEPARTMENT OF SANITATION (DSNY):** Presentation regarding the NYC Bin Mandate going into effect on June 1st, 2026. All property owners of 1 – 9 residential units must use a NYC Bin starting on June 1st. Official NYC Bins are available for pick-up at NYC Home Depot stores. Bins can also be ordered online for delivery using one of Home Depot's on-demand delivery partners. Presenter: NYC Department of Sanitation, Community Affairs Liaison, Bureau of Public Affairs, Antonio Whitaker. **10 Minutes.**
4. **PRESENTATION NYC DEPARTMENT OF TRANSPORTATION (DOT):** Grand Street Bridge Update. Presenter: NYC Department of Transportation, Office of the Brooklyn Borough Commissioner, Joannene Kidder and William Nyman. **15 Minutes.**
5. **PRESENTATION MAYOR'S OFFICE OF MASS ENGAGEMENT (OME):** OME's introduction of its office, staff, mission, and plans for engaging with our communities in Williamsburg and Greenpoint, and to answer questions from the board and residents. Presenter: Mayor's Office of Mass Engagement, Brooklyn Borough Director, Alvaro Lopez. **15 Minutes.**
6. **PRESENTATION 185 BROADWAY BROOKLYN:** The presenter is requesting approval for a Landmarks Public Hearing. The dental clinic, which is located in a landmark designated building, currently has two windows covered with a gray-tinted film to prevent visibility into the clinic. Presenter: Level Orthodontics, Dr. Alan Zhou. **10 Minutes.**
7. **PRESENTATION BROOKLYN PUBLIC LIBRARY AND NYC DEPARTMENT OF DESIGN AND CONSTRUCTION (DDC):** Brooklyn Public Library and NYC DDC will present on the second phase of Leonard Library's construction to Community Board 1, in advance of submitting the designs to the Public Design Commission. This final phase focuses on full accessibility for the branch: upgrading and adding ADA-accessible bathrooms, installing an elevator for lower-level accessibility, installation of new code-compliant egress from the lower-level (including a new exterior staircase), and new exit doors. Presenter: Brooklyn Public Library, Senior Director of Government & Community Relations, Michael Fieni. **10 Minutes.**
8. **PRESENTATION 289 KENT AVENUE REZONING APPLICATION C260087ZMK, CEQR # 26DCP046K:** IN THE MATTER OF an application submitted by Web Holdings LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12d: 1. changing from an M3-1 District to an M1-3A/R7X District property bounded by South 1st Street, a line 200 feet

northwesterly of Wythe Avenue, South 2nd Street, and Kent Avenue; 2. changing from an M3-1 District to an M1-2A District property bounded by a line midway between South 1st Street and South 2nd Street, Wythe Avenue, South 2nd Street, and a line 200 feet northwesterly of Wythe Avenue; and 3. establishing a Special Mixed Use District (MX-8) bounded by South 1st Street, a line 200 feet northwesterly of Wythe Avenue, South 2nd Street, and Kent Avenue; as shown on a diagram (for illustrative purposes only) dated April 13, 2026, and subject to the conditions of CEQR Declaration E-905. Presenter: Fried Frank Harris Shriver & Jacobson LLP, Jeremy Kozin. **10 Minutes.**

9. **NOMINATIONS FOR ELECTION OF OFFICERS AT 8:00 PM**

10. **DOT DINING OUT NYC PERMIT APPLICATIONS**

1. Café O'te By House Brooklyn, 38 Norman Ave. App # 20260323030001
2. Dolly's Swing & Dive, 146 Wythe Ave. App # 20260312030002
3. FAB Management Group Inc., 577 Union Ave. App # 20260202030003
4. Meet & Meat, 361 Graham Ave. App # 20260312030001

11. **LIQUOR LICENSES**

NEW

1. 180 West Hospitality LLC, 180 West Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
2. 1122 Events Venue Corp., 141 Meserole Street, (New Application & Temporary Retail Permit, Wine, Beer & Cider, Catering Facility (Private Events Only))
3. Agency Sixty Five Inc., DBA TBD, 361 Metropolitan Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music: Soft Indie, Patron Dancing)
4. Atmosphile, LLC, DBA TBA, 413 Graham Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern)
5. Avant Gardner, LLC, 111 Gardner Avenue & 140 Stewart Avenue, (Alteration, Liquor, Wine, Beer & Cider, Cabaret (Musical or Other Entertainment with 600 or More Patron Capacity), Live Music: All Types, Patron Dancing, Employee Dancing, Third Party Promoters, Patio or Deck, Rooftop, Open Space Within Property)
6. BLK Iris Express Inc. I, DBA Black Iris, 128 Metropolitan Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Rooftop)
7. Brew York City LLC, DBA Glory Days, 544 Union Avenue, Unit 1, (New Application & Temporary Retail Permit, Wine, Beer & Cider, Bar/Tavern, Live Music: Occasional Acoustic, Sidewalk Cafe, Roadway Seating)
8. Brown Eyed Hen Group LLC, DBA TBD, 577 Lorimer Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Live Music: Three Piece Jazz Set)

9. Hidden Dynasty LLC, DBA TBD, 54 North 11th Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest, Live Music: Cultural Performance Dance, Employee Dancing)
10. La Luz Del Puente Restaurant Inc, 231 South 4th Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Live Music: Non-Amplified Acoustic Jazz)
11. Mad Records NYC Corp, DBA Mad Radio, 395 Wythe Avenue, (Alteration, Liquor, Wine, Beer & Cider, Rest)
12. New Esquina Del Sabor Corp, 572 Grand Street, (Corporate Change & Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe)
13. Other Half Brewing Company, Inc., 12 South 3rd Street, (Request for Letter of No Objection to More than 4 One-Day Alcohol Permits:
Sugar, Sugar! - June: 3, 4, 10, 11, 17, 18, 24, 25
Unheard Series – July 23, August 20, September 17
Movie Nights – July 7, July 21, August 18, September 1, September 15)
14. Paint 367 LLC, DBA Bar Madonna, 367 Metropolitan Avenue, (Alteration, Liquor, Wine, Beer & Cider, Rest, Roadway Cafe)
15. Pizza Pasta Salad LLC, DBA Salsa Pizza Napoletana, 40 Clifford Place, (Class Change, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe)
16. Premier Choice Concepts LLC, 278 Grand Street, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
17. Top Star Brooklyn LLC, DBA Pending, 46 Norman Avenue, (New Application & Temporary Retail Permit, Liquor, Wine, Beer & Cider, Rest)

SIDEWALK CAFÉ & ROADWAY CAFÉ:

1. ETA 125 Corp, DBA Mugs Ale House, 125 Bedford Avenue
2. Paint 367 LLC, DBA Bar Madonna, 367 Metropolitan Avenue

RENEWALS

1. 18 Bedford Ave LLC, DBA Five Leaves, 18 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe, Roadway Cafe)
2. 33 1/3 Inc, DBA Iona, 180 Grand Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
3. 94 Wythe F&B LLC, DBA Desert 5 Spot New York, 94 Wythe Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music: Live / DJ Music, Country Music Bands, Patron Dancing)
4. 104 South 4th Inc., DBA Keg & Lantern Brewing, 104 South 4th Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Sidewalk Cafe, Roadway Cafe)
5. 644 Driggs Ave LLC, DBA Woodhul Winebar, 644 Driggs Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)

6. 1118 Lorimer Cafe LLC, DBA The Noble, 148 Noble Street, (Renewal, Wine, Beer & Cider, Bar/Tavern, Patio or Deck, Outdoor Seating Within Property Line)
7. Dow Young Group I Inc, 579 Meeker Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Patio or Deck)
8. Enlightenment Wines Farm and Meadery LLC, DBA Honey's, 99 Scott Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Cocktail Bar With Occasional Guest DJs, Patio or Deck, Rooftop)
9. Esse Taco Williamsburg LLC, DBA Esse Taco, 142 North 5th Street, (Renewal, Liquor, Wine, Beer & Cider, Taqueria, Sidewalk Cafe)
10. GFLC Market LLC, DBA Greenpoint Fish & Lobster Company, 114 Nassau Avenue Store, (Renewal, Wine, Beer & Cider, REst)
11. Greenpoint Truck Stop Inc, 278 Greenpoint Avenue, (Renewal, Beer & Cider, Gas Station)
12. Hah Restaurant Group LLC, DBA Ringolevio, 490 Humboldt Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
13. Hana Makgeolli LLC, 201 Dupont Street, (Renewal, Liquor, Wine, Beer & Cider, Rest Brewer, Live Music, Sidewalk Cafe)
14. Healthy as a Motha LLC, DBA Haam, 234 Union Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Steel Plan, Closing Time to 3 A.M. on Friday, Saturday & Sunday)
15. Kim & Hua Holding LLC, DBA Nan Xiang Express Soup Dumplings, 167 Grand Street, (Renewal, Wine, Beer & Cider, Rest)
16. Maloya LLC, 983 Flushing Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest)
17. Masquerade Brooklyn I LLC, DBA Masquerade, 351 Broadway, (Renewal, Liquor, Wine, Beer & Cider, Rest, Backyard)
18. McCarren Park House LLC, DBA McCarren Park House, 855 Lorimer Street, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Jazz and Local Bands Local DJs, Patio or Deck)
19. Mendez & Avelar Inc, DBA La Superior, 295 Berry Street, South 2nd Street & Berry Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)
20. Million Goods LLC, 88 Franklin Street, (Renewal, Wine, Beer & Cider, Bar/Tavern, Backyard)
21. My Kismet LLC, DBA Little Rascal Bar, 130 Franklin Street, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)
22. New Mon Sang Rest Corp, DBA New Apolo Restaurant, 508 Grand Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)
23. Night Rafter LLC, DBA Kilo Bravo; Wing Jawn, 180 North 10th Street, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)
24. NYSF Ventures LLC, DBA Horses and Divorces, 285 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern)
25. Ox Collar LLC, DBA Goldies, 195 Nassau Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Backyard)

26. Pieintheskybrooklyn LLC, DBA Paulie Gee’s, 60 Greenpoint Avenue, (Renewal, Liquor, Wine, Beer & Cider, Rest, Live Music: Local Bands, Acoustic, Singer Songwriters, Sidewalk Cafe, Roadway Cafe)
27. She Said NYC LLC, DBA With Others Brooklyn, 340 Bedford Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Patio or Deck)
28. Stella Mae Brooklyn LLC, DBA Rocka Rolla, 486 Metropolitan Avenue, (Renewal, Liquor, Wine, Beer & Cider, Bar/Tavern, Live Music, Backyard)
29. Xixa LLC, DBA Xixa, 241 South 4th Street, (Renewal, Liquor, Wine, Beer & Cider, Rest)

12. **CANNABIS LICENSES:**

RENEWAL

1. Jean R Levasseur, DBA Twisted Vibration, 301 Broadway, (Retail Dispensary)
OCM-CAURD-24-000191

NAME CHANGE

1. Fignolecar Inc, DBA Indoor Treez, 175 Grand Street, (Retail Dispensary, Changing Name from Fignolecar LLC to Fignolecar Inc)
OCM CAURD 2022-000443

NOMINATIONS FOR THE EXECUTIVE COMMITTEE AND THE ATTENDANCE COMMITTEE WILL TAKE PLACE PROMPTLY AT 8:00 PM.

NOMINATIONS DO NOT REQUIRE A SECOND

BOARD MEETING

MOMENT OF SILENCE

ROLL CALL

APPROVAL OF THE AGENDA

APPROVAL OF THE MINUTES – Combined Public Hearing and Board Meeting of January 20, March 30 and April 14, 2026

PUBLIC SESSION – Reserved for the Public’s expression. Board Members will not be allowed to speak. (NOTE: All persons who wish to speak during this portion of the meeting must **REGISTER IN PERSON** between **5:45 PM – 6:15 PM**, **NO** later than **6:15 PM**) Each scheduled

participant for this session will have an allowance of two (2) minutes [time permitting]. (No questions will be entertained. Speakers are requested to submit their testimony in writing.)

COMMITTEE REPORTS

CHAIRPERSON'S REPORT – As written.

FIRST VICE-CHAIR'S REPORT – As written.

DISTRICT MANAGER'S REPORT – As written.

PARKS REPORT – As written

ANNOUNCEMENTS: ELECTED OFFICIALS

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

Note: For further information on accessibility or to make a request for accommodation, such as sign language interpretation services, please contact Brooklyn Community Board No. 1, Tel. (718) 389-0009; at least (5) business days in advance to ensure availability.



COMMUNITY BOARD NO. 1
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ATTENDANCE SHEET

(26 Members Constitute a Quorum for the Board Meeting & Public Hearing)
 DATE: 05-12-2026

BOARD MEETING AND PUBLIC HEARING

KARINA AGUILAR <i>Karina Aguilar</i>	DAVID HEIMLICH <i>David Heimlich</i>
BOGDAN BACHOROWSKI <i>Bogdan Bachorowski</i>	LARISSA HO <i>Larissa Ho</i>
LISA BAMONTE <i>Lisa Bamonte</i>	MORDECHAI HOFFMAN <i>Mordechai Hoffman</i>
GINA BARROS <i>Gina Barros</i>	KATIE DENNY HOROWITZ <i>Katie Denny Horowitz</i>
TEON BROOKS <i>Teon Brooks</i>	SONIA IGLESIAS <i>Sonia Iglesias</i>
ERIC BRUZAITIS <i>Eric Bruzaitis</i>	MATHEW ISAACS <i>Mathew Isaacs</i>
IRIS CABRERA <i>Iris Cabrera</i>	JACOB ITZKOWITZ <i>Jacob Itzkowitz</i>
PHILIP CAPONEGRO <i>Philip Caponegro</i>	BOZENA KAMINSKI
FRANK CARBONE <i>Frank Carbone</i>	CAITLIN KAWAGUCHI
STEPHEN CHESLER <i>Stephen Chesler</i>	WILLIAM KLAGSBALD <i>William Klagsbald</i>
MIKE CRUZ <i>Mike Cruz</i>	MERYL LABORDE <i>Meryl Laborde</i>
GIOVANNI D'AMATO <i>Giovanni D'Amato</i>	MARIE LEANZA <i>Marie Leanza</i>
TAMARA DAVILA <i>Tamara Davila</i>	JODIE LOVE <i>Jodie Love</i>
WARD DENNIS <i>Ward Dennis</i>	MICHAL MROWIEC <i>Michal Mrowiec</i>
ERIN DRINKWATER	RABBI DAVID NIEDERMAN <i>Rabbi David Niederman</i>
MIGUELINA DURAN <i>Miguelina Duran</i>	AUSTIN PFERD <i>Austin Pferd</i>
ARTHUR DYBANOWSKI	BELLA SABEL
ROSEMARY ESPINAL <i>Rosemary Espinal</i>	ISAAC SOFER
LLOYD FENG	SAMEER TALATI <i>Sameer Talati</i>
JULIA AMANDA FOSTER <i>Julia Foster</i>	DEL TEAGUE
RIFKA FRIEDMAN <i>Rifka Friedman</i>	ALBERTO VALENTIN <i>Alberto Valentin</i>
DEALICE FULLER <i>Dealice Fuller</i>	RAFFAELLO VANCOUTEN <i>Raffaello Vancouten</i>
JOEL GOLDSTEIN <i>Joel Goldstein</i>	WILLIAM VEGA <i>William Vega</i>
JOSEPH GREENFELD <i>Joseph Greenfeld</i>	SIMON WEISER <i>Simon Weiser</i>
JOEL GROSS <i>Joel Gross</i>	BARBARA WILLIAMS <i>Barbara Williams</i>

Council Member
Lincoln Restler

Council Member
Jennifer Gutierrez

DATE: MAY 12, 2026

COMBINED BOARD MEETING

	NAME	ROLL CALL 1ST	ROLL CALL 2ND	ROLL CALL 3RD	ROLL CALL 4TH	ROLL CALL 5TH
1	KARINA AGUILAR	✓	✓			
2	BOGDAN BACHOROWSKI	✓	✓			
3	LISA BAMONTE	✓	✓			
4	GINA BARROS	✓	✓			
5	TEON BROOKS	✓	✓			
6	ERIC BRUZAITIS	✓	✓			
7	IRIS CABRERA	✓	✓			
8	PHILIP CAPONEGRO	✓	✓			
9	FRANK CARBONE	✓	✓			
10	STEPHEN CHESLER	✓	✓			
11	MIKE CRUZ	✓	✓			
12	GIOVANNI D'AMATO	✓	✓			
13	TAMARA DAVILA	✓	✓			
14	WARD DENNIS	✓	✓			
15	ERIN DRINKWATER	✓	✓			
16	MIGUELINA DURAN	✓	✓			
17	ARTHUR DYBANOWSKI	✓	✓			
18	ROSEMARY ESPINAL	✓	✓			
19	LLOYD FENG	✓	✓			
20	JULIA AMANDA FOSTER	✓	✓			
21	RIFKA FRIEDMAN	✓	✓			
22	DEALICE FULLER	✓	✓			
23	JOEL GOLDSTEIN	✓	✓			
24	JOSEPH GREENFELD	✓	✓			
25	JOEL GROSS	✓	✓			
26	DAVID HEIMLICH	✓	✓			
27	LARISSA HO	✓	✓			
28	MORDECHAI HOFFMAN	✓	✓			
29	KATIE DENNY HOROWITZ	✓	✓			
30	SONIA IGLESIAS	✓	✓			
31	MATTHEW ISAACS	✓	✓			
32	JACOB ITZKOWITZ	✓	✓			
33	BOZENA KAMINSKI	✓	✓			
34	CAITLIN KAWAGUCHI	✓	✓			
35	WILLIAM KLAGSBALD	✓	✓			
36	MERYL LABORDE	✓	✓			
37	MARIE LEANZA	✓	✓			
38	JODIE LOVE	✓	✓			
39	MICHAL MROWIEC	✓	✓			
40	RABBI DAVID NIEDERMAN	✓	✓			
41	AUSTIN PFERD	✓	✓			
42	BELLA SABEL	✓	✓			
43	ISAAC SOFER	✓	✓			
44	SAMEER TALATI	✓	✓			
45	DEL TEAGUE	✓	✓			
46	ALBERTO VALENTIN	✓	✓			
47	RAFFAELLO VAN COUTEN	✓	✓			
48	WILLIAM VEGA	✓	✓			
49	SIMON WEISER	✓	✓			
50	BARBARA WILLIAMS	✓	✓			
	TOTAL:	36	42			
	TIME:	10:10 PM	9:14 PM			



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BOARD BUDGET COMMITTEE MOTION: to approve the purchase of the two pieces of networking equipment, the vacuum cleaner and the disposable vacuum bags, the ArcGIS mapping software, and the Airtable monthly subscription for the office's use for FY2027 OTPS Budget

Motion made by: Bogdan Bachorowski
 Seconded by: Arthur Dybanowski
 DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	/				DAVID HEIMLICH	/			
BOGDAN BACHOROWSKI	/				LARISSA HO				
LISA BAMONTE	/				MORDECHAI HOFFMAN				
GINA BARROS	/				KATIE DENNY HOROWITZ	/			
TEON BROOKS	/				SONIA IGLESIAS	/			
ERIC BRUZAITIS	/				MATHEW ISAACS	/			
IRIS CABRERA	/				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	/				BOZENA KAMINSKI				
FRANK CARBONE					CAITLIN KAWAGUCHI	/			
STEPHEN CHESLER	/				WILLIAM KLAGSBALD				
MIKE CRUZ	/				MERYL LABORDE	/			
GIOVANNI D'AMATO	/				MARIE LEANZA	/			
TAMARA DAVILA					JODIE LOVE				
WARD DENNIS	/				MICHAL MROWIEC	/			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	/				AUSTIN PFERD				
ARTHUR DYBANOWSKI	/				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	/				SAMEER TALATI				
JULIA AMANDA FOSTER	/				DEL TEAGUE	/			
RIFKA FRIEDMAN					ALBERTO VALENTIN	/			
DEALICE FULLER					RAFFAELLO VAN COUTEN	/			
JOEL GOLDSTEIN					WILLIAM VEGA	/			
JOSEPH GREENFELD					SIMON WEISER	/			
JOEL GROSS					BARBARA WILLIAMS	/			

TIME: 10:56 TALLY: 30 YES 0 NO 0 ABS 0 RECUSAL



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BOARD BUDGET COMMITTEE MOTION : to approve the purchase of the hybrid meetings equipment, the filing cabinets, chairs, carpet and window cleaning, tablecloth with CB1 logo, cleaning supplies and office supplies, printer ink, for a total of \$18,518.20, as well as a desk for the District Manager. In addition of a TV for CB1 District Office for \$3,800, Security Cameras \$2,653 and a water cooler 479.19 Total: \$25,450.39. The remaining budget can be spend on Office supplies or equipment before June 30, 2026

Motion made by: Bogdan Bachorowski

Seconded by: Arthur Dybanowski

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE					CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE				
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN					WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:56PM TALLY: 30 YES 0 NO 0 ABS 0 RECUSAL



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CANNABIS REVIEW COMMITTEE MOTION: To approve report as written

Motion made by: Del Teague

Seconded by: Teon Brooks

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN	✓			
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI	✓			
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI					BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI	✓			
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN				
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER				
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 9:57 PM TALLY: 30 YES 0 NO 0 ABS 0 RECUSAL



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ECONOMIC DEVELOPMENT COMMITTEE MOTION (FRIENDLY AMMENDMENT): CB1 to send a formal letter to the New York City Council and Moayor's Office requesting a pause in the enforcement of Local Law 77 of 2009 (with compliance deadline of July 1, 2026), an extension of the implementation timeline, a comprehensive review of the law's necessity and adverse impacts on small businesses, detailed implementation guidelines, and robust, documented small business engagement. The letter will also request a cure period for compliance.

Motion made by: Eric Bruzaitis
 Seconded by: Matthew Isaacs

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE					CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE				
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN					WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:43 PM TALLY: 30 YES 0 NO 0 ABS 0 RECUSAL



COMMUNITY BOARD NO. 1
 435 GRAHAM AVENUE – BROOKLYN, NY 11211
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LAND USE, ULURP AND LANDMARKS [SUBCOMMITTEE] COMMITTEE MOTION: to DENY the application 122 AND 124 GREENPOINT AVENUE LPC-26-08566 AND LPC-26-08337, citing they need to

1. Re-study and significantly simplify the roof massing to call less attention to itself and be more appropriate to the context of the Greenpoint Historic,
2. Explore possibility to re-configure the windows and façade to make them more contextual,
3. Evaluate the set-back visibility, the bulkhead materials, the brick color, the cladding details, and the window details to better integrate the building with the neighboring buildings in the Greenpoint Historic District.
4. Provide rear renderings and renderings of visibility from Milton Street, and
5. Address the impact of the proposed construction on neighboring light and privacy.

Motion made by: Eric Bruzaitis
 Seconded by: Iris Cabrera

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN					WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:33 PM TALLY: 31 YES 0 NO 0 ABS 0 RECUSAL



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LAND USE, ULURP AND LANDMARKS [SUBCOMMITTEE] COMMITTEE MOTION: to approve the application 144
 GREENPOINT AVENUE LPC-26-01803

Motion made by: Arthur Dybanowski
 Seconded by: Eric Bruzaitis

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN					WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:27PM TALLY: 32 YES 0 NO 0 ABS 0 RECUSAL



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PUBLIC SAFETY & HUMAN SERVICES COMMITTEE MOTION: For CB1 to send a letter to the Commanding Officer of the 94th Precinct requesting that the precinct attend PS&HS Committee meetings on a regular basis to report on safety conditions and hear directly from residents

Motion made by: Lisa Bamonte

Seconded by: Mathew Isaacs

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ	✓			
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:05 PM TALLY: 34 YES 0 NO 0 ABS 0 RECUSAL



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 Website: www.nyc.gov/brooklyn1



PUBLIC SAFETY & HUMAN SERVICES COMMITTEE MOTION: For CB1 to send a letter to local elected officials requesting that they support and identify funding for the installation of a streetlight at Gilbert Ramirez Park (Mckibben Street between Bogarts and White Streets), and to request from the NYC Department of Transportation an estimate of the cost of such installation.

Motion made by: Lisa Bamonte
 Seconded by: Mathew ISAAC

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ	✓			
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC				
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:05 PM TALLY: 31 YES NO ABS RECUSAL



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PUBLIC SAFETY & HUMAN SERVICES COMMITTEE MOTION (FRIENDLY AMENDMENT): For CB1 to send a letter to Mayor Mamdani — requesting: •That Mayor Mamdani invite the community to hear a comprehensive plan for the 19 Debevoise Avenue shelter; •That DHS and HPD appear before the PS&HS Committee at its May meeting to answer community questions; •A specific date by which the shelter will be vacated and returned to its originally intended purpose as senior housing; •A timeline for HPD to begin work on the senior housing conversion; •A timeline for the restoration of the Debevoise [NOTE: "Bellevue" appears in meeting notes — please verify intended reference] facility; •Specifics on how the City will honor its commitment to a cap of 200 shelter beds that was promised to the community board and residents; •Clarity on the meaning and intended duration of "temporary" shelter use; and •A plan for managing the impact of the shelter population on existing families in the community. To add additional lighting to community District Needs

Motion made by: Lisa Bamonte.
 Seconded by: Matthew Isaacs.

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ	✓			
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER	✓				RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:05PM TALLY: 34 YES 0 NO 0 ABS 0 RECUSAL



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SLA-Review & DCA Committee motion to Deny Application for Posha

Motion made by: *Iris Cabrera*
 Seconded by: *Del Teague*

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH				✓
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN		✓		
GINA BARROS	✓				KATIE DENNY HOROWITZ		✓		
TEON BROOKS	✓				SONIA IGLESIAS		✓		
ERIC BRUZAITIS		✓			MATHEW ISAACS		✓		
IRIS CABRERA	✓				JACOB ITZKOWITZ		✓		
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI		✓		
STEPHEN CHESLER		✓			WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE		✓		
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG		✓			SAMEER TALATI		✓		
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN	✓				ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN			✓	
JOEL GOLDSTEIN		✓			WILLIAM VEGA			✓	
JOSEPH GREENFELD		✓			SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 9:45 PM TALLY: 22 YES 14 NO 0 ABS 0 RECUSAL



COMMUNITY BOARD NO. 1
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 Website: www.nyc.gov/brooklyn1



SLA - Motion - TO Deny Application Outdoor dining 125 Bedford Ave.

Motion made by: Eric Bruzaitis
 Seconded by: Steve Chester

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ		✓			MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI				
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA				
JOSEPH GREENFELD	✓				SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 9:52 PM TALLY: 32 YES 1 NO 0 ABS 0 RECUSAL



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SLA REVIEW & DCA COMMITTEE MOTION: To approve report as written

Motion made by: Julia Foster

Seconded by: Ward Dennis

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN	✓			
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI	✓			
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD	✓			
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA					JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER					RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL					ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI	✓			
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN	✓				WILLIAM VEGA				
JOSEPH GREENFELD	✓				SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 9:48 PM TALLY: 33 YES 0 NO 0 ABS 0 RECUSAL



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TRANSPORTATION COMMITTEE MOTION: TO DENY THE REVOCABLE CONSENT PROPOSAL FOR 247 BEDFORD AVE ASSOCIATES, LLC (APPLE WILLIAMSBURG). PLANTERS AT 247 BEDFORD AVE & CORNER OF NORTH 3RD STREET AS PRESENTED AND TO REVISE THE PLAN TO ADDRESS COMMITTEE CONCERNS.

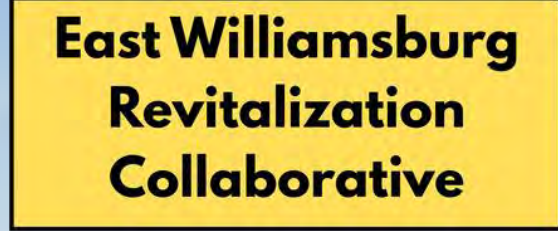
Motion made by: Iris Cabrera

Seconded by: Meryl Laborde

DATE: 5/12/2026

	YES	NO	ABS	REC		YES	NO	ABS	REC
KARINA AGUILAR	✓				DAVID HEIMLICH	✓			
BOGDAN BACHOROWSKI	✓				LARISSA HO				
LISA BAMONTE	✓				MORDECHAI HOFFMAN				
GINA BARROS	✓				KATIE DENNY HOROWITZ	✓			
TEON BROOKS	✓				SONIA IGLESIAS	✓			
ERIC BRUZAITIS	✓				MATHEW ISAACS	✓			
IRIS CABRERA	✓				JACOB ITZKOWITZ				
PHILIP CAPONEGRO	✓				BOZENA KAMINSKI				
FRANK CARBONE	✓				CAITLIN KAWAGUCHI	✓			
STEPHEN CHESLER	✓				WILLIAM KLAGSBALD				
MIKE CRUZ	✓				MERYL LABORDE	✓			
GIOVANNI D'AMATO	✓				MARIE LEANZA	✓			
TAMARA DAVILA	✓				JODIE LOVE	✓			
WARD DENNIS	✓				MICHAL MROWIEC	✓			
ERIN DRINKWATER	✓				RABBI DAVID NIEDERMAN				
MIGUELINA DURAN	✓				AUSTIN PFERD				
ARTHUR DYBANOWSKI	✓				BELLA SABEL				
ROSEMARY ESPINAL	✓				ISAAC SOFER				
LLOYD FENG	✓				SAMEER TALATI	✓			
JULIA AMANDA FOSTER	✓				DEL TEAGUE	✓			
RIFKA FRIEDMAN					ALBERTO VALENTIN	✓			
DEALICE FULLER					RAFFAELLO VAN COUTEN	✓			
JOEL GOLDSTEIN					WILLIAM VEGA	✓			
JOSEPH GREENFELD					SIMON WEISER	✓			
JOEL GROSS					BARBARA WILLIAMS	✓			

TIME: 10:21 PM TALLY: 32 YES 0 NO 0 ABS 0 RECUSAL



EAST WILLIAMSBURG

Commercial District Needs Assessment

Today's Roadmap



- Who we are
- AvenueNYC in East Williamsburg
- Key Findings
- Opportunities & Next Steps

Who We Are: Partnership of 2 BIDs

- ✦ Organizations
Grand Street & Graham Avenue
Business Improvement Districts
- ✦ Established
1985 & 1987
- ✦ Collectively Represent
395 businesses
- ✦ Mission
Support local small businesses &
communities to live, work, & play



Grand St BID Team



Graham Ave BID Team

Who We Are: Programmatic Highlights



Restaurant Week



Community Clean-Ups

20+
events
hosted in 2025



Holiday Lights & Events



Small Business Consultations



Street Festivals

AvenueNYC in East Williamsburg

3-Year Grant for Commercial Revitalization

**Year 1:
Commercial District
Needs Assessment
(CDNA)**

**Years 2 + 3:

Program
Implementation
& Scale-Up**

AvenueNYC in East Williamsburg: Commercial District Needs Assessment

Year 1 CDNA

- ✦ Inventory: storefront, business, and streetscapes
- ✦ Input & partnerships with local organizations, schools, and elected officials
- ✦ Surveys with merchants, residents, and visitors
- ✦ Two merchant mixers and an Open Streets event to refine data with site-specific feedback



Merchant Mixer at Emblem BK

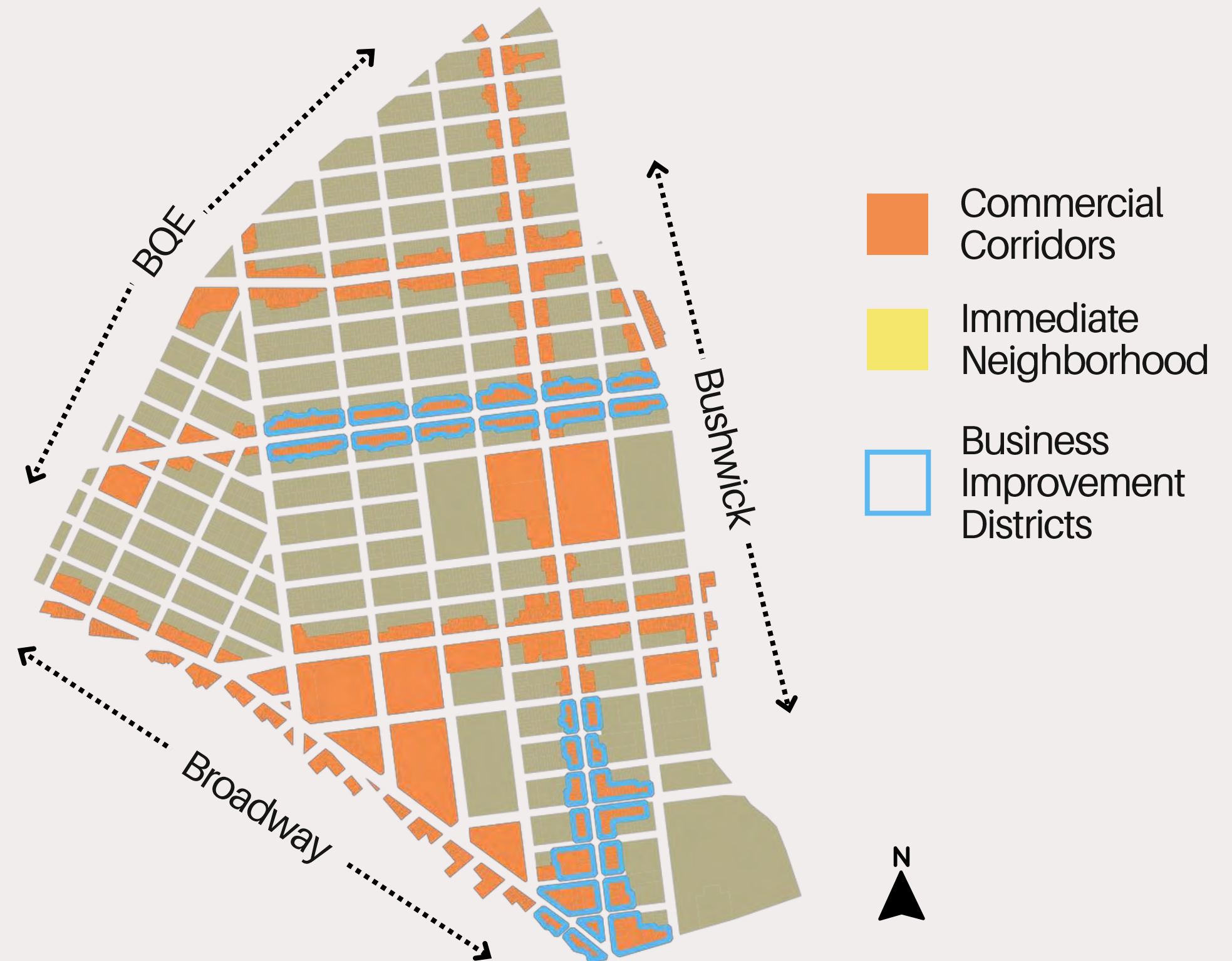


Site-Specific Community Feedback

East Williamsburg: Neighborhood Context

6 main commercial corridors

- ✖ Metropolitan Avenue
- ✖ Grand Street [BID]
- ✖ Montrose Avenue
- ✖ Broadway
- ✖ Graham Avenue [BID]
- ✖ Bushwick Avenue



East Williamsburg: Neighborhood Context

East Williamsburg is home to roughly 47,000 residents.

Renters represent

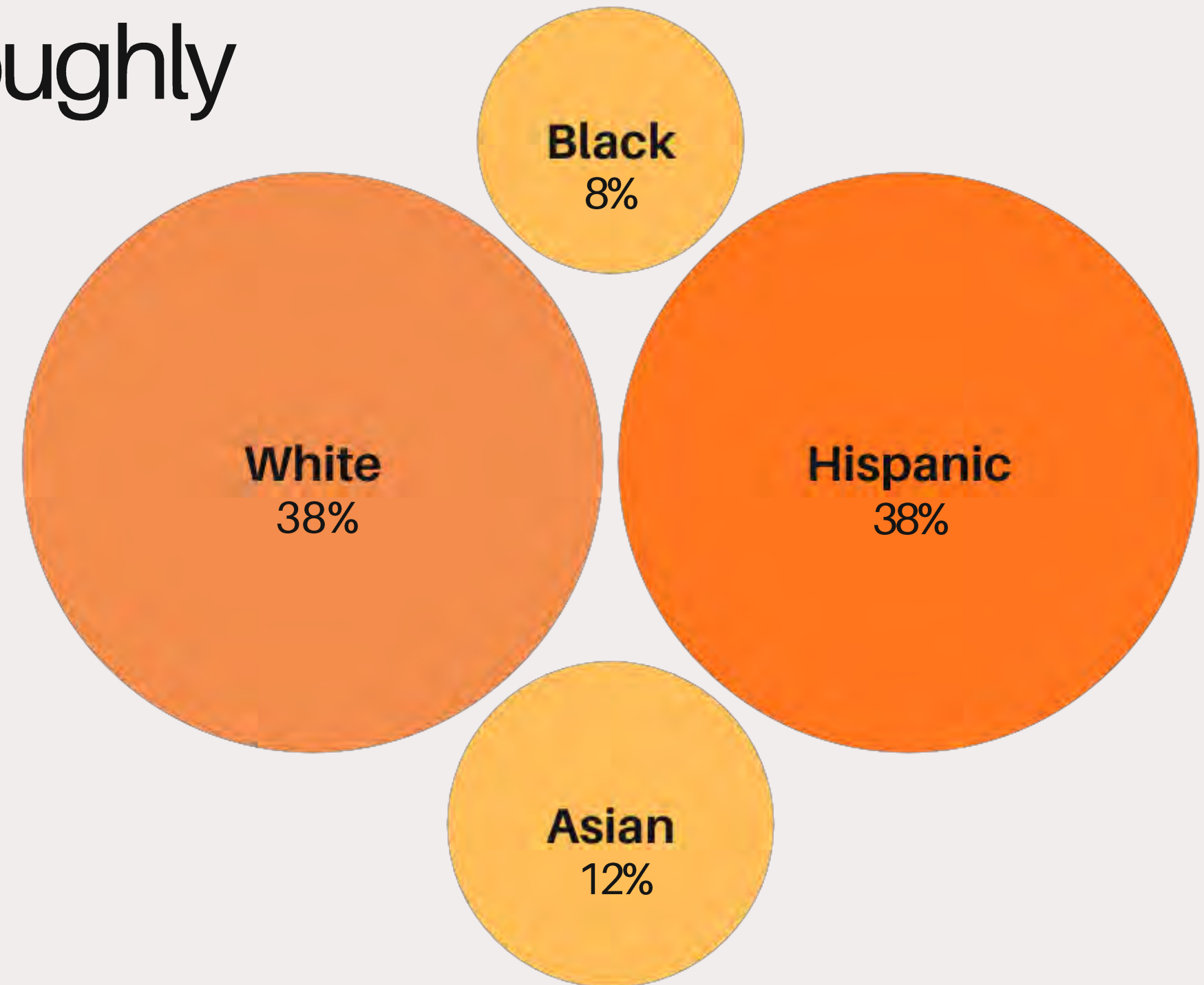
85%

of housing occupants,
compared to the NYC-wide
average of 70%

Median HH Income

\$82,408

compared to the NYC-wide
median household income of
\$80,483 (ACS, 2024).



CDNA Key Findings

CDNA was conducted from
September 2025 to January 2026

Business Inventory

920+

businesses and storefronts
along main corridors

Streetscapes

97

block faces walked and
recorded

Merchant Surveys

300+

businesses surveyed in-
person & online

Resident & Visitor Surveys

618

residents and visitors
surveyed in-person & online

Business Inventory

922

storefronts

785

businesses

15%

min: 10%
max: 24%

vacancy



Grand Leaners at Graham and Humboldt



Botanica La Jose at Graham and Seigel

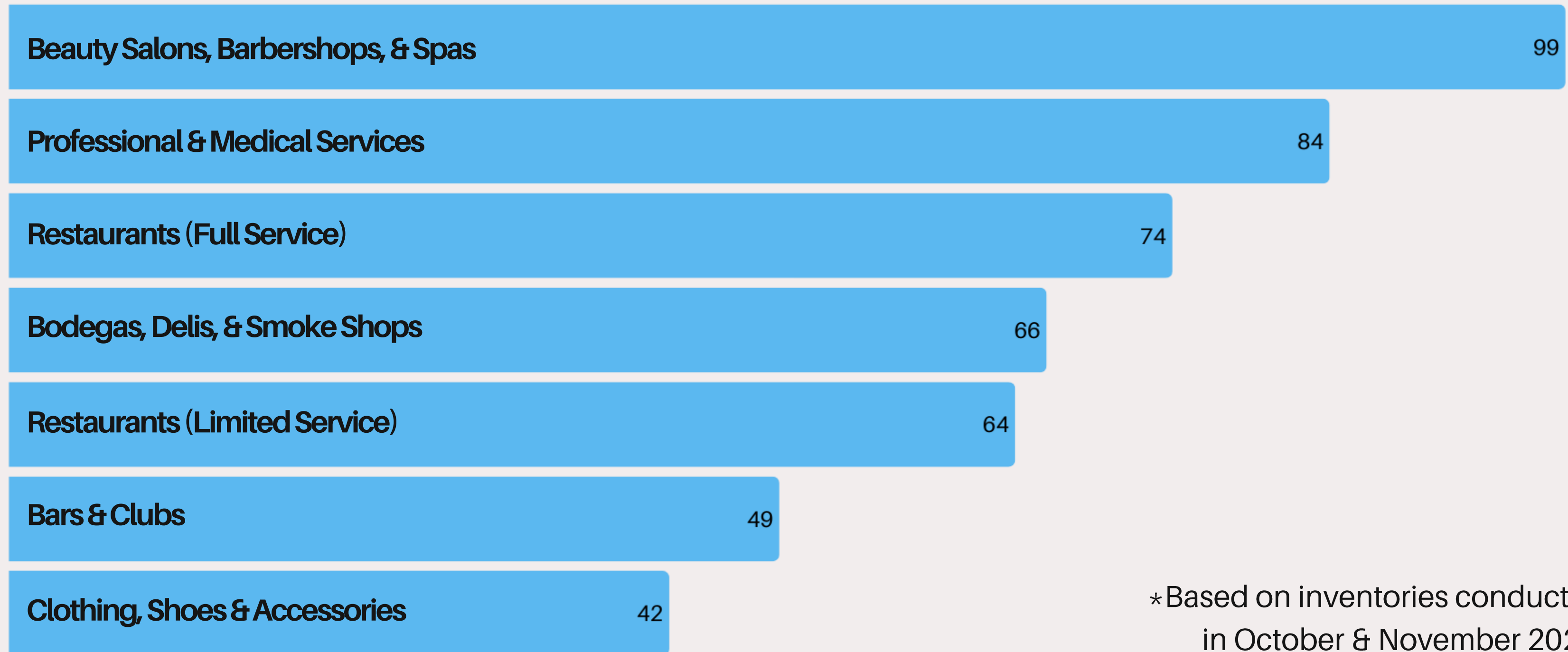


Long Cheng Trading at Graham and Cook



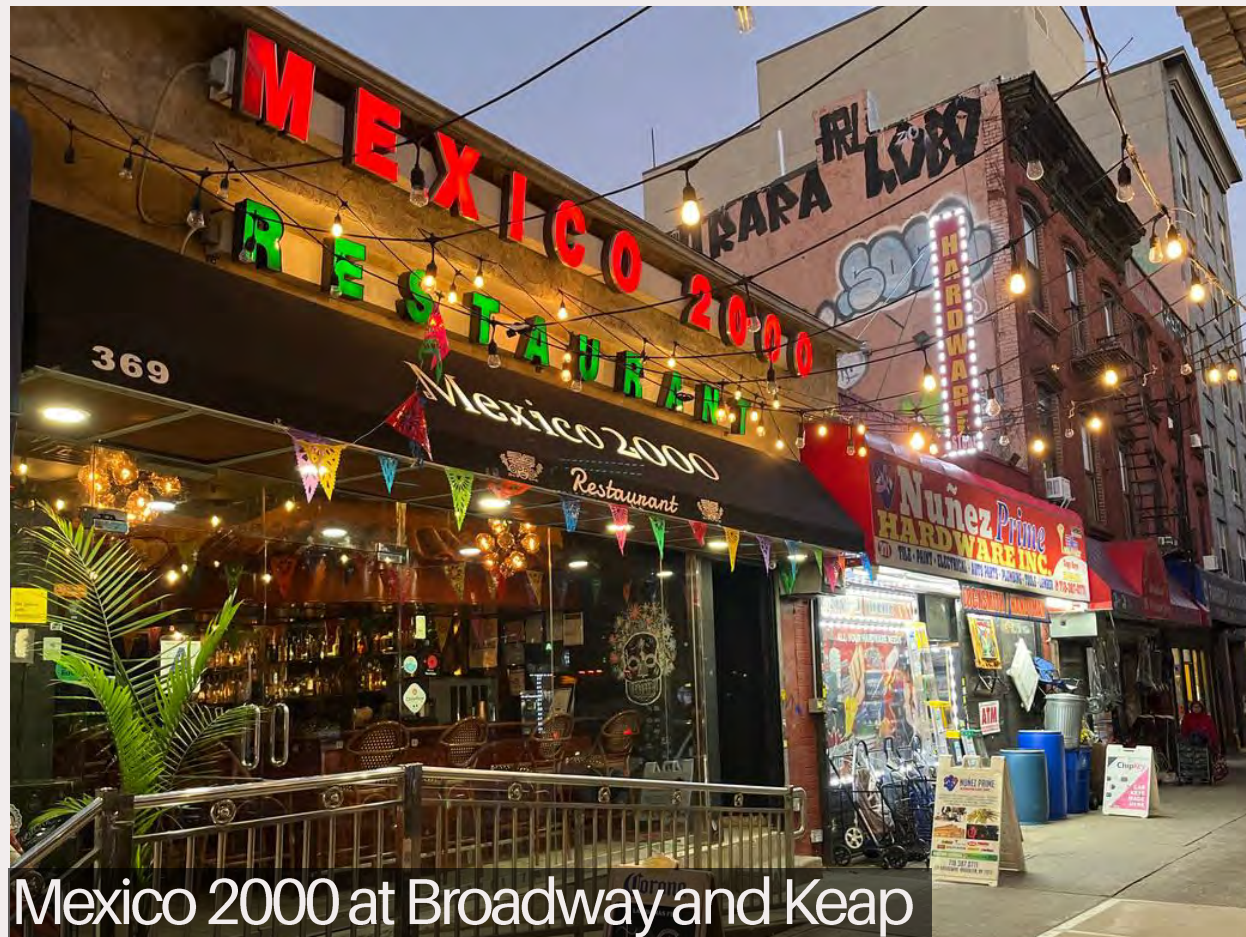
Jessi's Coffee Shop at Bushwick and Meserole

Top Business Categories Across East Williamsburg



*Based on inventories conducted in October & November 2025.

Storefront Findings: Our Cultural Heritage Is Written On The Walls



Our businesses proudly wear their identities on their storefront and **serve as an analogue for our neighborhood's diverse cultural heritage**

Storefront Findings: Our Businesses Keep Our Streets Lit and Safe



In the absence of adequate street lighting, our **storefronts make our streets safer** as a main source of light for pedestrians

Storefront Findings: Legacy Businesses Are Still Going Strong



Model T Meats Corp | Est. 1918



Tony's Pizza | Est. 1950 (@tonyspizzaongraham)



Katz Drugs | Est. 1970s)

With a plethora of **legacy businesses**, who have been operating for multiple decades, our small businesses reflect how the neighborhood has grown and evolved over the years.

Storefront Findings: Need for Equitable Storefront Improvement

Visible need for **equitable support in storefront improvement**, especially for long-standing businesses in older buildings



Food Expo at Broadway and Union



Neighborhood Dental on Flushing



Classic Jewelry at Graham and Varet

Streetscapes Findings: Obstructed and Unsafe Walkways

Large stretches of sidewalks are either vacant and unmaintained, or **obstructed by illegal parking and construction debris**, making it unsafe for pedestrians and storefronts



Broadway and Montrose



Broadway and Rodney



Montrose



Bushwick and Boreum

Streetscapes Findings: Untapped Potential for Micro-Public Spaces

Parkettes, daylit sidewalks, and wide setbacks offer **untapped potential as public spaces or resilient landscaping** in neighborhood



Lindsay Triangle



Daylit corner at Boriniquen and Grand



Extended sidewalk at Bushwick and Metro

Merchant Surveys

308

businesses surveyed



Pizzette at Graham and Scholes



Boreum Drugs on Union



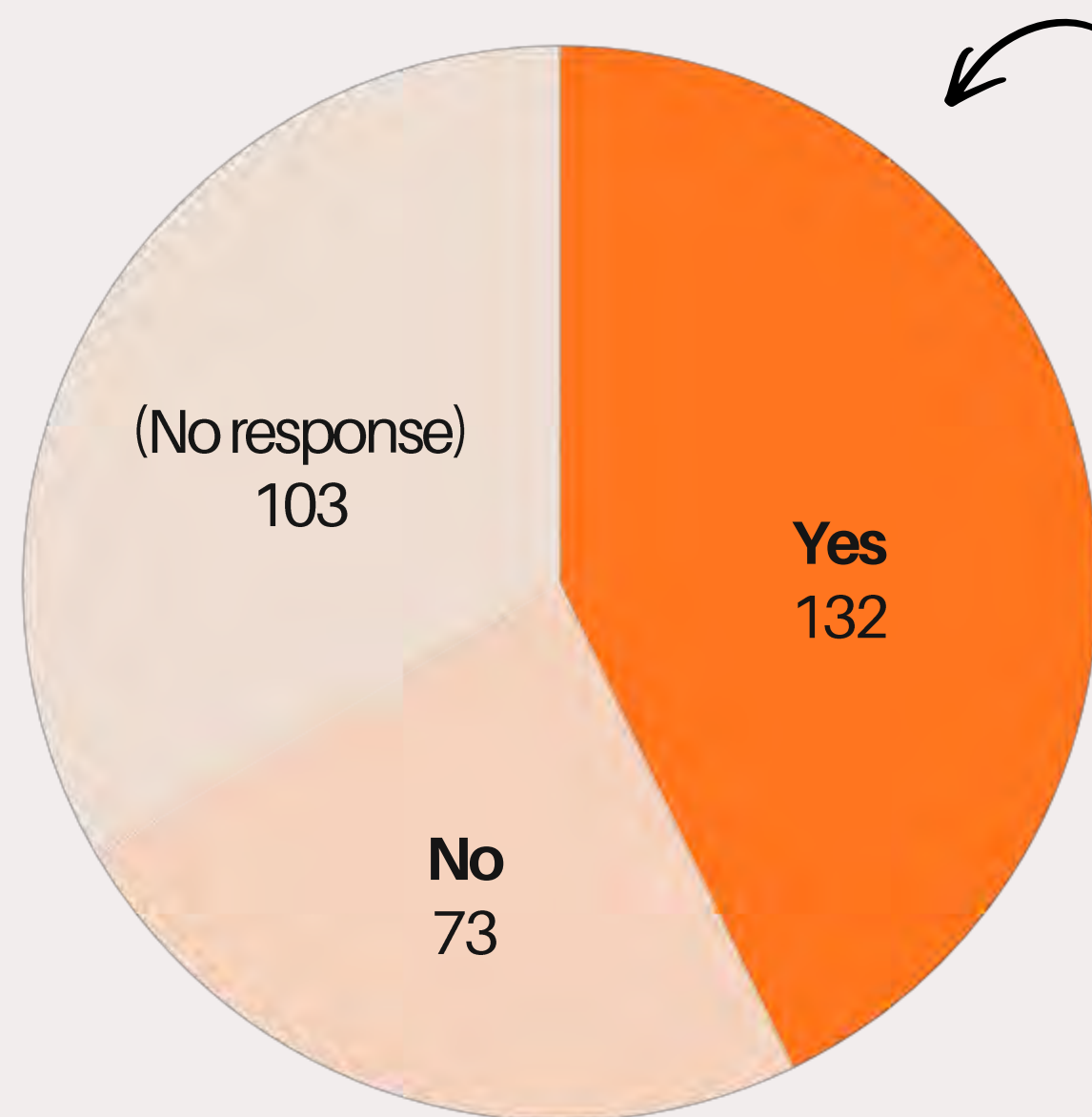
Taqueria Santa on Broadway



Metropolitan Fish Market on Metro and Leonard

Merchant Findings: Home of Small But Mighty Businesses

Women & Minority Representation



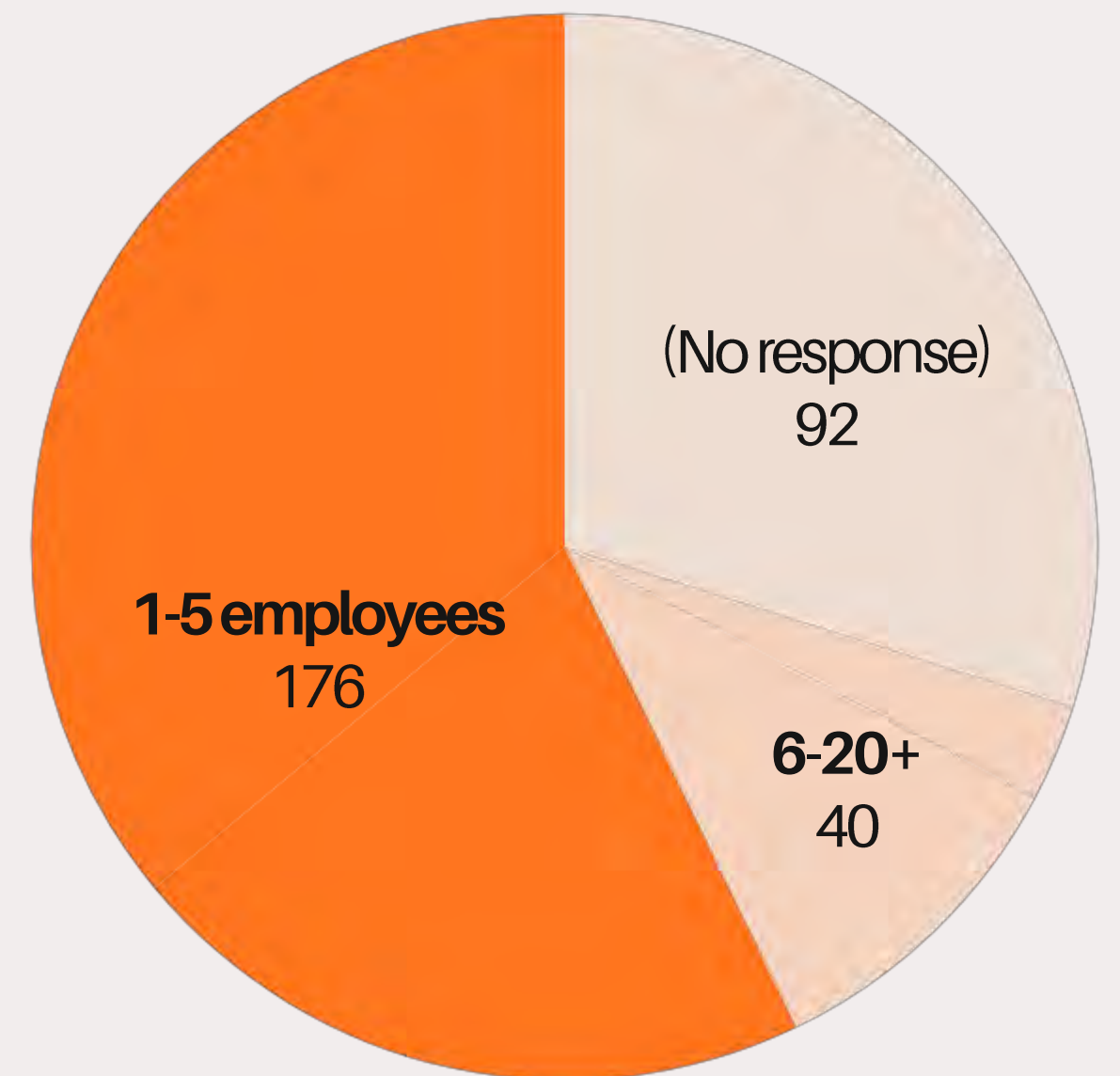
43%

identify as women- or minority-owned

56%

businesses run on 5 employees or fewer

Number of Full-Time Employees



Merchant Findings: Cultural Heritage Is Reflected In Commercial Longevity

44%

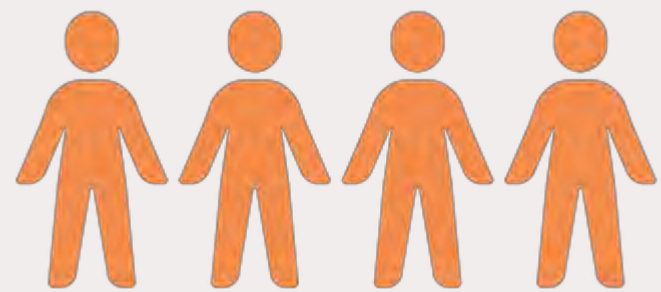
of businesses have been in the neighborhood for **10+ years**

The average age of businesses in the neighborhood is

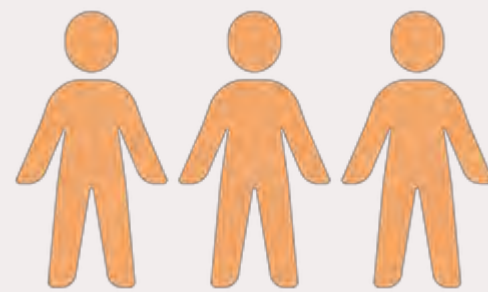
14 years



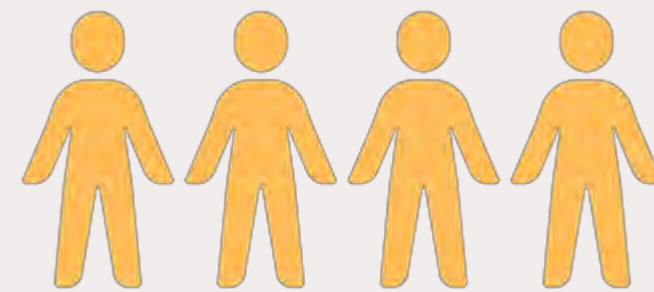
20+ years



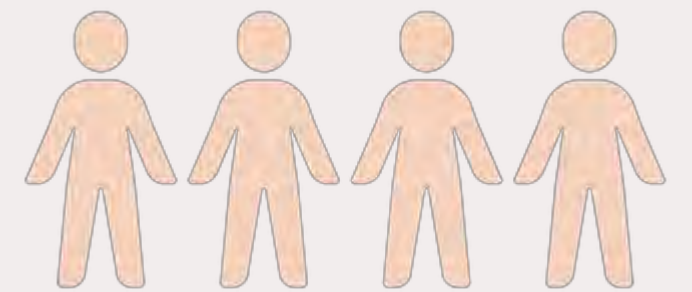
11-20 years



6-10 years



3-5 years

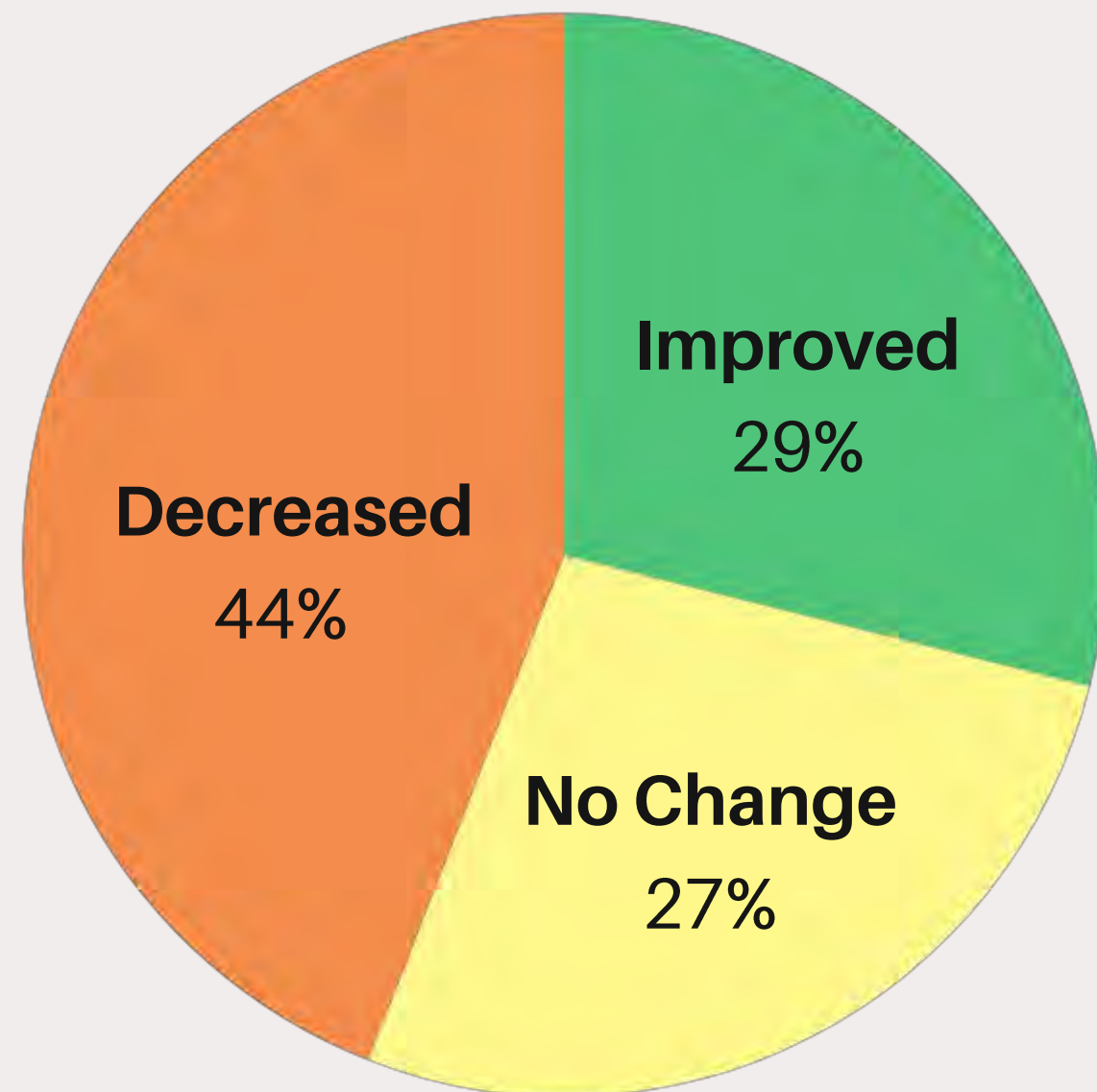


0-2 years

Merchant Findings: Strong Intent to Stay Despite Sales Challenges

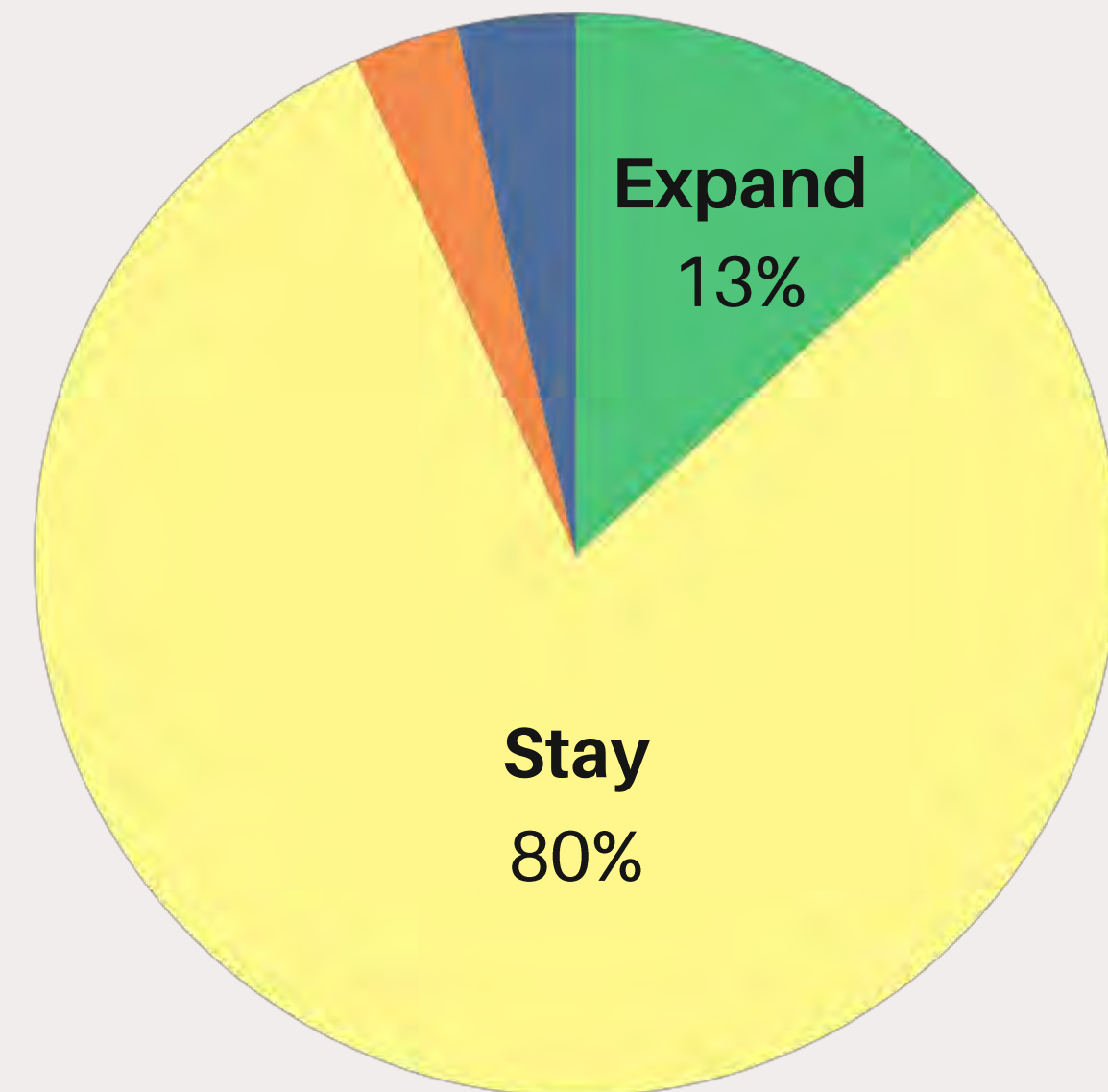
Looking back 1 year

Sales Trend



Looking forward 1 year

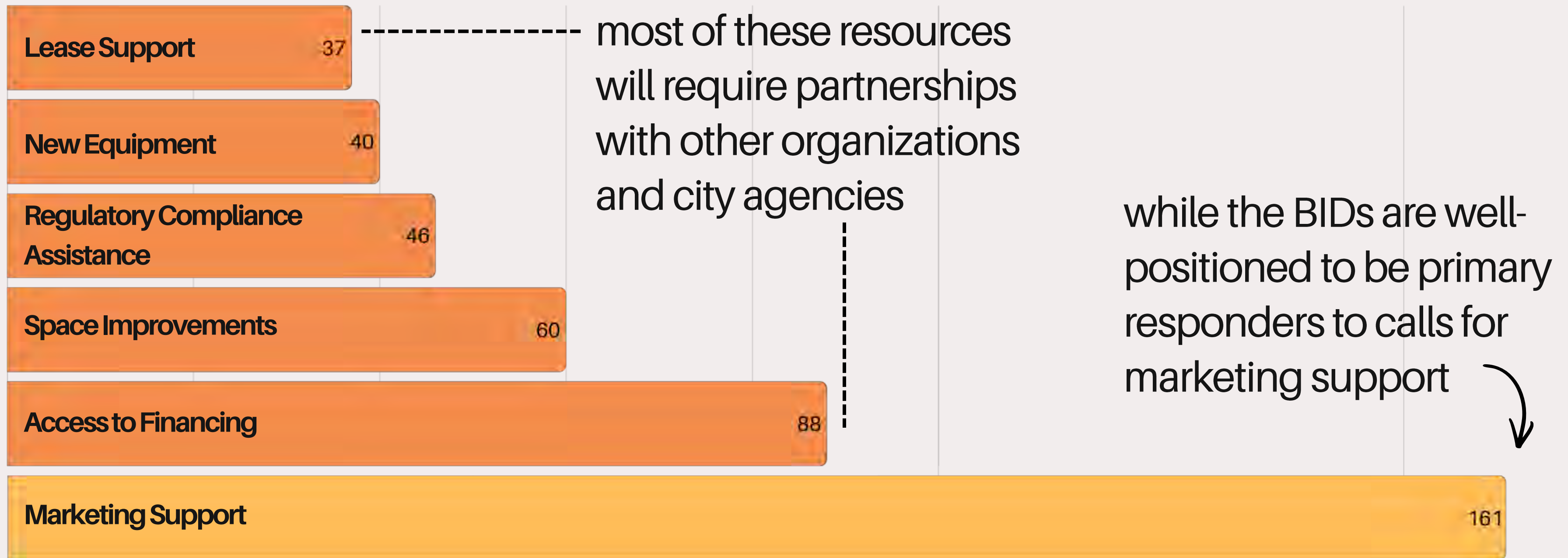
Plans for Future



Merchant Findings: Our Biggest Challenges Are Also Our Most Basic



Findings: Partnerships Required To Respond To Resource Requests



Resident & Visitor Surveys

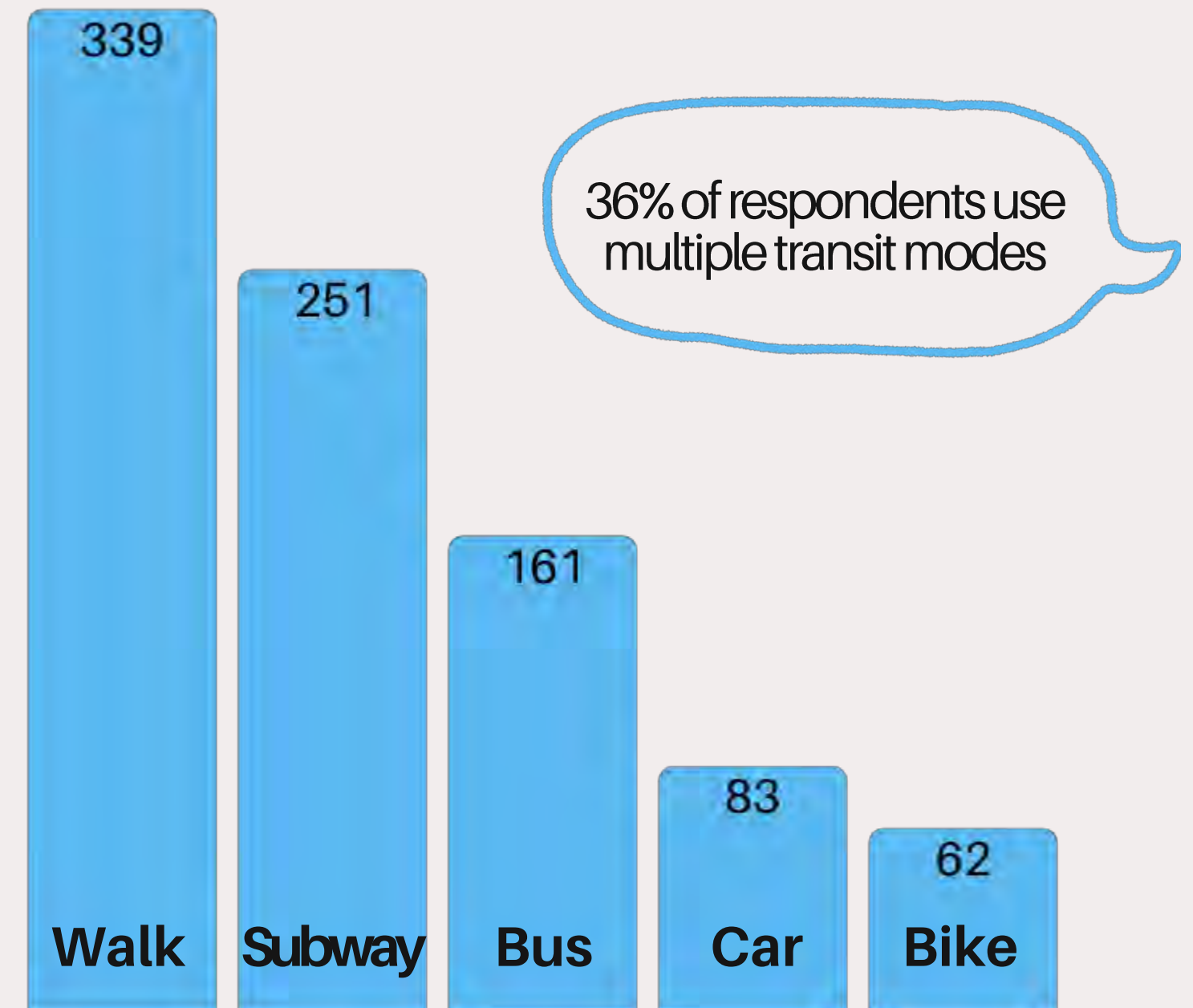
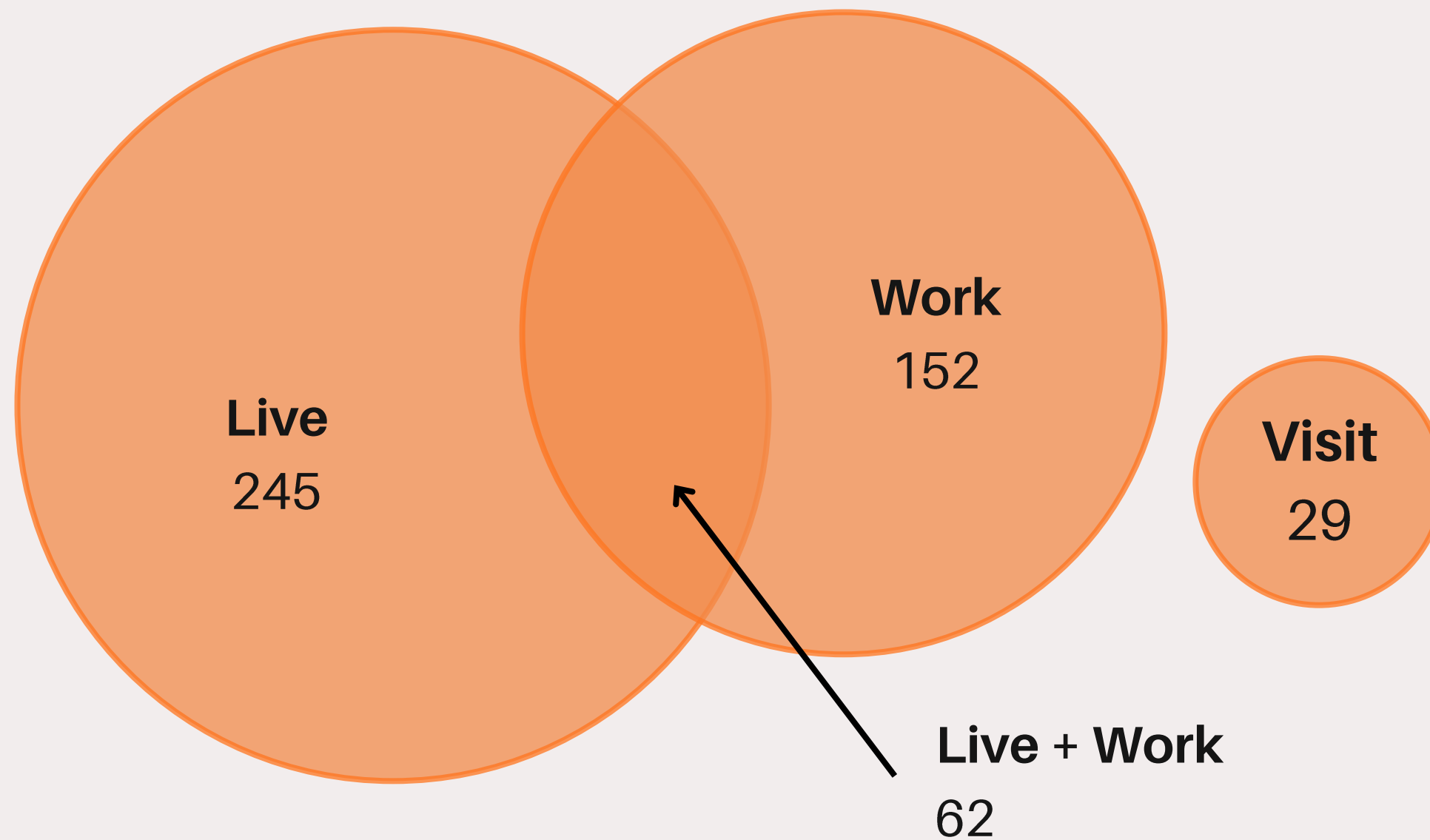


618

residents & visitors surveyed

*participation bias!

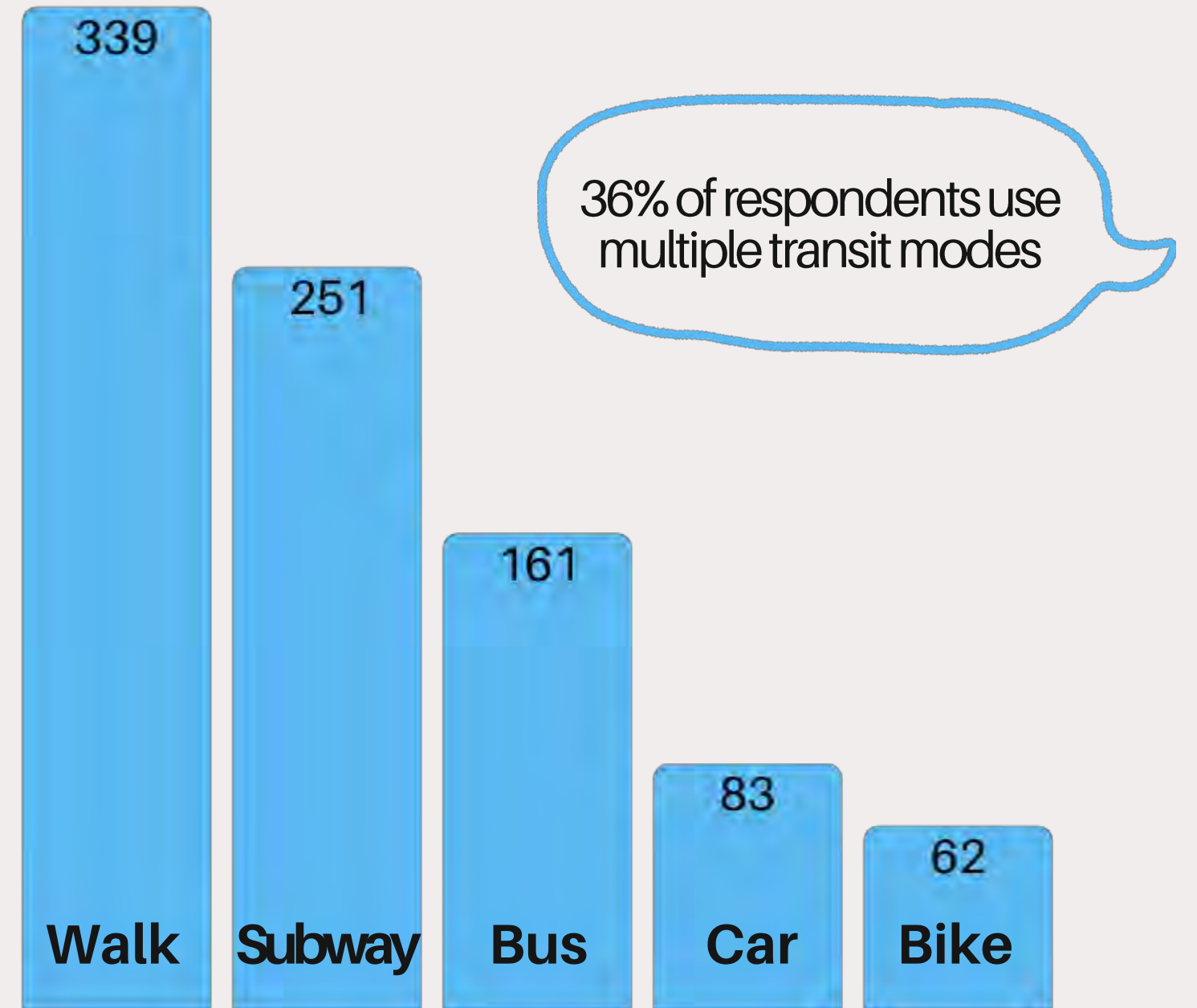
Survey Findings: A Neighborhood Where People Can Live, Work, & Play



Survey Findings: Consumers In A Transit-Dependent Neighborhood

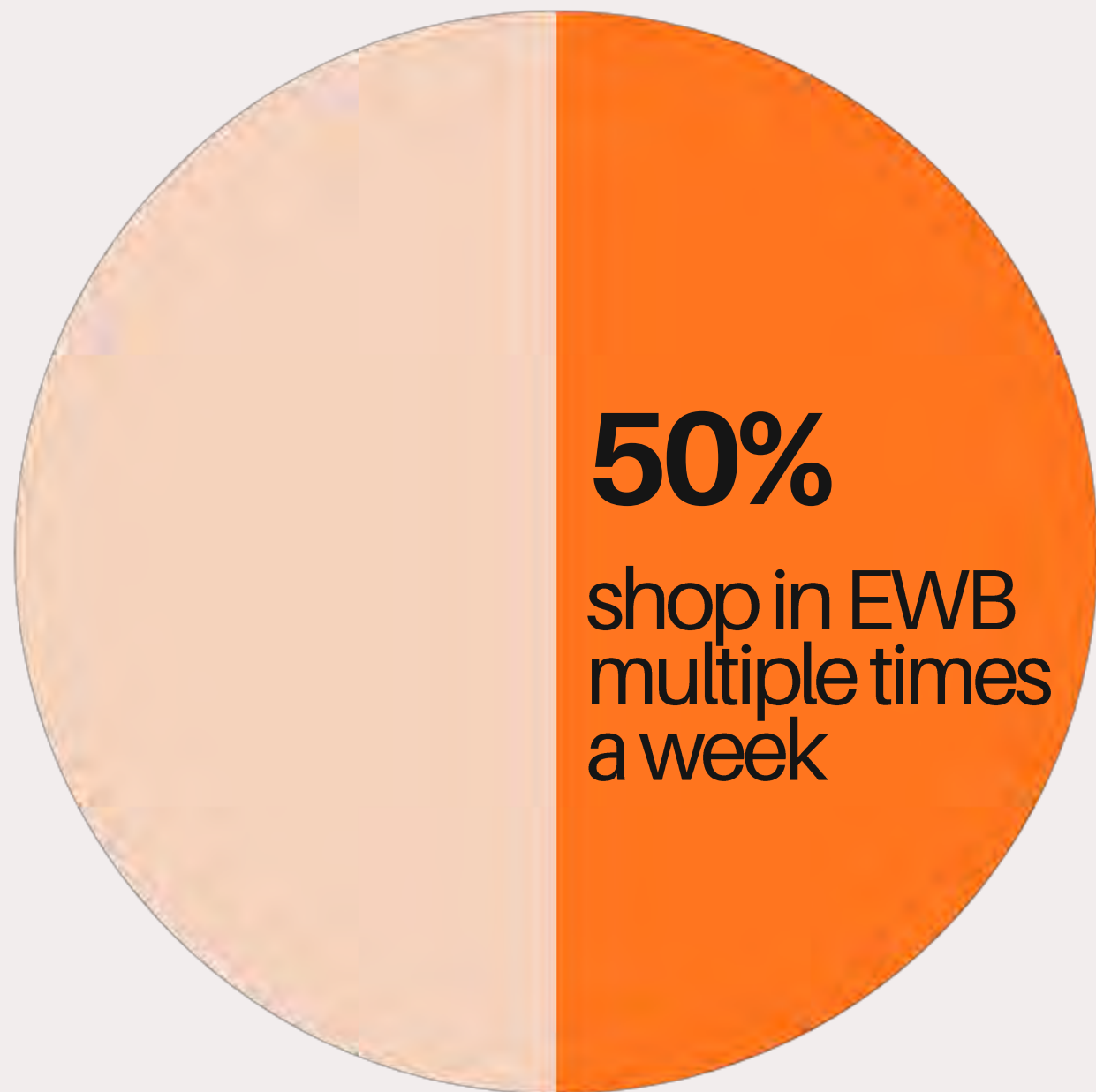


- EWB Commercial Corridors
- NYCDOT Bike Routes
- NYCDOT Truck Routes
- MTA Bus Routes
- MTA Subway Lines



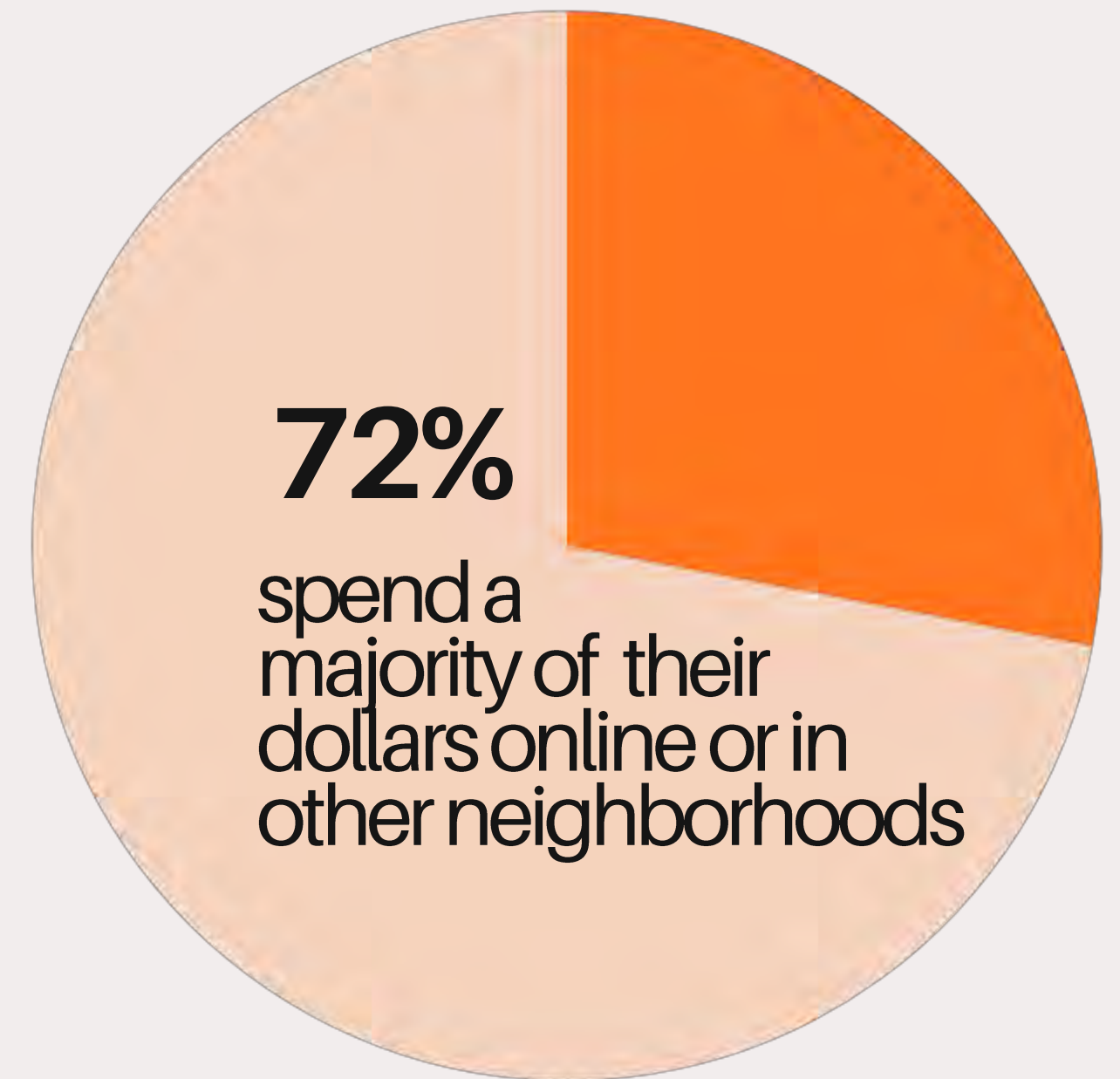
Survey Findings: Frequent, But Not Big, Spenders in East Williamsburg

Shopping Frequency



yet,

% Total Spending



Survey Findings: Shoppers Stick To One Corridor At A Time

73%

shop along a single corridor,

indicating low connectivity between main streets



Grand Morelos on Grand and Graham



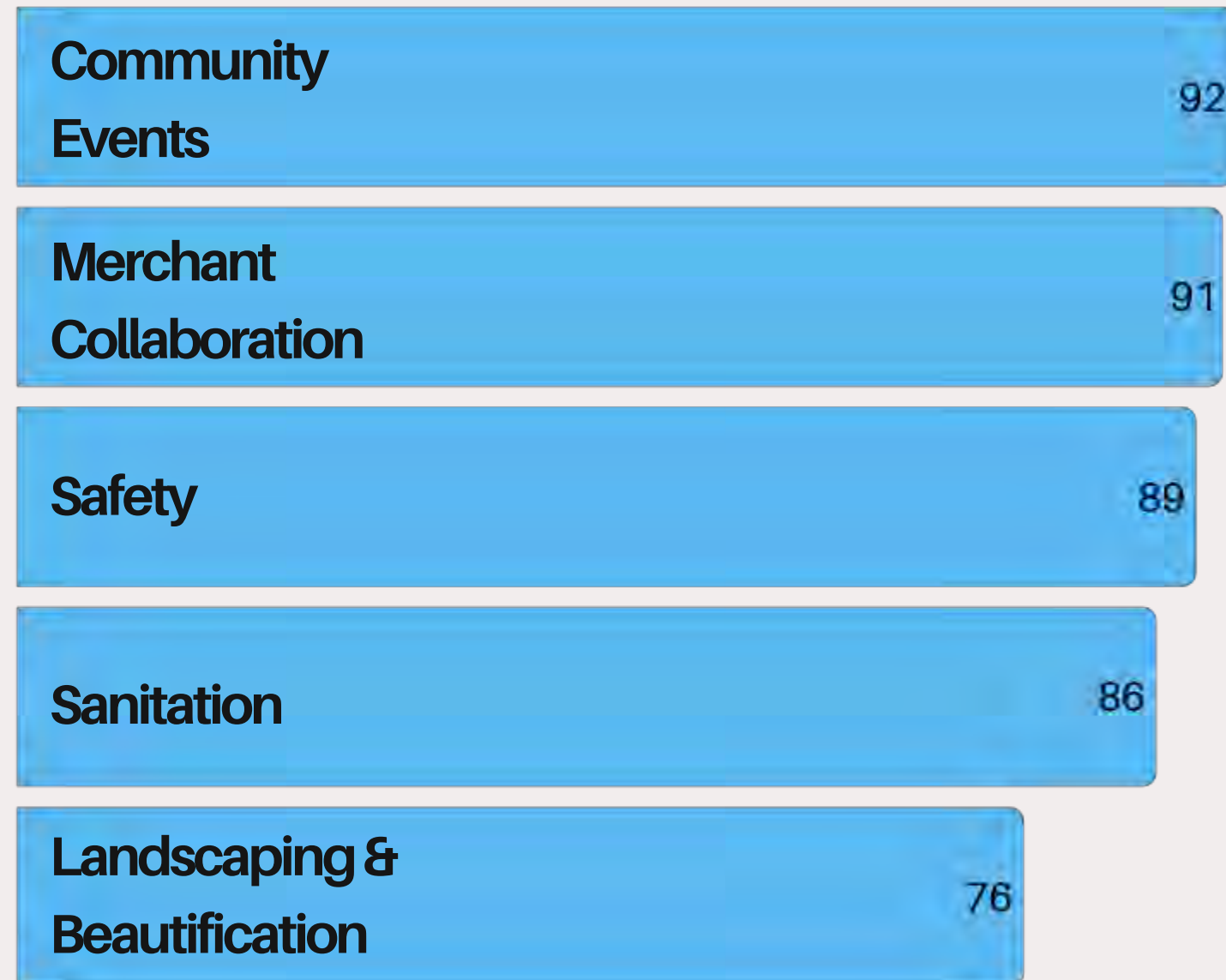
Pop-Up at Here BK on Bushwick



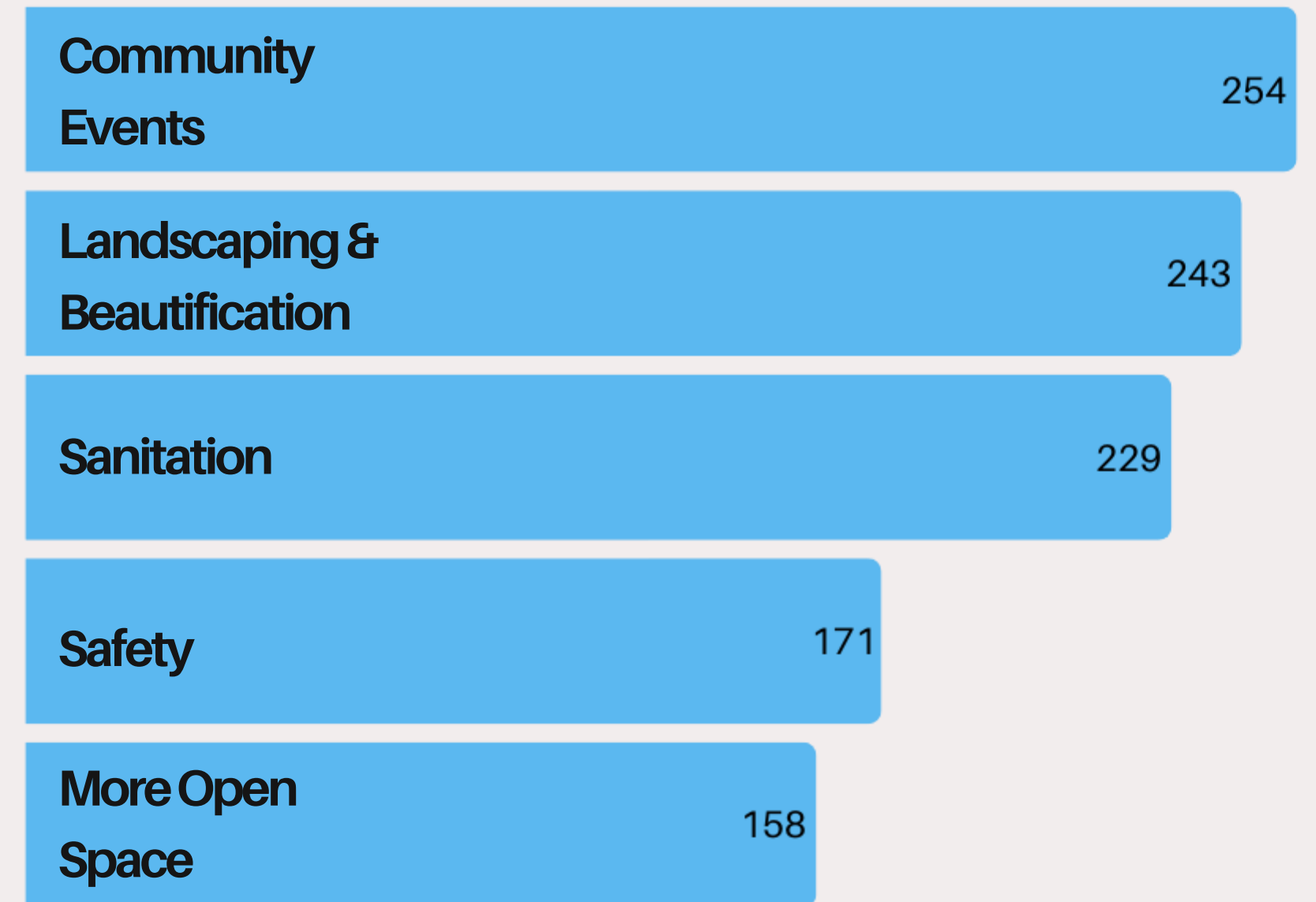
Butler Pharmacy Grand Opening on Graham Ave

Survey Findings: Top 5 Desired Neighborhood Improvements

Merchants

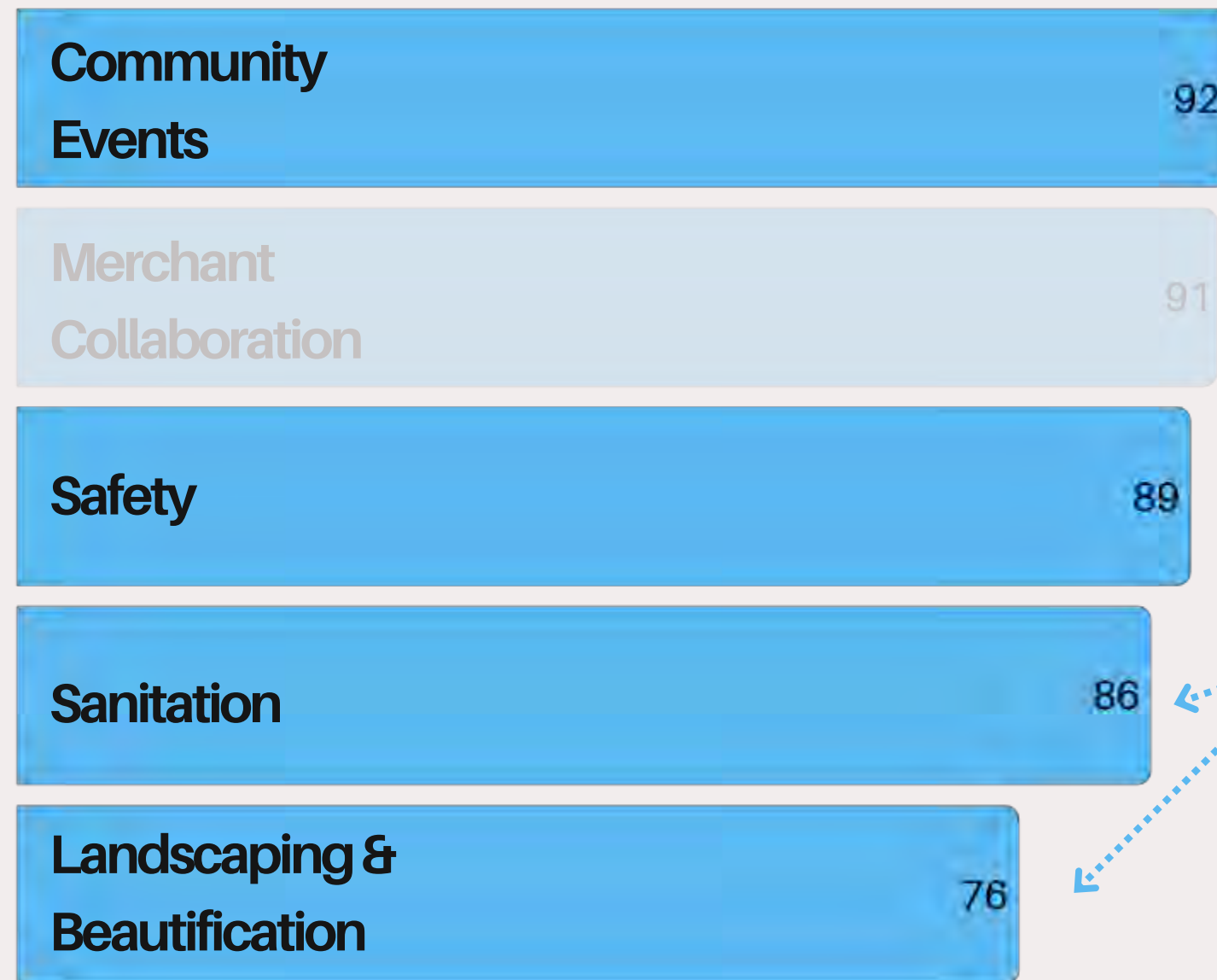


Residents & Visitors

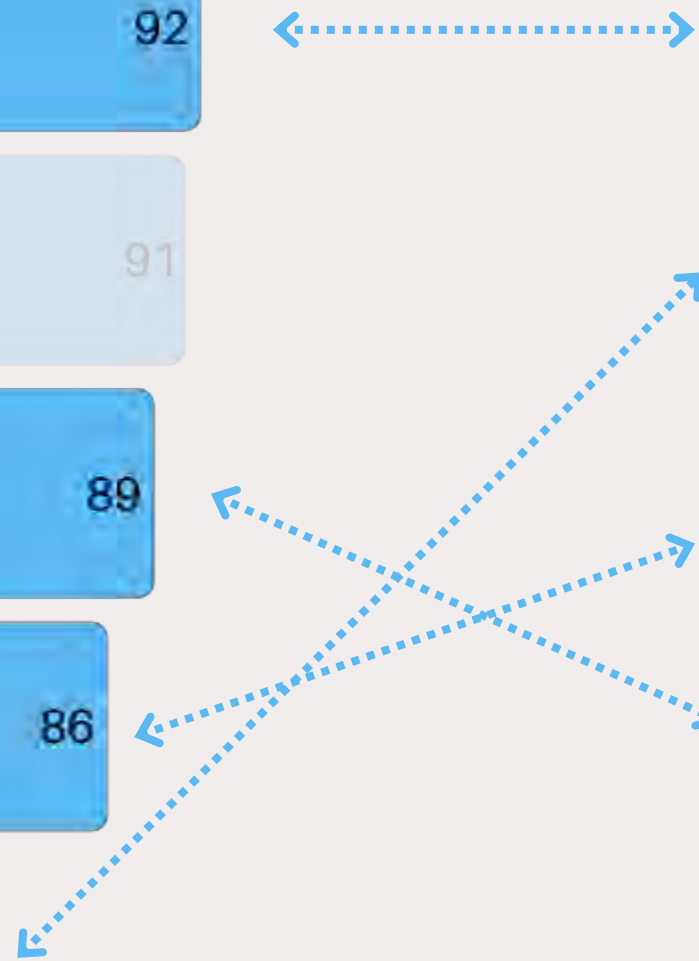
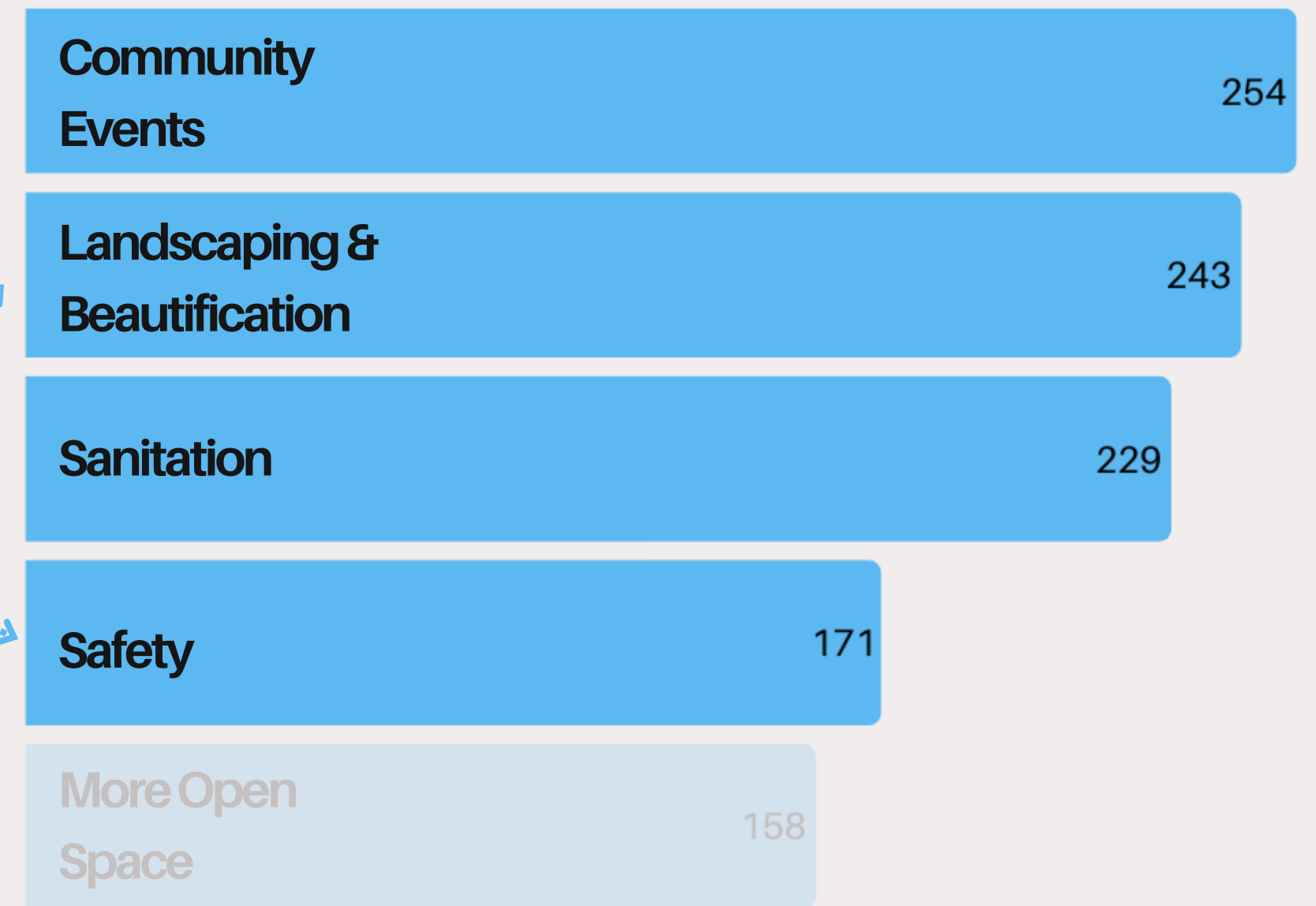


Survey Findings: Significant Overlap in Desired Improvements

Merchants



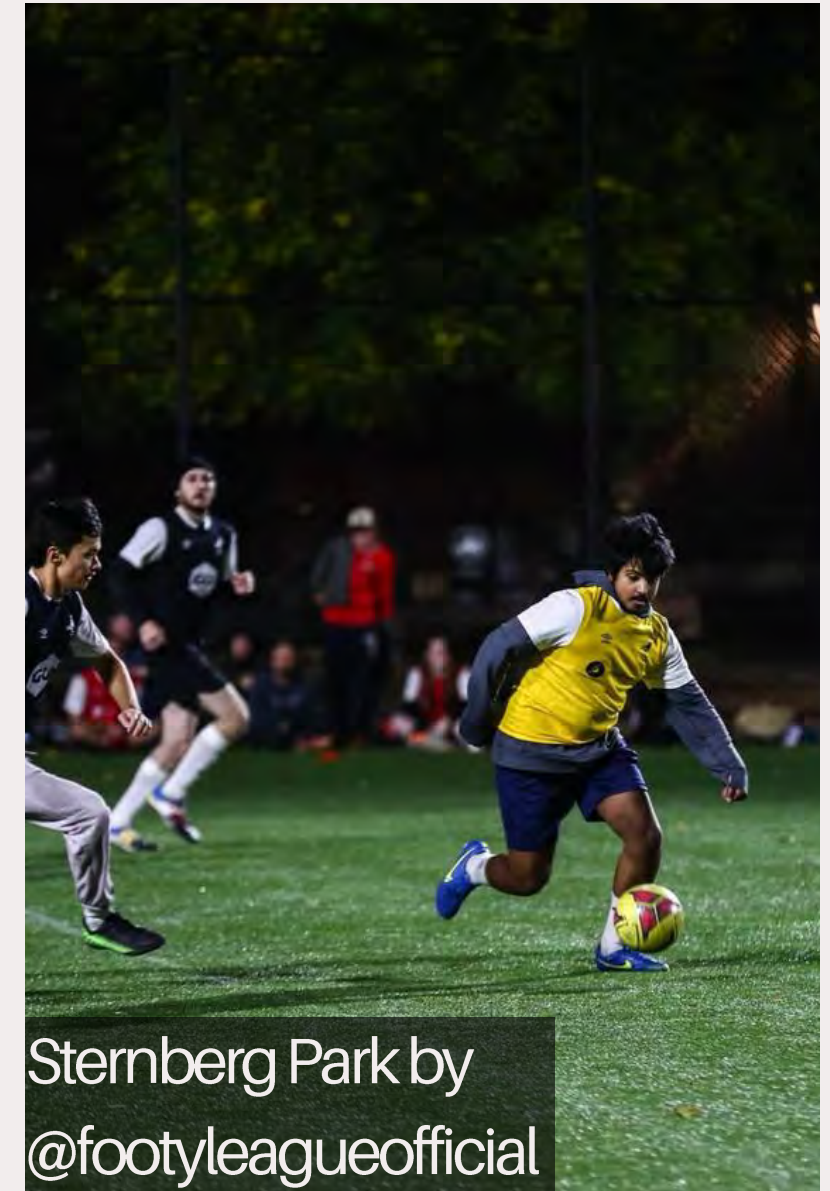
Residents & Visitors



Strengths & Challenges



Broadway and Division



Sternberg Park by
[@footyleagueofficial](#)



Grand Street Campus Band

Strengths: Homegrown Culture & Networks for Intergenerational Locals



- ✦ Intergenerational, authentic & diverse communities
- ✦ Interconnected transit and multimodal access
- ✦ Dense network of local organizations & institutions
- ✦ Grassroots appetite for community engagement



Challenges: Local Turnover & Lack of Physical Connectivity



Closed shoe store on Grand Street



Graham and Varet on a Friday night



New development with vacant storefront at Broadway & Manhattan

- ✦ **Rising cost of living drives out long-term locals**
of both businesses and residents, leading to a perceived loss of cultural and commercial character
- ✦ **Lack of connectivity between adjacent corridors**
suggests residents are not aware of businesses beyond their immediate block
- ✦ **Significant quality of life issues in public spaces**
particularly regarding infrastructure upkeep or safety and sanitation, leading to a decline in trust in local city agencies

Opportunities for East Williamsburg

Preserve and
celebrate local
heritage

Lower vacancy rates
and populate our
storefronts

Improve transit
accessibility and
safety

Enhance public
space and
corridor
connectivity

Looking forward to Years 2 & 3

Opportunities



Preserve and celebrate local cultural heritage

- ✦ Fortify support for legacy and BIPOC businesses
- ✦ Enhance wayfinding and historical landmarks
- ✦ Expanding existing public programming & marketing

Lower vacancy rates and populate our storefronts

- ✦ Attract new businesses to high-vacancy corridors
- ✦ Identify anti-displacement strategies & services
- ✦ Brighten and make our streetscapes safer with additional lighting and sanitation

Opportunities



Transportation Construction Blocking Sidewalk on Broadway



The People Make The Place! Exhibition

Enhance public spaces and corridor connectivity

- ✦ Activate underutilized public spaces with programming
- ✦ Work with city agencies to keep pathways & storefronts safe and unobstructed
- ✦ Better wayfinding, oral history programming, greenification, and events

Improve transit accessibility and safety

- ✦ Collaborating with BKCB1 and local advocates to demand better multimodal transportation options

We want to hear from you!



Scan QR code to let us know how you feel about *potential* revitalization projects

What projects and programs need a boost with city agencies?



Ken, Kidney Recipient

Thanks to an organ donor, Ken, a longtime Bronx resident, got a new kidney, and a second chance at life. While waiting for a kidney, Ken was afraid to plan ahead or think about the future. Today, Ken is living life to the fullest. He works with the HIV Network of New York and advocates throughout the city for organ donation.

ORGAN DONATION FACTS

How Can You Help?



Sign up as a registered organ donor. Visit LiveOnNY.org



Talk to your loved ones about your personal wishes and support for organ donation as a way to save lives and help others.



Follow us on social media for more stories of donation @LiveOnNewYork



LiveOnNY™

LiveOnNY is the nonprofit organization that facilitates organ donation and transplantation in the greater New York City area. Our teams work with local hospitals and transplant centers to deliver the gift of life to those waiting for a lifesaving organ transplant. We care for the families of the organ donor heroes

who selflessly give the gift of life, educate the community about the power of donation and advocate for those waiting for a lifesaving transplant. To learn more, register as an organ donor or support our Foundation, visit LiveOnNY.org.

Learn more about organ, eye and tissue donation at LiveOnNY.org
Contact: Communication@liveonny.org | Ph: 646-291-4444

LiveOnNY™
Life. Pass it On.™





Aiden, Liver Recipient

Aiden was barely one day old when his doctors realized something was wrong. Soon the medical team realized that he suffered from a rare genetic disorder that was damaging his liver. Aiden was so sick that a simple cold could land him in the hospital. Eventually he was listed for a liver transplant.

At just 27 months old, he underwent his first transplant. Unfortunately, he developed a blood clot which necessitated a second liver transplant three months later. The second transplant was a success and now Aiden is a happy, healthy teen who enjoys karate and basketball. "No amount of words ever seem to be enough when showing how grateful we are to our donor families," Nicole says. "Our donor families gave our son a chance to live a better quality of life. A day does not go by without us thinking about how their decisions has forever changed the narrative of his life."

Leaving a Lasting Legacy

Donation is an act of great compassion and generosity that can help others live on. Many families share that their loved one becoming a donor, helped them heal and honor their loved one's legacy of saving lives.

"Michael was a Coast Guard firefighter and he always had a strong desire to help others. When Michael passed away, he donated his organs and saved 5 lives. His heart went to Roxanne, who we've grown to know and love over the years. I can't think of a better person to have received my son's heart. We are so proud that Michael's legacy includes helping others live on."



-John, Donor Dad

"When I was asked in the hospital about donating my son's organs, I wasn't sure if it was a good idea. Then I spoke to my grandchildren and they said he would want to help others, so we decided to say yes to donation. I am so grateful I made that choice. Now I volunteer and tell others the story of how organ donation helped our family heal and honor my son's legacy."



-Carmen, Donor Mother

The NEED for Organ Donation

17

On average 17 people in the US die everyday waiting for a life-saving transplant.

8K

Nearly 8,000 people in New York are waiting for a lifesaving transplant.



Diabetes and high blood pressure can contribute to the need for a transplant.

The FACTS about Organ Donation



Because organ donation saves lives, major religions celebrate it as a final act of kindness.



Organ donation is often possible even with certain health conditions.

90+

The oldest donor in New York was in their nineties.



The organ donation process follows strict guidelines to ensure fairness and equity.



Registering as an organ donor does not change your medical care.



1 organ donor can save up to 8 lives and heal up to 50-75 lives through tissue donation

How Does Organ Donation Work?

Deceased organ donation is the process of removing organs from a donor after their death and transplanting them into a living person to replace their failing organs.



A patient must be signed up as an organ donor. If they never signed up, written permission must be granted by a family member or healthcare proxy on the patient's behalf.



Once a patient is declared dead, LiveOnNY, a separate organization from the hospital, oversees the donation process.



Tests are done at the time of donation to make sure the organs are healthy and to match them to the next person in need on the transplant waitlist.



LiveOnNY will use test results and a computerized system to match donated organs to the best recipient. Matching is never based on race, gender, religion, income status, social status, or celebrity.



Healthy organs are recovered and transplanted.

For more information about organ donation visit LiveOnNY.org/info.

WILBERT MORA

NYPD DETECTIVE

ORGAN DONOR HERO



LiveOnNY honors NYPD donor heroes and their families.

Officer Wilbert Mora tragically died while protecting the city he loved. He was a hero in life and death. His final act was to give the gift of life to others in need. He saved five lives through organ donation and inspired countless others to learn more about organ donation.



LiveOnNY | Organ Donation
Saves Lives



Colleen Clark, former Nassau County PD officer, received life-altering news when her 18-year-old daughter, Lauren, was struck by a car. Despite the devastating situation, Lauren's family made the heroic choice to say 'yes' to donation. Thanks to their selfless decision, Lauren was able to save the lives of three individuals.



NYPD detective Anita Moore was shocked when her doctor told her she had a rare genetic condition that was causing her to go blind. She was just 28 years old and working as a police officer in the Bronx. Thankfully, she was able to get a cornea transplant from a selfless donor in July 2011 that restored her sight.

Later that year, Moore learned that her father, Cortez, was in desperate need of a liver transplant. Moore, knowing how powerful organ donation is, offered to donate a portion of her liver to save his life. The pair soon got tested and found out they were a match. Moore gave her father the gift of life in February 2012.



"I love my dad, I hope the donation gives him many more years with us."



LiveOnNY

Organ Donation
Saves Lives



sanitation

OFFICIAL NOTICE

ATTENTION property owners and managers of 1-9 unit buildings: Beginning **June 1, 2026**, you **MUST** use an **official NYC Bin** for all trash.

This applies to:

- single-family homes**
- two-family homes**
- buildings with up to 9 apartments**

The NYC Bin is the official trash bin for properties with 1-9 residential units and some larger buildings. NYC Bins for recycling and composting are also available, but are not required.

The official NYC Bin is durable, rat resistant, and **costs less than \$50** for the most-used size!



Official NYC Bins are available for purchase at NYC Home Depot stores for pick up or through delivery from

DoorDash, Instacart, and Uber Eats. Visit www.bins.nyc to learn more.





Grand Street Bridge over Newtown Creek

Brooklyn Community Board 1

May 12, 2026

Meeting Agenda

- Introductions
- Project Location & Existing Bridge Configuration
- Bridge Concepts Considered & Bridge Concept Being Advanced
- Maintenance and Protection of Traffic (MPT) Concepts Considered
- MPT Concept Being Advanced
- Environmental Process Updates
- ULURP & Uniform Act of 1970
- Upcoming Public Engagement
- Anticipated Project Schedule
- Public Outreach and Input

Project Location

North Brooklyn IBZ

Maspeth IBZ

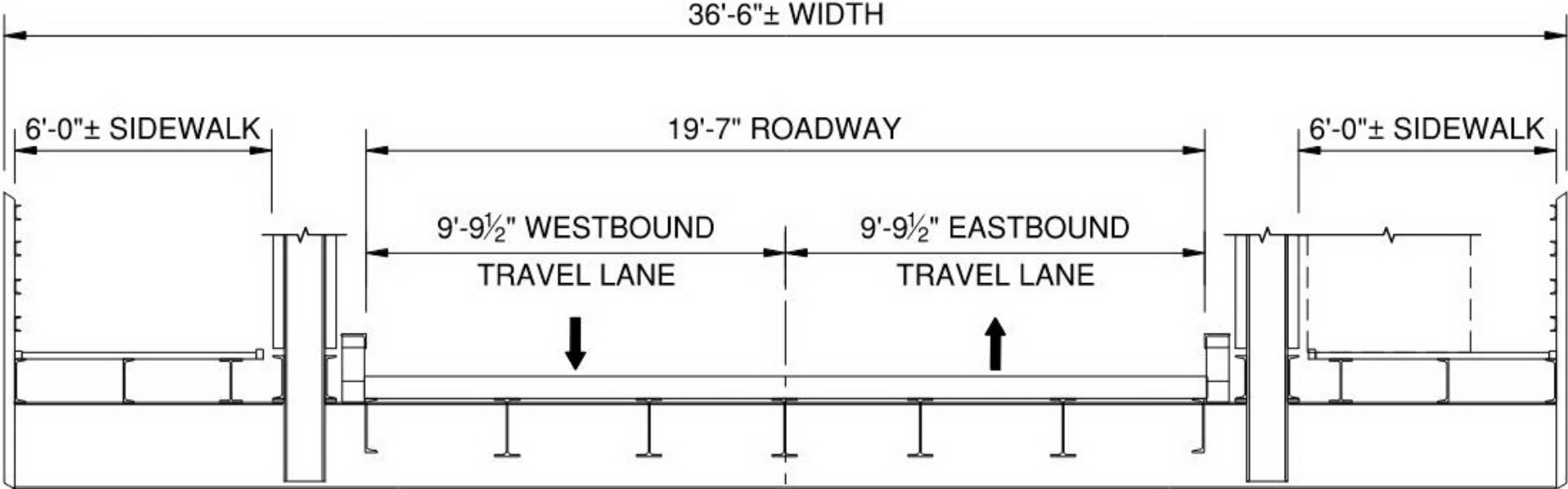


Queens
CB 5



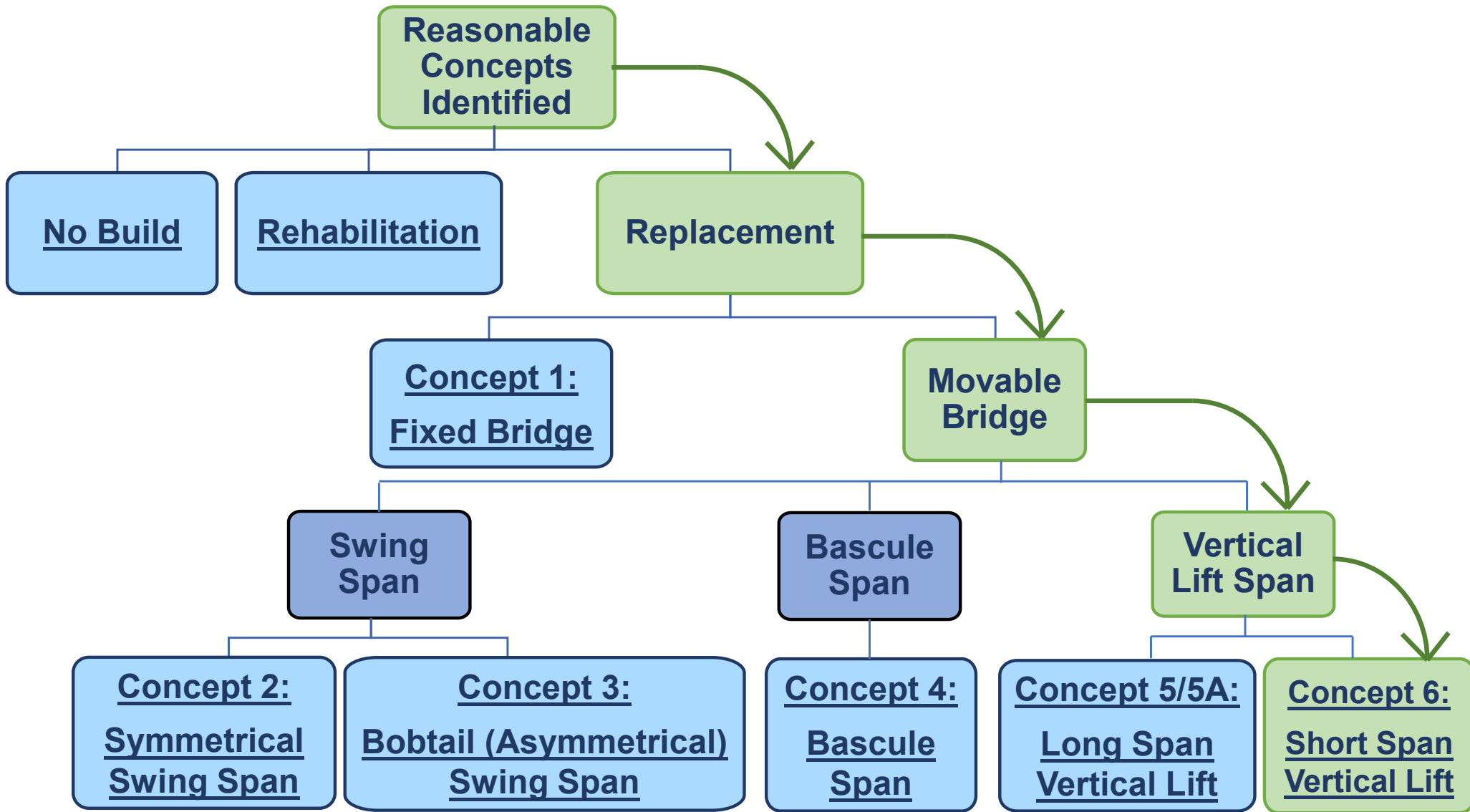
Brooklyn
CB 1

Existing Bridge Configuration



Typical Condition with Traffic on the Bridge

Bridge Concepts Considered



Bridge Concept Being Advanced

Short Span Vertical Lift Bridge

Bridge Crossing

Bridge width: approximately 68 ft with a 12 ft lane, 1 ft shoulder, 6 ft bike lane, and 8 ft sidewalk in each direction

Span length: ~120 ft lift span, 23'-6" tower span, and ~60 ft fixed span

Vertical Clearance under the Bridge

Closed position: 8 ft (matches existing)

Open position: 50 ft in accordance with USCG permit requirements

Navigable Channel (Horizontal Clearance at Bridge)

Width: Maintain or exceed a navigable channel of 88 feet

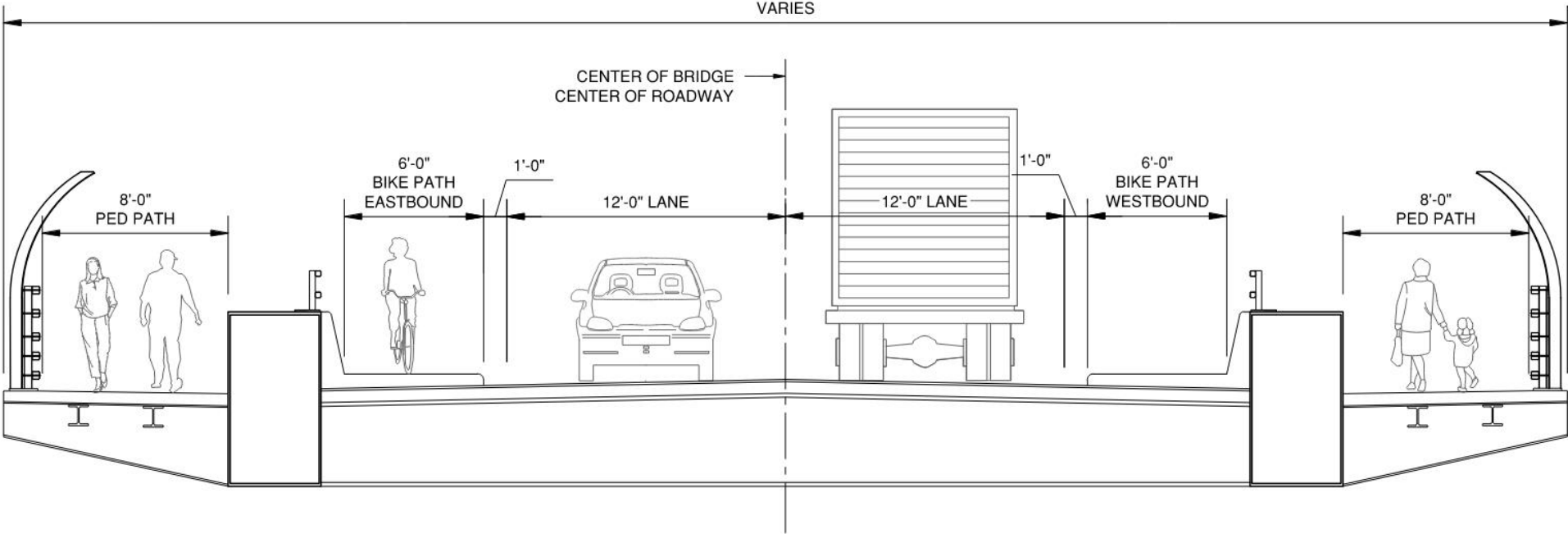
Resiliency

Operating Machinery:

Located at the top of the towers and not susceptible to flooding

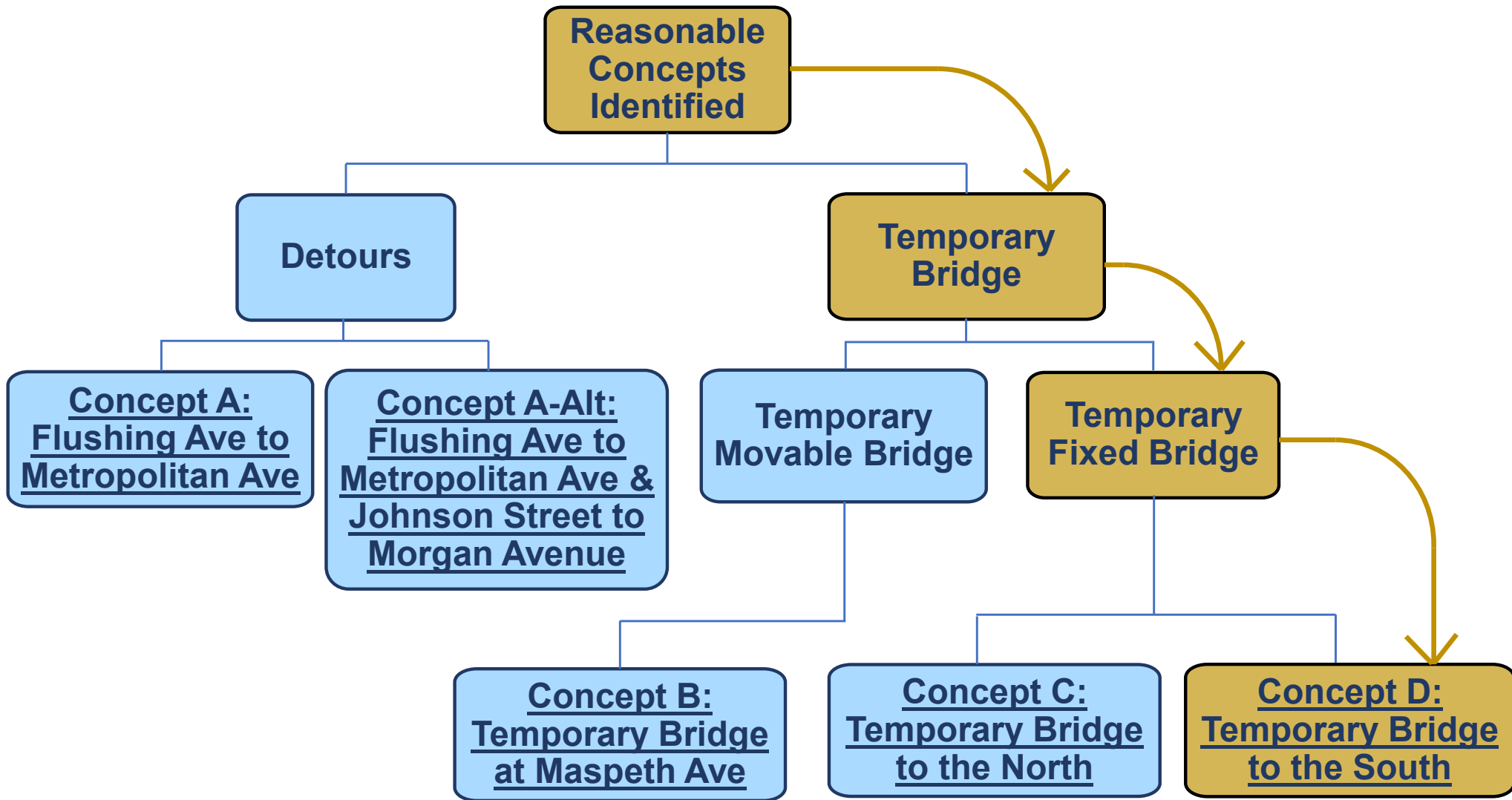


Proposed Bridge Configuration



New & Wider Bridge Features

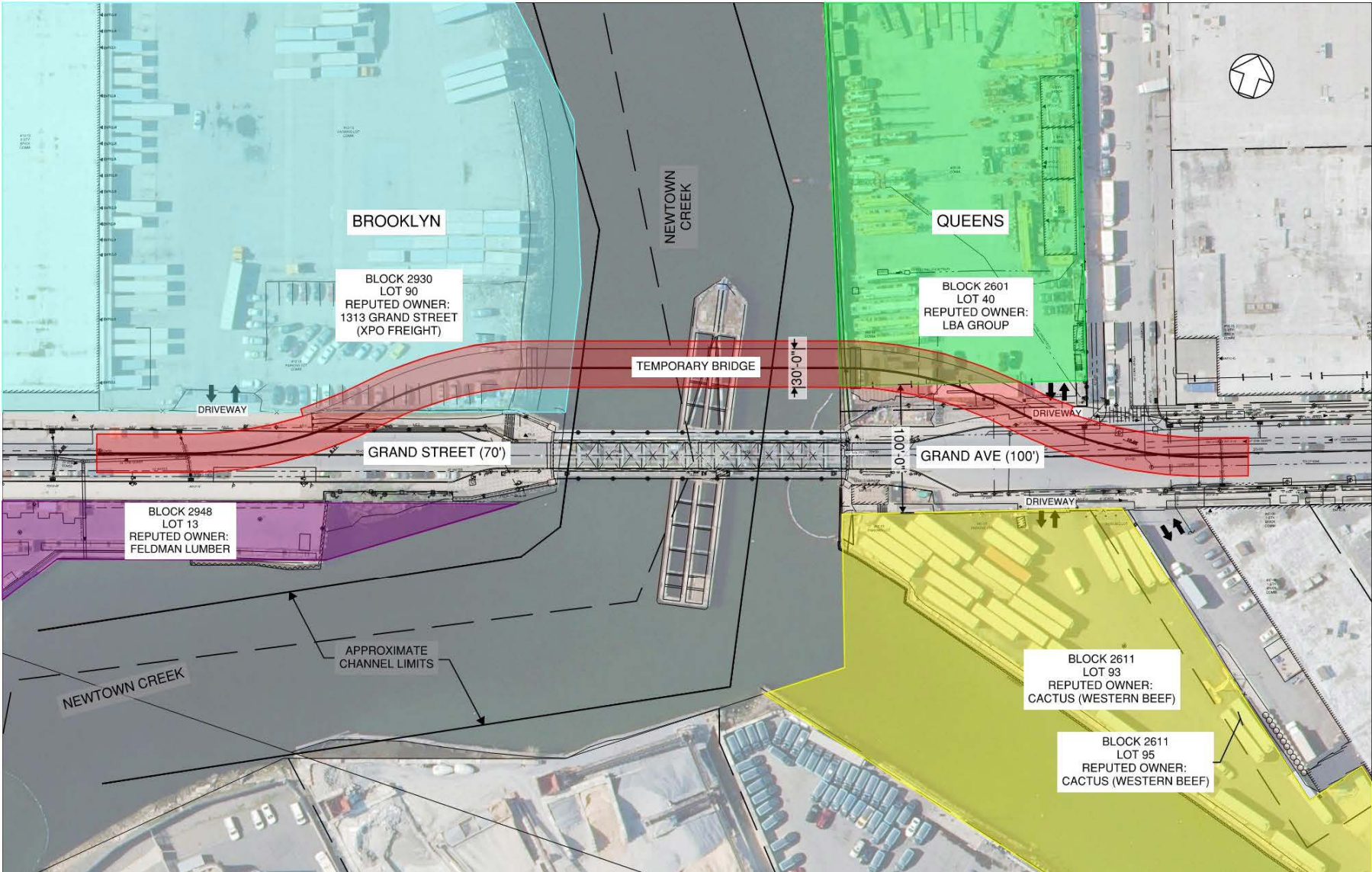
Maintenance and Protection of Traffic (MPT) Concepts Considered



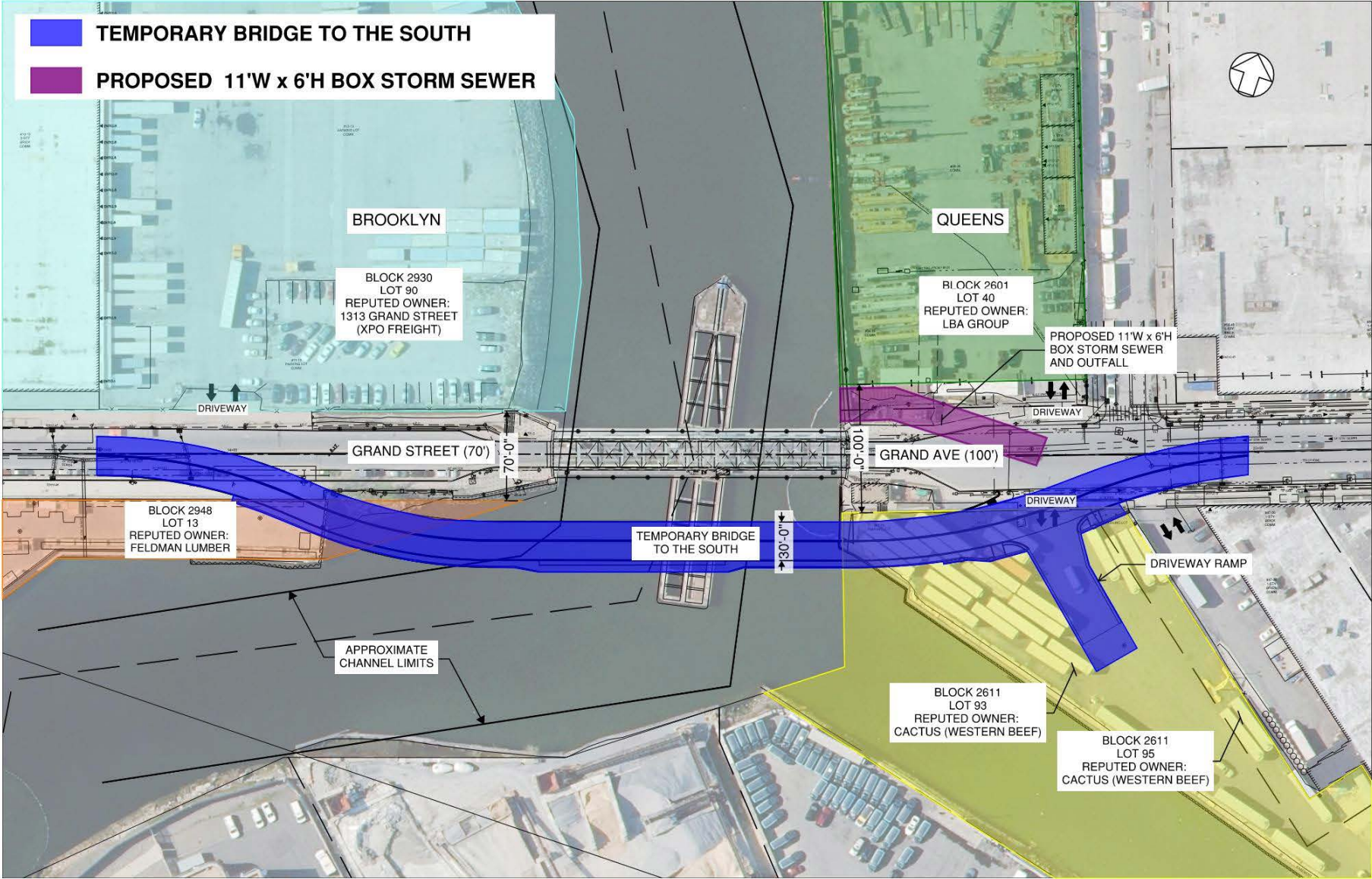
Maintenance and Protection of Traffic (MPT) Concepts C and D

- Has one standard 12-foot-wide lane in each direction
- Has a protected 5-foot-wide space for pedestrians
- Maintains 8-foot vertical clearance under the bridge, matching existing conditions
- Maintains a 75-foot horizontal clearance at the bridge

MPT Concept C - Temporary Bridge to the North (Concept Not Being Advanced)



MPT Concept D - Temporary Bridge to the South (Concept Being Advanced)



Maintenance and Protection of Traffic (MPT) Concepts C and D

NYCDOT will seek to maintain traffic during construction of the Project, while maintaining adequate local access to businesses and minimizing detour travel time and disruption.

North Temporary Bridge (Concept C)

- Creates more impacts for construction of a proposed NYCDEP 11'x6' Box Storm Sewer
- Poor geometry at 47th Street intersection
- Reduces construction access by vessel, placing more construction vehicles on roadways, and extending construction duration

South Temporary Bridge (Concept D)

- No interference with DEP sewer construction
- Improved construction vessel access to the site compared to the North Temporary Bridge and reduces construction duration
- Temporary ramp to Western Beef follows existing driveway route

MPT Concept D - Temporary Bridge to the South ***(Concept Being Advanced)***

- Ties into roadway in Brooklyn on Grand Street around the driveway at the 1313 Grand St property (northside of Grand Street)
- Ties into roadway in Queens on Grand Ave east of the 47th Street intersection.
- Maintain business operations during temporary and permanent bridge construction.

Environmental Process Updates

- NEPA Classification

- The Grand Street Bridge project was previously classified by FHWA as a *NEPA Class III Action*. As of September 2025, the project is now classified as a *Categorical Exclusion with Documentation*

<https://www.epa.gov/nepa/national-environmental-policy-act-review-process>

- SEQRA Classification – Non-Type II Action

<https://dec.ny.gov/regulatory/permits-licenses/seqr>

- CEQR Classification – Type I Action (EAS)

<https://www.nyc.gov/site/oec/environmental-quality-review/ceqr-basics.page>

Environmental Process Progress

- Approval of Pre-Environmental Process Documents
- Monthly Coordination with City/State/Federal Agency Sponsors
- Agency Coordination (USCG, USACE, NYSDEC, NYCDEP, NYCDCP, etc.)
- Advancing Section 7, Section 106, Coastal Zone Consistency & Other Processes
- Development of the SEQRA/CEQR Environmental Assessment Statement
- Development of the NEPA Draft Design Report

Mapping (ULURP) Process



Uniform Land Use Review Procedure (ULURP)

- A multi-step process for zoning and other land use approvals within New York City
- Coordination with New York City Department of City Planning (NYCDCP), the City Planning Commission, Borough Presidents, Community Boards, NYC Council, Mayor's Office, etc.

<https://www.nyc.gov/content/planning/pages/planning/public-review>

ULURP for the Grand Street Bridge



- Proposed changes to surrounding land use or City Map under ULURP are also typically subject to the CEQR process
- The environmental reviews must be completed before NYCDCP certifies any ULURP action

Acquisition Process (Uniform Act of 1970)

The Uniform Act ensures fair treatment and relocation assistance for those displaced by federally funded projects.

- The Uniform Act provides legal protections and financial aid to property owners and tenants required to move.
- It guarantees that all displaced parties are treated consistently and fairly.
- The FHWA (Office of Real Estate Services) serves as the lead agency for the Grand Street Bridge Project.

https://www.fhwa.dot.gov/real_estate/uniform_act/acquisition/real_property.cfm

Upcoming Public Engagement

Grand Street Bridge Project

Boroughs of Brooklyn & Queens, New York



JOIN US FOR A PUBLIC INFORMATION MEETING!

Tuesday, May 19, 2026 | 6:00 - 8:00 p.m., *Presentation at 6:30*
Frank Kowalinski Post, 61-57 Maspeth Ave., Maspeth, NY 11378

Come learn about the next steps on the Grand Street Bridge Project!

The New York City Department of Transportation (NYC DOT) invites you to participate in a **Public Information Meeting for the Grand Street Bridge Project**. The meeting will be held in an open house format. NYC DOT representatives will be available to provide project information and answer questions.



Contact Us!
nyc.gov/GrandStreetBridge
GrandStreetBridgeProject@dot.nyc.gov
929-505-1009



Anticipated Project Schedule Milestones

Project Milestone	Anticipated Date
Public Information Meeting	May 2026
Conclusion of Environmental Process (NEPA & CEQR)	March 2027
Start of Detailed Design	March 2027
ULURP Certification Process	March 2027 – December 2027
Acquisition Process	June 2027 – March 2029
Construction Start	Late Spring 2030
Construction End	Late Spring 2034

Public Outreach and Input

- Email: thenewgrandstreetbridge@gmail.com
- Website: nyc.gov/GrandStreetBridge



- Outreach Consultant: Stephanie Brooks (IMEG)

A circular graphic with a blue and white background. At the top, it says 'Grand Street Bridge Project' in green, followed by 'NYC' in a green box. Below that, it says 'Boroughs of Brooklyn & Queens, New York' in green. There are two photos of the bridge: one showing the bridge over water and another showing a close-up of the bridge structure. Below the photos is the heading 'About the Grand Street Bridge' in green. The text below describes the bridge's history and current status.

Grand Street Bridge Project NYC

Boroughs of Brooklyn & Queens, New York

About the Grand Street Bridge

The Grand Street Bridge is a swing bridge over Newtown Creek, connecting Maspeth, Queens with Williamsburg, Brooklyn. The bridge spans both the North Brooklyn and Maspeth Industrial Business Zones, and is surrounded by lumber yards, warehouses, recycling industry scrap yards, crane companies, and NYC bus and sanitation agency department offices. The bridge structure carries a two-lane, two-way vehicular roadway eastbound and westbound, with sidewalks on either side.

The first two bridges over Newtown Creek were built in 1875 and 1890. The current bridge – the third bridge on the site – was opened in 1903. When it was first built, the current bridge was a very busy maritime crossing. At that time, it was opened more than 5,000 times for various purposes.

The bridge has not opened more than ten times in the last decade, and road traffic is now the main bridge use. Based on 2019 data, average daily traffic recorded about 13,500 vehicles per day, with 66.6 percent (%) of vehicles traveling westbound into Brooklyn, and 33.4 percent (%) of vehicles traveling eastbound into Queens.

After over one hundred and thirteen years, the Grand Street Bridge has reached the end of its service life and has numerous deficiencies. With its substandard roadway width, it is too narrow to accommodate current traffic, and it does not meet current structural and geometric design standard requirements. In addition, the mechanical and electrical systems on the swing span have been heavily damaged, along with a large portion of electrical conduit, wiring and the terminal boxes for the submarine cable.

The New York City DOT is currently working to address the needs of this bridge and project objectives.

NEW YORK CITY

Thank you!

Questions?



NYCDOT



nyc_dot



nyc_dot



NYCDOT

ORGANIZE NYC:
RGB TURNOUT CAMPAIGN
& NYC 101

Why we are here

To make our city work for every one of us, we need to be part of the decisions that shape our lives.

This means:

- Breaking down how our government works
- Building and growing skills to work together and make our voices heard
- Re-defining our relationship to government, to power, and to each other





People-powered change

- Anyone can learn leadership skills.
- This administration believes that it is important that New Yorkers understand government in order to shape it. **This includes supporting New Yorkers' right to organize!**
- This administration is working to demystify government. Our City is strongest when New Yorkers play an active role in governance.

New Yorkers face an extremely challenging moment defined by an **affordability crisis and countless federal attacks.**

People are feeling increasing insecurity about their ability to afford a decent life in the city we call home.

This is a lot! And you are not alone.



WHAT IS ORGANIZING?



“Organizing is leadership that enables people to turn the resources they have into the power they need to make the change they want.” – Marshall Ganz

- Direct connection and relationship building with people around a specific issue
- Taking action to address the core issue people are facing together
- Developing leaders to grow impact

The Rent Guidelines Board is structured to hear from New Yorkers who are most impacted by the board's decision, but most New Yorkers do not know about it.

We want to change that.

RENT GUIDELINES BOARD TURNOUT

2026 Hearings:

- June 4, 5–8 pm: Jamaica, Queens
- June 8, 5–8 pm: Concourse, Bronx
- June 11, 7–10 pm: Downtown Brooklyn
- June 16, 5–8 pm: Upper West Side



RENT GUIDELINES BOARD TURNOUT

- No experience is necessary as you will receive a comprehensive training. You can also pair up and bring along your friends!
- **You will not be telling New Yorkers what to include in their testimony.**

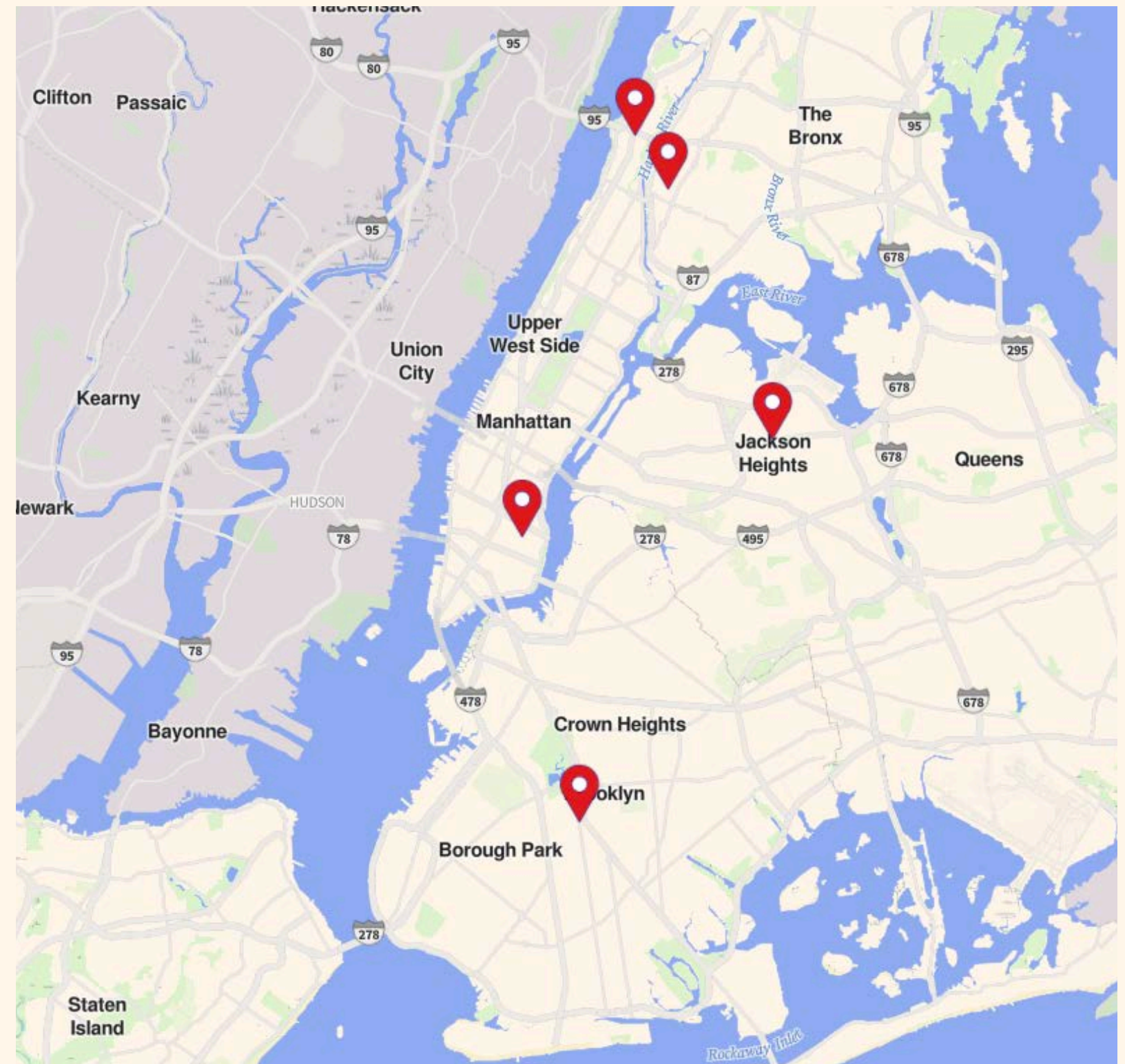


RENT GUIDELINES BOARD TURNOUT

Canvassing locations

- Jackson Heights
- North Washington Heights
- Flatbush
- Concourse
- East Village

Don't know which one to choose? The best canvass to **sign up for is the one you'll show up for.**



What's it like volunteering with the Rent Guidelines Board Turnout campaign?



**Sign up at your table to
knock on doors!**

Goal: 100 new sign-ups tonight!

JOIN US!

- **Scan the QR to sign up to volunteer or *organize*.nyc.gov**
- **Talk with anyone wearing an Organize NYC shirt to get signed up!**



NYC 101

- NYC 101: Rent Stabilization & The Affordability Crisis on Thursday, May 14th at 6:30 pm in Chinatown
- The event will focus on demystifying the affordability crisis, rent stabilization, and tenant organizing history in New York City.
- No experience or knowledge is necessary to participate.
- Mandarin interpretation will be provided.

***VISIT ORGANIZE.NYC.GOV
OR SCAN TO SIGN UP:***



THANK YOU!

Legalizing Window Modifications

Community Board Meeting (CB01) May 12, 2026

Dr. Alan Zhou
Level Orthodontics
185 Broadway
Brooklyn, NY 11211

Appearance on April 16, 2026

Legalize Gray

Window Frosting



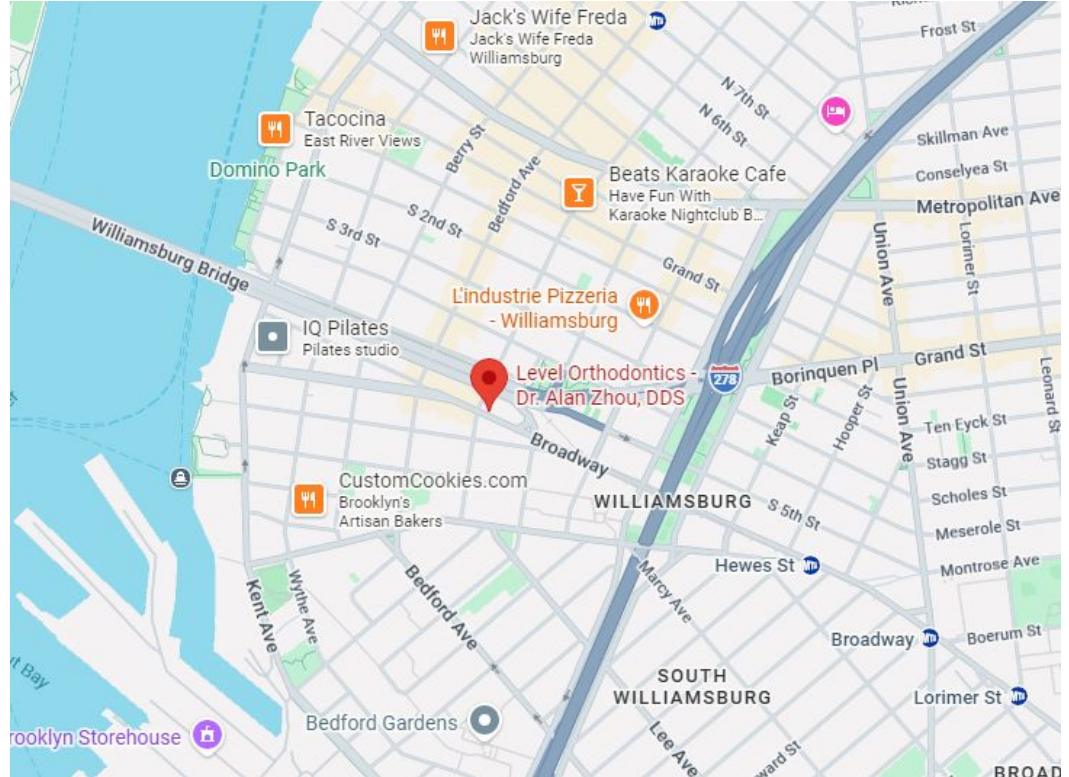
Location

185 Broadway

Brooklyn, NY 11211

Forman Building (Broadway and
Driggs Ave)

Williamsburg next to Williamsburg
Savings Bank and across the
street from Peter Luger's



Alternations Done

Gray window frosting
(internal film).

Total window dimension:
69inchx116 inch

Frost covers 60% on the
window from the base of the
window



Purpose

HIPAA

Health Insurance
Portability and
Accountability Act

To protect my patient's
privacy during orthodontic
treatment.



Building Overview



Surrounding Businesses and Windows



Surrounding Businesses and Windows



Surrounding Businesses and Windows



Surrounding Businesses and Windows



Various Angles of Level Orthodontics



Across the Street appearance

