



COMMUNITY BOARD NO. 18

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COMMUNITY BOARD #18 MEETING IN-PERSON

JUNE 18TH, 2025 @ 7:00 P.M.

Eric I. Adams

Mayor

Antonio Reynoso

Borough President

Naomi Hopkins

Chairperson

Sue Ann Partnow

District Manager

Dorothy Paul

Assistant District Manager

Gail Fazio

Community Assistant

AGENDA

7:00 P.M

- Pledge of Allegiance
- Board Member Roll Call

REGULAR MEETING

- Approval of the Minutes

PUBLIC HEARING

- **ULURP # C250 121 ZMK** – *The Planning & Zoning Committee reviewed an application that was submitted by 5502 Flatlands LLC for rezoning of the property located at 5502 Flatlands Avenue. The application is to amend the rezoning map to change it from an R3-2 District to an R6A District and establish within the proposed R6A District a C2-4 District. This Statutory Public Hearing has been duly advertised in the City Record. – vote*

1st PRESENTATION

- Keving Morgera and John Pelaez of DOT, will give an update on the upcoming infrastructure project at Avenue J & E 81st St.

2nd PRESENTATION

- Terri Carta, JBRPC's Executive Director, will share a brief update on the rehabilitation of Hangars 3 and 4 at Floyd Bennett Field

CHAIRPERSON'S REPORT - Naomi Hopkins

DISTRICT MANAGER'S REPORT – Sue Ann Partnow

COMMITTEE REPORTS

PLANNING & ZONING COMMITTEE - Tomas Hernandez, Jr., Chairperson

1. Variance for Gas Station at 10824 Flatlands Avenue - Vote

SLA & CANNABIS COMMITTEE – Paul Curiale, Chairperson

1. State Liquor Authority Applications Received - Vote

NEW APPLICATION AND TEMPORARY RETAIL PERMIT FOR AN ALCOHOLIC BEVERAGE LICENSE FOR LIQUOR, WINE, BEER & CIDER:

- NYC Boat Cruises, Inc., Grand Mariner, 2657 East 66th Street – 11234
- NYC Boat Cruises, Inc., Eternity, 2657 East 66th Street - 11234

RENEWAL APPLICATION FOR AN ALCOHOLIC BEVERAGE LICENSE FOR LIQUOR, WINE, BEER & CIDER:

- Richard's Hall & Lounge, Inc., NONE, 9404 Avenue L – 11236
- Bennet's Best, LTD, Il Posto, 7409 Avenue U – 11234
- Nora's Park Bench Café, LTD, NONE, 3019 Quentin Road – 11234

RENEWAL APPLICATION FOR AN ALCOHOLIC BEVERAGE LICENSE FOR WINE, BEER & CIDER:

- Gourmet Grill, NONE, 6334 Avenue N - 11234

OPEN DISCUSSION . . .

SPECIFIC QUESTIONS OR CONCERNS WILL BE ACCEPTED, IN ADVANCE, BY EMAIL:

BK18@CB.NYC.GOV

Please Note:

Videoconferencing information for community residents who wish to view the meeting is as follows:

REGULAR MONTHLY BOARD MEETING – JUNE 18, 2025, 7 PM

Webinar

REGULAR MONTHLY BOARD MEETING

Join link:

<https://nyccb.webex.com/nyccb/j.php?MTID=m6647f910efc4053a5b3167dca159e588>

Webinar number: 2331 957 6866

Webinar password: YEHP8EqJb65 (93478375 when dialing from phones or video systems)

Join by phone +1-646-992-2010 United States Toll (New York City)

+1-408-418-9388 United States Toll

[Global call-in numbers](#)

Access code: 2331 957 6866