



**MINUTES OF THE
MONDAY, DECEMBER 2, 2019
COMMUNITY BOARD MEETING
BEDFORD-STUYVESANT RESTORATION CORP.
1360 FULTON STREET, 5th Floor
BROOKLYN, NY 11216**

In Attendance:**Members Present:**

Felicia Alexander, Tywan Anthony, Monique Antoine, Dr. Kim Best, Lillian Bowman, Anthony Buissereth, Michael Catlyn, Ivy Gamble-Cobb, Evelyn Collier, Pastor Gwendolyn Dingle, Richard Flateau, Sharon Forbes, Keith Forest, Gregory Glasgow, Shia Greenfeld, Mary Jemison-Head, Victor Iroh, Keisha Jerryman, Edna Johnson, Dr. Kerliene Johnson, Dr. Debra Lamb, Lisa Lewis, Dovie Matthews, Ellen Miller, Kenneth Mbonu, Melissa Plowden-Norman, Santina Payton, C. Doris Pinn, Simone Pratt, Karen Rhau, Carolyn Richburg, Wendy Robinson, Stacey Ruffin, Suzette Sheppard, Chinyelu Udoh, Alice Walton, Rev. Dr. Robert Waterman, Douglas Williams

Members Absent/Excused: Babatunde Akowe, Vanessa Clark, Marc Abou-Faissal, Taina Evans, Abitzel Robinson-Hobson, Oma Holloway, Everett Hughes, Marion Little, Dionicio Liz, Hardy "Joe" Long, Jamella Swift, TJ Wilson

Elected Officials/Reps: Nickolas Perry – Hon. Scott Stringer, Lucien Allen – Hon. Walter Mosley, Maceo Karriem – Hon. Tremaine Wright, Candice Julien – Hon. Eric Adams, Elizabeth Adams – Hon. Stephen Levin, Taahira Maynard – Hon. Laurie Cumbo, Jacqueline Wright-Williams – Hon. Robert Cornegy, Jr., Christopher Augusto LeBron – Hon. Alicka Ampry-Samuel, Shelton Jones – Hon. Eric Gonzalez

REMARKS FROM THE CHAIRPERSON – Richard Flateau

Mr. Flateau read the agenda into the record and then gave his report.

<Y:\December Remarks from the Chair.pdf>

ACKNOWLEDGMENT OF ELECTED OFFICIALS & COMMUNITY PARTNERS**Judge Betty Staton – Brooklyn Legal Services**

Judge Staton announced that Brooklyn Legal Services has moved to 27 Albany Avenue after more than 50 years at Restoration Plaza.

Daniel Fisher – 81st Precinct Community Council

The Annual Christmas Party will be held on Saturday, December 14th, at the Christ Fellowship Baptist Church, 11 Sumpter Street.

DISTRICT MANAGER'S REPORT – Henry L. Butler

<Y:\DM Report for December 2019.pdf>

I. INFORMATIONAL PRESENTATION

A. Housing & Land Use Committee:

Addison Vawters and Michael Sandler, Director of Neighborhood Planning from HPD made a presentation about the Bed-Stuy Housing Initiative

Bed-Stuy Housing Initiative goal is to address the housing challenges in the neighborhood by providing more affordable housing using City-owned property. There is also limited home ownership opportunities. HPD has over 850 new construction sites and affordable homes in the pipeline scheduled in the next 2-3 years. 130 developments will be homeownership opportunities. HPD has preserved 2,300 affordable homes in Bed-Stuy since 2014 to present. HPD has also completed 86 surveys of zombie (vacant/abandoned) homes and is holding the owners accountable.

There are five sites in Bedford-Stuyvesant: 1) Myrtle & Marcy Avenues (170 affordable units); 2) Utica Avenue & Fulton Street (150 affordable units); 3) Fulton Street & Howard Avenue (65 affordable units); 4) across the street at Fulton and Howard (50 affordable units); 5)Saratoga Avenue & Fulton Street (240 affordable units).

There was a workshop in June and there will be another one scheduled for Wednesday, January 15th, at 6:30 – 8:30 p.m., at 1368 Fulton Street. Flyers were available. All the information obtained will be used to confirm the community vision for the sites and create a RFP. The RFPs will be issued next year.

Questions were asked and answered.

1) PUBLIC HEARING

A. Housing & Land Use Committee:

In the matter of an application submitted by the Department of Housing Preservation and Development (HPD) -

- 1) Pursuant to Article 16 of the General Municipal Law of New York State for
 - a. The designation of property located at 421-423 Herkimer Street (Block 1864, Lots 48, 49), 440-444 Herkimer Street (Block 1871, Lots 42 and 43), 35-37 Rochester Avenue (Block 1709, Lots 9 and 10), 18-22 Suydam Place (Block 1709, Lots 27, 28 and 29) 816 Herkimer Street (block 1710, Lot 9), 329-331 Ralph Avenue 9 Block 1556, Lots 7 and 8) and 335 Ralph Avenue (Block 1556, Lot 3) as an Urban Development Action Area; and
 - b. Urban Development Action Area Project for such area; and
- 2) Pursuant to Section 197-c of the New York City Charter for the disposition of such properties to a developer to be selected by HPD; to facilitate the construction of seven new buildings containing approximately 78 affordable housing units, Borough of Brooklyn, Community District 3.

C. Doris Pinn, Committee Chair introduced Felipe Cortes, HPD Planner

Felipe Cortes stated that the Rochester/Suydam Project was certified on October 18, 2015. This project will be 100% affordable homeownership. There are 13 vacant city-owned lots with 78 affordable homeownership units for household

earning incomes between 80-110% AMI. There will be 34 one-bedroom units and 44 two-bedroom units. Each unit will have a dishwasher, washer and dryer. Some buildings will also have an elevator, a bike storage and a shared backyard. The project will be financed through the HPD Open Door Program.

There are three clusters:

- Cluster 1:** 421-423 Herkimer Street
440-444 Herkimer Street
(5-story building with 10 units: 2 one-bedrooms; 8 two-bedrooms)
- Cluster 2:** 35-37 Rochester Avenue
(4 story building with 8 units: 2 one-bedrooms; 6 two-bedrooms)
8-22 Suydam Place
(4 story building with 15 units: 14 one-bedrooms; 1 two-bedrooms)
816 Herkimer Street
(4-story building with 12 units: 9 one-bedrooms; 3 two-bedrooms)
- Cluster 3:** 329-331 Ralph Avenue
(5-story building with 10 units: 3 one-bedrooms; 7 two-bedrooms)
335- Ralph Avenue
(7-story building with 13 units: 2 one-bedrooms; 11 two-bedrooms)

Questions & Answers

Douglas Williams asked about the parking requirements?

HPD stated that there will not be any parking. The buildings are in close proximity to the bus and subway. They are required to provide outdoor space

Dr. Debra Lamb asked for clarification of the AMI.

Olga Jobe explained that 17 units will be at 80% AMI and 24 at 110% AMI

Lisa Lewis: How long does an owner have to stay in the home?

Olga Jobe: They are still working out the terms, it might be 20-40 years. There is an affordability restriction.

B. Economic Development Committee:

Alcohol Beverage Control License Application for BK Lobster located at 535 Nostrand Avenue between Herkimer Street and Atlantic Avenue

Presentation was made by the owner Rodney Barnes. He explained that he has been operating without alcohol however, his customers have been requesting alcohol. The hours of operation are 11:00 a.m. – 11:00 p.m., and 9:00 p.m. on Sunday. The capacity 75-100 people.

Questions were asked and answered.

C. Economic Development Committee:

Alcohol Beverage Control License application for Artel Brooklyn located at 9 Malcolm X Blvd between DeKalb Avenue and Pulaski Street

No one from Artel Brooklyn was present to make the presentation.

III. COMMUNITY ANNOUNCEMENTS

Announcements were made by the following people:

Gregory Anderson – Bridge Street Development Corp.; Steph Anthony Beasley – Weill Cornell Medicine; Leon Reid – Brooklyn Job Corp; Stefani Zinerman – NAACP; Keneisha Traynor-Cooper – S.O.S; Corrine Foster – Friends of Marcy Houses, Inc.; Muhammad Salim, Tripoli Events and Joseph McDonald

IV. ROLL CALL

There were 38 members present and 12 absent.

V. COMMITTEE UPDATES & RESOLUTIONS

Douglas Williams – Veterans Committee

There will not be a meeting this month due to the Christmas Holiday.

Felicia Alexander – Transportation, Sanitation & Environment

Next meeting will be on Tuesday, December 10th, with guest speakers from the MTA and DOT.

RESOLUTIONS:

Felicia Alexander presented the following amendment to the Board Bylaws:

Section VI: General Election Process

A. Nominating Committee:

1. During Brooklyn CB3's regular monthly business meeting in October, the first order of business shall be the formation of a Nominating Committee consisting of seven (7) Brooklyn CB3 members.

A. Term of Office:

2. The tenure of all elected officers of Brooklyn CB3 shall be no more than *four consecutive one-year* terms, except by a majority vote of the seated quorum of Brooklyn CB3 members.

Proposed Amendment:

1. During Brooklyn CB3's regular monthly business meeting in October *of an election year*, the first order of business shall be the formation of a Nominating Committee consisting of seven (7) Brooklyn CB3 members.
2. The tenure of all elected officers of Brooklyn CB3 shall be no more than *two consecutive two-year terms*, except by a majority vote of the seated quorum of Brooklyn CB3 members.

A motion was made to accept the amendment by Edna Johnson and seconded by Gregory Glasgow.

[Y:\Vote for the Amendment to the Bylaws.pdf](#)

Evelyn Collier – Landmarks & Preservation

Ms. Collier read the committee's resolution for 348 MacDonough Street, Application #LPC 20-04802.

[Y:\Resolution for 348 MacDonough Street.pdf](#)

The committee's recommendation is to give a letter on NON-SUPPORT. A motion was made to accept the recommendation by Douglas Williams and seconded by Edna Johnson.

[Y:\Vote for 348 MacDonough Street.pdf](#)

Ms. Collier also read a resolution for Linda Thorne, a longtime community member and advocate. A motion was made to accept the resolution by Mary Jemison Head and seconded by Edna Johnson. It was unanimously passed.

VI. ACTION ON THE PUBLIC HEARING

- A. HPD request for a letter of support for the development of 421-423 Herkimer Street, 440-444 Herkimer Street, 35-37 Rochester Avenue, 18-22 Suydam Place, 816 Herkimer Street, 329-331 Ralph Avenue and 335 Ralph Avenue

Ms. Pinn reported that the committee met with the applicant on Wednesday, November 13th, and several times prior. The committee also met with the Her-King Alagantic Block Association to discuss some of their concerns, such as washing machines being placed in every apartment unit.

The block association feel that their other concerns were met and even though the issue with the machines were not met they are giving their support for the project.

The committee recommended giving a letter of support. A motion to accept the recommendation was made by Douglas Williams and seconded by Edna Johnson.

[Y:\Vote for HPD Developments.pdf](#)

- B. BK Lobster request for a letter of support for an Alcohol Beverage Control License

Tywan Anthony stated that the committee recommendation is to give a letter of support. A motion was made to accept the recommendation by Santana Payton and seconded by Monique Antoine.

[Y:\Vote for BK Lobster 2.pdf](#)

VII. CHAIRPERSON'S REPORT – Richard Flateau

❖ Election of Brooklyn Community Board #3 Officers

There was a nomination from the floor for Dr. Kerliene Johnson for 2nd Vice President. The slate was as follows:

Chair:	Richard Flateau
1st Vice Chair:	Felicia Alexander & Anthony Buissereth
2nd Vice Chair:	Simone Pratt & Dr. Kerliene Johnson
Treasurer:	C. Doris Pinn
Secretary:	Stacey Ruffin

VOTE:

Chair: Richard Flateau - 35

1st Vice Chair: Felicia Alexander - 14

Anthony Buissereth - 20

2nd Vice Chair: Simone Pratt - 24
Dr. Kerliene Johnson - 10

Treasurer: C. Doris Pinn - 35

Secretary: Stacey Ruffin – 35

Mr. Flateau announced that the Personnel Committee is tentatively scheduled for Thursday, December 12th, at 6:00 p.m. He also reminded members to submit their requests for the Education and Training courses by the Wednesday, January 15, 2020.

VIII. ACCEPTANCE OF THE NOVEMBER 4, 2019 MINUTES

A motion to accept the minutes was made by Douglas Williams and seconded by Santana Payton.

I X. ADJOURNMENT

The meeting was adjourned at 10:40 pm.

Respectfully submitted by,
Beryl Nyack
December 11, 2019

Reviewed and edited by:
Stacey Ruffin, Executive Secretary
December 18, 2019 @ 10:30 am