



THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD 3

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Andrea Gordillo, Board Chair

Susan Stetzer, District Manager

November 2025 Full Board Minutes

Meeting of Community Board 3 held on Tuesday, November 25, 2025 at 6:30pm at PS 20, 166 Essex Street.

Public Session:

Anne Lifflande, MD (Organizations SALT, PNPH) - Advocating for the New York Health Act, advocating for the current resolution before the full board.

David Hammer – Popwheels – Upcoming safe battery cabinets. Well placed Kiosks to charge batteries, rolled out 25 more kiosks throughout the city. Two Bridges towers will have cabinets installed within the property. The intention is an initiative to make the city safer.

Ryan Gullian – FAB located 70 East 4th Street - Fellowship for Young Artist.

Xiomara Maldonado(Education Alliance – MCC Senior) – In support of the resolution support New York Health Act.

Public Officials:

Mayor Eric Adams, Jasper Diaz: Roosevelt Park, looking into area where you can make improves such as lights and will do a walk through to the park

Public Advocate Jumaane Williams, Curtis Young: **Not present**

Comptroller Brad Landers, Evelin Collado: **Not present**

Borough President Mark Levine, Yiyi Wang: Training series are now on the website and will remain until December 31st. Federal shutdown – Mapfinder for distribution support, The ferries update – Updated Ferry routes to Westside of Upper Manhattan. Sidewalk sheds, new designs for sidewalk sheds. Provided testimony for NYC becoming the 1st municipality to provide lawyers in housing courts.

District Attorney Alvin Bragg, Sherman Goldblum: **Not present**

Congressmember Dan Goldman, Wesley Yu: SNAP benefits, if any persons are having any issues, please contact the office for assistance.

Question from the floor: Copays are expensive, how are we handling that?

Answer: Will back to the office and will follow up with the answer.

Question from the floor: What is the position on the change of the Congressional lines?

Answer: Will take this back the office and will be follow up with the answer.

Assemblymember Grace Lee, Fannie Ip: Fannie is on vacation and another representative presented – Provided over 1500 families with turkeys this year. Co-Sponsor for the New York Health Act Bill. Pushing for the bills passage.

Question from the floor: Unionized folks dealing with healthcare, one the biggest thing in Union Contracts

Answer: Will take the question back to the team.

Assemblymember Deborah J. Glick, Lane Sohn: Not running for re-election – working on package reduction legislation, beauty justice (taking away chemicals in beauty products) legislation, taking our forever chemicals from plastics, there was a hearing on lead surface lines having them removed. Shared a UFT Childcare navigator brochure. Working on varies bills and is looking for Senate sponsorship to move the bills forward.

Question from the floor: What will are doing to ensure healthcare for people if Medicaid is cut?

Answer: Democrats in Washington had made a stink about it and it is my hope that we will continue to advocate for Medicaid funding. The advocacy will be from everybody. When the budget comes out we will have to review the budget and possibly use some of reserves.

Assemblymember Harvey Epstein, Chanel Elliott: **Not present**

State Senator Brian Kavanagh, Patricia Olan: Legislative updates: Cohosted a property Insurance Investigations - looking to publish a report. Introduction property insurance – increased reporting on billing to make information public on discounts. Second Bill will allow actions taken on property damage. Third bill is issued with DA Alvin Bragg on harassment from landlords.

Councilmember Christopher Marte, Simon Kostelanetz: Looking for suggestions for participatory budgeting and please do not hesitate to reach out for food pantry resources.

Members Present at First Vote:

David Adams	[P]	Ryan Gilliam	[P]	Indrani Nicodemus Rivera	[P]
Stephen Ballinger	[P]	Charlie Goldensohn	[A]	Grauken Olivares	[A]
Tanya Bates	[A]	Andrea Gordillo	[P]	Daisy Paez	[P]
Lee Berman	[P]	Herman Hewitt	[P]	Raud Rahmanian	[P]
Solomon Blecher	[A]	Trever Holland	[P]	Ramya Rao	[P]
Karlin Chan	[A]	Vaylateena Jones	[P]	Damaris Reyes	[P]
Ariadna Chua	[A]	Ana Kakkar	[A]	Tal Roded	[A]
Vincent Cirrito	[P]	Nancy Kong	[P]	Jailene Rodriguez	[P]
Eric Diaz	[P]	Michelle Koppersmith	[P]	Arnette Scott	[P]
Alistair Economakis	[P]	Dianne Lake	[P]	Clint Smeltzer	[P]
Larry Fenn	[P]	Mae Lee	[P]	Sandra Strother	[A]
Tahisha Fields	[P]	Michael Levario	[P]	Daniel Tainow	[P]
Nagnouma Fofana	[P]	Jaja Liao	[A]	Zachary Thomas	[P]
John Fout	[P]	Mollye Liu	[P]	Josephine Velez	[P]
Kathryn Freed	[P]	Campbell Munn	[P]	Kathleen Webster	[P]
Shawn Garcia	[P]	Jon Neidich	[P]	Guillermo Zubillaga	[P]

Minutes:

Minutes of September 2025 were approved, as is.

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Nominating Committee

Introduction of candidates.

Election Results

Andrea Gordillo re-elected as Chair
Arnette Scott - 1st Vice Chair
Dianne Lake – 2nd Vice Chair
Raud Rahmanian – Secretary
Mollye Liu – Assistant Secretary
Treasurer – Kathleen Webster

Board Chairperson's Report:

Chairperson Andrea Gordillo – Tech Hub – Workforce development fund \$200,000 training fund available for nonprofits to submit proposals deadline is January 15th.
Essex School Construction - Meet with School Construction Authority (SCA) – Learned that the site is too small and difficult to be in compliance with new class size
Term limit planning – Working out best practices
Question from the floor: There is no guarantee to get a school there.
Answer: The position is to continue to advocate for a school
Question from the floor – Would get assistance from the new administration
Answer: We are uncertain who will be in place from the administration who can advocate

District Manager's Report:

District Manager Susan Stetzer
Confirm Holiday Party – The party does not follow the board meeting
Funding has been allocated for a new elevator on Delancey Street and the Second Avenue train stations , it will take a while, no date was established, DM will follow to see if there is a date that exist.
Complaints on outdoor dining. Many of the complaints are from establishments were not approved from outdoor dining
Continue to get complaints about drug use and outside vendors
No more NCO and will now have a Q team
Open data now shows if summons issued due to noise complaints
DM will take time at each full board meeting to give details on policies; this month was information on block parties/ street events. The area was budget – DM explained the budget.

Raffle for two tickets to Thanksgiving Parade
- Trevor H was the winner of the tickets

Committee Reports:

Executive Committee

no votes necessary
Review of attendance policies.

Health, Seniors, & Human Services / Youth, Education, & Human Rights Committee

1. Approval of previous month's minutes
approved by committee
2. DOHMH: NY State Public Health Law Article 6 – Requested support for its reimbursement rate for local public health activities and services be increased from 20% to 36% for equity with other municipalities in NYS

VOTE: TITLE: Support for New York State to Increase the NYC Department of Health and Mental Hygiene's Reimbursement Rate under Article 6 of the NYS Public Health Law from 20% to 36%

Whereas, Article 6 of the New York State Public Health Law provides reimbursement to local health departments for eligible public health activities and services funded by local tax levy dollars; and

Whereas, under the current law, New York City's Department of Health and Mental Hygiene (DOHMH) receives a 20% reimbursement rate, while all other counties in New York State receive a 36% reimbursement rate for the same types of public health services; and

Whereas, this inequity in reimbursement rates results in millions of dollars less in annual state public health funding for New York City, despite the city's much larger population, density, and complexity of public health challenges; and

Whereas, equitable state reimbursement would allow DOHMH to expand critical local public health services, including:

- Increasing home visits for newborns, particularly in neighborhoods with disproportionately high maternal mortality rates among Black and Latina mothers;
- Extending clinical hours for sexual health, tuberculosis, and immunization clinics;
- Expanding the distribution of naloxone kits to community-based organizations to prevent overdose deaths; and
- Strengthening surveillance and enforcement for drinking water, recreational water, and building systems (including cooling towers) to prevent illnesses such as Legionnaires' disease; and

Whereas, investing in New York City's public health infrastructure benefits not only the city's 8.5 million residents but also the state as a whole, given the city's role as an economic and transportation hub; and

Whereas, the NYC Department of Health and Mental Hygiene, along with other public health advocates across the state, has requested that the New York State Department of Health and the Governor increase the reimbursement rate for NYC from 20% to 36% to bring the city into parity with other counties;

Therefore, be it resolved, that Manhattan Community Board 3 supports the New York City Department of Health and Mental Hygiene's request to increase its Article 6 reimbursement rate from 20% to 36% for equity with other New York State municipalities; and

Be it further resolved, Community Board 3 urges the New York State Department of Health, the Governor, and the State Legislature to take the necessary legislative and budgetary actions to implement this increase and ensure that New York City receives its fair share of state public health funding.

3. District 1 Schools: plan for new D1 Cares Center for families
no vote necessary
4. Senior Advocacy Leadership Team (SALT): Request for Support New York Health Act (NYHA) (S3425/A1466) a single-payer health care

VOTE: TITLE: Support the New York Health Act

Whereas, health care is a basic human need without which one's lifetime is shortened and one's freedom restricted.

Whereas, New York State is facing a health care crisis, which is about to deepen because of the cuts to health care in the federal budget which will lead to doubling the number of uninsured, skyrocketing insurance premiums, and closing of hospitals;

Whereas, Federal Public Law 119.21 will become effective on January 2026 and severely and negatively affect New York State's Medicaid and Medicare programs by cutting benefits by \$1 trillion;

Whereas, the proposed federal budget will cut out subsidies for people who buy health insurance through the Affordable Care Act Marketplace;

Whereas, there are 6.9 million NYS residents on Medicaid, 3.9 million NYS residents on Medicare, and 17 million NYS residents buying their health insurance through the Affordable Care Act;

Whereas, one million New York State residents now have no health insurance coverage, and many more are underinsured;

Whereas, uncompensated care from uninsured patients costs New York State billions of dollars annually, including [\\$3.2 billion](#) in the FY 2025 budget for financially distressed hospitals and a typical [\\$3.6 billion](#) for disproportionate share hospitals in recent years;

Whereas, 70 percent of senior citizens and over 1 million disabled people in New York will need long-term care in their lifetimes;

Whereas, uninsured and underinsured New Yorkers are more likely to forgo needed medical care and are more likely to report being in poor or fair health than fully insured New Yorkers;

Whereas, the average New Yorker currently spends \$10,191 per year on health care costs;

Whereas, 740,000 New Yorkers are currently in collections with medical debt;

Whereas, the New York Health Act (NYHA) (currently S3425 / A1466) would enact a single-payer health care system with high-quality, comprehensive health insurance for everyone who lives or works in New York;

Whereas, the NYHA would provide universal health coverage with no limitations to selection of health care providers; and

Whereas, the New York Health Act covers all medically necessary treatments, including medical services, prescriptions, vision, dental, hearing, long-term care and support services, mental health and substance abuse treatment, and reproductive care;

Whereas, the NYHA is estimated to save upwards of \$45 billion for New Yorkers by eliminating current administrative costs, closing reimbursement gaps, and providing lower cost health care coverage for 90% of residents;

Whereas, the New York Health Act would eliminate all individual financial burdens associated with health care for New Yorkers, including premiums, deductibles, copays, and prescription drug costs;

Whereas the New York Health Act would provide resources to keep New York State hospitals open;

Whereas, the New York Health Act would be paid for through taxation of those who have financially succeeded due to our state's vast public resources; and

Whereas, the New York Health Act has support from a majority of State Legislators in both chambers, with 33 Senators and 74 Assembly Members signed on as cosponsors,

Therefore, be it resolved, that Manhattan Community Board 3
Open debate on resolution, the whereas (last one on page 3) is too broad.

- 1) Calls on the New York State Legislature to swiftly pass the New York Health Act. (currently S3425, A1466)
- 2) Calls on the New York State Governor to immediately sign the New York Health Act into law upon passage by the Legislature.

5. CAB/CEC Reports

- no vote necessary
- 6. Planning for term limits
 - no vote necessary
- 7. Vote adjourn
 - approved by committee

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED (excluding Human Services item 4)
34 YES 2 NO 2 ABS 0 PNV MOTION PASSED (Human Services item 4)

SLA Licensing & Outdoor Dining Committee

- 1. Approval of previous month's minutes
 - approved by committee
- 2. Revised Guidance for CB 3 zoning issues
 - no vote necessary

Alterations

- 3. Cozy Cafe (Cozy Cafe Corp), 43 E 1st St (wb/alt: license adjacent storefront)
 - withdrawn
- 4. Café Maud (Host 132 LLC), 132 2nd Ave (op/method of operation: add DJ extend closing hours to 4am all days from 12am Sunday-Wednesday, 2am Thursday-Saturday)
 - Withdrawn prior to Full Board: **Please note – after the committee voted to deny, the business decided to withdraw its application to the State, there is no resolution to move forward to the State SLA.**
- 5. Ray's (Swiss White Int'l LLC), 177 Chrystie St (op/alt: updating seating arrangements upstairs and downstairs, total number of seats will remain at 44, the number of barstools will decrease to 6 from 10, table count will also decrease from 16 to 10, a few tables will be distributed to the basement space)
 - withdrawn

New Liquor License Applications

- 6. 2 Ton LLC, 10 Delancey St (op)

VOTE: TITLE: Community Board 3 Recommendation To Deny Unless Stipulations Agreed To—Stipulations Attached

WHEREAS, 2 Ton, LLC doing business as "TBD", is seeking a full on-premises liquor license, in the premises located at 10 Delancey, between Bowery and Chrystie Street, New York, New York; and

WHEREAS, this is an application for an establishment with up to 74 people, 18 tables and 92 seats, including a stand-up bar with 18 seats and a back patio, with a full kitchen and food preparation area serving food during all hours of operation, no TVs, and music played from small speakers at background level; and

WHEREAS, there are 18 full on-premises liquor licenses within 500 feet per the SLA LAMP map; and

WHEREAS, previously, this location housed "Tampico Tequila Bar", which held a full op license; and

WHEREAS, applicant has never held a license for the sale of alcohol in New York City, however, has owned and operated 18 bar/taverns in the Washington, D.C. metro area;

WHEREAS, 24 residents who live within two blocks of the location signed a petition in favor of the application; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for 2 Ton, LLC, for the premises located at 10 Bowery, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a bar/tavern, with a full kitchen and food preparation area serving food during all hours of operation,
- 2) its hours of operation will be opening no later than 4PM Monday – Thursday, 12PM Friday – Sunday, and closing by 2AM Sunday.-Tuesday and 4AM Wednesday.-Saturday.
- 3) it will close all outdoor dining allowed under the Dining out NYC program and any other outdoor uses by 10:00 P.M. all days and not have any speakers or TV monitors,
- 4) I will employ a doorman/security personnel,
- 5) it will install soundproofing to ensure that sound or vibration are inaudible in nearby apartments,
- 6) it will close any front or rear facade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live non-musical performances, or during unamplified live performances or televised sports

- 7) it will play ambient background music only, consisting of recorded music, and will not have live music, DJs, promoted events, scheduled performances or any event at which a cover fee will be charged, and not more than 20 private events per year,
- 8) it will not apply for any alteration in its method of operation or for any physical alterations without first appearing before Community Board 3,
- 9) it will not host pub crawls or party buses,
- 10) it will not have unlimited drink specials, including boozy brunches, with food,
- 11) it may have "happy hours" until 7 P.M. each night
- 12) it will ensure that there are no wait lines outside and will designate an employee for ensuring no loitering, noise or crowds outside,
- 13) it will conspicuously post this stipulation form beside its liquor license inside of its business, and
- 14) it will provide a telephone number for residents to call with complaints and immediately address any resident complaints.

7. Sushi Oku, 22 Orchard St (upgrade to op)

VOTE: TITLE: Community Board 3 Recommendation To Deny Unless Stipulations Agreed To—Stipulations Attached

WHEREAS, Scarr Pimentel doing business as Susji Oku, is seeking an upgrade to a full on-premises liquor license, in the premises located at 22A Orchard Street, between Canal Street and Hester Street, New York, New York; and

WHEREAS, this is an application for a license upgrade in an establishment of 74 people, 4 tables and 16 seats with 1 bar with seats, a full kitchen restaurant, serving food during all hours of operation with no TVs, and recorded music; and

WHEREAS, there are 15 full on-premises liquor licenses within 500 feet per the SLA LAMP map; and

WHEREAS, this location has been licensed with a Beer/Wine license to this applicant since 2015; and

WHEREAS, the applicant has been a licensed holder since 2015-2003 (22 Orchard St.) 2023-Present (35 Orchard St); and

WHEREAS, 35 residents who live within two blocks of the location signed a petition in favor of the application; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Scar Pimentel for the premises located at 22A Orchard St, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a full kitchen restaurant serving Sushi during all hours of operation,
- 2) its hours of operation will be opening no later than 04:00 P.M. all days and closing by 12:00 A.M. Sunday-Wednesday and 02:00 A.M. Thursday -Saturday,
- 3) it will not use outdoor space for commercial use
- 4) it will close any front or rear facade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live non-musical performances, or during unamplified live performances or televised sports],
- 5) it will play ambient background music only, consisting of recorded music, and will not have live music, DJs, third-party promoted events, any event in which a cover fee is charged, or scheduled performances,
- 6) it will not apply for any alteration in its method of operation or for any physical alterations without first appearing before Community Board 3,
- 7) it will not host pub crawls or party buses,
- 8) it will not have unlimited drink specials, including boozy brunches, with food,
- 9) it may have a "happy hours," that will end by 7:00PM,
- 10) it will ensure that there are no wait lines outside and will designate an employee for ensuring no loitering, noise or crowds outside,
- 11) it will conspicuously post this stipulation form beside its liquor license inside of its business, and
- 12) it will provide a telephone number for residents to call with complaints and immediately address any resident complaints.

8. AMC Village 7 (American Multi-Cinema Inc), 66 3rd Ave (upgrade to op)

VOTE: TITLE: Community Board 3 Recommendation To Deny Unless Stipulations Agreed To—Stipulations Attached

WHEREAS, American Multi-Cinema, Inc. doing business as AMC Theatres Village 7, is seeking a full on-premises liquor license, in the premises located at 66 3rd Avenue, between 11th and 12th Streets, New York, New York; and

WHEREAS, this is an application for an establishment with of 620 people, 520 seats with concession stand serving food out of a prep area, serving food during all hours of operation will be operating as a movie theatre; and

WHEREAS, there are 21 full on-premises liquor licenses within 500 feet per the SLA LAMP map; and

WHEREAS, this location currently has a beer and wine license, and has been operating a long standing movie theatre; and

WHEREAS, the applicant is a national movie theatre operator and has many locations; and

WHEREAS, 8 residents who live within two blocks of the location signed a petition in favor of the application; and

WHEREAS, the applicant stated that they would not have a full bar, but would be serving canned cocktails from the concession stand; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for American Multi-Cinema, Inc. for the premises located at 66 3rd Avenue, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a Movie Theatre, with Less than full-service menu, served from a food prep area, serving food at all hours of operation,
- 2) its hours of operation will be opening no later than 11:30 A.M. and closing by 11:30 P.M. ALL DAYS,
- 3) it will not use outdoor space for commercial use,
- 4) it will employ a doorman/security personnel,
- 5) it will close any front or rear facade doors and windows at 10:00 P.M. every night or when amplified sound is playing, including but not limited to DJs, live music and live non-musical performances, or during unamplified live performances or televised sports,
- 6) it will play ambient background music and will have movies at entertainment level, and will not have live music, DJs, third party promoted events, scheduled performances or any event at which a cover fee will be charged,
- 7) it will not apply for any alteration in its method of operation or for any physical alterations without first appearing before Community Board 3,
- 8) it will not host pub crawls or party buses,
- 9) it will not have unlimited drink specials, including boozy brunches, with food,
- 10) it will not have "happy hours",
- 11) it will ensure that there are no wait lines outside and will designate an employee for ensuring no loitering, noise or crowds outside,
- 12) it will conspicuously post this stipulation form beside its liquor license inside of its business, and
- 13) it will provide a telephone number for residents to call with complaints and immediately address any resident complaints.

9. Sweet Hospitality Group LLC, 79 E 4th St (upgrade to op)

VOTE: TITLE: Community Board 3 Recommendation To Deny Unless Stipulations Agreed To—Stipulations Attached

WHEREAS, Sweet Hospitality Group LLC, is seeking a full on-premises liquor license, in the premises located at 79 East 4th Street, between Cooper Square and. And 2nd Avenue, New York, New York; and

WHEREAS, this is an application for concessions at a theatre with an occupancy of 319 people, 199 seats with one stand-up bar with zero seats, with a kitchen prep area serving snacks and small bites, serving food during all hours that alcohol is served, it will have one TV monitor broadcasting what is happening on stage; and

WHEREAS, there are twenty-three (23) full on-premises liquor licenses within 500 feet per the SLA LAMP map; and

WHEREAS, the applicant has been an owner and operator of Sweet Hospitality Group, which provides concessions for theaters, for forty (40) years; and

WHEREAS, five (5) residents who live within two blocks of the location signed a petition in favor of the application; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Sweet Hospitality Group LLC, for the premises located at 79 E. 4th Street, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a Sweet Hospitality Group LLC, serving concessions to theatre go-ers,
- 2) its hours of operation will be opening no later than 5PM and closing by 12AM all days,
- 3) it will not use outdoor space for commercial use,
- 4) it will employ a doorman/security personnel,
- 5) it will have a closed fixed façade with no open doors or windows except an entrance door will close by 10:00 P.M. or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances, or during unamplified live performances,
- 6) it will play recorded/streamed music and live music at entertainment levels within the theatre space only, not the lobby, and will have live music and performances at entertainment level, but will not have DJs or third party promoted events,
- 7) it will not apply for any alteration in its method of operation or for any physical alterations without first appearing before Community Board 3,
- 8) it will not host pub crawls or party buses,
- 9) it will not have unlimited drink specials, including boozy brunches, with food,
- 10) it will not have "happy hours,"
- 11) it will not have wait lines and will have staff to ensure that there are is no loitering, noise or crowds outside,
- 12) it will conspicuously post this stipulation form beside its liquor license inside of its business, and
- 13) it will provide a telephone number for residents to call with complaints and immediately address any resident complaints.

10. 88 East Restaurant Corp, 88 E B'way (2nd Fl) (op)
withdrawn

11. Kind Regards (Small Town Creative LLC), 152 Ludlow St (op)
withdrawn

12. Muncheese Pizzeria LLC, 244 E 13th St (wb)
withdrawn

13. San Antonios (Oscura 247 LLC), 247 Eldridge St (op/corp change) (item is not heard at committee)
administratively approved

14. Turi's (Turi's Inspirations LLC) 302 Broome St (op)

VOTE: TITLE: Community Board 3 Recommendation To Deny Unless Stipulations Agreed To—Stipulations Attached

WHEREAS, Turi's Inspirations LLC doing business as Turi's is seeking a full on-premises liquor license, in the premises located at 302 Broome Street, between Forsythe and Eldridge Streets, New York, New York; and

WHEREAS, this is an application for an establishment with of 148 people, 29 tables and 95 seats with two bars, a 34' L shaped with 16 sets on the first floor and a 36 foot bar with 10 bar stools in the basement, a full kitchen serving Mediterranean fusion all hours. No Tv's live music, DJs, and recorded music at background level,

WHEREAS, there are 21 full on-premises liquor licenses within 500 feet per the SLA LAMP map;

WHEREAS, this location was approved by the Community Board in September of 2024 for a full OP license, but that application did not move forward due to lease issues. Prior to that application, this location previously housed restaurants "Stoned Pizza", "Omar's/La Boite" and "Better Days", the latter two of which were previously licensed for full, on-premises liquor licenses;

WHEREAS, the applicant has never been a license holder; and

WHEREAS, we received an email from a resident in the building questioning the information on the application and stated that the applicant has not met with anyone in the building; and

WHEREAS, 5 residents spoke, specifically from the building, and although not opposed to a business there are several issues that need to be addresses. Many of these issues revolve around existing violations, HVAC systems, and access between the commercial and residential space. Although these

are valid concerns and will have to be addressed, they are outside of the purview of this committee; and

WHEREAS, 59 residents who live within two blocks of the location signed a petition in favor of the application; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Turi's Inspirations LLC, for the premises located at 302 Broome Street, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as Mediterranean fusion restaurant, with a full kitchen open and serving food all hours,
- 2) its hours of operation will be opening no later than 5:00 PM to 2AM all days,
- 3) it will not use outdoor space for commercial use,
- 4) it will have one security guard, Thursday – Saturday
- 5) it will install soundproofing to ensure sound is not audible in neighboring apartments,
- 6) it will have a closed fixed façade with no open doors or windows except my entrance door will close by 10:00 P.M. or when amplified sound is playing, including but not limited to DJs, live music and live nonmusical performances, or during unamplified live performances or televised sports,
- 7) it will play ambient recorded music, Live Music and DJs at background level, and will not have third-party promoted events, scheduled performances or any event at which a cover fee will be charged and may have no more than 8 private events per month,
- 8) it will not apply for any alteration in its method of operation or for any physical alterations without first appearing before Community Board 3,
- 9) it will not host pub crawls or party buses,
- 10) it will not have unlimited drink specials, including boozy brunches, with food,
- 11) it will not have "happy hours,"
- 12) it will ensure that there are no wait lines outside and will designate an employee for ensuring no loitering, noise or crowds outside,
- 13) it will conspicuously post this stipulation form beside its liquor license inside of its business, and
- 14) it will provide a telephone number for residents to call with complaints and immediately address any resident complaints.

Items not heard at Committee

15. At Cave (At Cave LLC) 103 E 2nd St (op)
administratively approved
16. Bite & Sip (86 Bite & Sip LLC) 114 E 1st St (Store 2) (wb)
administratively approved
17. Leon Hotel LLC, 125 Canal St (wb)
administratively approved
18. Hi-Note (Next Best LLC), 188 Ave B (op/method of operation: new menu with extended food offerings, later opening hour to 5pm daily from 9am Fridays, 12pm Saturdays-Sundays for dinner and late night cocktail)
administratively approved

Dining Out NYC - Not heard at Committee

19. Armada (Cadillac Ranch NYC LLC) 86 Orchard St
administratively approved
20. Yuca Bar & Restaurant (Yuca Bar and Restaurant Inc), 111 Ave A
administratively approved
21. Highlife/El Camino (First Avenue Dining LLC), 135 1st Ave
administratively approved
22. Le Dive, 37 Canal St
administratively approved

License Expansion for Dining Out - Not heard at Committee

23. Tolo, 28 Canal
administratively approved
24. Crispiano, 130 St Marks Pl
administratively approved
25. Planning for Term Limits
administratively approved
26. Vote to Adjourn
approved by committee

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Land Use, Zoning, Public & Private Housing Committee

no meeting scheduled

Moving forward the agenda will be centered around education of City of YES

Transportation, Public Safety, Sanitation & Environment Committee

1. Approval of previous month's minutes
approved by committee
2. Presentation: JOCO Business Model
no vote necessary
Statement from the floor, during the committee meeting Joko misrepresented that the bikes stop on the sidewalk. Transportation Chair will bring the issue back to Joko
3. Open Plans: Low Traffic Neighborhood Presentation
no vote necessary
4. Request to support Hotel Loading Zone 154 Madison Street

VOTE: TITLE: Support for Establishment of a Hotel Loading Zone at 154 Madison Street

Whereas, the Madison LES Hotel, located at 154 Madison Street with its main entrance situated at the corner of Pike St and Madison Street, has requested that two existing alternate side parking spaces in the front of the hotel entrance be converted into a dedicated 24-hour "No Standing Hotel Loading Zone"; and

Whereas, the hotel currently has no designated loading area for guest arrivals and departures, which has resulted in guests and taxis frequently double parking in front of the property to load and unload luggage and passengers; and

Whereas, Pike Street includes a dedicated bus lane that occupies one of two travel lanes, and when vehicles double park in front of the hotel, all remaining traffic is forced into a single lane, creating congestion, obstructing MTA bus operations, and posing safety hazards for pedestrians, cyclists, and drivers; and

Whereas, The New York City Department of Transportation (DOT) previously denied the 2021 request for the hotel loading zone because it did not meet the minimum number of 100 rooms for automatic eligibility, but DOT has indicated that its willingness to reconsider such requests if supported by a Community Board Resolution; and

Whereas, the hotel's management has expressed its commitment to being a responsible neighbor and to work with CB3 and DOT to address ongoing safety, congestion, and traffic flow concerns related to guest loading activities; and

Whereas, creating a dedicated loading zone would enhance pedestrian and traffic safety by eliminating the need for double parking in the travel lane, improve local traffic flow, and ensure that guests pick-ups and drop offs are in a legal, regulated space; and

Whereas, there is a fire hydrant located in front of the hotel entrance on Madison Street and "No Standing" signs along Madison Street between Pike and Market Streets, and the proposed location for the loading zone would be situated on Pike Street, at the corner of Madison Street, closest to the Pike Street hotel entrance; now

Therefore be it resolved, that Manhattan Community Board 3 supports the Madison LES Hotel's request to establish a 24-hour "No Standing Hotel Loading Zone" consisting of two parking spaces located on Pike Street, adjacent to 154 Madison Street.

5. Administrative approval for some block parties
no vote necessary
6. Planning for term limits
no vote necessary
7. Vote to adjourn
approved by committee

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Parks, Recreation, Waterfront, & Resiliency Committee

1. Approval of previous month's minutes
approved by committee
2. Parks Manager Update
no vote necessary

3. Parks: Presentation and request for support for plans of ABC Playground, East Houston & Essex St

VOTE: TITLE: Support for the Reconstruction of ABC Playground, East Houston & Essex Street

Whereas, the New York City Department of Parks and Recreation is proposing the reconstruction of ABC Playground, a joint operated playground located on East Houston Street between Essex and Norfolk Streets, as part of the Community Parks Initiative; and

Whereas, the objective of this project is to create a more inclusive, accessible, and sustainable play space that serves neighborhood residents and the students of P. S. 20 Anna Silver School, which directly adjoins the playground; and

Whereas, the proposed design includes new and improved park features such as separate play areas for children ages two to five and five to twelve, an active recreation space with a basketball half court, a water play area, seating areas, and shade structures to support diverse recreational uses; and

Whereas, the design also includes expanded tree plantings and landscaped areas to improve environmental sustainability and comfort and introduces ADA compliant circulation routes and a ramp connection from P. S. 20; and

Whereas, the design process included direct engagement with P. S. 20 families, including parents, teachers, students, and the P. S. 20 Student Council, all of whom provided meaningful feedback that informed the proposed design; and

Whereas, the proposed fencing plan includes updates to improve visibility and overall park function, including a single gate on Essex Street designated for maintenance only, however ABC Playground is located at a highly trafficked corner of the Lower East Side and parents, teachers, school administrators, and Community Board 3 raised significant safety concerns regarding any reduction of the existing perimeter fence height; and

Whereas, the proposed permeability for the reconstructed playground remains low and Community Board 3 recognizes the importance of increasing stormwater capture, reducing runoff, and improving environmental resiliency in alignment with citywide sustainability goals; and

Whereas, the Community Parks Initiative prioritizes reinvestment in historically underserved parks to improve equity, safety, and the quality of public open spaces in neighborhoods such as the Lower East Side; now

Therefore be it resolved, that Manhattan Community Board 3 requests that NYC Parks retain the existing perimeter fence height and not lower it to four feet in order to ensure the safety of P. S. 20 students and all playground users; and

Therefore be it further resolved, that Manhattan Community Board 3 requests that NYC Parks incorporate additional stormwater capture features such as rain gardens or bioswales, along with educational signage that explains their role in managing runoff and supporting local biodiversity; and

Therefore be it finally resolved, that Manhattan Community Board 3 supports the proposed reconstruction of ABC Playground under the Community Parks Initiative contingent upon the retention of the existing fence height and the inclusion of enhanced stormwater resiliency elements.

4. DDC: ESCR PA1/BMCR Updates

no vote necessary

5. Planning for term limits

no vote necessary

6. Vote to adjourn

approved by committee

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED (excluding Parks item 3)

37 YES 0 NO 0 ABS 1 PNV MOTION PASSED (Parks item 3)

Landmarks Committee

1. Approval of previous month's minutes

approved by committee

2. LESPI: Request for support for landmarking for church of Saint Mary, 438-440 Grand Street

no vote necessary

3. Cooper Union request for Certificate of Appropriateness to add security cameras to the exterior façade of the foundation building at & E 7th Street

VOTE: TITLE: Proposal to install seven security cameras on the exterior façade of the Cooper Union Foundation Building at East 7th Street

WHEREAS, the Cooper Union Foundation Building was designated as an Individual Landmark in 1966; and

WHEREAS, its construction began in 1853 and was completed in 1859; and

WHEREAS, the architect was Frederick A. Peterson; and

WHEREAS, the Foundation Building is a large six-story brownstone building in the Anglo-Italianate Style with round-arched windows and porches at the north and south ends; and

WHEREAS, the Foundation Building is a revolutionary structure because of its early adoption of rolled-iron beams to support its floors; and

WHEREAS, Cooper Union is historically and culturally important to the history of our city and the nation; and

WHEREAS, security cameras are necessary for protection of the building and its surroundings; and

WHEREAS, the proposed security cameras are pole-mounted beneath the cast iron water table and are to be painted to match the cast iron; and

WHEREAS, the proposed mounting of the security cameras beneath the water tables will have a minimal impact on the cast iron itself; so

THEREFORE, BE IT RESOLVED: Community Board 3 approves the proposal to install seven security cameras on the façade of the Cooper Union Foundation Building.

4. Planning for Term Limits
no vote necessary
5. Vote to adjourn
approved by committee

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Cannabis Control Task Force
meeting canceled

Vote to adjourn

38 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Members Present at Last Vote:

David Adams	[P]	Ryan Gilliam	[P]	Indrani Nicodemus Rivera	[P]
Stephen Ballinger	[P]	Charlie Goldensohn	[A]	Grauken Olivares	[A]
Tanya Bates	[A]	Andrea Gordillo	[P]	Daisy Paez	[P]
Lee Berman	[P]	Herman Hewitt	[P]	Raud Rahmanian	[P]
Solomon Blecher	[A]	Trever Holland	[P]	Ramya Rao	[P]
Karlin Chan	[A]	Vaylateena Jones	[P]	Damaris Reyes	[P]
Ariadna Chua	[A]	Ana Kakkar	[A]	Tal Roded	[A]
Vincent Cirrito	[P]	Nancy Kong	[P]	Jailene Rodriguez	[P]
Eric Diaz	[P]	Michelle Koppersmith	[P]	Arnette Scott	[P]
Alistair Economakis	[P]	Dianne Lake	[P]	Clint Smeltzer	[P]
Larry Fenn	[P]	Mae Lee	[P]	Sandra Strother	[A]
Tahisha Fields	[P]	Michael Levario	[P]	Daniel Tainow	[P]
Nagnouma Fofana	[P]	Jaja Liao	[A]	Zachary Thomas	[P]
John Fout	[P]	Mollye Liu	[P]	Josephine Velez	[P]
Kathryn Freed	[P]	Campbell Munn	[P]	Kathleen Webster	[P]
Shawn Garcia	[P]	Jon Neidich	[P]	Guillermo Zubillaga	[P]

Meeting Adjourned