



THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD 3

59 East 4th Street - New York, NY 10003

Phone (212) 533-5300

www.cb3manhattan.org - mn03@cb.nyc.gov

Andrea Gordillo, Board Chair

Susan Stetzer, District Manager

January 2026 Full Board Minutes

Meeting of Community Board 3 held on Tuesday, January 27, 2026 at 6:30pm via Zoom.

Public Session:

Thomas Chan: Medical practitioner on Canal Street. Concerns about reduced parking for truck loading/deliveries and patient drop-off access.

Daisy Szeto: Chinatown community member. In support of DOT's Canal Street redesign to improve safety.

Luke Camery: Supported DOT's Canal Street redesign and urged immediate safety improvements.

Deborah Wye: In support of landmark designation for the Church of Saint Mary.

Kathy Chan: Concern that the Canal Street redesign may block emergency vehicle access, urged DOT to pursue simpler safety improvements instead, and requested a new survey focused on local residents and businesses rather than outside visitors

Phil Wong (Councilmember):

Public Officials:

Mayor Zohan Mamdani: No present

Public Advocate Jumaane Williams, Curtis Young: Not present

Comptroller Mark Levine, Evelin Collado: Introduced herself as the ongoing liaison to CB3 and shared contact information for future constituent support

Borough President Brad Hoylman-Sigal, Yiyi Wang: Yiyi reminding to serve as liaison.

BP priorities include affordable housing, tenant protections, small business, public school, arts and culture. Community Board applications are open through Feb 27.

A Manhattan Borough Conference is scheduled for Feb 22, invitations forthcoming.

The FY27 capital funding application is now open for city agencies, schools, cultural org, or nonprofits.

Question from the floor: A new application question regarding whether applicants are registered lobbyists

Answer: BP's office explained is part of an effort to reduce political influence and ensure neutrality on CBs.

Question from the floor: Clarification on term limits

Answer: limits apply beginning in 2019, with members restricted to five consecutive terms unless there is a break in service.

District Attorney Alvin Bragg, Sherman Goldblum:

The Manhattan DA high school summer internship program is now open to juniors and seniors.

A resume workshop for high school students will be held on Feb 20.

Updates on several major criminal cases.

Congressmember Dan Goldman, John Blasco:

The House voted on three bills (Homeland Security, Defense, State/Foreign Services), and Congressman voted no on all three, highlighting concerns with the DHS bill.

Possibility of a partial government shutdown after Jan 30th.

Office continues assisting individuals detained by or fearful of ICE.

HUD and DHS/ICE are entering into an agreement to share info about residents in HUD-subsidized housing.

Upcoming federal funding awards announcement for local organizations and housing developments, including Grand Street Settlement and First Houses.

The office holds monthly mobile office hours every second Wed at the Loaisaida Center, multilingual casework support.

Question from the floor: need more details regarding HUD sharing question with DHS

Answer: Need more information

Question from the floor: concerns that HUD data-sharing with DHS/ICE could lead to enforcement actions targeting HUD or S8 buildings

Answer: not yet specifically because it only emerged in the past day or two.

Question from the floor: ICE activity affecting PBV S8. what's the plan if it happens

Answer: planning is underway. early strategy conversations have begun with public housing authorities

Assemblymember Grace Lee, Fannie Ip:

Supported immigration-related proposals

Solidarity with nurses on wages/conditions/safe staffing.

Announced a Town Hall on February 5 at 6 PM at PS 20 with Senator Kavanagh

Assemblymember Deborah J. Glick, Lane Sohn: Not present

State Senator Brian Kavanagh, Shuyi Li:

Concerns about ICE vehicles parking at Pier 40.

Albany Reviewing budget progress.

Highlighted housing priorities: funding HAVP and expanding SCRIE/DRIE

Councilmember Christopher Marte, Simon Kostelanetz:

Appointed Chair of landmarks-related subcommittee and elected co-chair of the BLACC caucus.

The office helped draft the letter urging Hudson River Park Trust to end the DHS/ICE contract early

Request to pause work on the Chinatown jail and consider community alternatives.

Walkthrough with Lands End II and Two Bridges residents regarding maintenance/safety and intent to coordinate accountability steps.

St. Mary's Church is being calendared by LPC for possible landmarking.

budget deadlines: discretionary funding application

Councilmember Harvey Epstein, Jeemin Cha:

Comments regarding recent ICE activities.

DOT SLA open conversation regarding liquor license.

Members Present at First Vote:

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

Minutes:

Minutes of November 2025 were approved, as is.

42 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Board Chairperson's Report:

Chairperson Andrea Gordillo

Meeting with Lia's Employment Network regarding workforce and economic opportunities for CB3 residents, with plans for future presentations to EDC

Advocacy for city-funded translation services to improve language access and participation across community boards.

Urged other CB chairs to support the New York for All Act and the Access to Representation Act (immigration concerns)

Upcoming interagency walkthrough with local schools and the School Construction Authority.

Welcomed new board member

The board is finalizing a letter to the new mayoral administration and EDC leadership regarding longstanding concerns about Essex Market, including change of use in Market Line space and future management needs.

Reminded members attendance is tracked every six months, and members must be present at both the beginning and end of roll call to count as fully present.

District Manager's Report:

District Manager Susan Stetzer

Updates from Borough Board presentations by the BPO, including Open Meetings Law.

The Governor issued a State of Emergency through Feb 22, allowing CB committee meetings to be virtual or hybrid.

The city budget process: The Mayor's Preliminary Budget will be released Feb 17, CB may respond by March 15

CB term limits begin affecting reappointments starting in 2027, and reappointments occur every two years.

Concerning the lack of communication with the Mayor's Office following the disbanding of CAU, creating difficulties in addressing issues such as encampment response.

Committee Reports:

Executive Committee

no votes necessary

Transportation, Public Safety, Sanitation & Environment Committee

1. Approval of previous month's minutes

approved by committee

2. Recommendations for Canal Street redesign

VOTE: TITLE: Support for NYC DOT's "Reimagining Canal Street" Redesign Proposal

WHEREAS, the NYC Department of Transportation (DOT) has released the Reimagining Canal Street redesign proposal, which aims to address long-standing safety, mobility, and public space challenges along Canal Street from West Street to the Bowery; and

WHEREAS, Manhattan Community Board 1, Manhattan Community Board 2, and Manhattan Community Board 3 (CB3) have participated in DOT outreach and joint meetings regarding the Canal Street redesign proposal presented in late 2025; and

WHEREAS, DOT data shows that Canal Street experiences high volumes of pedestrians, cyclists, and vehicles, with both AM and PM mode-split analysis indicating heavy reliance on walking and transit, highlighting the need for safer and more accessible pedestrian facilities; and

WHEREAS, from 2020–2024 Canal Street experienced a significant number of injuries including 34 pedestrian injuries (4 severe, 2 fatalities) on the eastern segment and 15 pedestrian injuries (1 severe, 1 fatality) on the western segment demonstrating that Canal Street is a high-injury corridor requiring urgent safety improvements ¹; and

WHEREAS, the redesign proposal responds to these safety concerns by introducing:

- full-block sidewalk extensions to reduce crowding;
- new marked crosswalks, painted curb extensions, and concrete pedestrian islands to shorten crossings and improve pedestrian safety;
- protected bike-lane connections to close major east–west and north–south network gaps;
- simplified intersections through realigned crosswalks and shortened crossings;
- improved curb management including simplified curb regulations, organized local delivery areas on side streets, designated passenger-loading zones, and microhubs; and

WHEREAS, DOT's merchant survey conducted in March 2022 found that most Canal Street businesses receive deliveries between 9–11 AM, often from private vendors that choose their own delivery times, meaning businesses cannot control when deliveries arrive; and

¹ New York City Department of Transportation, Reimagining Canal Street: Redesign Proposal (Fall 2025), Safety Data Injury Summary, 2020–2024.

WHEREAS, DOT has committed to updating this merchant survey in the next few months; and

WHEREAS, DOT has reduced the speed limits of all streets south of Canal Street to 20 MPH as part of the Lower Manhattan Regional Slow Zone to improve pedestrian safety; and

WHEREAS, the New York City Department of Transportation has identified Canal Street as a Global Corridor, a designation used in NYC DOT's Pedestrian Mobility and Street Design Guidelines to describe streets with exceptionally high pedestrian volumes, significant destination density, and complex, multidirectional pedestrian movement; and

WHEREAS, for Global Corridors, NYC DOT's design guidance recommends substantially wider sidewalks than typical streets in order to safely and comfortably accommodate pedestrian demand, including an overall sidewalk width of approximately 25 feet, comprised of generous clear walking paths, furnishing zones, and space for street trees and amenities, where feasible;

WHEREAS, the proposed project timeline anticipates Phase 1 implementation beginning in July 2026, following continued engagement with Community Boards, elected officials, schools, small businesses, and other stakeholders through spring 2026.

WHEREAS, that New York City Department of Transportation acknowledge and/or address the primary community concerns raised during outreach, including:

- Illegal vending on sidewalks and the lack of consistent enforcement;
- Use of sidewalks for display by shop owners, as well as, legal permitted vendors;
- Need for drop-off and pick-up points given the large number of critical health care providers, medical offices and specialized clinics along and adjacent to Canal Street;
- Loss of street space on Canal Street necessary for loading and unloading of deliveries for local businesses located on Canal Street;
- Relocating loading zones to side streets, especially where current roadside dining is permitted or the streets are already narrow needs to be clarified and defined;
- Placard parking abuses and possibility of additional placard parking taking over any new open/public spaces;
- Projected congestion on narrow streets, such as Baxter and Walker Streets, related to the construction of the Manhattan Detention Center and Mulberry Street related to the reconstruction of 80 Mulberry Street;
- Comprehensive traffic study to also include the expected traffic via the through streets related to the construction of the Manhattan Detention Center; and
- More recent and extensive outreach to the local businesses along the Canal Street corridor; and

WHEREAS, that New York City Department of Transportation acknowledges the primary community support for the goals to address long-standing safety, mobility, and public space challenges along Canal Street and the redesign plan for Canal Street, as submitted in emails to CB3;

THEREFORE, BE IT RESOLVED that CB3 strongly supports the overall project goal of the New York City Department of Transportation's Canal Street redesign to improve corridor safety, while noting that the proposal currently lacks a complete and comprehensive plan for loading, unloading, and street vending, and requests that such a plan be developed incorporating the following feedback; and

BE IT FURTHER RESOLVED that CB3 urges the New York City Department of Transportation to work with relevant City agencies to advance a coordinated operations, enforcement, and compliance framework for legal vending along Canal Street that prioritizes pedestrian clear paths, accessibility, and orderly curbside activity, including the following actions:

- 1) NYC DOT is urged to coordinate interagency efforts and support compliance through curbside organization, clear delineation of pedestrian clear paths, and street design measures that reduce conflicts between pedestrians, vendors, and vehicles;
- 2) The Department of Consumer and Worker Protection (DCWP) is urged to enforce street vending licensing and permitting requirements and to provide clear guidance, outreach, and compliance pathways to support lawful vending activity;
- 3) The New York City Police Department (NYPD) is urged to support enforcement of public safety, and quality-of-life regulations, as appropriate and in coordination with partner agencies;
- 4) The Department of Sanitation (DSNY) is urged to address sanitation-related conditions, including the obstruction of sidewalks;
- 5) All relevant City agencies are urged to ensure that enforcement actions are paired with education and outreach to promote compliance, support lawful vending, and minimize conflicts with pedestrians, residents, and local businesses; and

BE IT FURTHER RESOLVED that CB3 urges NYC DOT to advance the Canal Street re-design with an emphasis on providing for pedestrian safety and accessibility in the support of local residents and the operational needs for local businesses and institutions, including the following:

- 1) Reducing pedestrian crossing distances across Canal Street through the use of protected curb extensions (bulb-outs), reduced travel lane widths, and include median pedestrian refuge areas where feasible;
- 2) Improving intersection safety through the review and adjustment of traffic signal timing and the installation of Leading Pedestrian Intervals (LPis) where appropriate;
- 3) Reallocating street space by removing the existing rush-hour travel lane on Canal Street and prioritizing pedestrian space and organized curbside uses in support of local residents, businesses, and institutions, including:
 - a. Designated commercial and neighborhood loading and unloading zones with accommodations for micromobility uses;
- 4) Reduce sidewalk congestion by providing areas within an expanded sidewalk to support orderly and legal vending activity while minimizing conflicts with pedestrian movement;
- 5) Supporting the closure of Walker Street between Baxter Street and Canal Street to expand pedestrian space around the Chinatown kiosk, and urging NYC DOT to address community concerns of placard abuse through the installation of physical barriers to prevent vehicle access; and
- 6) Exploring new opportunities with the expanded pedestrian spaces for green infrastructure elements such as street trees, planters, and stormwater features to deliver environmental and public-health benefits, including improved air quality, urban heat island mitigation, stormwater management, and enhanced pedestrian comfort;

BE IT FURTHER RESOLVED that NYC DOT include CB3 on any block by block community outreach;

BE IT FURTHER RESOLVED that CB3 may have additional requests due to any potential negative health impacts or impacts to emergency vehicle access. CB3 requests that NYC DOT return to CB3 to present a refined plan incorporating this feedback prior to implementation.

Discussion: anything regarding emergency vehicles? Anything regarding Manhattan Bridge?

Motion to vote: to add "CB3 may have additional requests due to any potential negative health impacts or impacts to emergency vehicle access."

3. Shuttle Bus Stop Application Academy Express LLC Serving NYU: Stops include 3rd Ave from E 10th St to E 11th St, 3rd Ave from E 11th St to E 12th St, 3rd Ave from E 14th St to E 13th St, E 14th St from 4th Ave to 3rd Ave, E 14th St from Ave C to Ave B

VOTE: TITLE: Recommendation to Deny Proposed Academy Express LLC Shuttle Bus Stops Serving New York University within Manhattan Community District 3

WHEREAS, the New York City Department of Transportation (DOT) has requested comments from CB3 regarding an application by Academy Express LLC to continue the operation of a privately contracted shuttle bus service for New York University (NYU) in order to be in compliance with the Intercity Permitting System; and

WHEREAS, the proposed bus stop locations are currently operating and have been in use for over 10 years:

- 3rd Avenue, East 10th Street to East 11th Street, west side (closer to East 11th Street)
- 3rd Avenue, East 11th Street to East 12th Street, east side (closer to East 11th Street)
- 3rd Avenue, East 13th Street to East 14th Street, west side (closer to East 14th Street)
- East 14th Street, Avenue C to Avenue B, south side (closer to Avenue C)
- East 14th Street, 4th Avenue to 3rd Avenue, south side (closer to Irving Place)
- East 14th Street, 3rd Avenue to 2nd Avenue, south side (closer to 3rd Avenue); and

WHEREAS, all of these locations are shared with existing MTA bus services, including M101, M102, M103, M14A SBS, and M14D SBS, which provide essential public transit for residents, workers, and visitors within CB3; and

WHEREAS, the proposed service duplicates existing public transit options, contributing to unnecessary curb congestion, dwell times, and conflicts at bus stops, particularly along heavily trafficked corridors such as 3rd Avenue and East 14th Street; and

WHEREAS, New York City's Congestion Pricing Program was implemented to reduce traffic congestion, prioritize public transit usage, and manage street space efficiently; and

WHEREAS, approval of additional privately operated shuttle buses serving a single institution is inconsistent with the goals of congestion pricing with added vehicles on the streets and may negatively impact street operations, transit performance, and quality of life for district residents; and

WHEREAS, Manhattan Community Board 3 (CB3) has previously opposed similar applications for privately operated shuttle bus stops serving NYU due to concerns about redundancy, congestion, and adverse impacts on public transit and the community;

THEREFORE, BE IT RESOLVED, CB3 recommends that the New York City Department of Transportation deny the application for compliance by Academy Express LLC for the proposed shuttle bus stop locations identified above, as the service is unnecessary, duplicative of existing public transit, contributes to congestion, and undermines the goals of congestion pricing; and

BE IT FURTHER RESOLVED, CB3 urges DOT and NYU to prioritize the use of existing public transportation options and to avoid privately operated shuttle services that negatively affect street operations, transit performance, and the quality of life for residents.

4. DOT Update: Bike lane extension on East 8th Street between 3rd Avenue and Avenue A
withdrawn
5. Consideration of administrative approval for some block parties

VOTE: TITLE: Support for Administrative Approval for Low-Impact Community Block Parties

WHEREAS, Community Board 3 supports block parties that strengthen neighborhood ties and celebrate local nonprofits' milestones, such as organizational anniversaries; and

WHEREAS, certain block parties are limited in scope and impact, including events that are one-time only, feature no amplified music, take place between the hours of 10:00 a.m. and 5:00 p.m., and do not interfere with public transportation or essential services; and

WHEREAS, administratively approving such low-impact events is consistent with existing CB3 Block Party Guidelines and promotes efficient use of Board and agency resources;

THEREFORE, BE IT RESOLVED, CB3 will administratively approve, with Committee Chair consultation, one-time block parties for local nonprofit organizations that meet the stated criteria: of no amplified music, event hours between 10:00 a.m. and 5:00 p.m., and no interference with public transportation.

6. Planning for term limits—timeline and procedures
no vote necessary
7. Vote to adjourn
approved by committee

42 YES 0 NO 0 ABS 0 PNV MOTION PASSED (excluding Transportation items 2, 3)

38 YES 0 NO 1 ABS 2 PNV MOTION PASSED (Transportation item 2)

40 YES 1 NO 0 ABS 0 PNV MOTION PASSED (Transportation item 3)

Parks, Recreation, Waterfront, & Resiliency Committee

1. Approval of previous month's minutes
approved by committee
2. Parks Manager Update
no vote necessary
3. Co-naming request for Tompkins Square Park northeast field for Harold Hunter, a skateboarder
withdrawn
4. DDC: ESCR/ BMCR Project Updates
no vote necessary
5. Planning for term limits—timeline and procedures
no vote necessary
6. Vote to adjourn
approved by committee

41 YES 0 NO 0 ABS 0 PNV MOTION PASSED

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

1. Approval of previous month's minutes

approved by committee

2. Bellevue CAB: Request for Support Hospital Priorities

VOTE: TITLE: Support for NYC Health + Hospitals/Bellevue in State and City Budgets

WHEREAS, NYC Health + Hospitals/Bellevue serves as a critical tertiary care hospital for the entire New York City Health + Hospitals Corporation, as well as for the local communities within Manhattan Community Board 3, and

WHEREAS, NYC Health + Hospitals/Bellevue provided care to 520,000 outpatients and 110,000 emergency room patients in 2025, and

WHEREAS, NYC Health + Hospitals/Bellevue expanded access to healthcare through telehealth services, reaching 105,770 patients facing barriers such as transportation, childcare, and work requirements, and

WHEREAS, NYC Health + Hospitals/Bellevue operates as a safety net hospital, where approximately 60% of its patients are covered by Medicaid, ensuring care for all individuals, regardless of income, insurance status, or immigration status, and

WHEREAS, Medicaid reimburses only about 70% of the actual cost of care, placing significant financial strain on safety net hospitals like Bellevue, and

WHEREAS, federal and state supplemental Medicaid payments, along with New York City funding, currently help cover the funding shortfall for NYC safety net hospitals, and

WHEREAS, H.R.1, the so-called One Big Beautiful Bill, proposes over \$1 trillion in federal cuts to healthcare spending over the next decade, most of which would be taken from Medicaid funding, and

WHEREAS, the continued operation of NYC Health + Hospitals/Bellevue is vital for Manhattan residents, as it delivers essential care to uninsured and Medicaid patients, manages major trauma and behavioral health cases, stabilizes the city's public hospital network, and provides surge capacity during public health emergencies, and

WHEREAS, the Bellevue Community Advisory Board has requested support from Manhattan community boards to strengthen Bellevue's position in the state and city budget processes, and,

WHEREAS, the Bellevue Community Advisory Board has specifically requested the following:

- Make permanent the Fee-for-Service Upper Payment Limit, which ensures enhanced Medicaid reimbursement rates to more accurately reflect the cost of services provided, extending beyond the current expiration date of March 31, 2026.
- Make permanent the telehealth parity law, which enables Bellevue to continue offering telehealth care to vulnerable patients, also set to expire on March 31, 2026.
- Support an increase in Medicaid reimbursement rates for safety net providers, which is essential for promoting health equity and addressing disparities among hospitals, so

THEREFORE, BE IT RESOLVED that Community Board 3 requests from City and State elected officials financial support for NYC Health + Hospitals/Bellevue in alignment with the requests outlined in this resolution.

3. Betances Health Center: Informational Presentation

no vote necessary

4. Support for Treatment Court Expansion Act which provides alternatives to incarceration for individuals with mental health and substance abuse

VOTE: TITLE: Support for the Treatment Court Expansion Act (S4547/A4869), which would amend Criminal Procedure Law Article 216 of the judicial diversion law in order to expand access to treatment for court-involved individuals.

WHEREAS, according to a September 2025 Correctional Health Services (CHS) report, 59 percent of those in New York City Department of Correction custody had a mental health diagnosis and 22 percent had a serious mental illness diagnosis, and²

² See Correction Health Services report (2025), <https://hhinternet.blob.core.windows.net/uploads/2025/10/correctional-health-services-patient-prof-ile-metrics-september-2025.pdf>

WHEREAS, according to the 2025 CHS report, 30 percent of detainees in City jails had an alcohol use disorder, and 25 percent had an opioid use disorder, and

WHEREAS, while efforts have been made to reduce the number of people with mental health and substance use problems in New York City jails and increase the availability of community mental health resources and access to diversion programs, these efforts have not been productive and in the proportion of people suffering from these issues in our jail system has increased in recent years, and

WHEREAS, it costs New York City and local governments across the state more to incarcerate individuals with mental health and substance use problems than it does to provide treatment within their communities for a variety of reasons, including that they cannot use Medicaid dollars for their treatment, and³

WHEREAS, reports indicate that placing these individuals in treatment programs, rather than incarcerating them, significantly reduces recidivism rates, and⁴

WHEREAS, under current state law, only people with substance use disorders charged with specific drug- and property-related criminal offenses are eligible for judicial diversion, and⁵

WHEREAS, all court-involved people with disabilities and other behavioral health-related problems deserve an opportunity to access and benefit from treatment and support, and

WHEREAS, S4547 and companion bill A4869, would amend the judicial diversion law to expand and modernize our state's network of treatment courts, and

WHEREAS, S4547/A4869 would expand eligibility for treatment by eliminating charge-based eligibility and making people with mental health challenges to be eligible for diversion, and

WHEREAS, S4547/A4869 would eliminate barriers to treatment and streamline the admission process by not requiring participants charged with non-violent felonies and misdemeanors to plead guilty prior to receiving treatment, and would establish a fair and clearly defined process to address instances of noncompliance, and

WHEREAS, S4547/A4869 would save taxpayer money because it is proven to reduce future criminal legal system involvement by providing community-based treatment and services, which are far less expensive than incarceration, and because unifying our state's existing patchwork system of treatment courts will provide a more efficient use of limited court-based resources; so

THEREFORE, BE IT RESOLVED that Manhattan Community Board 3 supports the Treatment Court Expansion Act (S4547/A4869), which would amend Criminal Procedure Law Article 216 of the judicial diversion law in order to expand access to treatment for court-involved individuals.

5. Planning for term limits
no vote necessary
6. CAB/CEC reports
no vote necessary
7. Vote to adjourn
approved by committee

SLA Licensing & Outdoor Dining Committee

1. Approval of previous month's minutes
approved by committee
2. Procedure for applicant withdrawal after committee vote
no vote necessary

Alterations

3. Cozy Cafe (Cozy Cafe Corp), 43 E 1st St (wb/alt: license adjacent storefront)
withdrawn

³ See NY ATI/Reentry Coalition report (2024),

https://www.lac.org/assets/files/Unlocking-Potential_The-Role-of-Community-Based-Alternatives-in-Strengthening-Public-Safety.pdf

⁴ See Data Collaborative for Justice at John Jay College and the Katal Center for Equity, Health, & Justice's collaborative report (2025, p. 19),

https://datacollaborativeforjustice.org/wp-content/uploads/2025/11/Katal_DCJ_Report_.pdf

⁵ In New York State, the law is CPL § 216.05

4. Shinsen (Bowery Gyokai LLC), 44 Bowery (op/alt: extending closing hour from 2:00 AM to 3:00 AM, Wednesday-Saturday)

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

WHEREAS, Bowery Gyokai, LLC doing business as "Shinsen", is seeking an alteration to its current OP license later hours of operation license, in the premises located at 44 Bowery, between Canal and Bayard Streets, New York, New York; and

WHEREAS, this is an application for an establishment for up to 63 people, 13 tables and 49 seats, including stools at a stand-up bar, a full kitchen and food preparation area, serving food during all hours of operation; and

WHEREAS, there are 2 full on-premises liquor licenses within 500 feet per the SLA LAMP map; and,

WHEREAS, this location has sited "Shinsen" since 2017, it was originally licensed with a beer and wine license, but was upgraded to a full on-premises license in 2018; and

WHEREAS, applicant has owned and operated "Shinsen" at this location for its entire existence at this location; and

WHEREAS, there were 44 commercial noise 311 complaints at this location with NYPD corrective action necessary since 2017, and, in December 2020, paid a \$20,000 civil penalty to New York State for an undisclosed violation; and

WHEREAS, the CB3 SLA Committee received one statement from a community member in opposition to the application, alleging a history of noise complaints and non-compliance with government regulations and stipulations of its current liquor license; and

WHEREAS, 15 residents who live within two blocks of the location signed a petition in favor of the application; and

WHEREAS, although this extension of hours is increasing the impact on the surrounding area, this is a full service restaurant, on a wide commercial street, near the entrance to the Manhattan Bridge, next to a hotel and no residents immediately adjacent,

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Bowery Gyokai, LLC, for the premises located at 44 Bowery, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a Japanese Sushi + Omakase Restaurant, 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 (ALL DAYS) and closing by 2AM Sunday-Thursday and 3AM Friday and 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, promoted events, scheduled performances, dancing, or any event at which a cover fee will be charged,
- 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 "happy hours" until 7PM each night,
- 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.

5. Ray's (Swiss White Int'l LLC), 177 Chrystie St (op/alt: modifying 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. Baked Clams LLC, 33 Ave B (AKA 29 Ave B) (op) (tavern)

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

WHEREAS, Baked Clams LLC, doing business as Limo Bar is seeking a full on-premises liquor license, in the premises located at 33 Avenue B, between E. 2nd and E. 3rd Streete, New York, New York; and

WHEREAS, this is an application for an establishment with of 75 people, 18 tables and 50 seats with a 15 foot bar, with 15 seats. With a full kitchen serving food all hours of operation, no televisions, background music; and

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

WHEREAS, this location was previously Poco. Poco opening in 2009 and was a problem for nearby residents for years, specifically it's boozy brunches and outdoor areas. It because such a problems that the Department of consumer affairs chose not to renew their sidewalk café license for one season. There continued to be complaints regarding, noise crowds and open windows until closing in December of 225; and

WHEREAS, the applicant operates Virginia's at 200 E. 3rd Street since march of 2023 and Romeo's at 118 St Marks Pl since 2019; and

WHEREAS, there were 52 commercial 311 complaints at this location with 30 requiring police action since 2023. At 200 E. 3rd street there were 12 total, with 3 non crime corrected, at 118 St. Marks, there were 32, with 12 Non crime corrected; and

WHEREAS, we received 8 letters in support from nearby residents and one resident spoke in support of this application; and

WHEREAS, 30 residents who live within two blocks of the location signed a petition in favor of the application; and

WHEREAS, although the applicant has been operating the outdoor space in violation of the stipulations they agreed to with the community board and the Dining Out NYC program rules, with tables in the furnishing zone, open later than 10PM, and speakers outside, he acknowledged the issues and will ensure that does not continue,

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Baked Clams LL, for the premises located at 33 Avenue B, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a Tavern/café, with a full kitchen serving food during all hours,
- 2) its hours of operation will be opening no later than 12:00 P.M. and closing by 12:00AM Sunday – Wednesday, ad 2:00AM Thursday – Saturday,
- 3) it will not use outdoor space for commercial use,
- 4) it will install soundproofing,
- 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 only, consisting of recorded music, and will not have live music, DJs, promoted events, scheduled performances, dancing, or any event at which a cover fee will be charged, and may have six private parties per year,
- 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 may have "happy hours" until 7:00PM each night,
- 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.

7. Veselka Coffee Shop (Veselka Enterprises Ltd), 144 2nd Ave (upgrade to op) (restaurant)

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

WHEREAS, Veselka Enterprises LTD doing business as Veselka Coffee Shop, is seeking an upgrade to a full on-premises liquor license, in the premises located at 144 Second Avenue, between East 9th Street and St. Marks Place, New York, New York; and

WHEREAS, this is an application for an establishment with of 106 people, 25 tables and 60 seats with One stand-up bar; 15 Feet; square/rectangular shaped/ground floor, Ukrainian Cuisine with a full kitchen and a food prep area, serving food during all hours of operation no televisions, no music; and

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

WHEREAS, this establishment has been in operation at this location since the 1950's and has been operating with a Beer/Wine license; and

WHEREAS, the applicant has been a license holder: Veselka Coffee Shop/Veselka Restaurant/Veselka; Community Board #Man CB3 and 5/ BK CB1 Dates of operation: 2002-Present/2024-Present/2023-Present; and

WHEREAS, one resident spoke in support of this application; and

WHEREAS, 27 residents who live within two blocks of the location signed a petition in favor of the application; and

WHEREAS, we are approving this upgrade because this is a longstanding business in the neighborhood with no problems and they are not changing any aspects of their business other than upgrading to a full liquor license,

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Veselka Enterprises LTD, for the premises located at 144 Second Avenue, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a full kitchen restaurant, with Ukrainian Food during all hours of operation,
- 2) its hours of operation will be 24 hours all days, with alcohol service of 8:00 A.M. to 4:00 A.M. all days,
- 3) it will close all outdoor dining allowed under the temporary Open Restaurants program and any other outdoor uses by 10:00 P.M. all days and not have any speakers or TV monitors,
- 4) 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,
- 5) it will play ambient background music only, consisting of recorded music, and will not have live music, DJs, promoted events, scheduled performances, dancing, or any event at which a cover fee will be charged,
- 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 will not have "happy hours,"
- 10) it will designate an employee for ensuring if there is a line it is orderly and along the façade and ensuring no loitering, noise or crowds,
- 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. Canyon NY Foundation Inc, 200 Broome St (op) (museum/restaurant)

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

WHEREAS, Canyon NY Foundation doing business as Canyon, is seeking a full on-premises liquor license, in the premises located at 200 Broome Street between Suffolk, Norfolk, and Delancey New York, New York; and

WHEREAS, this is an application for a Museum with a full service restraint, of 1326 people, 15 tables and 62 seats with 3 bars total, 2 in the restaurant, one in the cafe upstairs. 37 bar seats Southern

Cuisine served from a full kitchen serving food during all hours of operation Multiple LED walls, Entertainment level music, with DJs and live music and

WHEREAS, there are 14 full on-premises liquor licenses within 500 feet per the SLA LAMP map; and

WHEREAS, the location was previously unlicensed and is part of the Essex Crossing development; and

WHEREAS, the applicant has never held a license, but has operated a similar establishment as a founding partner of Massachusetts Museum of Contemporary Art; and

WHEREAS, this museum is something the community and the community board has supported as part of the plans for Essex Crossing; and

WHEREAS, 36 residents who live within two blocks of the location signed a petition in favor of the application; and

WHEREAS, there was a discussion regarding the closing hours of 2am. The applicant stated that the normal hours will be closing much earlier than 2am, however there may be a few occasions, special events etc, that they may be open later, but it will not operate as a night club; and

THEREFORE, BE IT RESOLVED that Community Board 3 recommends the denial of the application for a full on-premises liquor license for Canyon NY Foundation for the premises located at 200 Broome St R New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a museum with a full-service restaurant serving Southern food from a full kitchen serving food during all hours of operation
- 2) its hours of operation will be opening no later than 10:00 A.M. and closing by 2:00 A.M. ALL DAYS
- 3) it will not use outdoor space for commercial use
- 4) It will install soundproofing in accordance with plans from a sound engineer.
- 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 Entertainment level music VIA DJs and live acts, have scheduled performances, dancing, and events where a cover fee is charged, but may not have third party promoted events, and may have no more than six private parties per year
- 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
- 14) it may have lines, although there is space for queuing to be primarily indoors, in the events there are lines outside they will only be on Suffolk, and/or Delancey St, and will have staff to monitor.

9. Altruistas LLC, 251 Broome St (op) (bar/tavern)

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

WHEREAS, Altruistas LLC doing business as TBD, is seeking a full on-premises liquor license, in the premises located at 251 Broome St, between Ludlow and Orchard Streets, New York, New York; and

WHEREAS, this is an application for an establishment with of 74 people, 7 tables and 20 seats with one stand up bar with four seats and a full kitchen, serving Asian/Italian fusion food during all hours of operation. The music will come from streaming services or DJ's and will be played at background levels and

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

WHEREAS, this location is currently licensed to a restaurant with a Beer/wine license, and

WHEREAS, the applicant owns a similar business, No Fork, located at 612 Crescent Ave in the Bronx; and

WHEREAS, 40 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 Altruistas LLC, for the premises located at 251 Broome, New York, New York, unless the applicant agrees to the following signed notarized stipulations that

- 1) it will operate as a full service restaurant, serving Italian/Asian food during all hours of operation,
- 2) its hours of operation will be opening no later than 12pm all days, and closing by 12AM Sunday, Monday and Tuesday, 1AM Wednesday and Thursday and 2AM Friday and Saturday,
- 3) it will close all outdoor dining allowed under the temporary Open Restaurants program and any other outdoor uses by 10:00 P.M. all days and not have any speakers or TV monitors,
- 4) it will install soundproofing, if necessary to ensure sound is not audible in nearby apartments,
- 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 only, consisting of recorded music and DJ's, and will not have live music, scheduled performances, dancing, third party promoted events, any event with a cover charge, or dancing, may have twelve private parties per year, DJs will be at background level and will not be promoted,
- 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 may have "happy hours" until 7 P.M. each night,
- 11) it will ensure that there are no wait lines 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.

Items not heard at Committee

10. Chips (Chips Corner LLC), 205 Broome St (op) (bar/tavern)
administratively approved

Dining Out NYC - Not heard at Committee

11. Romeo's (118 Restaurant LLC), 118 St. Mark's PI (SWC & RW)
administratively approved
12. San Marzano (Evir Corp), 117 2nd Ave (SWC)
administratively approved
13. Lavagna (Desmo 916 Corp) 545 E 5th St (SWC)
administratively approved
14. Bahn By Lauren (Bahncake LLC), 42 Market St (SWC)
administratively approved
15. Hanoi House (King Me Kong LLC), 119 St. Mark's PI (SWC)
administratively approved
16. Fool's Gold (Fool's Gold NYC LLC), 145 E Houston St (SWC)
administratively approved
17. Kolkata Chai (Kolkata Chai Café 1 Ltd), 199 E 3rd St (RW)
administratively approved
18. Vote to adjourn
approved by committee

41 YES 0 NO 0 ABS 0 PNV MOTION PASSED (excluding SLA item 4, 6)

39 YES 2 NO 0 ABS 0 PNV MOTION PASSED (SLA item 4)

40 YES 1 NO 0 ABS 0 PNV MOTION PASSED (SLA item 6)

Land Use, Zoning, Public & Private Housing Committee

1. Approval of previous month's minutes
approved by committee
2. Planning Fellow project presentation and work plan for Policy Analysis of Affordable Housing Opportunities under the City of Yes in CB3
no vote necessary
3. Independent Budget Office informational presentation on City of Yes—Affordable Housing Incentives and Policy Overview
no vote necessary
4. Planning for term limits—timeline and procedures

no vote necessary
5. Vote to adjourn
approved by committee

41 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Landmarks Committee

1. Approval of previous month's minutes
approved by committee
2. LESPI Landmark proposal for church of Saint Mary, 438-440 Grand Street

VOTE: TITLE: Community Board 3 support for Landmarks Designation for the Church of St. Mary

WHEREAS, the Church of Saint Mary, founded in 1826, was one of the earliest Catholic parishes to be established in New York City; and

WHEREAS, the building was completed in 1833, ranking it among the oldest Catholic churches in New York City; and

WHEREAS, architect Patrick Charles Keely was engaged to design its current Romanesque Revival facade and flanking towers in 1864; and

WHEREAS, Lower East Side Preservation Initiative has requested Community Board 3 support for landmark designation of the Church; and

WHEREAS, St. Mary's parishioners collected more than 1000 signatures in support of Landmarks protection for the church; and

WHEREAS, the archdiocese has indicated that they are in support of designation; and

WHEREAS, New York City Councilman Christopher Marte stated "I am thrilled to support the recent decision by the Landmarks Preservation Commission to calendar St. Mary's Church for landmark consideration ... and look forward to supporting St. Mary's Church through the landmark designation process and beyond"; and

WHEREAS, 138 public comments were received in favor of designation of St. Mary's Church; so

THEREFORE BE IT RESOLVED, that Community Board 3 enthusiastically urges the Landmark Preservation Commission to designate The Church of Saint Mary as a New York City landmark.

3. Vote to adjourn
approved by committee

41 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Vote to adjourn

41 YES 0 NO 0 ABS 0 PNV MOTION PASSED

Members Present at Last Vote:

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

Guillermo Zubillaga

[A]

Meeting Adjourned