



The City of New York

Queens Community Board 11

Serving the Communities of Auburndale, Bayside, Douglaston, Hollis Hills
Little Neck and Oakland Gardens

Paul DiBenedetto Chairperson / **Joseph Marziliano** District Manager

MEETING NOTICE EAST FLUSHING/NORTH BAYSIDE ZONING COMMITTEE

FROM: Jena Lanzetta, Committee Chair
Sam Wong, Committee Co-Chair

TO EAST FLUSHING/NORTH BAYSIDE ZONING MEMBERS: Jessica Burke,
Paul DiBenedetto, Henry Euler, Michelle Fields, C. Kevin Green, Mohan Jethwani, Matthew
Mamak, Karen Mazza, George Mihaltses, David Ro, Christina Scherer, Eileen Taylor, David
White, Mina Youn

RE: Board of Standards and Appeals Filing for BSA Cal. No. 866-49 BZ and
City Planning Commission Application, ULURP No. 250053 MMQ.

DATE: December 10, 2025

Please be advised that a meeting of the Community Board 11 East Flushing/North Bayside
Zoning Committee has been scheduled for Tuesday, January 13, 2026, at 7:30 PM on Zoom
only. Please see agenda below:

- 1) Board of Standards and Appeals filing for BSA Cal. No. 866-49 BZ – 200-01 47th
Avenue (gas station) – an application for rear enlargement of existing accessory
building and reinstatement of prior board grant, expiring October 7, 2025, including
renewal of Certificate of Occupancy.
- 2) City Planning Commission certified project – ULURP No. 250053 MMQ – an
application to demap portions of 29th Avenue and Little Neck Boulevard located on the
hospital campus of St. Mary's Children's Hospital in Bayside.

The Zoom information can be found on page two of this notice.

cc: P. DiBenedetto, Chair
V. Dadras, 1st Vice Chair
H. Euler, 2nd Vice Chair
J. Lanzetta, 3rd Vice Chair

CB11 Board Members
Local Elected Officials
M. Carlier, QBPO

V. Garvey, QBPO

Topic: East Flushing/ North Bayside Zoning Committee Meeting

Time: Jan 13, 2026 07:30 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/82399992281>

Meeting ID: 823 9999 2281

One tap mobile

+16469313860,,82399992281# US

+16465588656,,82399992281# US (New York)

Join instructions

<https://us06web.zoom.us/join/82399992281?signature=1WOYYIYBDR3dlIN5Lha9V7bgjNTGtOOJ4giVrXboRNk>