



COMMUNITY BOARD 6, QUEENS

104-01 METROPOLITAN AVENUE · FOREST HILLS, NY 11375-4136

TEL: (718) 263-9250 · FAX: (718) 263-2211

QN06@CB.NYC.GOV

WWW.NYC.GOV/CB6Q



HEATHER BEERS-DIMITRIADIS
CHAIR

DONOVAN RICHARDS
BOROUGH PRESIDENT

CHRISTINE NOLAN
DISTRICT MANAGER

CB 6 MEETING MINUTES JANUARY 14, 2026

PRESENT

H. BEERS-DIMITRIADIS, CHAIR
P. BEADLE, 1ST VICE CHAIR
K. ENGEL, 2nd VICE CHAIR
M. LASTER, 3rd VICE CHAIR

S. BAIDA, SECRETARY OF ADMINISTRATION
L.T. CIACCIO, SECRETARY OF FINANCE AND PERSONNEL
J. DERESZEWSKI, PARLIAMENTARIAN

E. ALFONSECA
D. ARONOV
R. ASHE
A. AYON
K. BATRA
H. BIRNBAUM
K. CLARK
L. DAVIS
K. FUENTES
T. GAVRIELOF
A. GUO

K. IMAS
S. JAIN
N. JOHNSON
M. LASHLEY-KABORE
P. MORGAN
S. MUNAWAR
R. PUNJABI
D. RACHNAEV
G. RIVKIN
L. ROBINS
P. RODRIGUEZ
S. ROLNICK

G. SANDOVAL
D. SCHANTZ
H. SCHONHAUT
A. PRATAP SHAH
E. SHVARTSMAN
J. SILVA
D. SOLOW
L. TECPANECATL
M. TUCKER
D. WALCOTT
E. ZAKRY

ABSENT

A. FERATOVIC*
N. GALIPEAU*
J. PRATT*
B. WINSTEAD*

*EXCUSED ABSENCES

OTHERS IN ATTENDANCE

CHRISTINE NOLAN
GRACE MENG
LYNN SCHULMAN
JOSEPH ADDABBO JR.
KEVIN MCALEER
ELIANA SWELL
JORDAN GOLDES
MERCEDES JENNINGS
AMPARITO ROSERO
BARBARA VULICH
MICHELLE HETTICH

DISTRICT MANAGER
CONGRESS MEMBER
COUNCIL MEMBER
STATE SENATOR
OFFICE OF COUNCIL MEMBER LYNN SCHULMAN
OFFICE OF ASSEMBLY MEMBER ANDREW HEVESI
OFFICE OF CONGRESS MEMBER GRACE MENG
OFFICE OF SENATOR MICHAEL GIANARIS
OFFICE OF BOROUGH PRESIDENT DONOVAN RICHARDS
COMMUNITY BOARD 6 STAFF
COMMUNITY BOARD 6 STAFF

This meeting was held in person with a limited virtual option via Zoom for individuals with extraordinary circumstances. The following CB6 Members joined the meeting via Zoom: L.T. Ciaccio, Kandra Clark and Shari Rolnick.

The Pledge of Allegiance was said at the meeting.

CONGRESS MEMBER GRACE MENG

Happy and healthy New Year. Hi everyone, I'm Congresswoman Grace Meng. I just wanted to say hello and thank you and appreciate you all for volunteering your time and energy to help make Forest Hills and Rego Park an even better place to live and to work. I'm proud to represent multiple community boards, but very proud to work with your team over there and know that you all work really hard. I want to say a special thank you to Heather for the incredible leadership that she has provided as chair of the board. Heather has been a tremendous partner to so many of us in working to improve the quality of life in Forest Hills and Rego Park and has really led the board with such grace and professionalism. I want to give special congratulations to my friend Salua as well and a pre congratulations to everyone who will be elected later on your executive committee. Thank you also to our great district manager, Christine Nolan, and really all the staff and volunteers for the outstanding work that you do.

She then spoke about the following:

- *We've been working on mail theft. We hear a lot from folks in the community, and not just CB6, but other CBs as well. It continues to be a problem. A few years back, the first time we started working on this was when we got complaints about the blue collection boxes. You remember there used to be a flap. We got the Postal Service to change all the ones, at least in our district, to a slot. Which decreased quite a bit the number of complaints and theft from the blue mailboxes. However, now you know, bad guys have gotten cleverer, they are putting sticky things in the slots and they're actually targeting more nowadays the Hunter Green relay boxes that are kind of unique to New York, where a lot of the mail is stored. We were able to get a federal investigation specifically into mail theft in Queens. The agency keeps extending the timeframe. They are way past deadlines. They have suggestions and enhancements, and we are demanding that they be put in place immediately.*
- *We've also heard a lot from folks on EBT theft. We are trying to work with our state legislators and the federal government to improve technology on EBT cards. I'm also separately working on a bill that would allow SNAP to purchase hot foods. Right now, you can buy a frozen chicken, but you can't buy a rotisserie chicken. That's something that we're trying to change.*
- *Special congratulations to our Rego Park community for the new library. I want to thank the board for advocating for more frequent service beyond the one day of week of mobile service that they are providing. We've written a letter to the public library, to Dennis Walcott, and we will continue to support you in your push for that.*
- *I wanted to address something that happened a little bit outside of CB6, in Kew Garden Hills, there was anti-Semitic chanting that happened last week in the neighboring community of Kew Gardens Hills and so, you know, we have been working on that end with the 107th and we want to be clear that chanting support for terrorists organizations and celebrating murder has no place in Queens. We are working to pass legislation into law to combat hate crimes, including legislation to support our houses of worship from synagogues to mosques to churches. We want to make sure that our nonprofits and houses of worship are able to secure themselves against heightened threats. We're working on legislation; no one has to worry about their safety when they're literally just congregating with family and friends and practicing their faith.*
- *I know that in the last week or so, we have just been inundated with the horrific images of what happened in Minnesota. I just got back from a press conference today with the representative Ilhan Omar, who represents that area where the murder happened and just stood together with many of*

our caucuses in memory of Renee Good. We have seen what ICE has been doing here in New York and across the country. Their overreach has been alarming, and I will continue to speak out about it with my colleagues. You know, every day we have constituents coming or calling our office. They have encountered ice. Ice and homeland they are not going after hardened criminals like they said they would. They are going after hardworking Americans, and it does not make any of our communities any safer. Our team has been working almost every day on cases where. We're literally just trying to reunite families. You know, many of you heard about the cases where 6-year-olds were arrested and detained by ICE. Just last month, we had a constituent who is here legally has no criminal record, was literally at the airport, trying to visit her sibling in another state was plucked off the TSA line simply because she wore a hijab and her skin color. Days later, we were finally able to locate her and get her released but there are so many incidents like these happening here in New York and around the country and so we'll continue to keep you all updated. We're working on different pieces of legislation. You know, trying to require ICE agents to literally adhere to the standards and regulations that other law enforcement officers like our NYPD have to adhere to. Wearing badge numbers so that they can be identified, adhering to DHS regulations when they are encountering someone like Renee and so we'll continue to keep you all updated.

- *I know a lot of you have also contacted us about the extension of the ACA tax credits. This affects the cost of over 110,000 families. Just in New York City, just in Queens alone. You know, we're waiting for the Senate to pass it, we're waiting for the President to follow suit and if they don't, you know, we have to be clear, people will die. People will die if we don't extend these ACA tax credits and speaking of healthcare,*
- *I want to express support for the nurses who are on strike from 3 hospitals in Manhattan. We had one, in Queens, Flushing Hospital, where they were able to negotiate a contract. And just to show what we are fighting for, what our nurses are fighting for is the CEO pay at these 3 hospitals increased over 50% in the last few years. Our nurses are literally fighting for better patient care, smaller staff-to-patient ratios, and safer workplace conditions. It's something that benefits all of us.*
- *This year, one of my committees I took over as they call it the ranking member, the top Democrat on one of the Appropriations Committees, oversees the Department of Commerce, Justice, and Science agencies like NASA and NSF. We were really happy to get some good results, it's nowhere perfect. The president tried to zero out programs like ATF, legal services, programs through VAWA, NOAA and STEM education, MBDA, and hate crimes and public safety grants, even to our local NYPD, we were able to restore almost all of them and that's something that we're not sure if the president knows that, but we're very happy that we were able to save these programs.*
- *We're collaborating with the Mamdani Mayoral administration on stronger mental health responses for 911 calls. We'll continue to work on that as well.*
- *Our next mobile office hours will be at the Forest Hills Library, February 18th, from 10 to 1. Next closest location, we have a constituent services fair at Raices Older Adult Center in Corona on January 16th from 10 to 2 p.m. In addition, as a reminder, we secured the Small Business Development Center at Queens College. This is a center free of charge to any entrepreneur who wants to start or expand their business, they have multiple languages. We got money for this, please utilize it so they don't close it. (<https://www.qc.cuny.edu/academics/sbdc/>)*

Congress Member Grace Meng took questions from the board members

COUNCIL MEMBER LYNN SCHULMAN

Happy new year to everybody. I want to speak about the census, because that's something that's very important. As our new speaker of the City Council, Julie Menin was in charge of the census for New York City, when we did the last census and she's been actually talking to us already about putting plans in place to make sure that we move forward and that we get every single person that we could possibly get. During the last census, we lost a congressional seat by 89 people. The census is really important, because that

determines what resources that we're going to get and if we don't have the congressional numbers, then that's going to be the bottom. I will tell you that tomorrow, we're having a meeting of the council and we're going to vote on committees. I was told that I am going to continue be chair of the health committee. I'm very happy about that. I was on the picket line of the nurses' strike yesterday and I've been very supportive of them. I was on the picket line two years ago as well. This strike I think is going to be longer because the hospitals won't bargain and that's a huge problem. The other thing is that I know nurses have come to me to tell me that some hospitals have hired nurses, they've done it on a month-long, contract. That's an issue, we're pushing and we're fighting.

I want to mention that January is always a time when we have the lowest giving of blood. I want to make a pitch for that because now we have our own blood center on Queens Boulevard.

There was some good news out of Albany yesterday. We're going to focus on universal childcare; that's very important.

I want to congratulate who will be the new president Salua, who's a friend, and wish everybody luck that's running.

I also wanted to mention in terms of ICE, I don't know how many people read about this, but a City Council employee went for his usual check-in, and he was detained by ICE, and the City Council lawyers, Congressman Goldman, the Mayor's Office and others are trying to help us. They got a habitus corpus petition. They were going to fly him out of the state, but they haven't yet and we're working to try and get him back.

Now I have the pleasure of making a presentation to Heather, which I don't think she knew about.

Council Member Schulman presented Heather with a proclamation from the New York City Council and spoke briefly about her relationship with Heather throughout the years.

STATE SENATOR JOSEPH ADDABBO

I want to wish you all a happy and healthy New Year and I want to say thank you as a former member of a Community Board. I truly appreciate the efforts of community board members and the residents. If I could be of any help, myself and my team, please let me know. We do start this legislative session up in Albany. The first item of business is a roughly \$260 billion budget that starts off with roughly a \$4 billion deficit, but you'll see a lot, you'll hear a lot, please weigh in. This should be a challenging budget, especially with the budget cuts on the federal level that will affect us. Legislatively, there will be a lot that we deal with, obviously in terms of health, education, veterans, and so forth, and seniors. I'm very pleased that 2 of my bills will become law this year. One is 100% disabled veterans will not pay property taxes. I don't think any veteran should pay taxes at all, but we have until October to stop this here in the city, so obviously we'll work with the Department of Finance on the city level to make sure it gets implemented correctly.

The second one is lung cancer screenings. We follow up to the first one and will now be covered by insurance. Can you imagine that a person who needs to take a subsequent Lung cancer screening, probably critical to determine if their treatment is going well or not. That cancer screening was not covered by insurance. A screen that could take two, three hundred dollars, now will be covered by insurance. So subsequent lung cancer screenings can be done, we do these things because constituents speak out, and say we need legislation to address this. So please speak out. If you have an idea on a certain piece of legislation, please let me know.

Lastly, and for tonight, most importantly, we appreciate the chairs of Community Boards, and we appreciate their work as it is volunteer, and we do appreciate the efforts, because it tries to make the community still a great place to be. Heather has done a phenomenal job. I really appreciated working with her, so on behalf of the New York State Senate, we were still part of this citation to say thank you. And to our photographer and incoming Chair Salua, I look forward to working with you as well. Thank you very much everyone.

GOOD AND WELFARE

Mark Laster

- *The next Intergenerational discussion will be on Thursday, January 22 @ 7 PM virtually. The topic will be the Diversity of Queens.*
- *On Monday, January 26 @ 7 PM Aging, Health, Recovery Services in conjunction with the education, Youth Committee will be co-sponsoring a presentation by Richmond Hill Pact (Prevention Awareness Collaborative Team). They will be addressing issues of how to better manage issues of substance abuse.*
- *For those of you who are either above 65 or disabled, I recently learned you are entitled to a half fare Omni card no matter your assets or income. It seems the MTA sponsors a mobile van where you could get your Omni card on the spot. The van is there on the first Friday of the month in front of Marshalls in the Rego Park mall from 1 PM- 3 PM.*
- *Last month, I donated blood at the newly opened New York Blood Center in Forest Hills. The donation itself took about 10 minutes for me. The staff were professional and attentive. Scheduling was easy. I encourage everyone who can donate.*
- *I want to bring to the Board's attention a systematic issue with the national 988 number. Last year, 988 was implemented nationwide for people who need mental health support. I tried to refer to a client of mine who was in crisis and they refused to accept the referral even though I am a licensed mental health provider. I learned that sometimes when you call 988 you don't necessarily get someone who is trained to address a mental health crisis. In this case, the person who took my call was clearly not trained and my client ended up calling 911 herself.*
- *I have been accepted by Commonpoint for the ONE QUEENS Fellowship Against Hate. The fellowship is designed to bring together mid to senior level professionals or lay leaders at non-profit, faith based, or government organizations that are dedicated to improving and serving Queens. Fellows will join together over six sessions that focus on sharpening professional development skills in conflict resolution, coalition building, cross-cultural dialogue, and to address the rise of hate in our Queens communities*

Jean Silva

- *Wished everyone from the Flushing Meadows Corona Park Conservancy a wonderful 2026. They have some programs that are coming up, I will give you the information if you are interested.*

Liz Robins

- *3K applications are open today, so if your child was born in 2023 and lives in New York City, they're eligible to attend 3K for free next year, you could apply online with MySchools in multiple languages, or by phone at 718-935-2009, or in person at a Family Welcome Center.*
- *I also wanted to bring up that yesterday, the governor delivered her 2026 State of the State address in Albany, which is the annual overview of the governor's policy goals for the rest of the year. I think it's important for everyone to look into it. This year's highlights include plans for universal childcare in New York City, reducing home and auto insurance costs, reimagining Jamaica Station, allowing New Yorkers to sue ICE for constitutional violations, expanding productions for kids online, and a lot more.*

Edgar Alfonseca

- *CUNY students with an interest in working for New York City government, you can go online and look for the Civil Service Pathways Fellowship. It's a 2-year program where selected candidates are paid and hired into high-demand positions across city government. Fellow will receive professional development, which qualifies them to take a civil service exam after completing the first year of the program. Please go online, tell people that you know that have CUNY students that Civil Service Pathways Fellowship is now open. The application deadline is Friday, February 13th, 2026.*

Pat Morgan

- *I just want to bring something to everybody's attention. As you see, I'm wearing a mask and what prompted me to wear the mask was being in Booth Memorial, New York Presbyterian Hospital on December 26. All night,*

into the morning. Not one nurse, not one PA, not one doctor wearing a mask. Just a smattering of patients coughing their brains out. Start wearing masks. Next week, I'm going to the memorial service of a friend of mine who died of the flu last week. Just something for you to think about. You never know who it's going to affect, and you never know how it's going to affect them. By the way, today is the first day since Christmas Eve that my partner stopped coughing from having the flu. Day 78, sick as anything, I haven't seen her since then.

- *The next thing I want to bring up is recently in Kew Garden Hills, protesters invaded, who mentioned Hamas and securing, supporting them in a primarily Jewish neighborhood. Why did it take our mayor two days to condemn it? When the international Holocaust, definition of antisemitism includes anti-Zionism. Shame on our mayor. Thank you.*

Herb Schonhaut

- *Thank you to Heather for everything you have done.*
- *I want to thank Eliana Swell from Assemblyman Hevesi's office for helping me out with my notary renewal, which was hard to complete online, and she was able to help.*

Salua Baida

- *I just wanted to share that we talked about ICE and finding ways to support immigrant communities. On January 25th and January 28th, there are going to be two different events to do that very thing. One is a prep party where they do ICE kit assembly and know your rights packets and then on the 28th there is business canvassing.*

Peter Beadle

- *I just wanted respectfully to correct the record a little bit about that event in Kew Gardens, and I was very glad to see the condemnation of that. Though there were also kahanists at the same thing and I wish someone would also point that out but the record I'd like to correct is that the mayor did condemn this. The very next day, it happened late afternoon, evening. The very next day, he tweeted out a clear condemnation, along with AOC and several other leaders in government, so they did condemn it immediately, as they were rightly supposed to, and I was glad to see that they did that. I just wanted to correct that record.*

PUBLIC FORUM

Chair Beers-Dimitriadis reported that there are seven public speakers. Individuals get two minutes to speak and organizations get three minutes to speak. You can submit your written comment to include it in the minutes.

Daniel Velasquez

I'm Daniel Velasquez, I'm the shareholder of Cover and Roskin co-op. I just want to raise awareness here about all those local loss projecting to raise our maintenance by a lot, and trusting our own co-op is going to be at least \$1,000 per shareholder, and that's way more than even the equity that my apartment has gained in the last six years since I've been there. This might not be the venue, but I want to encourage you to get involved with your neighbors when you go up. If you're not a shareholder, we're a renter, it still might affect you, because the money was passed on to someone, so you must pay for it. We're trying to get organized to bring awareness to politicians to our city council members, which are generous to talk to us and listen to us and suggest things we can do but I just want to encourage you to not drop the ball on this one. For affordability in the city is not only for renters, but also for people, middle class like us, who are trying to have something for us, and just be stable.

Mark Haham

Hello everyone. It's my first time in this event. I'm one of those people who has lived in Forest Hills for many, many years and I'm a physician in one of the city hospitals in Manhattan and I live in Cord Meyer area. I bought my first house here about 3 years ago with my family, and the last couple of months will kind of a very shocking to us in the neighborhood. Due to construction plans for a high-rise building, on the territory of the Cords Meyer. The plan is, I think, to demolish two houses and a synagogue in the area to build up a seven-story building. And I think that after speaking to many of my neighbors in the area we are all against this type of development in that particular area. We

are for development of the city, but it has to be in the right area, and it has to happen so that we don't create a precedent. Well, it's a suburban one family low-rise, you know, area is converted to something completely different. And so, I want to speak, along with other members of potential conversion, and how we think that it's not the best idea. For the neighborhood. It will change the layout will change the at least hold on some main workload. It will basically make it very congested. There will be a lot of construction, you know, time, and basically, there are areas that need the development, truly need the development in parts of Forest Hills that will benefit from it, but this particular area, I think, is a beautiful type of area. That is with one story, how one family house is very suburban field, close to the city, and we would like to keep the bed.

Jason Steinberg

Good evening. My name is Jason Steinberg, and I'd like to begin by sincerely thanking the Community Board for the thoughtful discussion, positive feedback and support you showed at the December meeting. It meant a great deal to my fellow residents to feel heard, and we truly appreciate your engagement on this issue. Since that meeting, concern in the community has only continued to grow. More residents are learning about what is being proposed – not just the seven-story development on 108th Street between 67th Road and 67th Drive, but additional rezoning projects planned along the corridor, including a proposed 11-story building at the corner of 70th Avenue. As people become aware of these plans, the reaction is consistent: alarm, frustration and a real fear that our neighborhood is being pushed toward a level of density it simply cannot sustain. Neighbors keep asking the same question: What can we do? And we tell them the same thing every time. Show up. Attend Community Board meetings. Talk to your neighbors. Make your voice heard. And help amplify a message that is becoming louder by the day: our community cannot handle more congestion, more traffic, more noise and more strain on already overburdened infrastructure and schools. This is no longer about one building. It is about a pattern of rezoning proposals that, taken together, threaten to fundamentally reshape 108th Street and the surrounding residential blocks of Cord Meyer. Once these projects are approved, there is no going back. The cumulative impact will be permanent. We are asking – respectfully but urgently – that the Community Board continue to stand with residents and oppose developments that are clearly out of scale with the neighborhood. We need your leadership to send a strong message that Forest Hills is not a blank slate for unchecked high-density development. Thank you again for your continued attention, your support and your commitment to protecting the quality of life in our community. We look forward to working together as this issue moves forward.

Edwin Wong

Hi everyone, welcome, I miss you guys. Happy New Year. For those of you who don't know me, my name is Edwin Wong, I served on the board for 10 years. We need your service. Those who are getting near the point where you think that you want to not return, please reconsider and thank you everyone that's serving. I'm here tonight to share with everyone an annual event called the State of Forest Hills Civic that we have every year in the beginning of the year, usually January, early February, we put together. About a dozen or more, and it's growing every year. Community nonprofits here in Forest Hills. Many of you that are in this room have come and spoken about the different organizations that you represent for the community board members and the public. Many of you wear different hats and you know, one of the hats is outside of the community board, and we appreciate you guys doing that. Some of the organizations that come speak, and if you want to learn more about them and the purpose is basically just to increase awareness for all the different organizations. We all know that local community nonprofits don't have as much funding, so we kind of try to share knowledge. We try to share partnerships, increase awareness for everyone. I have a few flyers here. I think this flyer will be actually circulated to the community board members in the weekly emails, but just some of the names that come out, like 112th Precinct and Community Council, CB6 comes to speak, the American Legion, they should come to speak as well about the annual parade, the Chamber of Commerce, the Civic, Forest Green Team, Volunteer Ambulance Corps also comes a couple new ones that, you know, you may not be aware of Metro Village Forest Hills comes as well, Musica of Reginae comes as well when they come speak. We have the Kiwanis Club, Friends of the Queensway, Friends of McDonald Park. So those of you guys have, you know, I don't know if you guys came out to the tree celebration, but that was there as well. Those are, you know, a few of the ones which the West Side Tennis Foundation, and so some of those few that come out, and, you know, if you have a nonprofit that's specifically here at Forest Hills, and you want to come speak about the group, please come out. If we have time, we'll definitely let you guys come and the Forest Hills choir came last time, too, but that's really it. I just wanted to say again. Congrats to Heather for all your years of service. I'm glad you're staying on board.

Charline Mitchell

It is a pleasure to be here. My name is Charlie Mitchell, I'm representing Birth by Queens Foundation, and it is an honor to be here tonight. I served in community board 12 for two terms. I led the Health Care Committee and engaged in a number of different activities. I work primarily with families throughout Queens, providing support to them in the prenatal, during the labor delivery, as well as postpartum. And time and time again, while I was able to impact outcomes for that one individual family, at the end of the day, they were going back to their community, whether that be at Forest Hills, or they couldn't find resources for themselves. I learned about the idea of birth centers, and by the fact that you all are standing in this room, everybody has been born before. Right? So, birth centers are a place where you can give birth. 90% of births require no intervention. 90% of them. A birth center is a place where these low-intervention families can go, receive holistic care in the hands of midwives. By show of hands, who was born by a midwife? If you know. Do you have any in the room. If I asked the same question 70 years ago, everyone's hand would be us. Birth centers are the future. And the reason why it's the future is because it will save this generation that is coming behind us. Also, it will preserve the history that we came from. Maternal health is getting worse. We have more advancements in health, more advancement in technology. But our families are somehow getting sicker, our families are not able to go through the normal process and physiological process of birth, and that's why we're starting a birth center. And when we open, we will be the first one in Queens. So, just like we have a wonderful donor bank that just opened, and we have the wonderful Queen sign that I met so many of your faces at last year. We'll be celebrating in March. In 2027, I hope to celebrate the first birth center, and I cannot do that without you. I have a couple of flyers here that give you a little bit of information on why it's important. It reduces the cost, it reduces the risk to families, it reduces the risk to the community, and it gives you community-based care, just like what's in this room today. I will pass out some flyers, and I hope you will take the Needs Assessment, which is here, so we can learn more about what you all are facing in your individual corners and neighborhoods as well, so that we can elevate the overall need of all Queens' families. Not only today, for our future Queens Babies. (<https://www.birthbyqueens.org/>)

Misa Sawada

Hi everybody, this is my very first time attending this community board and I was very heartened to see how so much was being moved forward, my 2 minutes is going to be about improving the security and safety of alongside the Grand Central Parkway. In particular from 76th Road to 78th Avenue. Recently, I've also seen a Facebook post by our precinct alerting us about car theft, and how there are things that we can do, and one of the things is to avoid poorly lite area. For the poorly lite areas, but that whole stretch is poorly lite, and people can't avoid it, be it parking along the street. So, I'm wondering if there's a way to make it less poorly lite to improve security. And I think I'm sure the drivers for the drivers, too, would be better, and the parkers, and so forth. I'm wondering if that could be included in the agenda of this board, if it, something that's under the jurisdiction of this board, and if you could help at all and advise me, uh, where else I could take this issue to. Thank you so much.

Chair Beers-Dimitriadis thanked all the public speakers and closed the public forum.

MINUTES

There were two corrections proposed to the minutes from the December 10th meeting, the spelling of Edgar Alfonseca's name on page 4 and spelling of Pedro Rodriguez' name on page 5. A motion to accept the minutes as amended was made. All were in favor.

CHAIR'S REPORT

Chair Heather Beers-Dimitriadis reported the following:

- At the Borough board meeting on Monday night, The Queens Solid Waste Advisory Board presented, and our district ranks third in the borough when it comes to compost capture rates. And I want to say thank you to Mark for being one of the early adopters and basically being an evangelist for composting, so thank you for that, and thank you for all of the volunteers. Keep in mind that we are

not, still seeing a lot of buildings composting. Whatever you can do to get your building on board would be really helpful. Being third out of 14 districts is really good.

- One update from Queens Public Library, there was an accessibility project and an outdoor reading room that was approved and voted on during participatory budgeting. What we got was an update that they're expecting to have this completed by the end of 2029. If you want to hear about the project, come to the Libraries Committee meeting on February 5, 2026.
- Heather then thanked the Community Board Members and Staff for their hard work during her term as Chair. She recognized several projects that she was happy to be part of during that time. She is looking forward to being a board member for the next year.

DISTRICT MANAGER'S REPORT

District Manager Christine Nolan reported the following:

Community Board Applications are now open. The deadline is February 13, 2026. We brought some flyers so if any members of the public are interested in applying for the community board or if you know someone that is interested in joining the board, let them know. If you are up for renewal this year, fill out your application. Don't wait until the last minute because this is a strict deadline.

When you set a committee date, please make a note for yourself or a reminder that we need an agenda no later than 2 weeks prior to your meeting. If we don't receive your agenda, we will have to cancel your meeting. After your meeting is complete, send a committee report in a timely manner; especially if there are follow-ups that you need me or the office to assist with.

At my recent Queens Borough Cabinet Meeting, DOT announced that there was a 23% decline in traffic related deaths in Queens last year. While 57 deaths are still too many, this is good news about the work we all do. Citywide, there was a 22% decline.

January is National Blood Donor Month, and we are currently experiencing an emergency blood shortage due to the holidays and cold weather. We have no excuse now that we have a brand-new blood center site in our community. Schedule your appointment today.

112th Precinct Community Council Meeting will take place on Wednesday January 21, 2026, at 7:30pm on Zoom. RSVP to Council112@yahoo.com to receive the link and to submit questions. There will be a presentation on protecting your residence from burglaries.

ELECTIONS FOR EXECUTIVE COMMITTEE

Chair Heather Beers Dimitriadis reminded everyone that there will be no nominations tonight at this meeting. The following board members were nominated at our December 2025 meeting.

Chair: Salua Baida was nominated and is running unopposed. Peter Beadle casted one ballot for Salua Baida for Chair. Salua Baida is elected Chair.

First Vice Chair: Edgar Alfonseca and Martha Tucker were nominated. They were both given 2 minutes to speak on behalf of their candidacy for this position. Edgar Alfonseca won the election.

Second Vice Chair: Peter Beadle was nominated and is not running against anyone. Mark Laster casted one ballot for Peter Beadle as Second Vice Chair.

Third Vice Chair: Pedro Rodriguez and Nile Johnson were nominated. They were both given 2 minutes to speak on behalf of their candidacy for this position. Nile Johnson won the election.

Secretary of Administration: John Dereszewski and Marcelle Lashley-Kabore were nominated. They were both given 2 minutes to speak on behalf of their candidacy for this position. Marcelle Lashley-Kabore won the election.

Secretary of Finance: Kavish Batra and Ephraim Zakry were nominated. They were both given 2 minutes to speak on behalf of their candidacy for this position. Kavish Batra won the election.

Parliamentarian: L.T. Ciaccio was nominated and is not running against anyone. Salua Baida casted one ballot for L.T. Ciaccio for Parliamentarian.

Heather Beers-Dimitriadis then passed the meeting over to Salua Baida.

LAND USE, HOUSING, LANDMARK COMMITTEE REPORT

BSA application, calendar number 53465. This is an application for an extension of term of a grant pursuant to 603 of the multiple dwelling law permitting an R71 zoning district use of surplus tenant parking spaces for transient parking. The applicant is looking to extend a term that's been in place since 1965 to allow surplus/transient parking spaces at Parker Towers. This last term expired in 2020. The surplus spaces that we're talking about are 75 of 171 parking spaces, and these are attributed to only one of the three towers. Transient parking is basically parking spaces that can be rented out by the hour, day, or month to outside people, not the tenants. Any apartment building that you see in the city, with the sign up that says parking in a day rate, that's transient parking. When the building's first constructed, the number of parking spaces that are provided is per the zoning code. Once the building is up and running, owners tend to realize that not all the spaces are rented out. They go through this process to BSA, to carve out a certain amount that can be rented out to community members. Now, I will note that if the spaces that are available to the residents are full and there's no more space available to a rent paying tenant, a resident can request the use of a transient space. The request must be granted by the building owner within 30 days. That's city law. The applicant has stated that the building has signage that is posted prominently that attests to this, and that this language is written into tenant leases and the applicant stated that, when prompted that parking management, seldomly gets discussion or requests. There were no public comments about this. The committee voted unanimously to approve the application. A voice vote was taken at the general board meeting. All board members were in favor.

CONSUMER AFFAIRS, CULTURAL AFFAIRS, ECONOMIC DEVELOPMENT COMMITTEE REPORT

Heather Beers-Dimitriadis gave the following report:

ADULT USE RETAIL CANNABIS DISPENSARY – 107-29 71st Avenue, Forest Hills

This applicant is applying for a PCA Waiver in order to operate due to the proximity to Curaleaf which is located within 1,000 feet. When they presented to the committee, the committee did not vote in favor of the application. There were two drivers of that decision. The two drivers were, one was concern of lack of preparedness in the meeting, and the other was the fact that they were not interested in supporting a variance at this time. The fact that we have not reached that level of density in this area for legalized cannabis shops that we should be at this stage in the process already be issuing variances. In addition, we later received a letter from a potential security vendor they had mentioned during the meeting that they would be outsourcing security for that particular business. The vendor got back to us and said we have no such deal. They said that

they sent an email, saying, "Would you, like our services? " They never heard back. So, there has not even been a discussion. And security has been a big driver in these discussions because all of the cannabis shops this board has approved is pretty much street level and have a good security plan. And most places that I have found that we don't approve are ones that it hinges on how they secure their space.

The representative for the applicant, Ruben Lindo spoke about the business:

- This has been probably one of the best community board meetings I've attended driving down from Albany. Okay. I also do land use representation all over the state and this has been the most friendly community board planning board. Then listen, I gotta butter you up before you vote.
- I know that there was a concern about security and I will address that. The company that reached out to you guys, our firm did not vet them. They were in conversations about another space prior to this space. The space that we're talking about moving into, we have interviewed three prominent companies, one being Dunbar. We haven't made a selection on who we're going to use for security because we're waiting on further advice and consideration from the Office of Cannabis Management on whether or not armed security, unarmed security is going to be the new direction of the Office of Cannabis Management in 2026.
- The other question that was posed to my client was whether or not we were going to have the ability to operate, because we needed a PCA waiver. There was already a tenant in that space that was granted a PCA waiver. The state has signaled to us that they would be amenable to granting my client a PCA waiver, because he also comes from a very high complex regulatory environment. He is a compound pharmacist, and they own several compound pharmacies. They understand the complexities, they understand the regulations, and they understand the role and responsibility of keeping the community safe from that scene.

The board had the following questions:

Question: One of the things that came up in that meeting, we asked him to clearly articulate the products that he would be selling and he seemed to be in unable to articulate that very well, and, so that also made us nervous knowing that he is a pharmacist and our concern was that he should know the that inventory just as cold as he knows the inventory at his pharmacy and he wasn't able to do that. Instead, he opened the business plan and then started rattling off what was in the business plan. He did not seem familiar at all with that business plan and that gave us a lack of confidence.

Answer: While I understand the need to know what the exact products they're going to be selling. They're all licensed products that are currently being sold throughout the city and throughout the state. There isn't very much, there isn't a big gap or a wide variety of products in the state. I also am a manufacturer of those products as well.

Question: On the questionnaire, when he was asked about security, he put something basic. The question I raised is how will you determine need for armed security guards? Because he was very vague. Is there going to be armed security guards or there's not going to be armed? And he said in his application, he said he will determine the need. How do you assess the need for security guards?

Answer: I'll address the need for a security guard. Although it seems very ambiguous or evasive, we don't know because the regulations are going to change this year in the Office of Cannabis Management. That was one of the things that the governor was very clear about in her state of the state. They're changing the regulations on how we do cannabis for the safety of the communities and the safety of the consumers. I will answer that question. Every cannabis shop that my office, our firm represents, we have some level of security. The question on whether or not it will be armed security or not armed security. Two years ago, this landscape looked very different. There was no permission to have armed security licensed or unlicensed in any dispensary in the state of New York. Now we've seen things happen in Buffalo, Rochester, Syracuse, and even here in New York City that has given local PD cause for alarm and they're saying. Maybe we

should have licensed armed security. Again, I will answer that question. We will have security. We just don't know whether it will be armed.

Question: In the application he submits the 64-page business plan and in it he lists Astoria, Queens. Again, I don't live in Astoria, Queens. I live in Forest Hills. Why is he sending an application that I'm reading that says he's servicing Astoria, Queens and aligned to that? He lists all these different organizations that he's going to fund, and I don't think any of the organizations listed are in our community.

Answer: He also is a resident of your community here in Forest Hills. I'm not sure why that business plan was submitted, I wasn't involved in that process. His business plan was originally for Astoria. His business was going to be in Astoria. He bought a \$3 million building in Astoria and was proximity out by an illegal shop that went into the building next door to him and the New York State Department of Dormitory Authority put another location around the corner from him and proximity him out of a building that he bought. Now he's coming into a community that he lives in. Quite frankly, your concern on what businesses or what organization he's going to fund, that's not even really germane to getting licensed at the state level. The state does not require you to do community buyback, community feed-in, community reinvestment programming. His tax dollars that he will generate goes toward that. And those 3% that comes into your community goes toward that. Right. So, so asking or holding someone to a standard that the state doesn't hold them to, I understand as a community member that's what I would want to know too, But again, all of this is fluid, right? This individual has been in this process for three and a half years and has spent, I just told you, \$3 million. He spent \$3.5 million on a building, continues to pay tax on it, and pays all of his other fees to that state to try and stay in this license application.

Question: I wanted to follow up on what Mark just said, we do care what the investment is going to be in the community. I understand that is not part of the application process and yes, he can invest the money whatever they want, but one of the things that we want with the businesses that we're bringing to our community is to represent our community and for our community to benefit from it. I don't think we need to be so dismissive of the fact whether he's going to invest in the community or not. When he was asked about the marketing plan, it was a little vague, I don't know if you have any ideas of what the marketing plan is?

Answer: When it comes to the design and the buildout of the dispensary, it's always been their desire to build a space that is very unassuming and continued to look very medical in its presentation because of what they currently do and how they operate their compounding pharmacies. While I understand the concern about the children and or college students going to coffee shops and pizza places, just one of the things that I think that people lose sight of is that cannabis is not an anomaly anymore these young folks that we're so worried about protecting are well aware of what cannabis is, how it operates. We're going to follow the rules and regulations that the state of New York has set forth in advertising and marketing, which is not a public display of cannabis and cannabis leaves on their signage. The program that they wrote, which I'm ashamed that they didn't share with you, is a public outreach program to teach people not only about the plant, but to teach people about the health and wellness side of the plant. That's something that Lev is very passionate about because he watched his own family member, go through a battle of cancer and use cannabis as a supplemental, augmented drug as a pharmacist.

Question: Is your client the recipient of any equity program through OCM?

Answer: He was not. He was one of the original license applicants that came through nonsocial equity nonpriority. The only thing that got him priority was that he bought, purchased and owned his building.

Question: You also said that you manufacture cannabis products? Do you have a financial relationship with this business?

Answer: Me personally, my personal business. Correct. I do not. That's a conflict of interest

Question: The stores there are separated by glass walls. Will customers of the other stores be able to see in?
Answer: When we do the build out, those glass walls will be changed to opaque, non-see-through glass, frosted.

Comment: As responsible as you think the industry might be, there are tons and tons of underage teenagers who are not responsible for using the product. Just to keep that in mind.

Comment: We are not vetting the approval of marijuana to be sold in our community. We're vetting the application I'm against it adamantly, because it's asking for a waiver. I'm very concerned that once we say yes to a waiver that the flood gates open.

Comment: I would like people to just think about this for a moment because you're casting the vote for variance. You know we want people to be responsible adults, and don't we get angry when we see people drunk in public and as you walk by the streets you see individuals, adults who are smoking. You, see people driving who are smoking, you see kids, and I'm talking about I look out my window, and I see 12-year-olds smoking pot on their way to school at 8:00 in the morning and then before they go into the house. I've had to call police over the years. Do you realize that more than 10% of the population is allergic to marijuana? I'm one of those 10%. When I walk down the streets with people smoking, I would end up in an emergency room. I have severe asthma. As we saturate the community with more and more dispensaries, we tell people who go into liquor stores and advertise drinks responsibly. How many more dispensaries do we need in this neighborhood? And as mentioned the opening up the floodgates with variances and using that as a precedent. At what point do we say enough is enough?

Comment: I just wanted to look at it from another perspective. If I didn't smoke weed daily, I'd probably be hospitalized daily because I use it for my PTSD and anxiety and depression and all the other issues that come up. I've even got it confirmed for my therapist and I think we also need to take everything into consideration when we talk about marijuana. The third comment I want to make is there's certain regulations that regardless what the community board asks for, we can't change. One thing is that community investment piece. Those are given through an RFP process. We can say all we want that we want these specific agencies to get the money but that's not how funding is given. It's through an RFP process through the Office of Cannabis Management. I just want to make sure people understand the processes too because sometimes we ask for stuff that actually we can't get through the regulations.

The board made a motion to not approve the application and waiver. A roll call vote was taken. The vote was 29 against approval and 10 in favor of approval.

NEW AND RENWAL LIQUOR LICENSE APPLICATIONS

NEW LIQUOR LICENSE APPLICATIONS

1. OMAKASE RAMEN CUISINE, 95-34 QUEENS BLVD., R.P.

This is a sushi restaurant. The owner previously owned a restaurant, Mado Japanese Cuisine located at 9516 Queens Blvd, then moved to this location.

2. MILLENIUM 99, 63-36 99TH STREET, R.P.

This business is a catering establishment for private events. The applicant Emanuil Kalendarev was the VP of Catered Events for Leonard's of Great Neck.

3. MOCA ASIAN BISTRO, 107-18 70TH ROAD, F.H. ***Ownership Change***

Abundance Bistro Group Inc. will be taking over MoCA Asian Bistro. There will be no change in the method of operation. The business hours, menu, and employees will remain the same under the new ownership. The new owner, Nancy Mar, is also the owner of Spring Thai Fusion & Bar, located at 96-40 Queens Blvd. Although that location is temporarily closed due to MTA electrical issues, it will soon reopen under the name Summer Thai Fusion & Bar Inc.

This application was approved by CB6 last month. Nancy Mar is a resident of Rego Park and has successfully operated a well-established Asian restaurant for many years. Moca Asian Bistro is a respected establishment in Forest Hills, and we look forward to continuing its success under the new ownership

RENEWAL LIQUOR LICENSE APPLICATIONS

1. MITO ASIAN FUSION, 64-18 108TH STREET, F.H.
2. KING DAVID, 101-10 QUEENS BLVD., F.H.
3. MY KITCHEN, 106-15 /106-17 METROPOLITAN AVE., F.H.
4. LA BOULANGERIE DE FRANCOIS, 109-01 72ND RD., F.H.

The Consumer Affairs, Cultural Affairs and Economic Development Committee voted to approve the new and renewal liquor license applications. A voice vote was taken for the new liquor licenses; all were in favor. A voice vote was taken for the renewal of liquor licenses; all were in favor.

REPORTS FROM ELECTED OFFICIALS' REPRESENTATIVES

ASSEMBLY MEMBER ANDREW HEVESI

Eliana Swell reported the following:

- Happy New Year and congratulations to the new and old board.
- 2026 Legislative Session has begun; Andy's up in Albany about 4 days a week. Many wins on the childcare front with bills from 2025 session recently signed by Governor Hochul
- Assembly Member Hevesi got 50+ signatures on a letter to Governor Hochul outlining universal childcare
- Working on our current bills, many having to do with children and families
- Getting Queens Delegation Members together to all work together to advance the interests of Queens residents
- Please reach out to our office if there are any bills you would like Assembly Member Hevesi to consider supporting or leading on.

STATE SENATOR MICHAEL GIANARIS

Mercedes Jennings reported the following:

- The Senator has just returned to session last week and is in full swing to make sure our state budget is passed and legislation that constituents in the district need is presented in the state senate. Please feel free to contact our office if you need an appointment to speak about budgetary or legislative needs.
- Real ID DMV Event is still in the works. We may be able to have another pop-up event in 2026. We will continue to keep you posted.
- As you are aware our office has been working hard with the office for pupil transportation (OPT) to help with establishing new stops and/or ensuring buses arrive on time and have consistent schedules in place for consistent pick-up times for kids. OPT has presented to various CEC's (Community Education Councils) in the district about their efforts to improve bus service due to the significant volume of complaints from schools, parents/guardians, and elected officials' offices. They're planning on rolling out these new plans this current school year (2025-2026).
- Our office has helped with tracking the implementation of the Queens Bus Redesign. The Senator has also been successful in ensuring that stops that were supposed to be removed from several bus routes in the district remain due to constituents with disabilities or children who attend schools near stops that have shown hardship if the stop is removed. We are continuing to do this so please reach out to our office if your bus stop that has been removed is causing significant hardship for your commute.

- Our office continues to work with the MTA to see if any complaints that we received from constituents about OMNY cards are being resolved as the OMNY card system becomes fully implemented. Also please note that buses will stop taking change sometime in the Spring of 2026. Please make sure if you have any funds on Metrocards, the MTA extended their deadline to transfer leftover funds from Metrocards to OMNY cards to January 31, 2026. Please make sure to go to any MTA Van or major stations to make an exchange.
- Reminder: Since September 2025, our new office location is 37-18 Northern Blvd, LIC, NY 11101. Please feel free to contact us at 718-728-0960/646-598-8583 or email us at either jennings@nysenate.gov or gianaris@nysenate.gov.

ASSEMBLY MEMBER LARINDA C. HOOKS

Trenise Fuller sent in the following for the minutes:

- Legislative Updates and Priorities:
 1. Job Posting Transparency Package
 2. Job Posting Vacancy Disclosure Act: Requires employers to state whether a posting represents a real vacancy.
Inactive Job Postings Removal Act: Requires removal of filled, canceled, or erroneous postings.
 3. Community Benefit: Reduces misleading “ghost” job listings.
 4. URSULA Act: Urban Rail Station & Underpass Lighting
 - DOT + MTA pilot for modern lighting under elevated structures.
 - Prioritizes Roosevelt Avenue under the 7 Line.
 - Establishes a State lighting-infrastructure grant program.
 5. Community Benefit: Improves safety, visibility, and corridor vitality.
 6. Massage Parlor Transparency & Public Safety Act: Prohibits massage/reflexology establishments from covering or obscuring street-facing windows, deterring illicit activity, and supporting enforcement.
- Office Updates: We are currently in the process of relocating. As a result, constituent services are available by appointment only, except in cases of emergency. Our Office hours are as follows: Monday – Thursday 10:00 AM – 4:00 PM and Friday 10:00 AM – 2:00 PM (These hours are designated for administrative work)
- Events: Please be on the lookout for future events hosted by our office!

The meeting adjourned at 10:02 pm.

Minutes are submitted by Michelle Hettich

Meeting recordings are posted on YouTube (www.tinyurl.com/cb6youtube).

Meeting minutes are posted on the CB6 website (<https://www.nyc.gov/site/queenscb6/indexpage>)

Contact information for the elected officials of Community District 6 is on the CB6 website (<https://www.nyc.gov/site/queenscb6/resources/elected-officials.page>)

CB6 Voting Sheet 1/14/26	BSA Application 104-40 Queens Blvd	Cannabis Dispensary 107-29 71st Aveune Vote to Disapprove	New Liq. Lic. Applications	Renewal Liq. Lic. Applications
EDGAR ALFONSECA		Y		
DAVID ARONOV	A	Y	A	A
ROBERT ASHE	L	Y	L	L
ANISIA AYON	L	Y	L	L
SALUA BAIDA		N		
KAVISH BATRA	I	N	I	I
PETER BEADLE	N	Y	N	N
HOWARD BIRNBAUM		Y		
L.T. CIACCIO	F	N	F	F
KANDRA CLARK	A	N	A	A
LATRICE DAVIS	V	Y	V	V
JOHN DERESZEWSKI	O	Y	O	O
HEATHER DIMITRIADIS	R	Y	R	R
KEITH ENGEL		N		
ALEM FERATOVIC	Absent	Absent	Absent	Absent
KARLA FUENTES		Y		
NICHOLAS GALIPEAU	Absent	Absent	Absent	Absent
TAMARA GAVRIELOF		Y		
ANDY GUO		Y		
KAREN IMAS		Y		
SARINA JAIN		Y		
NILE JOHNSON		Y		
MARCELLE LASHLEY-KABORE		N		
MARK LASTER		Y		
PAT MORGAN		Y		
SABAH MUNAWAR		Y		
JOI PRATT	Absent	Absent	Absent	Absent
RAJ PUNJABI		Y		
DIANA RACHNAEV		Not present for vote	Not present for vote	Not present for vote
GARRI RIVKIN		N		
LIZ ROBINS		Y		
PEDRO RODRIGUEZ		Y		
SHARI ROLNICK		Y		
GLADYS SANDOVAL		Y		
DAVID SCHANTZ		Y		
HERBERT SCHONHAUT		Y		
AMIT PRATAP SHAH	Not present for vote	Not present for vote	Not present for vote	Not present for vote
EUGENE SHVARTSMAN		Y		
JEAN C. SILVA		Y		
DANIEL SOLOW		N		
LOU TECPANECATL		Y		
MARTHA TUCKER		N		
DIANA WALCOTT		N		
BRENTLY WINSTEAD	Absent	Absent	Absent	Absent
EPHRAIM ZAKRY		Y		
TOTALS:	All in Favor	Y - 29 N - 10	All in Favor	All in Favor