

CB#1 FULL BOARD MEETING AGENDA

TUESDAY, March 11th 2025 – 6:30 P.M.

In Person – St. Mary's Episcopal Church, 347 Davis Avenue

SESSION OPENING Pledge of Allegiance, Call to Order, Roll Call Attendance, Acceptance of Minutes, Public Session

The Chair, Nicholas Siclari will introduce a New Board Member who will be sworn in by Marie LaFrancesca, Staten Island Borough President Vito Fossella's Office.

PUBLIC SESSION: Makeda Campbell, Mike Arvanites, Cathleen Kenny, Agnes McBeth, Lisa Crosby, Jermaine Williams, Nicole Brooks, Mario Buonviaggio, Prince Cobbina, Eileen Harrington, Michael Harwood, Terry Troia, Saul Porter, Giomelly Barton, Robin Hatchett, Rose Uscianowski, Leo Heinert.

PRESENTATION: NYC DOT Transit Development Unit will give a presentation about existing conditions on Victory Boulevard and discuss ideas for a potential Transit and Safety Improvement Project. DOT looks forward to hearing your ideas about what currently works, and what could be improved on Victory Boulevard for bus riders and all road users.

---First Vice-Chairman, Anthony Cosentino
---Second Vice-Chairman, Timothy Forsyth
---Third Vice-Chairman, Friday Ogbewe
---Secretary, Loretta Cauldwell
---Treasurer, Sunny Jain
---Chairman, Nicholas Siclari
--- District Manager, Joan Cusack

FUNCTIONAL COMMITTEE REPORTS

---Land Use, George Turner, 59 Sherman Avenue & 78 Fort Place vote
---Waterfront, Joseph Ahlstrom
---Public Services, Sunny Jain
---Youth Services, Kathleen Coen & Mohan Radhakrishna
---Rules & Legislative Affairs, Anthony Cosentino & Timothy Forsyth – Cannabis Guidelines
---Budget & Finance, Anthony Cosentino – Motion to send FY2026 Statement of District Needs Letter
---Parliamentarian, Catherine Schiavone
---Transportation – Joseph Bird
---Small Business & Non-Profit Committee, Jaclyn Tacoronte

AD HOC COMMITTEE

---Labor, Robert Holst
---Parks & Recreation, Anthony Cosentino –
---Cultural Affairs, Anthony Sgarlato -
<https://sites.google.com/view/cb-1-cultural-site/home>
---Health and Human Services, Fran Reali

AREA COMMITTEE REPORTS

---New Brighton/St. George/Tompkinsville, Claudette Duff
---West Brighton, Anthony Cosentino
---Silver Lake/Sunnyside/Westerleigh/Willowbrook, Timothy Forsyth
---Rosebank/Ft. Wadsworth/Shore Acres, John Guzzo
---Mariner's Harbor/Port Richmond/Elm Park/Arlington, Selina Grey & Dora Berksteiner
---Stapleton/Clifton/Concord/Park Hill, Peter Lisi
Old Business / New Business / Adjournment

If you are unable to attend this meeting, please call or e-mail Loretta Cauldwell or the Board Office prior to the meeting at 1-718-981-6900 – Linda Maffeo, lmaffeo@cb.nyc.gov.

CB1 Land Use Public Hearing Committee Meeting – Tuesday, March 4, 2025 at 6:30PM – Virtual on Zoom.

Board Members

George Turner, Chair, AIA
Nicholas Siclari, Ex. Officio
Michelle Akyempong, ab
Tatiana Arguello
Loretta Cauldwell, ex
Andre Ciprut
Katheleen Coen
Anthony Cosentino
John Guzzo, ab
Robert Holst
Lillian Lagazzo
Peter Lisi
Nicole Meyers, ab
Friday Ogbewe
Fran Reali, ab
Anthony Sgarlato, ab

Board Office

Joan Cusack, District Manager
Linda Maffeo, Community Coordinator

Non-Board Members

Phil Farinacci
Charles Olson, ab
Lisa I. Barbieri
Lindy Peter Crescitelli, ex

Guests: Giuseppe Bonomo, AIA, Peter Rampulla, AIA, John Luisi, Eileen Harrington, Michael Harwood, William Morrish, Chelsea Albucher, John Kilcullen, Jan K., Kelly Vilar, Andy Levison, Patrick Timoney, R.V. Augusty, Neil Anastasio, Costantine Misiriotis, Mary Habstritt, John Galarza, Janos Marton, Noah McClain, Karen Fort Hill, Mickey Ehrlich, Steve Schwarzkopf, Tammy Harwood, Pete, Rose, Juan Cito Davila, Gareth and Judith, Gio-Commission on Human Rights, Jess Gorman, Jennifer, Clara W., David Goldfarb, Elena Arena, Emily Paine, Andrew's iphone, Ann Marie, Antoun Sawires,

Presentations:

- 1. 59 Sherman Avenue, 10301** – Speaker Giuseppe Bonomo, RA,
Seeking Special Hills Preservation District (SHPD) authorizations for ZR section 119-311, modification of lot coverage controls pursuant to ZR section 119-314, and modification of requirements for private roads and driveways ZR section 119-317 to facilitate development of a detached three-story, two-family residence at 59 Sherman Avenue (Block 24, Lot 34) in the Saint George neighborhood of Staten Island’s Community District 1.
59 Sherman Avenue’s cross street is Benziger Avenue. Hillside Preservation District. Built 1885, Vacant 2008, 2008-2015 complaints, 2015 Demolished, 2023 sold to client.
Steep and narrow site. Surrounded by 1-2 family detached homes, multi-family homes, Day Care, PS16, PS74, Vacant convent.
To rebuild one 2-family home (2300 sq. ft.) with 1 required parking space as per the City of Yes. Need three authorizations to facilitate the development.
Any problem with the 2 family project?
Motion: Approve as presented. 11 yes (Unanimous).
- 2. 78 Fort Place, 10301** – Speaker: Peter Rampulla, Land Use Specialist - Consists of one tax lot composed of one zoning lot. The existing structure was built as a convent with sleeping accommodations for the Daughters of St. Paul Congregation in 1962. The site is located in the St. George neighborhood of Staten Island. The site is an R3A District, as well as the Special Hillside Preservation District. Variance requested for spot change, change use, parking, multiple-dwelling building.

The proposal is to convert, as well as add an addition to the existing building at 78 Fort Place into residential apartments limited to adults “over 55-year-old” with 99 apartment units, ranging from studios to one bedroom. In terms of parking, 20 accessory off-street parking spaces will be provided.

The site is a corner lot and interior lot with frontage along three streets that include Fort Place, Sherman Avenue and Daniel Low Terrace.

Eileen Harrington spoke for the St. George Civic Association. A meeting was held on February 19, 2025 with 60 in attendance.

 - No market research was done.
 - No demand for micro-units (tiny apartments).
 - There should be no need for the variance to develop the property under any zoning or the current zoning.

The owner purchased the property after it was already downsized and the very modest purchase price reflects that.

- There is ample zoning the permitting dense housing that the owner proposes a few blocks down the hill closer to transportation and shopping. These sites are not being developed making it clear that there is little current demand. The target rents for the apartments would be \$2,100 for a studio, \$2,600 for a tiny one-bedroom unit. These are completely out of touch with the market. The owner stated he would not rent to programs. Besides being illegal to deny programs, he omits that these programs would be the way to achieve these target rents. The only way he can get these rents is to make this entire 99 units a homeless housing facility. The islands largest shelters are a few blocks away. The owners hardship application states he cannot get a fair return on the property. The application states failed deals of triple of what he paid for the site. No where does it state that he purchased it for \$2.6 million. There is a house for sale on the block for \$1.1 million. Other families can get a fair return on their investment. His hardship is not the neighborhoods hardship to bear. The owner stated that he currently lives with his family in the community. He admitted that he “graduated to Grymes Hill”. A vote was taken, 3 were in favor and 45 were not in favor. The numbers do not “pencil out”. The development as proposed is certain to fail leaving the developer to having programs. It is often said that St. George is where projects go to die. This particular project is DOA. The St. George Civic Association believes the developer is being disingenuous with his proposal and the current zoning is adequate for this site and respectfully requests that the Land Use Committee of the CB1 of Staten Island vote to deny this application. Thank you.

Public Speakers for 78 Fort Hill:

Karen, Fort Hill – Fort Hill Park (Green area on the slides across from 78 Fort Place). We have been working on the site. It has a Butterfly Garden. Planting thousands of flowers, bulbs and trees were planted. The park is tended to year round for weeds, water and litter-free. Added the stories to 78 Fort Place would take away the eastern and morning light from the northern half of the park. Plants along Sherman Avenue would especially suffer. The architects drawings claim it’s going to be the same height as 78 Fort Place. It will be taller than 25 Sherman Avenue. This proposal is too tall, creates too much shade, crams too many people into a quiet neighborhood with no transportation or parking, groceries or medical facilities.

Michael Harwood – Member of St. George Civic along with Theo Dorian often oppose many projects. This site has been vacant for far too long and is already a negative impact on the neighborhood. Years ago, there was a plan to convert this into a transitional housing site for recently released mental patients with drug problems and other problems. The community strongly were against that. St. George Civic filed a lawsuit because the plans were in violation of zoning rules. It was at this time that this developer, Mr. Christo bought the project in an

agreement to resolve the lawsuit so it would not become this negative impact on our neighborhood. It troubles me that we are criticizing him for taking advantage of this opportunity. It's about time that this site become active. Every other project for this site has been for lower income. We need affordable housing but we also need market rate housing. This would be market rate housing. This will bring life back to the neighborhood. The expense of tearing the building down and build 4-5 single family houses, they would have to cost several million dollars. The BSA will look at what the proper use is for this zoning. We just can't turn down things. When the wheel was proposed we didn't want it but talked about putting a park on the roof. When the stadium was proposed, the civic association had problems with it. We asked for a promenade and a cleanup and that happened. To say that this should be stopped is infeasible and not realistic. I think this is a positive to the neighborhood and I am disappointed that people aren't working together to make this work rather than just opposing it. I call on CB1 to approve it.

Mary Habstritt – Lived on Daniel Low Terrace. I also volunteer at the park with Karen who spoke earlier. I find this site fascinating and was sad by its state. There are 21 open violations on this site. Several are for hazardous conditions with \$25,000 in outstanding penalties. If it's not being cared for now, how do we know that this will be a good development in the future.

Victoria Halloran of Fort Hill Circle – Long time resident since 1972. I remember the original nuns from that building. I think the extra stories on the building terrifies me. Not only does it cut off the light for the park but adds density to our neighborhood. The building needs to be developed but not in that particular way. The size of the apartments and the density in the area are completely inappropriate. It will change the character of the block. I'm against it.

John Luisi – Filling in Tony that the most important part of the presentation at the Civic meeting was the vote was 45 to 3 against granting the variance. Everyone who is voting today should vote against the variance.

RV Augusty – Against this project. I think the amount for the apartment is absurd for the square footage of the room. I don't want to see this become another failed project in our area. Better planning could have been done regarding this including the study that was failed to be done by your offices. The study where you took information from 20 years ago instead of an up to date study. This shows that your office doesn't particularly care about the St. George area. This is already becoming a failed project.

Lillian Lagazzo – 20% of units for under 55 years of age. Is that true? Peter Rampulla said yes 20 out of 100 due to the Fair Housing Act.

George Turner – Did you make any modifications after speaking to the St. George Civic as per height of building, etc? Peter Rampulla said the review is ongoing. Project manager, notice of comments, BSA with changes, Review, Public Hearing/thoughts. We heard about Parking from St. George Civic. Requesting a waiver with the variance. We have 20 spots. Thoughts of parking

vendors, propose lift, lot down the road. Internal conversation on how this can work.

Chelsea Albucher - Density seems high. Less units considered or condos or co-ops? Peter Rampulla – District originally R6, medium density. 4.8 for FAR. Site was downsized to R3A. FAR drops to 1.0. 2017-2022 Letters of intent from a number of firms as a community facility. The building wasn't worth it to go through. The plumbing was centrally located. Windows no energy compliant, Building heated by steam, etc. People turned away from this project.

The conversation went on. If you need a copy of the video, please email, Linda Maffeo, lmaffeo@cb.nyc.gov.

Went into the Committee: Chair, George Turner – Taking into account of what St. George Civic and the owner of the building, if nothing happens, it's going to stay like this or perhaps one of the city council people turn this into a shelter. Tony Cosentino – Is it possible to withdraw the application and negotiate with St. George Civic?

Out of committee: Peter Rampulla – it's a miss point. The structure has challenges. We have done to the best of our ability, designed a building we believe will be approved with an open market rental with some university students living in that community. There is also community space, a day spa, swimming space and other amenities. We are not hearing things that can be worked on. George Turner said get with the St. George Civic and tell them. George spoke to Eileen Harrington. Do not get involved in the financial part of the building. This building will be vacant for another 15 years. Eileen said the financials are an issue. George said you are bearing it now. Eileen said we are all for building as of right. George Turner said the building is a weird building. Come up with a compromise. Eileen said we can go back and see what can be worked on. Peter Rampulla said due to the City of yes, we would likely be able to get 5-6 1-2 family homes. \$2 million dollars to demolish the building. Chair Nick Siclari said we have a viable application to vote on. If it changes, we can look at it again.

Motion: To Deny the Application. Vote 9 Yes, 2 No.

Adjourned 7:47 PM.

**Community Board 1 Full Board Meeting, Tuesday, February 11, 2025 – 6:30 P.M.
Virtual/Zoom.**

Nicholas Siclari, Chairman

Members

Joe Ahlstrom ex	Lillian Lagazzo
Michelle Akyempong ex	Peter Lisi
Arguello, Tatiana	Ali Lula ab
Berksteiner, Dora ex	Nicole Meyers ab
Berksteiner, Doreen	Mohan Radhakrishna
Joseph Bird	Alina Nevradakis ab
Allison Brown	Friday Ogbewe
Telee Brown a	Ernest Paige ab
Christopher Campbell	Francine Reali
Loretta Cauldwell	Joshua Renta
Andre Ciprut	Cindy Salzillo ab
Kathleen Coen ex	Catherine Schiavone
Christopher Corbo ab	Anthony Scutari
Anthony Cosentino	Anthony Sgarlato
Claudette Duff	Sean Sheil ex
Samir Farag ab	Nicholas Siclari
Timothy Forsyth	Jaclyn Tacoronte ab
Selina Grey ab	George Turner
John Guzzo ab	Steven Williams
Robert Holst	
Linda Huff ab	
Sunny Jain	
Linda Juarbe	

Office Staff

Joan Cusack, District Manager
Linda Maffeo, Community Coordinator

Guests:

Marie LaFrancesca, Michael Arvanites, Makeda Campbell, Agnes McBeth, Elena Brady, Cathleen Kenny, Gigi Li, Judah Asimov, Beth Meehan, Catherine Hicks, Rosemary Algerio, Ryan Palkowski, Sgt. Quania Rios, Shellise Rogers, Suzanne Dvells, Vincent Atkinson, Nancy DeLorenzo, Rob Reid, Robert Mauceri, Rose, Pam, Patrick Timoney, Patty Sarantakos, Pete, Peter J. Cea, Peter Levine, Prince Cobbina, R.V. Augusty, Rasika Deostall, Isenk, Mathilda Adeniji, Michael Morrell, Mimi Spillane, Lindy Peter Crescitelli, Neil Anastasio, Nicole Brooks, Karen Ustick, Kathleen Sforza, Kim Robledo, Laura McCarthy, Lisa Barbieri, Lisa Crosby, Jermaine Williams, Joann's Iphone, Joe Pikiewicz, Joe Pollack, John Caropreso, John Luisi, John McBeth, Frank M., George Todorovic, Geraldine Swanson, Gio Barton, Hanane Dbajat, Heather Butts, Helen Levin, HF, Diane Duberstein, Jacqueline Smith, Mario Buonviaggio, Christine Cea, Darwin Yip, Eileen Harrington, Eric Patterson, Geraldine Swanson, Anjail Ameen-Rice, Antoinette Donegan, Brianna Joerger, Bruce Lauria, Ajamu B., Alex Rau, Andrews Iphone, Anisa Bektesi, Saul Porter, Ariana Topallaj, Ben Buzbee, Robin Hatchett.

Meeting called to order by Nicholas Siclari, Chair – 6:30PM
Pledge of Allegiance lead by Robert Holst
Skipping the roll call/attendance – 3 members short of a quorum.

Public Session - Friday Ogbewe

Agnes McBeth, Education and Youth Liaison in DA McMahon's office with ADA Denise Trerotola in Criminal Court – Denise graduated Law School in May 2024. We handle low-level crimes and misdemeanors.

Charles Fall – Assemblymember – Committed to fight for our community, public safety and affordability. Last week the Mayor was in Albany. Bus Rapid Transit and improvements of the Tompkinsville station were brought up. We reached out to EDC over helicopter concerns. Empire Outlets is a complete failure. MTA Chairman testified in Albany. DSNY Container Rules. Some of the policies don't make sense. Transformation Fitness Studio partnered with my office donated fitness equipment to the FDNY Engine 58 on Harbor Road. During the Transportation Hearing last week, a request was made for the HOV lane to be extended on the SI Expressway with the bottleneck on Bradley Avenue. 10 years ago when there was Federal Funding for this project, that should have been considered.

Cathleen Kenny – Assemblyman, Sam Pirrozolo Office – Sam is in Albany and opposed to reckless spending. Partnering with Mike Reilly and Michael Tannousis Valentine's for Veterans. He is opposed to all Cannabis Dispensaries.

Agnes McBeth, ADA Michael McMahon's office – Introduced Brianna Joerger, ADA since 2023, Criminal Court and Misdemeanor cases. Crime numbers are in the right direction but it's early in the year. Murders and Grand Larceny down. Events: 9th Annual Anti-bullying Writing Contest with 800 submissions. Please see the SI Advance for launch. Partnered with Uber for Discounts for the St. Patrick's Day Parade. Long prison sentence, 5 years for Hilton Little.

Jermaine Williams – New Program - Police Missing Persons Squad – Avonte Oquendo, autistic child who left school and was found in the East River. Safety Home Brochure for the Developmental Disabilities Program with no age limit. A unique number is assigned after sign-up and receive a wrist band. We need a photograph for the system. System is open 24/7 – 7 days a week.

Makeda Campbell, Senator Jessica Scarcella-Spanton's office – Events – Mobile Offices twice a month AM/PM, on the Weekly Newsletter. 2/18 at the Senior Center and 2/19 at the SI Zoo. Black History Month acknowledging Excellence in Education, Flyer available. NYS Youth Recognition Award for High School Students. Deadline March 19th. Homeowners Event in St. George for Property Tax Exemption. Very successful event.

Mario Buonviaggio – Port Richmond North Shore Alliance – Homeless Shelter proposed in a Hotel in Port Richmond for 87 people. Developer not returning phone calls. Conversation with Former BP and Board Member with the mismanaged Non-Profit. Sunny Jain spoke about the project. Please reverse this decision and remove yourself from this mismanaged non-profit.

Prince Cobbina, CCRB- Annual Report is out for 2024 with statistics of last year. Go to NYC.Gov/CCRB.

Anthony Scutari – Food Drive on Friday April 11th, Blessed Sacrament at 7AM. Saturday at Farrell H.S. at 7:30AM. Distribute food to Staten Island and Brooklyn. Last year there were 27 Staten Island Recipients and 15 Brooklyn Recipients. "No child should go to bed hungry". SI schools are participating. Last year 30,000 pieces of food went out. Nick Siclari and Robert Holst were there.

Michael Arvenites – Councilmember Kamillah Hanks Office - We are excited to hear about the North Shore Action Plan. Along Front Street, they are installing sewers and electric grids. We are doing a Transportation MTA Survey. There's a 10% increase on our local buses. Ferry ridership has doubled since the Pandemic. There are no extra buses added. With Congestion pricing people are using more mass transit. The coordination with DOT and MTA is non-existent. We need the surveys to give the report to the MTA.

Hanane Dbajat, Assemblyman Tannousis Office – Thank you for the participation in the Valentine's Veteran's Project. Assemblyman Tannousis' is hosting an Agency Day in the District Office in partnership

with DOB, February 28th. Hosting a Read Across America Day on behalf of Sam Pirozzolo partnering with Barnes and Noble at the SI Mall on March 1st. Girl Scout Cookie season. Please support.

Saul Porter, Northfield LDC – Tax Lien Sale is coming into fruition. It has been paused since 2021. If you are behind on your property taxes, you will be on this list. They will be advised of organizations they can go to for assistance. Be careful with the scams. If you're not sure, contact the Finance Department, Councilwoman's office or Northfield LDC. Dept. of Finance will be hosting events throughout the boroughs. March 15th deadline on Property Tax Exemptions.

Nicole Brooks, Parks Department – Lifeguards Qualifying Tests Registration at Curtis H.S. on March 10th.

Rasika Deosthali, DCP – Temporary office at 60 Bay Street, 4th Floor. Accepting visits by appointment only.

George Todorovic, DCP – For City of Yes updates, go to our website: [NYC.Gov/site/planning/index.page](https://nyc.gov/site/planning/index.page)
Some are: City of Yes adopted by City Council on December 5, 2024. Changes/Improvements: 5 Billion dollars for infrastructure and enforcement. Improving flood maps and Flood Center Program. 200 new staff members. ADU restrictions: Not allowed in flood zone or R1-2, R2A or R3A Districts which there are some in Mariner's Harbor, Port Richmond and West Brighton. 1 story (not 2-stories unless over a garage). The homeowner must be living there. Parking mandates/flexible parking.

Terry Troia, PH – Would like to invite anyone with issues of hunger on Friday, February 21st for a breakfast at Trinity Lutheran Church in Stapleton, 10:00AM. Sponsored by the Staten Island Hunger Task Force and Food for All Campaign. Elected officials will be there and City/State Hunger Advocates. New World Prep Charter School open house on the grounds of Our Lady of Mount Carmel Church on Saturday, March 8th at 10:00AM. September 2025 opening new campus at 2230 Richmond Terrace at Sharpe Avenue. Location of the Old St. Mary's of Assumption Church. Open House on March 6th at 4PM for Young people and families.

Giomely Barton – January 1, 2025, Commission on Human Rights. People who have been discriminated against (flyer is available).

Robin Hatchett – Resident of West Brighton. Commercial property, Brooklyn Auto Sales, 161 Marion Street, SI, 10310. Taking over all the parking and parking illegally in front of fire hydrant. They are operating beyond the scope of their license.

End of Public Session

Roll Call Attendance by Loretta Cauldwell, Secretary. We have a quorum.

Chairman Siclari said we will be in person next month, March 11th.

Presentation: Staten Island North Shore Action Plan – Q1 - Quarterly Progress Update
Gigi Li – EDC's Government and Relations Team.

Presentation:

- Overview of North Shore Action Plan by Judah Asimov, EDC – Tompkinsville Esplanade will begin construction in the Spring 2025.

Staten Island North Shore Action Plan was released by Mayor Adams, EDC and Councilmember Hanks office in the Fall of 2023 for a vibrant mixed-use waterfront community focusing on public waterfront access, housing and development, and projects across several neighborhoods on the North Shore. We are committed to make quarterly progress updates to CB1 and this is the first of the year. Tompkinsville Esplanade is a 1/2 mile long with pedestrian and bike paths. The Bay Street

Landing Promenade will start construction in the next few months. 35 acre masterplan for the Stapleton Waterfront. There is an open space for a school, housing and retail. We broke ground last year. Shoreline work should be completed by Q2. Mary Cali Dalton is a Parks and DDC Project. Started last year and should be completed by 2026. Pier 1 - Partially closed since 2017. We have secured full funding for renovations. We will host a public design meeting in the next few months. St. George Esplanade is 3 acres, damaged during Sandy. We will restore waterfront access. We will have a design meeting in the next few months. A new building in St. George with a 150 apartments and retail space, Lighthouse Point, is almost complete. There will be a ribbon-cutting this Spring. St. George Ferry Refreshments. Dunkin is operating on the newer boats and will be rolled out to the rest of the ferries. They are looking to secure their liquor license. RFP Commitments. Jersey Street Sanitation Garage to 232 affordable homes, southernmost piece of the Stapleton Waterfront & St. George Ferry Terminal Leasing with vendors.

- Update on New Stapleton Waterfront by Patty Sarantakos from LiRo-Hill

StapletonCCL@gmail.com - Construction Community Liaison: Revitalize US Navy Homeport. Northern Phase and Southern Phase. Shoreline Stabilization and Rehabilitation. Reconstructed and realigned Front Street with new sewer lines, new water mains, etc. Seven acres of new open space, parks, public restrooms, playgrounds and dedicated paths for pedestrians and cyclists as well as a NYC Parks Maintenance Facility. The Shoreline is in progress completed in the Spring of 2025. Infrastructure began in Q4 of 2024. In progress is sewer and water main installation. Roadway reconstruction will follow. Southern phase completion in the Q4 of 2026. A contractor was selected for the development of open spaces. Park construction will start in Spring 2025. Overall, the project will be completed in 2027.

- Update on Tompkinsville Esplanade & Pier by Nancy DeLorenzo from Skanska

Tompkinsville Esplanade & Pier Project, Nancy DeLorenzo, TBK@skanska.com - Sign up for our newsletter. Two sub-projects, Esplanade between Hannah Street and Pier 1 & DOT Pier with a new 2-story maintenance building. Esplanade, starting Q1 of 2025, DOT pier, Q2, Both will be completed in late 2027 with project closeout in 2028. We will setting up our temporary fencing to secure the area, then demo and removal of debris. Then utility work, installation of piles, restoring the street and new bike path. We have our trailers setup at the end of Victory Blvd. Limited access for residents only and emergency vehicles. There will be a pedestrian detour to Bay Street, noise, working hours 7AM - 3:30PM. We will have quarterly newsletters.

Questions: Will there be parking? There will be less parking due to staging and materials and upon completion, there will be street parking on Front Street. There will not be too much room for parking around Tompkinsville. Robert Holst asked if local contractors and employers could reach out to the emails provided? The answer is yes but most of the work is already procured. Josh Renta - Maritime Middle School? - No feedback on the letter we sent. Lillian Lagazzo asked about the Bike Race in May. Gigi said for any permitted races, marathons, etc., there will always be coordination with events and will be communicated with the community. Kayak access in Stapleton Park - At present

we don't have a kayak launch but are continuing to evaluate opportunities in the future. This project does not include Empire Outlets. We will present that to you at a later date.

Officers' Reports in the packet.

First Vice-Chairman, Anthony Cosentino – No report.

Second Vice-Chairman, Timothy Forsyth – Fence is down at Martling Avenue Dam Bridge. Let's keep an eye on Silver Lake.

Third Vice-Chairman, Friday Ogbewe – No report.

Secretary, Loretta Cauldwell – No report.

Treasurer, Sunny Jain – Report in the packet.

Chairman, Nicholas Siclari – "Not one snowflake". Tony said there is an icy mix in the air.

District Manager, Joan Cusack – Everything is good.

Functional Committee Reports:

Land Use, George Turner – - 78 Fort Place, Phil Rampulla presented. The St. George civic wanted to have a presentation first and respond. We tabled it until the March Land Use Meeting.

Waterfront, Joe Ahlstrom – Meeting on Zoom. SI Ferry will present on 2/25/25.

Public Services, Sunny Jain –

Youth Services, Katheleen Coen & Mohan Radhakrishna – Next meeting on 2/26/25.

Rules & Legislative Affairs, Anthony Cosentino & Timothy Forsyth – Questions for the Dispensary Guidelines. We will develop the proper questions and format. Nick Siclari said we will try to get OCM to a meeting and invite the civics. They want a virtual meeting.

Budget & Finance, Anthony Cosentino – No report.

Parliamentarian, Catherine Schiavone – No report.

Transportation, Joseph Bird – No report. Email is in the packet.

Small Business & Non-Profit, -

Labor, Robert Holst – No report.

Parks & Recreation, Anthony Cosentino – No report.

Cultural Affairs - Anthony Sgarlato – We will have a quarterly meeting on 2/24/25.

Health and Human Services, Fran Reali – Most recently I put a request out in January and February for a mobile van to come and do mammograms free for those women who didn't have one in 2 years. It is state funded and it was canceled both times. The other unit is with Mt. Sinai in Long Island. We had over 40 people requesting mammograms. Yesterday, the mobile van canceled again because they couldn't get a tech. I am working with Northwell and said their mobile van is years away. RUMC is non-existent. No service in Staten Island although other areas have them. I will call a meeting next month. If anyone can help in trying to get a mobile van on Staten Island, please do.

This is very important. Nick said we can ask Charles Fall. Fran said she is working with Jessica Scarcella-Spanton.

West Brighton/Randall Manor, Anthony Cosentino – No meeting. Working on the Forest Avenue Dispensary.

New Brighton/St. George/Tompkinsville, Claudette Duff – Meeting last month. Minutes are in the package. Meeting on 2/18. The Ferry Hawks will present

Silver Lake/Sunnyside/Grymes Hill/Westerleigh/Willowbrook, Timothy Forsyth – Inclusive St. Patrick's Day Parade, Sunday, March 2nd.

Rosebank/Shore Acres, John Guzzo –

Mariner's Harbor/Port Richmond/Elm Park/Arlington, Selina Grey & Dora Berksteiner –

Stapleton/Clifton/Concord, Peter Lisi- Stapleton/Clifton/Concord - meets every third Thursday of the month at the Stapleton Library in person and on Zoom. We had a couple of liquor license applications. They are in the minutes. Taxi license was approved. Speaker Partnership for Parks, a Summer Stage Concert in the 5 boroughs. Free outdoor performances. Speaker commission of human rights. A lot of resources for free. Complaints to NYPD about commercial tractor trailers parked illegally. Schools are not disposing of their garbage properly. We talk to the DOS. Vacant lots owned by the NYPD on Hill Street. Do something with that lot. Large empty lot in Clifton. Former Bayley Seton Hospital site always comes up. We almost had a Kroc Center with the McDonald Family but that was canceled. Next meeting 2/20/25. North Shore Action Plan was promised and is now happening. We see elected officials collaborating. Quote: Alone we can do so little, together we can do so much, Helen Keller. A little more persistence, a little more effort and what seems like hopeless failure can be success, Cornelius Vanderbilt.

Old Business – None

New Business – None

Meeting Adjourned – 7:58 PM

New Brighton/St. George/Tompkinsville Area Committee Meeting - Minutes

TUESDAY, February 18, 2025, 6:30 PM

Attendance:

CB1:

Chairman – Nicholas Siclari

Joan Cusack – District Manager

Board Members:

Claudette Duff, Lillian Lagazzo, Christopher Campbell, Tatiana Arguello, Linda Juarbe, Steven Williams, Sean Sheil.

Voting Non-Board Members:

Eileen Harrington, John Luisi, Lisa Barbieri, Lindy Peter Crescitelli.

Guests:

Gary Perone (Ferry Hawks), Roy Pulickal (Boots), Juan "Cito" Davilo, Tamer Mahmoud.

Excused:

None

Presentations

Gary Perone – General manager of the Ferry Hawks gave an update.

The ballpark will be opening on May 2nd with their Home Coming Game. Up-coming promotions will include – First Responders Night (May 18th), Bring your dog night (every Wednesday night), Night with TLT honoring our Vets (June 14th), Honoring Bobby Thompson of Curtis High School (June 15th) and much more: Irish Goodbye Night, Fireworks on Saturday nights, Ed Burk Bobble Head Night, I Love Staten Island Day – Name your non-profit for the day, October Fest and much much more.

Liquor Licenses Invite & Attending:

Boots, 120 Bay Street, 10301-

The owner was present (Roy Pulickal)

Hours of operation will be 6pm to 4am and the focus will be on nightlife. They plan to partner with local non-profits and give back to the local community. They currently own The Coop at 379 Van Duzer Street where they are seen as a local legend. They are a high-end cocktail bar with a 5-star review. According to Roy, they "just do nightlife".

New Application - Was approved unanimously.

Enoteca Maria, 27 Hyatt Street, 10301

The owner was not present.

Renewal - Was approved unanimously.

Cannabis applications:

None

Old Business:

The Five Borough Bike Tour and streets being closed off Issues. Lt. Rafet Awad promised to assess the problem and get back to us.

Problems at the Tompkinsville Train Station Ramp, drug paraphernalia and drug use, needles, the homeless, broken glass, feces and urine being some of the many issues.

New Business:

None

Announcements:

Spring 2025 - Registration is Open! College of Staten Office of Community Educational Engagement - Click on link below

<https://www.csi.cuny.edu/about-csi/president-leadership/administration/office-vp-economic-development-and-community-partnerships/office-community-educational-engagement/options-program-mature-learners>

New York Road Runner 2025 Schedule - Click on link below

<https://www.nyrr.org/fullraceyearindex?year=2025>

The New Fair Fares income limits per household size - Click on link below

https://45qclrhbb.cc.rs6.net/tn.jsp?f=0012c5aGb4ApFqfQhq7pnPAM2evB4XJsyxHmMn8DU3R1CKvvxFnulils-sKGy4_pHZzK27jzZlpeaT19LYYF0pK5R8qJh36c9R_LAQcVRtI2hASzCCAZ2hXiH2PWm7YeIDo_gC3tVmF8wimb0LQ40_ImG6CwknCLEt1XFyWGeqv1dTMfetii7mVhJN6TJHwNqVHFKfo5d20ZJca6mXOK1EfZsOUI2Z2Jpdep9Som-zw1qq=&c=5d7OWCuqNgPVBEIQmexOO7m0RaUh_P7jf71VtU-9YQVwVZC3S_LJ8Q==&ch=evN3JHWblkY4d8jWGlw3cTc5WGFatnY35ohwsBBYqfnP4dQs_5V-Mw==

NEXT LOCAL AREA COMMITTEE MEETING: March 18th, 2025

NEXT COMMUNITY BOARD #1 MEETING March 11th, 2025, LOCATION: St. Mary's Episcopal Church, 347 Davis Avenue, Staten Island NY 10310.

Claudette Duff

Area Committee Chair

Rosebank Meeting, Tuesday, February 18, 2025 at 6:30PM – CB1 Board Office, 1 Edgewater Plaza, Room 217

Attendance

Members

John Guzzo, Chair
Christopher Corbo ab
Alina Nevradakis, ab
Cindy Salzillo, ab
Anthony Sgarlato

Non-Board Voting Members

Mike Cataldo, ab
Charlie Olson

Guests

Tomasz Blaszyk

Pledge of Allegiance

Discussion: 106 Tillison Place, 10305. Community problem with NYPD Representative Jermaine Williams. Update by Charlie Olson.

Discussion: Formation of a link for Cultural Sites, Schedule of Events for different sites. Link to NYC Cultural Affair page, ECC.

Representative from Rosebank Alliance introduced himself, Tomasz Blaszyk, Vice President.

Meeting Adjourned by Anthony Sgarlato, 2nd by Charlie Olson at 7:45 PM.

**Mariner's Harbor/Port Richmond/Elm Park/Arlington Area Committee
Meeting, Tuesday, February 18, 2025**

No Quorum/No Report.

Next meeting – Tuesday, March 18, 2025

Clifton/Concord/Stapleton Area Committee Meeting Minutes

Thursday, February 21, 2025, 6:30 PM, Hybrid Meeting at the Stapleton Library
132 Canal Street and Virtual on Zoom

Introductions of Attendees

Currently the committee is named Clifton/Concord/Stapleton and yet we include a part of Park Hill. Propose to rename committee Stapleton/Clifton/Concord/Park Hill.

We have one committee member who has not been attending meetings for a year. Committee is removing Miriam Arnold as a non-board member of the area committee.

An attendee requested a letter from CB1 as part of OASIS (Office of Addiction Services and Supports) and their requirements of confirming a notification to CB1 about their services they offer to the community.

Open Public Floor Session: DOB concerns about Elevator inspections backlog. Elevator inspection delays are causing hardship for businesses. Businesses are waiting months just to get a scheduled elevator inspection delaying openings.

NYC DOT: It's not in our area but Olympia Blvd road surface needs to be fixed and repaved. Need traffic road lines that are missing.

Committee requests a map of the area with details on vacant properties so the committee can recommend a usage for them.

Announcements: Saturday, March 8th, the Stapleton Library will be hosting a Vocational and Trade fair from 11am-3pm.

Meeting adjourned.

Minutes from the Cultural Affairs Committee 02/24/25

The meeting was called to order at 7:01 pm. In attendance were members Anthony Sgarlato, Chris Campbell, Anthony Cosentino, voting non members Riccia Augusty, Charles Olson, Linda Dianto Executive Director of the National lighthouse Museum and Chris Coppa resident of Sunnyside. The chair thanked everyone for attending.

The meeting began with a rollout of the Implementation of the new CB1 site main page with links.

The first link was the existing list of CB1 cultural sites which was already approved by the Committee.

The link to the schedule of events was accessed in real time and the logistics of linking directly to each sites schedule of events was displayed. It was agreed that this format is acceptable since we directly link to the sites schedule of events, which they maintain and update.

Other site links included on the main page were the NYC Office of Cultural Affairs website, the NY Public Library website and Culturepass website.

The working site was presented in its entirety and the committee approved the format, content and layout for use.

Ricia Augusty stated that an organization she is affiliated with will be having several cultural events and how they can be promoted. It was discussed that many organizations have cultural events during the year but are not specifically a cultural site or organization. Chris Campbell recommended that the sites should post this to their own page and that the CB can view and promote the event.

Linda Dianto stated that the site looked good and the link should be distributed to all the CB1 Cultural Sites and Organizations for viewing. It was stated that the site has not yet been presented to or approved by CB1 for operation and that this should take place at the next CB1 general meeting.

Anthony Cosentino commended Linda Dianto Executive Director of the National Lighthouse Museum for her successful efforts to keep the organization moving forward despite numerous obstacles.

An introductory and informational letter from the Cultural Affairs Committee of CB1 was discussed and drafted. It introduces us to them and discusses our support of CB1 Cultural Sites and Organizations through the inception of a comprehensive site, with organization and site identification, their home page and their schedule of events. An opt out clause was added if for any reason the Organization or Site does not wish to be included on our site. The Committee voted to accept this letter which will also be presented and discussed at the next CB1 general meeting.

There being no further business a motion to end the meeting at 07:51 pm was made by Anthony Cosentino and seconded by Ricia Augusty. Next meeting is TBD.

Respectfully submitted by,

Tony Sgarlato

Chairman- Cultural Affairs Committee

Cultural Affairs Committee Meeting – February 24, 2025

Attached please find and review the final draft of the letter we discussed to be sent to the CB1 Cultural sites. This letter along with the link to the completed site will be presented at the CB1 meeting on Tues. 3/11.

Tony

I have also included the link for the entire cultural affair site which we will also discuss.

Tony

<https://sites.google.com/view/cb-1-si-cultural-affairs-comit/home>



Dear Cultural Site and/or Organization:

Community Board 1 and its Cultural Affairs Committee are committed to supporting and promoting all cultural sites and organizations located in the Community Board 1 area. With that in mind, we have developed a list of Community Board 1 cultural sites and organizations. A link to this list has been placed on the Community Board 1 website. It is our hope that by doing this, it will increase the outreach of your site; thereby increasing its exposure to the Staten Island community. The intent of this is to promote greater involvement by the community.

Community Board 1 is rich in culture and history. Promoting this to our community by identifying your sites and organizations, should help educate our community, allowing them to partake in the history and knowledge available about the CB 1 region of Staten Island.

We are in the process of studying the feasibility of developing a platform to display the calendar of events from each of your sites, if available. If for any reason you do not wish your site to be included, please notify our office and it shall be removed.

Looking forward to a successful and rewarding endeavor.

Yours truly,

Anthony R. Sgarlato, Chair
Cultural Affairs Committee
Community Board 1

Cultural Affairs Committee members:

R.V. Augusty
Christopher Campbell
Christopher Corbo
Anthony Cosentino
Charles Olson

Waterfront Meeting Minutes February 25, 2025

Start: 1832

Presenter: Captain John Garvey Chief Operating Officer (COO) Staten Island Ferry, Staten Island DOT Deputy Commissioner Victoria Carstensen, Chief of Staff Erica DeCrescenzo

Board Members: Captain Ahlstrom, Linda Juarbe, Josh Renta, Lillian Lagazzo, Peter Lisi, Christopher Campbell, Katheleen Coen, Timothy Forsythe, Anthony Consentino

Non-Board Members:

RV Augusty

Guests:

Linda Dianto, Mike Matteo (SI Advance), Tamer Mahmoud, Rose Useianowski, Mary Habstritt

Topics:

1. Concessions in terminal: EDC is handling terminal concessions for DOT. 5 stores in St George 5 stores in Whitehall. St George 3 of 5 spots are filled. Dunkin Donuts (au bon pain), Renaissance Institute/school adult/young adult school for trades, Bronx Brewhouse Deli possibly taking over in Whitehall and St. George(old waterfront deli). Ollis, Day have Dunkin, Molinari in progress. Other boats to come.
2. Sandy Ground going on sea trials in the next few weeks
3. Passenger count increased slightly with congestion pricing. Will need more time to review passenger count after several months of analysis.
4. Will 30-minute service continue overnight? Currently yes but if budget cuts were to occur it could happen due to very high costs. This can only be changed by the city council.
5. New construction? There are plans. City Island Cosgrove first hybrid electric ferry, very early stages to replace Austen, Noble and Newhouse.
6. Brooklyn Ferry feasibility study- currently there is ongoing discussion regarding this using simulation in Maryland at MITAGS. This simulation would mimic our regular ferry runs along with NYC Ferry, Sandy Hook, Moran pilots and other harbor traffic. Staten Island Ferry is looking into this and will be reported to the full community board at a later time. This service would run out of St. George Empire Outlets to 69th Street Brooklyn.
7. New DOT Dock builder facility -no vessels at this location. Only barges at this pier in Stapleton.

8. Borough President office handles the welcome office in ST. George terminal. Will need to contact his office to restore this.
9. EDC says bank atms in terminal will disappear due to lack of income and use of the atms. RFP might go out for new vendor.
10. Ferry DOT looking into curb cuts for folks with disabilities on the lower levels of both terminals.
11. Why was slip 1 apron down so long? Dot insisted on American made wire for the aprons which was very difficult to find. DOT has found a supplier and will be ordering more for future preventative maintenance and emergency repairs. Slip 1 is now fully operational.
12. Terminal ferry updates? Staten Island Ferry has looked into getting updates for both terminals. They are looking at new PA systems with automated announcements letting you know the vessel, departure/arrival time and delay updates.
13. Cleanliness of St. George ramp access to terminal? MTA is responsible for ramps.
14. Cleanliness of elevator upper and lower-level St George? (fecal matter, etc.) Captain Garvey said it will be addressed.
15. Black ice on Empire Outlet side. DOT will investigate it and address if it falls under DOT property.
16. Survey updates for passengers. SI Ferry will be posting QR codes for passenger surveys in the upcoming months.
17. Bay Street Landing emergency access priority? This will be reviewed by the DOT as per the Deputy Commissioner.
18. Operation Tourism – Peter Lisi discussed how do we increase tourism for S.I. asked for DOT to be onboard in future discussions which they stated will be more than happy to.
19. Passenger code of conduct? Sleeping on seats, loud music, etc. crews may politely ask but will request NYPD assistance. Crews will not create confrontation.
20. DOT looking into Citi bike discounts for Staten Island residents.
21. Would like to have USCG Sector NY presentation as to the scope of their responsibilities pertaining to NY Harbor and primarily Staten Island Shores. Would also like to explore feasibility of having USCG rescue helicopters closer to our harbor. Currently the closest helicopters are in Boston and Atlantic City.

End: 1950

STATEN ISLAND COMMUNITY BOARD 1
Youth Services Committee
Meeting Minutes for February 26

Attendees: Radhakrishna Mohan, Katheleen Coen, Anthony Cosentino, P.O. Janine Williams, P.O. Michael Hughes, P.O. Michael Galluccio, Mario Buonviaggio.

The meeting began at 5:30 pm via Zoom. PO Williams, PO Hughes and PO Galluccio (all Youth Coordination Officers from the 121 PCT), spoke about various efforts that the 121 PCT makes to interact positively with the youth of the North Shore. The officers spoke in detail about several programs: Youth Leadership, NYPD Interns, Blue Chips Sports activities, Saturday Night Lights and the NYPD Explorers.

Mario Buonviaggio, A Community Advocate for Port Richmond, offered to have volunteers from Port Richmond assist the officers in any way they can. Mario also offered to assist in any fundraising activities necessary to the programs, such as paying entry fees and costs for youth uniforms.

The Meeting was adjourned at 6:30.

Respectfully Submitted, Katheleen Coen



Staten Island Community Board 1

1 Edgewater Plaza, Suite 217, Staten Island, NY 10305

Tel: 718.981.6900 - Fax: 718.720.1342

Chairman: Nicholas Siclari

District Manager: Joan Cusack

Motion to send letter:

Community Board 1 Full Board Meeting, March 11, 2025

Discussed by Anthony Cosentino, Budget & Finance Chair

March 12, 2025

Honorable Eric Adams, Mayor
City of New York
City Hall
New York, NY 10007

Re: FY2026 Statement of Community District Needs

Dear Mayor Adams,

On March 11, 2025, Staten Island Community Board 1 voted to send the following letter of comment.

Staten Island Community Board 1 advocates an increase in Youth Services as well as Senior Services. We must add school seats and increase affordable housing. Mass Transit needs to be upgraded with a large portion of our population traveling to work and school daily. Improve our waterfront and further understand there are major aspects of our Budget Requests that thus far remain unanswered.

CB1 needs a Maritime Junior High School located in the area being developed by the Stapleton Waterfront.

Youth Services: There must be a larger focus on NYPD and community guidance programs for our youth.

DFTA: Violent crime against seniors has risen along with elder abuse. The city must enhance programs and commit to protecting our seniors.

DOT: Improve traffic and pedestrian safety at all major intersections, all high pedestrian crossings, all schools and business areas. A prime example of need is the intersection of Nicholas Avenue and Innis Street where children have been struck by vehicles while walking to school. Budget should never be an excuse when it comes to a child's safety!

These are the major concerns of our communities. We hope you share these concerns as well.



Nicholas Siclari
CB1 Chairman



Anthony Cosentino
CB1 Budget and Finance Chair

- Attendees:**

- **Fair Fares Expansion:** NYC is expanding Fair Fares to OMNY, allowing qualified low-income users to access reduced transit fares.
- **NYC DOT Issues / Projects:**
 - **Milford Drive & Endor Avenue:** A prior commitment to install a stoplight at this location was questioned. DOT will check on its status and report back. The request stems from a major motor vehicle accident at the location, and community members have expressed concern about continued safety risks.
 - **Raised Crosswalks & Pedestrian Signals:** Raised crosswalks and pedestrian signals are reviewed on a request basis, with considerations for ADA compliance, drainage, and pedestrian volume. DOT clarified that unprotected crosswalks without accompanying stop signs are generally avoided due to safety concerns. Requests for new locations should be submitted for DOT evaluation.
 - **Implementation Tracking for Community Requests:** The committee will improve tracking of requests and DOT's responses, ensuring that outstanding issues remain visible and receive follow-up updates.

3. Old Business

- **Review of Previous Transportation Topics:**
 - **NYC DOT:**
 - **Bard Avenue & Forest Avenue Updates:** DOT is still reviewing potential additional safety measures at this intersection. The initial proposal to convert Bard Avenue to a one-way street is being reassessed due to potential circulation issues for local traffic.
 - **PS 57 AWS - Updates:** DOT is investigating student safety concerns near Park Hill Avenue. The committee continues to press for a definitive timeline for the installation of necessary safety measures, and updates are expected at the next meeting.
 - **Watchogue Road & Glascoe Avenue (Holy Family Church) Updates:** The committee has requested a pedestrian crosswalk or stop signs to address safety concerns. DOT initially denied the crosswalk and is conducting a stop-sign feasibility study, which will determine the appropriate solution.

- **Lortel & Slosson Pedestrian Safety Updates:** This location was added to the agenda following a serious pedestrian injury. DOT is reviewing potential safety improvements, which may include enhanced pedestrian crossings, better lighting, or other infrastructure upgrades.
-

4. Public Session

Diane - CB1 Resident:

- **MetroCard Refilling Locations:** Requested additional MetroCard mobile sales van stops in Port Richmond and Stapleton. MTA will investigate feasibility.
- **Park & Ride Requests:** Suggested a **North Shore Park & Ride** at Clove Tail Park. The MTA clarified that it does not acquire property for parking facilities and any changes would need NYC Parks and elected officials' involvement.
- **S40 Bus Fare Evasion:** Reported fare evasion issues, particularly for Amazon workers. MTA will ensure targeted monitoring at peak times.

Darwin Yip - CB1 Resident:

- **OMNY Availability at CVS Locations:** Reported that the Bay Street & Hyland CVS only refills OMNY cards but does not sell new ones. The MTA will investigate.
 - **OMNY Express Bus Fare Capping:** Express bus riders do not currently benefit from OMNY fare capping. The MTA is reviewing concerns about the elimination of the 7-day unlimited express bus pass with OMNY.
-

5. Adjournment



Staten Island Community Board 1

1 Edgewater Plaza, Suite 217, Staten Island, NY 10305

Tel: 718.981.6900 - Fax: 718.720.1342

Chairman: Nicholas Siclari

District Manager: Joan Cusack

Rules & Legislation Committee

Official Guidelines for Community Board Assessment of: Cannabis Applications

The proposed location cannot be within 1000 feet of a current licensed adult or medical use dispensary or another applicant previously before the Community Board.

The proposed location cannot be within 200 feet of a house of worship (on the same street address or if a corner property, the most common entrance used).

The proposed location cannot be within 500 feet of a school.

The proposed location cannot be within 500 feet of a day care facility or facility serving children.

The proposed location cannot be in commercial use C1 zone.

The proposed location must have a signed lease or ownership demonstrated for the proposed location.

The proposed location must demonstrate minimal impact on pedestrian, vehicular, and parking traffic in proximity to the proposed location and have parking accommodations.

The proposed license holder must notify the Community Board 30-270 days prior to filing their application.

Community Board has 30 days to approve or deny. CB can ask for one 30-day extension.

The proposed location cannot be open between 2:00 AM and 8:00 AM.

The proposed location cannot be open more than 70 hours per week.

The proposed license holder cannot own or have an interest in more than 3 locations.

A municipality may regulate:

Visual and architectural integrity if it is within an Historic District

Parking

Traffic Control

Odor

Noise

Anthony Cosentino

First Vice Chair, CB1

*Chairman Rules & Legislative
Affairs Committee*

Timothy Forsyth

Second Vice Chair, CB1

*Co-Chair Rules & Legislative
Affairs Committee*

Treasurer's Report - FY 2025

March 2025

<u>CODE</u>	<u>ALLOCATED TO 6/30/23</u>	<u>BALANCE</u>
100 Supplies	\$1,108.66	\$ 82.74
101 Printing Expense	200.00	200.00
110 Food & Forage	1,150.00	696.00
117 Postage	200.00	200.00
199 Data Process Suppl.	450.00	0
300 General Equip.	0	0
314 Office Furniture	140.00	140.00
315 Office Equipment	544.00	544.00
332 Data Process Equip.	0	0
337 Book Subscriptions	0	94.09
400 Contractual Svces.	1,500.00	255.00
40B Communication (Paid by OTI for our telephone bills – not our budget spending money)	(3,013.00)	(3,013.00)
403 Office Services	25.00	25.00
412 Equipment Rental	\$3,161.03	2,565.54
451 Carfare	0	0
452 Special Event	0	0
622 Contractor	0	0
700 Chase Imprest Fund (Money for Imprest Checks only- not our budget spending money)	500.00	500.00
TOTAL:	\$8,135.17	\$5,302.37

PLEASE NOTE: EACH CODE IS TRANSFERABLE TO OTHER CODES AS LONG AS THE TOTAL ALLOCATION IS THE SAME.

SUNNY JAIN, CB1 TREASURER

ENCUMBERED FOR FY2025 CONTRACTS