

**COMMUNITY BOARD #1 FULL BOARD MEETING MAY 10, 2016 – 7:30 ALL SAINTS EPISCOPAL CHURCH,
2329 VICTORY BLVD.**

Nicholas Siclari, Chairman

MEMBERS

Vincent Accornero
Anjail Ameen-Rice
Larry Beslow
Joseph Bird, Excused
Telee Brown
Loretta Cauldwell
Anthony Cosentino
Megan Delmar
George Doyle
Linda Eskenas
Thomas Ferrie, Excused
Timothy Forsyth
Victoria Fossella
Victoria Gillen
Christopher Greene
John Guzzo
Robert Honor, Leave
Celeste Holmes
Sunny Jain
Lisa Lattanzio
Norman Light
Priscilla Marco
John McBeth
Pearl Minsky, Excused
Jeffrey Mohlenbrok
Friday Ogbewe
Ernest Paige
Catherine Paradiso
Geraldine Parker, Absent
Fran Real, Excused
Chris Rooney
Marjorie Ryan
James Samuels
George Sona, Excused
Nicholas Siclari
George Turner
Kelly Vilar
Kevin Washington
Daniel Williams
Camille Zarrelli
Nicholas Zvegintzov

GUESTS

Tom CoCola, SI Borough Commissioner DOT
Len Garcia-Duran, SI Director City Planning
Roland Stewart, Rep. Borough President James Oddo
Joan Cusack, Director NYC Human Resources Administration
Frank Mancuso, NYC Economic Development Corp.
Tiffney-Ann Taylor, NYC Economic Development Corp.
Christine Tumbarello, NYC Department of Parks & Recreation
Kevin Elkins, Rep. Comptroller Scott Stringer
Troy McGhie, Rep. Councilwoman Rose
Loren Centino, Rep. Councilman Steve Matteo
Mark Zink, Rep. Assemblyman Matthew Titone
Jenny Fischman, Rep. Public Advocate Letita James
Michael Morrell, President Westerleigh Improvement Society
Eric Patterson, Friends of Westerleigh Park
Chris Hadwin, SI Department of City Planning
Bob Zion, St. George Civic Association
Sarah Gowell, Bay Street Landing
Charlene Wagner, Resident
Barbara Sanchez, Committee to Save Mount Manresa
Marygrace DiForte, Resident
Wayne McDougall, Resident
Marsha Russell, Bay Street Landing
Diane Mitchell, Resident
Peter Lisi, Resident
Irina Roizin & Cheryl Barzy Brighton Ballet
Mike Murphy, Verizon
Roger Wesby, Resident
William Martin, Resident
Mike Penrose, Resident

OFFICE STAFF

Joseph Carroll, District Manager
Lisa Crosby, Community Associate

Chairman Nicholas Siclari called the meeting to order at 7:30 P.M.

Pledge of Allegiance

Roll call attendance taken quorum present.

A certificate of Recognition was presented to Mr. Gregg Breinberg, P.S. 22 Chorus Director for his outstanding work he has done with the students. Mr. Breinberg performed a song with one of the very first students he taught.

A certificate of Recognition was presented to Ms. Sajdwa Musawwir Ladner, Executive Director Temple of the Arts for the great work she does with the community.

A certificate of Recognition was presented to Ms. Irna Roizin, Director of the Brighton Ballet Theatre. The company originated in Brighton Beach and expanded to Staten Island.

Ms. Tiffany Anne Taylor and Russell Martin from the NYC Economic Development Corporation presented the preliminary findings for the North Shore Transportation Improvement Study to handle the new traffic in the St. George Area. The power point presentation that was given can be sent to anyone that would like it. Call the Board Office at 718-981-6900 or e-mail Lisa at lcrosby@cb.nyc.gov.

Mr. Russell Martin from the National Park Service gave a presentation on Fire Prevention for phragmites.

PUBLIC SESSION

Ms. Irina Roizin & Cheryl Barzy spoke of Brighton Ballet School a dance school dedicate3d to providing the highest quality of dance education for girls and boy s ages 2-19, as well as adults

Mike Murphy is a Verizon worker who spoke of the current strike and how it hurting the communities.

Mr. Bob Zion spoke of Fleet week which is May 25th –May 29th. There will be a free concert at Flagship brewery and there will be a ship at the Homeport to tour.

Ms. Priscilla Marco spoke of 357 Targee Street – a presentation was given at the last meeting. A developer plans to build apartments for adults with schizophrenia, bipolar disorder and other mental illnesses.

Mr. Len Garcia-Duran, Director of the Staten Island Department of City Planning and Mr. Chris Hadwin, SI City Planning gave an update on the Bay Street Corridor public workshops.

Mr. & Mrs. Mohlenbrok spoke of the wonderful work the Brighton Ballet School has done for their daughter who has Down syndrome.

Mr. Roger Wesby, Ms. Diane Mitchell and Mr. William Martin all spoke opposing the Cunard Avenue development. Some of the reasons were: area is wooded; there is a lot of wildlife in the area. Pictures were submitted of trees that were removed. There are drainage problems in the area and, by removing the trees in the area. Students from Wagner College are constantly parking in the area.

Mr. Mike Penrose spoke about the Bay Street Corridor workshops that City Planning has been holding. Mr. Penrose does not feel this is going to benefit the community.

Mr. Kevin Elkins gave an update on what Comptroller Stringer and his office has been working on. One of the items is they have been doing an audit of the Board of Elections. For more information on other items the Comptroller is working on go to: comptroller.nyc.gov

Ms. Barbara Sanchez spoke of the appeal the Savo Brothers has with the street names that were assigned by Borough President Oddo and other development in the area.

PUBLIC SESSION CLOSED

OFFICERS' REPORTS

FIRST VICE-CHAIRMAN, ANTHONY COSENTINO – No report.

SECOND VICE-CHAIRMAN, CHRIS ROONEY – No report.

THIRD VICE-CHAIRMAN, FRIDAY OGBEWELE – No report.

TREASURER, LARRY BESLOW - The report is in the packet.

SECRETARIES, ANJAIL AMEEN-RICE – Last month Call for Candidate Forms were e-mailed to all the Board Members and, nominations were taken from the floor at the April Meeting. The current Executive Committee Members all put in their Call for Candidate forms in April as follows:

Nicholas Siclari, Chairman
Anthony Cosentino, First Vice-Chairman
Christopher Rooney, Second Vice-Chairman
Friday Ogbewe, Third Vice-Chairman
Larry Beslow, Treasurer
Anjail Ameen-Rice, Secretary.

Ms. Anjail Ameen-Rice asked three times for nominations from the floor for each of the Executive Committee positions, after there were no nominations from the floor Ms. Ameen-Rice closed the nominations for all of the positions.

Congratulations to the current Executive Committee.

CHAIRMAN, NICHOLAS SICLARI – Chairman Siclari thanked all the Board Members for their confidence in his leadership and for the time and effort they put in attending meetings and working to enhance the quality of life for the community

DISTRICT MANAGER, JOSEPH CARROLL – Mr. Carroll announced the parking lot at the wheel will be opening next month. Councilwoman Rose will be setting up an advisory committee to insure the project is running smoothly.

Mr. Carroll also mentioned the proposal which Ms. Marco mentioned under Public Session for 357 Targee Street. Mr. Carroll did hear about it earlier this year, nothing was ever officially proposed and the owner of the property was informed that Community Board #1 is against siting any type of housing this size on the north shore. It was not brought up again to Community Board #1. Up to this date the board has not received any official letter of intent to develop the site.

FUNCTIONAL COMMITTEE REPORTS

LAND USE, VINCENT ACCORNERO – The following applications were heard at a Land Use Public Hearing on May 2, 2016.

1. Board of Standards & Appeals Calendar Nos. 2016-442 to 4146-A – applications filed to permit construction of five one-family homes that do not front on a legally mapped street at 70, 72, 74, 76 and 78 Cunard Avenue, north side of Cunard Avenue approximately 104 ft. north of Cedar Terrace.

There were numerous residents in attendance at the hearing and who spoke tonight who stated that the area is wooded, there is a lot of wildlife in the area. Pictures were submitted of trees that were removed. There are drainage problems in the area and, by removing the trees in the area. Students from Wagner College are constantly parking in the area.

The following motion was made seconded and passed unanimously.

Board of Standards & Appeals Calendar Nos. 2016-442 to 4146-A – applications filed to permit construction of five one-family homes that do not front on a legally mapped street at 70, 72, 74, 76 and 78 Cunard Avenue, north side of Cunard Avenue approximately 104 ft. north of Cedar Terrace.

Whereas, the subject site is located on the north side of Cunard Avenue, a public street that is not on the official map of the City of New York, and;

Whereas, the subject site is located within an R3A, (Special Hillside Preservation) zoning district, and;

Whereas, the proposed development will consist of 5 lots (tax & zoning) that will be apportioned from existing tax lot 8, and;

Whereas, this subdivision would be subject to an action required under the SHPD by Department of City Planning, and;

Whereas, this project would require an access lane of 30 feet paved and improved on existing lot 237 that will connect Cedar Terrace and Cunard Avenue, and;

Whereas, the proposed access lane on existing lot 237 would be owned and maintained by a HOA, and;

Whereas, this access lane would be a privately owned road connecting to City-Owned streets and would create practical difficulties for delivery of services, and;

Whereas, Cedar Terrace is a narrow road with limited parking which would provide difficulties in providing turn radius onto and off of the lot 237 access lane, and;

Whereas there has been clearing of trees from the subject site prior to City Planning Commissions approvals under the provisions of the Special Hillside Preservation District,

Be it hereby resolved that: Community Board #1 opposes the application pursuant to General City Law 36.

2. Board of Standards & Appeals Calendar Nos. 206-4155-4162-A – applications filed to permit construction of eight one-family homes that do not front on a legally mapped street at 1, 5, 9, 15, 19, 23, 27 and Montana Court, east side of Van Pelt Avenue and west of Van Name Avenue. There was no opposition for the proposal from the community at the Land Use Public Hearing.

Motion made, seconded and approved 20-7-3 to approve application as submitted.

3. Board of Standards & Appeals Application No. 2016-4168-BZ – application filed to construct a one family home that does not meet the side yard requirements at 94 Elm Street. There was no opposition for the proposal from the community at the Land Use Public Hearing and it was noted that there was previously a home there and many of the homes do not meet the side yard requirements on the block.

Motion made, seconded and approved 27-0-2 to approve application as submitted.

4. Second renewal application to renew an application that was submitted to the Department of City Planning Application to construct 14 two-family homes 24-28 Hendricks Avenue and 109-137 Benziger Avenue.

At the Land Use Public Hearing there were many residents who spoke of previous approvals given by the Board, how the houses would be situated etc. It was noted that the application was only to renew since no homes have been built. It took a very long time for the DEP permits for the sewers for the homes.

The following motion was made, seconded and approved 20-7-0 (1 ineligible) as follows:

On May 10, 2016 Community Board #1 voted 20-7-0 (1 ineligible) to approve the second renewal authorization for the above referenced application and to include the Board's original recommendation.

As per Community Board 1's vote on June 11, 2013 to approve the renewal authorization for 14 2-family homes. The Board included in the resolution recommending that the applicant build 16 1-family homes and 2 2-family homes.

Since you are now contemplating building 18 fully detached 1-family homes and have agreed to the previous conditions noted below the board has no objection and maintains its previous Board vote of 28-1-0 for the proposed 18 fully detached 1-family homes.

- That the buildings are constructed utilizing green technology such as low e-glass, roof shingles made from recycled material, low flow toilets;
- That the historic wall on Westervelt Avenue be preserved and that the retaining wall on Benziger Avenue be constructed using natural stone similar to that of the Westervelt Avenue wall, and;

- That native plant species be selected for the landscape to fit in with the surrounding environment, and;
- The house on the corner of Benziger and Westervelt Avenues be oriented so that the front door faces Westervelt Avenue to fit in with the character of the existing homes but that the driveway remain on Benziger Avenue and not interfere with the Westervelt Avenue wall.

BUDGET & FINANCE, ANTHONY COSENTINO – No report.

TRANSPORTATION, NICHOLAS ZVEGINTZOV – The Department of Transportation gave a presentation previously regarding improvements to Victory Blvd. and Bay Street. Mr. Zvegintzov asked that the Board send a letter of no objection to the proposed improvements. Motion carried to send letter.

HEALTH & HUMAN SERVICES, CATHERINE PARADISO – No report.

WATERFRONT, LORETTA CAULDWELL – No meeting no report.

PUBLIC SERVICES, SUNNY JAIN – No meeting, no report.

YOUTH SERVIES, KELLY VILAR – The report and newsletter is in the packet. Ms. Vilar invited everyone to the June 10, 2016 Youth Meeting at Brighton Heights Church, 320 St. Mark's Place at 7:00 P.M. The Brighton Heights Youth Choir will be performing. There will be refreshments. If anyone would like to bring anything

RULES & LEGISLATIVE AFFAIRS, CHRISTOPHER GREENE – We are going to look into the Board of Standards & Appeals decisions in comparison to the Board's recommendations.

AD HOC COMMITTEE REPORTS

LABOR, JEFFREY MOHLENBROK – The committee met with the workers from Verizon that are on strike.

PARKS & RECREATION, MEGAN DELMAR – No meeting, no report.

CIVIC COMMITTEE, VICTORIA GILLEN – The meeting that was scheduled is cancelled for the end of the month.

CULTURAL AFFAIRS, PEARL MINSKY – No meeting, no report.

AREA COMMITEE REPORTS

CLIFTON/CONCORD/STAPLETON, LARRY BESLOW – A joint meeting was held with the Land Use Committee, the minutes are in the packet.

WEST BRIGHTON/ST. GEORGE, JEFFREY MOHLENBROK/VICTORIA FOSSELLA – The minutes of the meeting are in the packet.

SILVER LAKE/SUNNYSIDE/WESTERLEIGH/WILLOWBROOK, CAMILLE ZARRELLI/TIMOTHY FORSYTH -

The minutes of the meeting are in the packet

ROSBEBANK/FT. WADSWORTH, JOHN GUZZO – The minutes of the meeting are in the packet.

OLD BUSINESS

NEW BUSINESS

Motion made and seconded to adjourn.