



**BOROUGH OF STATEN ISLAND
COMMUNITY BOARD #3**

1243 Woodrow Road - 2nd Floor

Staten Island, NY 10309

Telephone: (718) 356-7900 Fax: (718) 966-9013

Website: www.nyc.gov/sicb3

Email: sicb3@cb.nyc.gov

**Land Use Committee
Public Hearing Report**

DATE: March 11, 2026

TIME: 7:00 PM

Committee Members Present

Diane Peruggia, *Chairwoman of the Board*

Jeff Geary, *Land Use Chair*

Robert DiGennaro

Patrick Donahue

Gary Fleming

Owen Reiter

David Santoro

Danny Venuto

Board Members Present

Joseph Carlo

John Galarza

Staff Present

Stacey Wertheim, *District Manager*

Susan LaForgia, *Community Coordinator*

Guests

Denise Pacheco, Rep. Assm. Michael Reilly

Thomas Barlotta, former Board Member

Public Contact Session - None

Agenda - None

Old Business - None

New Business – None

Updates

- A new energy code was signed into law. Department of Buildings will not review any submissions until April 1st. This new code will increase the cost of building and add a stricter review process. This applies to residential and commercial buildings.
- The proposed homeless shelter on Arthur Kill Road (A.K.R.) appears to be moving forward, despite being listed as “Disapproved” on the DOB website. The site is within an MS4 area that requires additional drainage and is affected by the mapped A.K.R. widening line. The adjacent corner lot is proposed for a gas station/convenience store.
- A committee created by Councilman Frank Morano will be led by Tommy Barlotta to monitor this project and proactively identify similar sites that could be developed without proper transparency or notification to elected officials, the Community Board, and stakeholders.

Respectfully submitted,

Jeffrey Geary

Jeffrey Geary, R.A.
Land Use Chairman