



Chairperson, Martha Taylor

*The City of New York
Borough of Queens*

Community Board 8

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District Manager, Marie Adam-Ovide

PUBLIC HEARING:

**BSA Cal. No. 55-97-BZ
76-36 164th Street
Fresh Meadows, NY 11366**

DATE:

Monday, April 9, 2018

PLACE:

**Young Israel of Jamaica Estates
83-10 188th Street
Jamaica Estates, NY 11432**

ATTENDANCE:

**Steven Konigsberg, Zoning Committee Chair
Allen Eisenstein, Board Member
Kevin Forrestal, Board Member
James Gallagher Jr., Board Member
Jesse Rosenbaum, Board Member**

Others in attendance:

**Jose Lopez – Department of Parks & Recreation
Fayanne Betan – Sheldon Lobel, P.C.
Stephen Everett – Queens Department of City Planning
Marie Adam Ovide, CB 8 District Manager
Jatna Reyes, CB8 Staff Member**

Purpose of Public Hearing

This application is filed pursuant to Section 11-411 of the Zoning Resolution to request (i) an extension of term of the previously granted special permit under BSA Calendar No. 55-97-BZ to permit the continued operation of an automotive service repair station at the premises, and (ii) a waiver of the Board’s Rules of Practice and Procedure to allow the filing of the application after the permitted filing period.

Zoning Chairperson Steven Konigsberg called this Public Hearing to order at 8:01 p.m. He introduced the Board Members present and explained the rules governing the Hearing. There were 5 Board Members present; therefore, there was not a quorum. A vote will be taken by the full Board at the Community Board Meeting on April 18, 2018 at the Hillcrest Jewish Center, located at 183-02 Union Turnpike at 7:30 p.m.

Public Participation

There was no public participation for this application.

Zoning Chairperson Steven Konigsberg introduced Fayanne Betan from the office of Sheldon Lobel, P.C. representing the applicant of the above premises.

Presentation by Ms. FAYANNE BETAN representing the applicant BRENDAN'S SERVICE STATION

This is an application for an extension of term of a previously granted variance, originally granted in 2009 for the first time. It is a Use Group 16 Automotive Repair Station known as Brendan's Service Station. This application seeks an extension of term which expired in 2017. The application does not seek any amendments or modifications of the variance, simply to continue the use as it currently exists. The BSA approved plans in 2009. The site operation of the service station includes auto repair maintenance including oil change, inspections and brakes. There is no painting, welding or body work done on the premises. The business operates Monday through Friday from 7:00 a.m. to 6:00 p.m. and Saturdays from 7:00 a.m. to 4:00 p.m. The premises is closed on Sundays. She mentioned that they have not received any complaints from the neighbors regarding this establishment.

Zoning Chairperson Konigsberg opened the floor for questions from the Board Members.

Questions by the Board Members:

Jesse Rosenbaum:

Do you store any vehicles? Any Livery, Taxi or Limousine vehicles there?

Answer: *[Niall Donnely] – No.*

Steven Konigsberg –

Are there vehicles stored occasionally for repair purposes inside?

Answer: *[Niall Donnely] – Yes.*

Kevin Forrestal – Mr. Forrestal stated that this is a long standing well known establishment in the area that has caused no difficulties in the neighborhood. He recommends its approval.

Mr. Konigsberg asked for a motion for the approval of the extension of term for this establishment.

Kevin Forrestal made a motion to approve BSA Cal. No. 55-97-BZ, 76-36 164th Street, the extension of term of the previously granted special permit for the continued operation of an automotive service repair station at the premises, and a waiver of the Board's Rules of Practice and Procedure to allow the filing of the application after the permitted filing period, seconded by Jesse Rosenbaum.

Vote:

5 in favor 0 opposed 0 abstained

Board Members who voted in favor: Allen Eisenstein, Kevin Forrestal, James Gallagher, Jr., Steven Konigsberg and Jesse Rosenbaum.

Board Members who voted against: None

The motion was passed unanimously

Adjournment

This Public Hearing adjourned at 8:04 p.m.

*Respectfully submitted
Jatnna Reyes, CB8 Staff
April 17, 2018*