

**Community Board Ten Board Meeting Attendance**  
**Meeting Held on Zoom Platform – Livestreamed on YouTube**  
**Monday, May 16, 2022**

**Board Members Present:(32)**

Jonathan Bova  
Jaynemie Capetanakis  
Shirley Chin  
Judith M. Collins  
Doris Cruz  
Richard Day  
Chris Elisson  
Ann Falutico  
Carmen Feliciano  
Senja Frangipani  
Barbara Germack  
Ruth Greenfield-Masyr  
Dianne Gounardes  
Judith Grimaldi  
Stephen Harrison  
Justin Hyatt  
Jill Infantolino-Hajjar  
Dr. Habib Joudeh  
Wai Ging Leo  
Nikolaos Leonardos  
Essa Masoud  
Nicholas Massab  
Iris Mulé  
Robert Oliva  
Stephanie Simone-Mahaney  
Lawrence Stelter  
Henry Stewart  
Jana Taoube  
Julie Thum  
Sandy Vallas  
Barbara Vellucci  
Lori Willis

**Excused:(10)**

Tracie Britton  
Preston Ferraiuolo  
Michael Festa  
Daniel Hetteix  
June Johnson  
Stella Kokolis  
Anthony Marino  
Dean Rasinya  
Dr. Husam Rimawi  
Joseph Sokoloski

**Absent: (1)**

Michael Xie

**AMENDED AGENDA  
COMMUNITY BOARD 10 GENERAL MEETING**

**May 16, 2022; 7:00 pm  
Knights of Columbus, 1305 86<sup>th</sup> Street**

**\*\*YouTube Livestream: <https://www.youtube.com/channel/UCPueX4MsL5dhnFZ-wqDwvKw>**

**PLEDGE OF ALLEGIANCE**

**ADOPTION OF AGENDA**

**ADOPTION OF MINUTES**

**April 18, 2022 Board Meeting**

**PUBLIC SESSION**

**(Limited to a maximum of ten minutes in total)**

**PUBLIC HEARING**

**New SLA wine/beer/cider application at Pegasus,  
8610 3<sup>rd</sup> Avenue**

**Committee Report and Recommendation  
Discussion and Vote**

**New SLA wine/beer/cider application at Ay Kebab  
Turkish Restaurant, 8602 4<sup>th</sup> Avenue**

**Committee Report and Recommendation  
Discussion and Vote**

**New SLA wine/beer/cider application at Spicy  
Sichuan Restaurant Inc., 7026 3rd Avenue**

**Committee Report and Recommendation  
Discussion and Vote**

**New SLA liquor/wine/beer/cider application at Baci  
Bay Ridge, 8420-8422-8424 3rd Avenue**

**Committee Report and Recommendation  
Discussion and Vote**

**SLA liquor/wine/beer/cider renewal application at  
Red Oak, 8305 3rd Avenue**

**Committee Report and Recommendation  
Discussion and Vote**

**CHAIR'S REPORT**

**DISTRICT MANAGER'S REPORT**

**TREASURER'S REPORT**

**COMMITTEE REPORTS**

**PARKS COMMITTEE**

**Update regarding Parks Department presentation  
of Shore Road Promenade Resiliency Plan**

**Committee Report and Recommendation  
Discussion and Vote**

**Update regarding Joint CB10/CB11 Community  
Meeting regarding quality of life issues in and  
around Dyker Beach Park**

**Committee Report and Recommendation  
Discussion and Vote**

**TRAFFIC AND TRANSPORTATION COMMITTEE**

**Update regarding MTA plans for 8<sup>th</sup> Avenue  
Station ADA project**

**Informational Report**

**Update on Committee review of 5<sup>th</sup> Avenue Summer/  
Fall Open Streets Applications**

**Committee Report and Recommendation  
Discussion and Vote**

**Update on Committee review of 3<sup>rd</sup> Avenue Summer  
Open Streets Applications**

**Committee Report and Recommendation  
Discussion and Vote**

**NOMINATING COMMITTEE**

**Presentation of Slate of CB 10 Officers  
for fiscal year 2023**

**Committee Report and Recommendation**

**OLD BUSINESS**

**NEW BUSINESS**

**ADJOURN**



# COMMUNITY BOARD TEN GENERAL BOARD MEETING MINUTES

MAY 16, 2022 – LIVESTREAM LINK BELOW

<https://www.youtube.com/watch?v=VTdlyql5mKw>

Chair Willis called the meeting to order at 7:00 pm followed by the Pledge of Allegiance.

Chair Willis asked for a motion from the floor to adopt the Agenda. Motion by BM Thum, second by BM Gounardes. All in favor. Motion carried.

Chair Willis asked for a motion from the floor to adopt the Minutes from the April 18, 2022 General Board Meeting. Motion by BM Germack, second by BM Stelter. All in favor. Motion carried.

## PUBLIC SESSION

Libby Silber representing State Senator Andrew Gounardes announced that their office is currently giving out free at home COVID-19 testing kits. Ms. Silber noted that their District Office in Bay Ridge is located at 8018 5th Avenue, and they could be contacted if needed.

Nancy Lulu representing Brooklyn District Attorney Eric Gonzalez announced that on Saturday, May 21, 2022 their office, along with the NYPD will host a gun buyback event at the Emmanuel Baptist Church, 279 Lafayette Avenue, Brooklyn, New York 11238 from 10:00 am to 4:00 pm. Ms. Lulu pointed out that in honor of Asian American and Pacific Islander Heritage Month the Brooklyn District Attorney will be hosting a celebration on Tuesday, May 24, 2022 at the Brooklyn Bar Association, 123 Remsen Street, Brooklyn, New York 11201 at 5:30 pm. RSVP for this event is required. Ms. Lulu urged the audience to navigate their website at [www.brooklynda.org](http://www.brooklynda.org) for the latest press releases, all their efforts and their social media platforms. Ms. Lulu noted that the Brooklyn District Attorney's Action Center can be contacted via phone at 718-250-2340 for anyone who has an inquiry or wants to file a complaint.

Jahi Rose, Director of Outreach NYC Civilian Complaint Review Board (CCRB) noted that their office takes complaints of police misconduct where they can investigate, mediate and/or administratively prosecute those claims of misconduct. Mr. Rose mentioned that he will provide his information in the chat for anyone interested in contacting him. He stated that their office is back to in-person Board meetings which are held at 100 Church Street, 10th floor, New York, New York 10007 at 4:00 pm. To speak at the Board meeting a request must be received via email.

Michael Sheldon representing Council Member Justin Brannan mentioned that the Council Member has been negotiating the budget for some time and they hope to receive good news. He noted that this past month the news has been fast paced especially in government and politics in many ways. Mr. Sheldon stated that they have many upcoming which can be found on their website at [www.justinbrannan.com/event](http://www.justinbrannan.com/event). Mr. Sheldon mentioned that their office is available for assistance.

James Koutsavlis representing Bravo Volunteer Ambulance Service announced that they are currently running a campaign for donations and Emergency Medical Technician (EMT) volunteers. He said that this is how their organization continues to provide service to the community since 1974. Mr. Koutsavlis encouraged the audience to visit their website at [www.bravoambulance.org](http://www.bravoambulance.org) to donate and/or join their team as a volunteer. He noted that Peter Amentas, a friend and was one of the founding members recently passed away from COVID-19. He stated that BRAVO flyers will be posted in the windows of storefronts along 3rd, 5th, and 13th Avenues. Chair Willis thanked Mr. Koutsavlis for his service.

Rob Agular representing Council Member Alexa Avilés noted as part of Earth Day their office had partnered with a local organization called PCR for a community cleanup to address the accumulation of garbage and debris at the 8th Avenue station on the R-train line. He added that their office is open Monday through Friday from 9:30 am to 5:30 pm at 4417 4th Avenue.

Morris Denmark, Branch Manager for Brooklyn Public Library Fort Hamilton branch greeted the audience. He announced the following:

- Saturday, June 4, 2022 they will have a kickoff of their summer reading program in front of the Brooklyn Public Library Fort Hamilton branch starting approximately 11:00 am to 3:00 pm
- Tuesday, June 7, 2022 they will be hosting a party at the Bensonhurst Park, 21st Avenue and Cropsèy Avenue from 11:00 am to 3:00 pm.



- Monday, June 6, 2022 and Monday, June 13, 2022 Story Time at the Brooklyn Public Library Fort Hamilton branch at 10:30 am.

Essa Masoud, representing the 5th Avenue Business Improvement District (BID), mentioned that the 5th Avenue Festival will be held on June 5, 2022 from 10:00 am to 6:00 pm and anyone interested in becoming a vendor should contact the 5th Avenue BID or apply online. He announced that Open Streets will be held on the last Friday of every month starting July 29th through October 28th and more details could be found by visiting their website.

**CHAIR'S REPORT – See attached**

**PUBLIC HEARING**

**POLICE AND PUBLIC SAFETY COMMITTEE**

Regarding the New SLA Wine/Beer/Cider license application for Pegasus Brooklyn Incorporated, d/b/a Pegasus, 8610 3rd Avenue, Brooklyn, New York 11209, Police and Public Safety Committee Chair Barbara Vellucci rendered the Committee report. See attached.

**Motion: CB 10 to deny the application for a New SLA Wine/Beer/Cider license for Pegasus Brooklyn Incorporated, d/b/a Pegasus, 8610 3rd Avenue, Brooklyn, New York 11209, unless the owner agrees to the following Stipulations:**

- **The premise will operate as a restaurant.**
- **The owner will become familiar with NYSLA regulations.**
- **There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)**
- **The hours of operation will be seven days a week 8 AM – 5:30 PM Monday – Saturday. On Sunday, the hours will be 8 AM – 4 PM.**
- **There will only be background recorded music. The doors and windows are to remain closed when the music is playing, and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.**
- **There will be no music on the outside of the premises.**
- **There will be use of outdoor space with 4 tables & 12 chairs during the spring and summer. Covid Allowance.**
- **The licensee shall not use any promoter or have promoted events.**
- **There will be no smoking permitted.**
- **There will be no subletting.**
- **There will be at least a 20% visible view into the establishment at eye level.**
- **The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.**

**28 in favor; 1 recusal – BM Taoube; 1 opposed – BM Feliciano. Motion carried.**

Regarding the New SLA Wine/Beer/Cider license application for Petek Inc., d/b/a Ay Kebab Turkish Restaurant, 8602 4th Avenue, Brooklyn, New York 11209, Police and Public Safety Committee Chair Barbara Vellucci rendered the Committee report. See attached.

**Motion: CB 10 to deny the application for a New SLA Wine/Beer/Cider license for Petek Inc., d/b/a Ay Kebab Turkish Restaurant, 8602 4th Avenue, Brooklyn, New York 11209, unless the owner agrees to the following Stipulations:**

- **The premise will operate as a restaurant.**
- **The owner will become familiar with NYSLA regulations.**
- **There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)**
- **The hours of operation will be seven days a week 10 AM – 11 PM Sunday – Thursday. Friday and Saturday, the hours will be 10 AM – 12 AM.**

- There will only be background recorded music, except for the live vocalist and 2-piece band once per month on the weekend. The doors and windows are to remain closed when the music is playing, and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.
- There will be no music on the outside of the premises.
- There will only be use of outdoor space through December 2022 in accordance with Covid allowance.
- The licensee shall not use any promoter or have promoted events.
- There will be no smoking permitted.
- There will be no subletting.
- There will be at least a 20% visible view into the establishment at eye level.
- The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.

Brief discussion followed.

BM Stelter questioned if the violations from the previous owner were rectified and if there was a Certificate of Occupancy on file for this location. Committee Chair Vellucci and DM Beckmann replied yes to both.

Chair Willis asked if the music would be amplified when the live vocalist and 2-piece band play. Committee Chair Vellucci was unsure as this question wasn't asked during the May 11th Police and Public Safety Committee meeting. It was noted that the establishment owner wasn't present to respond.

BM Harrison asked the location of this establishment. Committee Chair Vellucci answered 8602 4th Avenue (corner property).

**29 in favor; 1 recusal – BM Taoube; 1 abstention – BM Masoud. Motion carried.**

Regarding the New SLA Wine/Beer/Cider license application for Spicy Sichuan Restaurant Inc., 7026 3rd Avenue, Brooklyn, New York 11209, Police and Public Safety Committee Chair Barbara Vellucci rendered the Committee report. See attached.

**Motion: CB 10 to deny the application for a New SLA Wine/Beer/Cider license for Spicy Sichuan Restaurant Inc., 7026 3rd Avenue, Brooklyn, New York 11209.**

A brief discussion followed.

A brief discussion took place with Committee Chair Vellucci, DM Beckmann, Chair Willis, and BM Harrison regarding the establishment owner permitting BYOB at this location as it is not permitted in the State of New York, as well as the representative and/or establishment owner not appearing at the Police and Public Safety Committee meeting that was held on May 11th. It was noted that Community Board Ten's Community Coordinator Garuccio reached out to the representative to inform him that BYOB is not permitted in the State of New York and his client must immediately stop permitting BYOB at this location. Thereafter, the representative profusely apologized for not attending the Police and Public Safety Committee meeting that was held on May 11th. They agreed to appear at the Police and Public Safety Committee meeting on June 9th and submitted an email to the Office of Community Board Ten noting that they will not submit their application to the SLA until after the Board has voted on the matter.

**6 in favor; 25 opposed; 1 abstention – BM Taoube. Motion carried.**

**Motion made by Committee Chair Vellucci to adjourn the New SLA Wine/Beer/Cider license application for Spicy Sichuan Restaurant Inc., 7026 3rd Avenue, Brooklyn, New York 11209, until the next Police and Public Safety Committee meeting scheduled for June 9th, seconded by BM Vallas.**

**30 in favor; 1 recusal – BM Taoube. Motion carried.**

Regarding the New SLA Liquor/Wine/Beer/Cider license application for Baci Bay Ridge LLC, d/b/a Baci, 8420-8422-8424 3rd Avenue, Brooklyn, New York 11209, Police and Public Safety Committee Chair Barbara Vellucci rendered the Committee report. See attached.



**Motion: CB 10 to deny the application for a New SLA Liquor/Wine/Beer/Cider license for Baci Bay Ridge LLC, d/b/a Baci, 8420-8422-8424 3rd Avenue, Brooklyn, New York 11209, unless the owner agrees to the following Stipulations:**

- **The premise will operate as a restaurant.**
- **The Certificate of Occupancy states 100 but the restaurant is set for 74 and that will be adhered to.**
- **The owner will adhere to NYSLA regulations.**
- **There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)**
- **The hours of operation will be seven days a week Sunday – Thursday 11 AM – 10 PM, Friday 11 AM – 11 PM, Saturday 10 AM – 11 PM.**
- **The owner will directly supervise the manager.**
- **There will only be background recorded music indoors with teacup speakers. The doors and windows are to remain closed when the music is playing, and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.**
- **There will be no music on the outside of the premises. The speakers on the outdoor structure are to be removed immediately**
- **There will only be use of outdoor space on 3rd Avenue in accordance with Open Restaurants/ Covid allowance. The outdoor structure should be open - not enclosed.**
- **The licensee shall not use any promoter or have promoted events.**
- **There will be no smoking permitted.**
- **There will be no subletting.**
- **There will be at least a 20% visible view into the establishment at eye level.**
- **The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.**
- **The owner will meet for a review within 3 months of opening and as requested in the future.**

Discussion followed.

A lengthy conversation took place with BM Thum, BM Falutico, BM Grimaldi, BM Simone-Mahaney, BM Joudeh, BM Cruz, BM Harrison, BM Stelter, BM Frangipani, BM Greenfield-Masyr, Committee Chair Vellucci, DM Beckmann, Chair Willis, and Mr. Borgognone concerning ownership and management of the establishment, adverse history from the previous owner, quality of life for residents, compliance with NYS SLA Law and DOT Open Restaurant Program. Specifically, it was noted that Mr. Borgognone would be the owner of the establishment contingent to obtaining a liquor license from the SLA and that he would be the direct person to oversee daily management to ensure that the quality of life for residents is not disrupted. The previous owner would no longer be involved with the establishment and as of April 2022 there is currently no liquor license for the establishment. The outdoor dining area on 85th Street was removed as recommended and under the current emergency order for the Open Restaurants program, it is permissible to utilize the front of an adjoining commercial premise if the owner consents. The establishment will be closed for approximately two months during renovation once Mr. Borgognone takes over.

BM Harrison requested to add to the stipulation agreement that Mr. Borgognone will be the sole owner with no silent partners and that he would have direct supervision of the manager. Also, BM Cruz requested that a three-month review from the opening day be added to the stipulation agreement due to the adverse history. Mr. Borgognone agreed to add both requests to the stipulation agreement.

**28 in favor; 1 abstention – BM Taoube. Motion carried.**

Regarding the SLA Liquor/Wine/Beer/Cider license renewal application for Candela Restaurant Corp., d/b/a Red Oak & Hookah Lounge, 8305 3rd Avenue, Brooklyn, New York 11209, Police and Public Safety Committee Chair Barbara Vellucci rendered the Committee report. See attached.

**Motion: CB 10 to deny the SLA Liquor/Wine/Beer/Cider license renewal application for Candela Restaurant Corp., d/b/a Red Oak & Hookah Lounge, 8305 3rd Avenue, Brooklyn, New York 11209, unless the owner agrees to the following Stipulations:**



- The premise will operate as a restaurant. Documentation regarding the Hookah Lounge (since 2015) is provided.
- There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)
- The hours of operation will be Sunday – Thursday 3 PM – 2 AM, Friday and Saturday 3 PM –2 AM, Outdoor Space will only be used until 12 AM.
- There will only be background recorded music. The sound level will remain below the level permitted by the NYC Noise Code. The doors and windows are to remain closed in coordination with any amplified music.
- There will be no music or speakers on the outside of the premises and lighting will follow NYC regulations.
- The licensee shall not use any promoter or have promoted events.
- The licensee shall not sublet.
- There will be no smoking permitted outside the premise and Smoke Eaters will continue to alleviate smoke emanating from hookah use as agreed to on the prior stipulation agreement.
- That there will be at least 20% visible view at eye-level into the establishment.
- The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.

Brief discussion followed.

BM Cruz, BM Falutico, Committee Chair Vellucci, Chair Willis, and Mr. Mina discussed concerns raised about the smoke eaters removing exposure of benzene from the air, the updated legal requirements of hookah ventilation and the hours of operation. Mr. Mina noted that the smoke eaters eliminate benzene from the air and that his establishment is currently compliant with the legal requirements recommended by the FDNY and the Department of Health. Mr. Mina also agreed to reduce the hours of operation considering nearby residents' quality of life.

**24 in favor; 2 opposed – BM Thum, BM Cruz; 3 abstentions – BM Hyatt, BM Masoud, BM Taoube. Motion carried.**

**DISTRICT MANAGER'S REPORT – See attached**

**TREASURER'S REPORT – See attached**

### **COMMITTEE REPORTS**

#### **PARKS COMMITTEE**

Regarding the plan presented by the NYC Department of Parks and Recreation to the Parks Committee on April 28th for the capital project to repair and rehabilitate the Shore Parkway Promenade path from the Verrazzano Narrows Bridge to Bay Parkway, Parks Committee Chair Dianne Gounardes rendered the Committee report. See attached.

**Motion: CB 10 to send a letter of support to the NYC Department of Parks and Recreation for the capital project to repair and rehabilitate the Shore Parkway Promenade path from the Verrazzano Narrows Bridge to Bay Parkway.**

Brief discussion followed.

BM Stelter questioned the useful lifespan of the sewer system. Committee Chair Gounardes replied approximately ten years.

**30 in favor. Motion carried.**

Regarding the quality-of-life issues in and around Dyker Beach Park, Parks Committee Chair Dianne Gounardes rendered the Committee report. See attached.

**Motion: CB 10 to send a letter of support to the NYC Department of Parks and Recreation to change the operating hours from 6:00 am through 1:00 am to 6:00 am through 10:00 pm and to eliminate the BBQ components at Dyker Beach Park.**

Brief discussion followed.

BM Stelter inquired if the BBQ components will be eliminated entirely. Committee Chair Gounardes responded yes for safety concerns.

**28 in favor. Motion carried.**

## **TRAFFIC AND TRANSPORTATION COMMITTEE**

Regarding the Street Activity Permit Office (SAPO) Application Event ID 639384, BM Jaynemie Capetanakis rendered the Committee report in the absence of the Traffic and Transportation Committee Chair Anthony Marino. See attached.

**Motion: CB 10 to approve the SAPO Application Event ID 639384 for the Fun On 5th Street Event on Friday, July 29th, Friday, August 26th, Friday, September 30th, and October 28th, 5th Avenue between 72nd to 85th Streets, from 4:00 pm to 11:00 pm including setup and breakdown, with the following stipulations:**

- **DSNY vehicles must begin cleanup no later than 10:30 pm.**
- **A list of all SLA licensed premises who plan to serve alcoholic beverages must be provided to Community Board Ten.**
- **All SLA licensed premises participating must abide by all rules during both events.**
- **Amplified sound permits will be issued at the discretion of the Fifth Avenue BID Organizers and all applicants MUST adhere to NYC Noise Code Regulations and NYPD rules relating to Sound Permits. A list of locations must be provided to Community Board Ten in advance of the event.**
- **All Amplified Sound Permits issued by NYPD MUST END AT 10PM. Violations of the Sound Permit regulations will be referred by Community Board Ten for enforcement.**
- **Organizers will ensure all intersections open to vehicular traffic must be lined with protective barriers and signage for pedestrian safety.**
- **All participants at the DOT Weekend Walk/FunOn5th event must comply with the direction of Marshals.**
- **The Fifth Avenue BID as sponsor will attend an interagency meeting organized by Community Board Ten with the leadership of the NYPD, DSNY, SLA, SAPO and DOT no less than one month before the first Summer Stroll Event.**
- **Distribution of DOT Weekend Walks/SAPO regulations to all participating merchants.**

**28 in favor; 1 recusal – BM Day. Motion carried.**

Regarding the Street Activity Permit Office (SAPO) Applications Event ID 641254 and Event ID 643045, BM Jaynemie Capetanakis rendered the Committee report in the absence of the Traffic and Transportation Committee Chair Anthony Marino. See attached.

**Motion: CB 10 to approve the SAPO Application Event ID 641254 for the 3rd Avenue Summer Stroll Street Event on Friday, July 8th, and Friday, August 5th, 3rd Avenue between 68th to 82nd Streets, from 4:00 pm to 10:30 pm including setup and breakdown, and SAPO Application Event ID 643045 for the 3rd Avenue Summer Stroll Street Event on Friday, July 22nd, and Friday, August 19th, 3rd Avenue between 82nd Street and Marine Avenue, from 4:00 pm to 10:30 pm including setup and breakdown with the following stipulations:**

- **DSNY vehicles must begin cleanup no later than 10:30 pm.**
- **A list of all SLA licensed premises who plan to serve alcoholic beverages must be provided to Community Board Ten.**
- **All SLA licensed premises participating must abide by all rules during each event.**
- **Amplified sound permits will be issued at the discretion of the 3rd Avenue Merchants Organizers and all applicants MUST adhere to NYC Noise Code Regulations and NYPD rules relating to Sound Permits. A list of locations must be provided to Community Board Ten in advance of the event.**
- **All Amplified Sound Permits issued by NYPD MUST END AT 10PM. Violations of the Sound Permit regulations will be referred by Community Board Ten for enforcement.**
- **Organizers will ensure all intersections open to vehicular traffic must be lined with protective barriers and signage for pedestrian safety.**
- **All participants at the Third Avenue Summer Stroll event must comply with the direction of Marshals.**



- **The 3rd Avenue Merchants as sponsor will attend an interagency meeting organized by Community Board Ten with the leadership of the NYPD, DSNY, SLA, SAPO and DOT no less than one month before the first Summer Stroll Event.**
- **Distribution of DOT Weekend Walks/SAPO regulations to all participating merchants.**

**29 in favor; 1 recusal – BM Day. Motion carried.**

Regarding the update on MTA plans on the addition of an Elevator at the 8th Avenue Station and ADA Accessibility Upgrade and Station Improvements 8th Avenue “N” line, BM Jaynemie Capetanakis rendered the Committee report in the absence of the Traffic and Transportation Committee Chair Anthony Marino. See attached.

### **NOMINATING COMMITTEE**

BM Oliva rendered the Committee report in the absence of the Nominating Committee Chair Michael Festa. See attached.

**Motion: BM Oliva called for any nominations from the floor for the position of Treasurer. Seeing none, motion was made to close nominations for Treasurer.**

**Motion: BM Oliva called for any nominations from the floor for the position of Secretary. Seeing none, motion was made to close nominations for Secretary.**

**Motion: BM Oliva called for any nominations from the floor for the position of Vice Chair. Seeing none, motion was made to close nominations for Vice Chair.**

**Motion: BM Oliva called for any nominations from the floor for the position of Chair. Seeing none, motion was made to close nominations for Chair.**

**Motion: BM Oliva requested a motion from the floor to close nominations for Community Board Ten Officers for fiscal year 2023. Motion made by BM Vellucci, second by BM Greenfield-Masyr.**

**The slate of Community Board Ten Officers for fiscal year 2023 listed below, will be affirmed by the Secretary at the June 13, 2022 General Board Meeting.**

- **Chair – Jaynemie Capetanakis**
- **Vice Chair – Sandy Vallas**
- **Secretary – Jana Taoube**
- **Treasurer – Shirley Chin**

### **OLD BUSINESS**

BM Grimaldi suggested that since several restaurants have been granted to apply the open restaurant program as part of their method of operation the Police and Public Safety Committee should re-examine the closing time granted to establishment owners especially for outdoor dining as the quality of life for residents might be disrupted by the noise taking place outside their property. BM Vellucci pointed out that the SLA guidelines state that restaurant establishments could be open until 4:00 am. BM Vellucci mentioned that she was glad that Candela Restaurant Corp., d/b/a Red Oak & Hookah Lounge at 8305 3rd Avenue agreed to close their establishment at 2:00 am and that the Police and Public Safety Committee could discuss this topic at their next meeting. Chair Willis expressed that this topic should be an ongoing discussion with the Committee in conjunction with the structure of the open restaurant program rules and regulations. BM Cruz stated that she believes that other districts don't permit restaurant establishments to operate after 1:00 am or 2:00 am and the Board should investigate this matter. BM Vellucci noted that enforcement might be required if the establishment owner goes against their stipulation agreement and the 68 Precinct is probably one of the best precincts in the city. BM Cruz responded that the Board needs to partner with the 68 Precinct for better enforcement including valet parking.

BM Oliva suggested that the Board offer some sort of resource to attorneys, representatives, and establishment owners on what the Board expects prior to discussion of their application at the Police and Public Safety Committee meeting. DM Beckmann replied



that is a great idea and something to investigate and possibly adding to Community Board Ten's informational booklet. Chair Willis also suggested that the Board can possibly work in conjunction with the Business Improvement Districts.

BM Mulé expressed that she encountered a bad experience yesterday at Baci and almost becoming a victim of a head on collision since she was unable to see vehicles passing by with the outdoor dining structure and valet parking blocking her view. Both vehicles had to cross the double yellow line creating a head on situation.

BM Vallas voiced that he feels that no matter how much effort the Board puts forth the city overrides their decision. For example, allowing Lonestar to operate after all the violations they received and all the feedback the Board presented or even the number of patrons allowed in an establishment at one time with fire exits. BM Infantolino-Hajjar thanked BM Vallas and suggested that the Board get together with Council Member Justin Brannan, State Senator Andrew Gounardes, the Department of Buildings and the FDNY to discuss a way to come up with new rules and regulations for the fire exits and the number of patrons allowed in an establishment at one time and asked DM Beckmann if there was an update on this topic. DM Beckmann responded that the Department of Buildings noted that there are current rules and regulations for establishments, and it was recommended that the Board understand those rules and regulations first before having a discussion about changing it. Chair Willis pointed out that possibly the Department of Buildings could educate the Board on their current rules and regulations so that the Board can understand what the parameters are and the reasoning behind it and have a further discussion if needed. BM Falutico mentioned that she is glad this topic will be studied especially for the quality of life for residents and for establishment owners to know that the Board is unlikely to approve their application when applying beyond a certain time.

### **NEW BUSINESS**

BM Vellucci announced that approximately two years ago an application for a street co-naming for St. Ephrem's 100th Anniversary was submitted and on Sunday, May 22, 2022 at 11:00 am a brief ceremony will be held on the steps in front of St. Ephrem's Church at Bay Ridge Parkway and Fort Hamilton Parkway. She encouraged the audience to join.

Chair Willis mentioned that she heard on the news that the Mayor will be putting forth a budget cut again with the Department of Parks and Recreation, but she will confirm with Council Member Justin Brannan exactly what is going on. She found it to be disappointing as Community District Ten has a lot of parks and currently not enough people to even cut the grass.

BM Hyatt wished the moms of the Board a belated Mother's Day and noted that he appreciates them.

### **ADJOURN**

Motion to adjourn. With no further business, the meeting was adjourned at 9:25 pm.

**COMMUNITY BOARD 10 BROOKLYN**  
**CHAIR'S REPORT**  
**May 15, 2022 General Board Meeting**

Good evening, and welcome to Community Board 10's May 15, 2022 General Board meeting.

This month, like many during my tenure as chair, has involved decision making around Covid-specific issues. As you know, I had originally scheduled tonight's meeting to be held in person. However, earlier today it became clear that we would not achieve a quorum due to tonight's expected severe weather and Board member absences. I have to say that I was sad to have to cancel what I thought would be the first in-person full Board meeting since the start of the pandemic. I will not have that option next month. Despite a rise in Covid numbers, early next month the Open Meetings Law requires that at least a quorum of our members meet in person, and Board members will be required to return to in-person meetings. I remain concerned for the health of our Board and CB10 members, so I do ask that at next month's meeting Board members choose to wear masks and distance as much as possible in order to make all attendees feel as safe as possible, and to enable all Board members to fulfill their duty to attend our Board meetings.

We have all heard about the horrible mass-shooting in Buffalo, New York, which came on the heels of the shooting in our community at a subway stop that is regularly traversed by our district's riders, and is now followed by yesterday's shooting in a California church. It is unthinkable that people were shot during peacetime just going to the grocery store and in their daily travels. It was reported in the news today that there have been 198 mass shootings in the United States the 4 1/2 months of 2022. Whatever ostensible logic or impetus is revealed to be the cause in the investigations of these acts, it seems to me that people are feeling an unprecedented amount of pressure and disconnection from their fellow human beings. We humans do violence to each other all the time, unintentionally and intentionally, whether with guns, mean words, unkind acts, unthinking inactions or malicious thoughts. In the context of natural conservation, words were spoken (Baba Dioum, 1968) that I think apply equally here: "In the end we will conserve only what we love, we will love only what we understand, and we will understand only what we are taught." I am certainly no expert, but maybe some part of the solution to the violence we are experiencing is understanding. We love what we understand. To understand a person we have to listen to the person, and that involves being tolerant enough to actually hear and figure out what the person is saying, even when we don't like what is being said or think we've heard it all before. I find that when I try my best to be tolerant and just listen to what another person is saying, without presumptions, I'm taught something of value – be it a new idea, a fact I did not know, a new technique of debate or communication, a flaw in their logic, or maybe a perspective I hadn't considered. I won't necessarily love or even like everyone just by listening to them, but I may understand the person speaking a bit better, and be reminded that we're all just humans, and most of us are essentially good, and just want the same thing – safety for ourselves and our families, the ability to work and enjoy the fruits of our labor – and to be understood. So when someone is trying to voice something, maybe try to view their statements through that lens, and give yourself the opportunity to be taught something new, to understand someone different than yourself. Maybe if we all try it, we'll be part of the solution in reducing this trend of violence and maybe be somehow enriched in the process. Maybe not, but either way, I think it's worth a try.

Continuing with this idea of the need for tolerant listening, I've been asked as Chair, via a number of different requests, to in effect silence speakers at Board meetings. I have conscientiously chosen not to do so. The



express purpose of this Board is to give voice to the members of this District and the meeting is framed in such a way to do so while also allowing us to conduct our business. It is not my role, nor within my purview at a Board meeting, to promote or quash any particular opinion, but only to ensure that voices are heard and process is followed to the intended end of obtaining the vote of the Board, so we can send it up the pipe to the City's elected officials and agencies so that they can consider it in making policy and various decisions. We need the free exchange of ideas here. At the monthly Board meeting this happens when speakers speak at the public session, about almost any topic, and when Board members speak, about the agenda topics, during the discussion phase of every motion. We often have differing opinions, and it is our right to have them and to state them at the Board meeting, as long as speakers are speaking respectfully, and within the structure of the meeting and its agenda, and order is maintained.

Every month I conscientiously thank each and every one of you for showing up, caring and for your generous donation of your time, because I know that while this process is a laudable one, it is also a tedious one. I keenly keep in mind that your positions are unpaid and voluntary, and that you are owed respect and gratitude for undertaking the responsibility as a Board member, and I hope that you all as Board members and community members, bear this in mind, as well, while you are here listening and speaking to each other.

As always, I thank you for showing up, for caring, and for your continued generous donation of your time.

Very respectfully submitted,

*/s/ Lori Willis*

Lori Willis, Chair

Brooklyn Community Board 10



**COMMUNITY BOARD #10  
POLICE & PUBLIC SAFETY MEETING**

Date/Time: May 16, 2022 – 7:00 P.M.

Place: District Office, 8119 – 5<sup>th</sup> Ave., Brooklyn, New York 11209

Meeting Via ZOOM on May 11, 2022 7:00 P.M.

Quorum: YES

- **New Application for Wine, Beer & Cider for Pegasus Brooklyn Incorporated D/B/A as Pegasus.**
- Premise: 8610 – 3rd Avenue, Brooklyn, New York 11209

This is a new application for a restaurant known as Pegasus. This establishment was opened in 1993 and approved for the SLA license in 2016. As of January 2022, a new person now owns this restaurant. This establishment's owner is Paris Moysesos who was present. Maria Bois is the manager. The attorney, Donald M. Bernstein was not present.

There is no Certificate of Occupancy for this building. There is a Letter of No Objection for 74 persons. The expectation is that there wouldn't be more than 60 persons in at any one time. The questionnaire was complete, the menu, premise photos were provided. There will be background recorded amplified inside the establishment.

There will be outdoor space use in front of the establishment as part of the Department of Transportation Open Restaurants Program -aa long as the Covid regulations are in effect. You state on the application that there will be 4 tables and 12 chairs in front on the sidewalk.

There will not be any promoters, private parties or security.

What is your experience in restaurant operations? Are you familiar with the SLA guidelines? Mr. Moysesos worked in this restaurant.

.....

**After a discussion period, the committee's decision was to move to deny this application unless the owner agreed to the following stipulations:**

1. The premise will operate as a restaurant.
2. The owner will become familiar with NYSLA regulations.

3. There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)
4. The hours of operation will be seven days a week 8 AM – 5:30 PM Monday – Saturday. On Sunday, the hours will be 8 AM – 4 PM.
5. There will only be background recorded music  
The doors and windows are to remain closed when the music is playing and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.
6. There will be no music on the outside of the premises.
7. There will be use of outdoor space with 4 tables & 12 chairs during the spring and summer. Covid Allowance.
8. The licensee shall not use any promoter or have promoted events.
9. There will be no smoking permitted.
10. There will be no subletting.
11. There will be at least a 20% visible view into the establishment at eye level.
12. The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.

**The applicant has agreed to the above stipulations.**

**Committee Approved: Yes**

**Respectfully submitted,**



**Barbara Vellucci  
Chairperson**

**COMMUNITY BOARD #10  
POLICE & PUBLIC SAFETY MEETING**

Date/Time: May 16, 2022 – 7:00 P.M.

Place: District Office, 8119 – 5<sup>th</sup> Ave., Brooklyn, New York 11209

Meeting Via ZOOM on May 11, 2022 7:00 P.M.

Quorum: YES

- **New Application for Wine, Beer & Cider for Petek Inc. D/B/A Ay Kebab Turkish Restaurant**
- Premise: 8602 – 4<sup>th</sup> Avenue, Brooklyn, New York 11209

This is a new application for a restaurant named Ay Kebab Turkish Restaurant. This establishment's owner is Aydin Ay who was/was not present. The attorney, Kathleen E. Negri Stathopoulos was/was not present.

There is a Certificate of Occupancy. There will be fewer than 74 persons occupying the establishment.

The questionnaire was complete, the menu, premise photos were provided. There will be background recorded amplified inside the establishment. There will be live music once a month on the weekend, consisting of a 2 piece band with one vocalist.

There will be outdoor space use in accordance with the Covid allowance which is slated through until December 2022.

The outdoor space is on the 86<sup>th</sup> Street side with 12 tables and 24 chairs.

There will not be any promoters, private parties or security.

The owner has had a business named OBA Grill in Forest Hills.

Within the past year and a half there have been several construction permit violations & boiler inspection violations? Where do you stand in maintaining the safety of our residents and with the construction?

.....

**After a discussion period, the committee's decision was to move to deny this application unless the owner agreed to the following stipulations:**

1. The premise will operate as a restaurant.
2. The owner will become familiar with NYSLA regulations.
3. There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)
4. The hours of operation will be seven days a week 10 AM – 11 PM Sunday – Thursday. Friday and Saturday, the hours will be 10 AM – 12 AM.

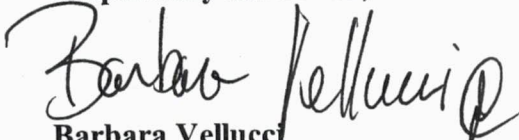


5. There will only be background recorded music, except for the live vocalist and 2 piece band once per month on the weekend. The doors and windows are to remain closed when the music is playing and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.
6. There will be no music on the outside of the premises.
7. There will only be use of outdoor space through December 2022 in accordance with Covid allowance.
8. The licensee shall not use any promoter or have promoted events.
9. There will be no smoking permitted.
10. There will be no subletting.
11. There will be at least a 20% visible view into the establishment at eye level.
12. The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.

**The applicant has agreed to the above stipulations.**

**Committee Approved : YES**

**Respectfully submitted,**

A handwritten signature in cursive script that reads "Barbara Vellucci". The signature is written in black ink and is positioned to the right of the typed name.

**Barbara Vellucci  
Chairperson**

**COMMUNITY BOARD #10  
POLICE & PUBLIC SAFETY MEETING**

Date/Time: May 16, 2022 – 7:00 P.M.

Place: District Office, 8119 – 5<sup>th</sup> Ave., Brooklyn, New York 11209

Meeting Via ZOOM on May 11, 2022 7:00 P.M.

Quorum: YES

- **New Application for Wine, Beer & Cider for Spice or Spicy Sichuan, Inc.**
- Premise: 7026– 3<sup>rd</sup> Avenue, Brooklyn, New York 11209

This is a transfer application for a restaurant named Spice or Spicy Sichuan, Inc. The name on the application does not match the awning. Therefore, a correction need to be made. The former restaurant was Brooklyn Bay Seafood. This establishment’s owner is Minghua Jiang who was not present. There was no attorney listed in the application.

There is a Certificate of Occupancy for 75. The questionnaire was complete, the menu, premise photos were provided. There will only be background recorded amplified inside the establishment – no DJ or live music. There will not be any outdoor use. There will not be any promoters, private parties or security.

Why were the questions regarding receiving and following NYPD Nightlife regulations left blank, while the other questions were answered?

The owner work experience in the restaurant business -

State Liquor Authority rules and regulation familiarity –

Why has it been allowed to bring liquor into your establishment when there is no liquor license?

.....

**After a discussion period, the committee’s decision was to move to deny this application unless the owner agreed to the following stipulations:**

1. The premise will operate as a restaurant.
2. The owner will become familiar with NYSLA regulations.
3. There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)
4. The hours of operation will be seven days a week 11:30 AM – 10 PM.
5. A Certificate of Public Assembly must be obtained.
6. There will only be background recorded music. The doors and windows are to remain closed when the music is playing and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.



6. There will be no music on the outside of the premises, and there will be no use of outdoor space.
7. The licensee shall not use any promoter or have promoted events.
8. There will be no smoking permitted.
9. There will be no subletting.
10. There will be at least a 20% visible view into the establishment at eye level.
11. The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.

**The application was DENIED as the applicant did not appear for the hearing.**

**Community Board Approved**

**The applicant's representative has since been contacted and apologized for missing the meeting. They agreed to appear at the June 9<sup>th</sup> Police and Public Safety Committee and will not submit their application to SLA until after the Board has voted on the matter.**

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Barbara Vellucci". The signature is written in a cursive, flowing style with a large initial "B".

Barbara Vellucci  
Chairperson

**POLICE AND PUBLIC SAFETY COMMITTEE  
COMMUNITY BOARD 10**

Date/Time: May 16, 2022 7PM

Committee Meeting: Via Zoom: May 11, 2022 7PM

Place: District Office, 8119 – 5<sup>th</sup> Ave., Brooklyn, NY 11209

Quorum: **YES**

- **New Application for Liquor, Wine, Beer & Cider Baci Bay Ridge, LLC - D/B/A Baci**
- **Premise: 8420 , 8422 & 8424 – 3rd Avenue, Brooklyn, New York 11209**

This is a new application for a restaurant named Baci. The applicant, Alessandro Borgognone, is the new owner. He was present. The attorney, Michael Kelly was present.

-The applicant has included on the application that he has prior experience in the restaurant business owning dozens of restaurants. (Sushi Nakazawa, in Washington, D.C., Mezzanotte on Staten Island & Osteria Positano here Bay Ridge.)

The questionnaire was complete, the menu, premise photos & floorplans were provided. There will be background recorded amplified inside the establishment. There will be private parties. There will not be promotional events.

You state in the application that there will be 74 persons as a Certificate of Occupancy. **There are two C/O documents in the file showing 100 persons for the first floor.**

As an experienced restaurant employee, are you familiar with the NYSLA regulations?

The SLA license website indicates that the Baci license became inactive on April 11, 2022.

Why is there alcohol sold?

The business is still being run and owned by the former owner. Mr. Borgognone assured us that this will stop immediately.

There will be outdoor space use in accordance with the Open Restaurant seat/Covid allowance while in effect. This will only be in front on 3<sup>rd</sup> Avenue. The side street structure is being removed.

**Application revisions are to be made:**

- **Check off “NO” on page 5 of the application regarding the use of outdoor space?  
To smoking outdoors in the dining area you’ve check off N/A?  
No smoking is permitted. Will this be monitored and prevented?**
- **On page 4 of the application, you checked YES for having reviewed the New York/NYPD recommendation – BUT check NO for being willing to follow them.  
Why should this committee accept this response?**



Baci has had a serious and detrimental adverse history on this community with many of the immediate neighbors and local residents/pedestrians filing almost 300 complaints and calls to 311, to the local police, politicians and Community Board office since its beginning. In addition, violations have resulted in the former owner receiving tremendous monetary fines.

-The community complaints include dancing, extended hours both indoors & outdoors, & loud club-like music indoors and outdoors. This loud music was recorded by the tenants from inside the apartment. In addition, a video showed the dishware vibrating with the music. This made living there untenable.

-Fireworks have been used as party of the unruly clientele.

-The double parking along the Baci street structures have blocked traffic and created a dangerous environment.

What will you do to ensure this community that this establishment, under your ownership, will not continue in this unacceptable manner?

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\*Mr. Borgonone reminded us that these disturbance were allowed to happen by the former owner, Mr. Salvatore Finazzo. He owns many restaurants and does not have any of these practices.

**After a discussion period, the committee's decision was to move to deny this application unless the owner agreed to the following stipulations:**

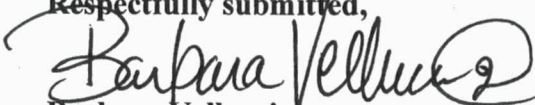
1. The premise will operate as a restaurant.
2. The Certificate of Occupancy states 100 but the restaurant is set for 74 and that will be adhered to.
3. The owner will adhere to NYSLA regulations.
4. There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)
5. The hours of operation will be seven days a week Sunday – Thursday 11 AM – 10 PM, Friday 11 AM – 11 PM, Saturday 10 AM – 11 PM.
6. The owner will directly supervise the manager.
7. There will only be background recorded music indoors with teacup speakers. The doors and windows are to remain closed when the music is playing and the sound level will be monitored and remain below the level permitted by the NYC Noise Code.
8. There will be no music on the outside of the premises. The speakers on the outdoor structure are to be removed immediately
9. There will only be use of outdoor space on 3<sup>rd</sup> Avenue in accordance with Open Restaurants/ Covid allowance. The outdoor structure should be open - not enclosed.
10. The licensee shall not use any promoter or have promoted events.

11. There will be no smoking permitted.
12. There will be no subletting.
13. There will be at least a 20% visible view into the establishment at eye level.
14. The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.
15. The owner will meet for a review within 3 months of opening and as requested in the future.

**The applicant has agreed to the above stipulations.**

**Committee Approved: YES**

**Respectfully submitted,**

  
**Barbara Vellucci**  
**Chairperson**



**COMMUNITY BOARD #10**  
**POLICE & PUBLIC SAFETY MEETING**

Date/Time: May 16, 2022 – 7:00 P.M.

Meeting Via ZOOM on May 11, 2022 - 7:00 P.M.

Place: District Office, 8119 – 5<sup>th</sup> Ave., Brooklyn, New York 11209

Quorum: **YES**

- **Renewal for Candela Restaurant Corp. D/B/A Red Oak Restaurant & Hookah Lounge**
- Premise: 8305 – 3<sup>rd</sup> Avenue, Brooklyn, New York 11209

This is a review for Renewal of the Liquor, Wine, Beer & Cider license for Red Oak Restaurant and Hookah Lounge. The owner Waleed Mina was present at this meeting. The attorney, Maged Hanna was not present.

In this file, there was only a 30 – Day Notice to the Community Board. The typed menu, the photos were very dark. There is no C/O for this building. The prior application notes Certificate of Occupancy capacity of 75. Letter of No Objection is on hand. The pictures of the restaurant, and all information, were reviewed from the 2015 original application.

Hours of Operation:

Sunday – Thursday 3:00 PM – 3: AM, Friday and Saturday 3:00 PM – 4 AM, Outdoor space closes at 12 AM.

There will be background recorded music.

Outdoor Use: “Garden/Grounds” is this in the rear.

From May 2021 through March 21, 2022 there were 5 complaints regarding loud noise/music or disruptions where the Police responded. Three out of the five times the “police” remedied the situation. Neighbors also claim that because of this establishment’s late hours, the patrons leaving your establishment make noise by congregating in the neighborhood, disrupting their quality of life. In addition, they have witnessed these patrons coming out of your establishment and resting on the stoops of their property. At times, they will smoke marijuana, further impinging on the residents’ quality of life.

- Out of respect for the quality of life of our residents – will you consider changing the hours of operation? (Yes agreed to in stipulations.)

**After a discussion period, the committee's decision was to move to deny this application unless the owner agreed to the following stipulations:**

- 1. The premise will operate as a restaurant. Documentation regarding the Hookah Lounge (since 2015) is provided.**
- 2. There will be no sale or consumption of alcohol on the premises until appropriate authorization is issued by the SLA. (BYOB is not permitted in NYS.)**
- 3. The hours of operation will be *Sunday – Thursday 3 PM – 2 AM, Friday and Saturday 3 PM – 2 AM, Outdoor Space will only be used until 12 AM.***
- 4. There will only be background recorded music. The sound level will remain below the level permitted by the NYC Noise Code. The doors and windows are to remain closed in coordination with any amplified music.**
- 5. There will be no music or speakers on the outside of the premises and lighting will follow NYC regulations.**
- 6. The licensee shall not use any promoter or have promoted events.**
- 7. The licensee shall not sublet.**
- 8. There will be no smoking permitted outside the premise and Smoke Eaters will continue to alleviate smoke emanating from hookah use as agreed to on the prior stipulations agreement.**
- 9. That there will be at least 20% visible view at eye-level into the establishment.**
- 10. The applicant agrees that should it change its method of operation, it will give notice and meet with the Community Board/Committee, at least 45 days in advance of any such change.**

The applicant has agreed to the above stipulations.

Committee Approved : YES

Respectfully submitted,

A handwritten signature in cursive script that reads "Barbara Vellucci". The signature is written in black ink and includes a circled "e" at the end of the name.

Barbara Vellucci  
Chairperson



**DISTRICT MANAGER REPORT**  
**May 16, 2022**

Board Members,

I am happy to share that the Bay Ridge Center Age Friendly Committee will be hosting Age Friendly Walkable Sidewalks for Bay Ridge Seniors: A Community Conversation. Over the years the Age Friendly Committee has collaborated with the Department of Transportation to improve pedestrian safety along identified senior corridors and successfully advocated for additional seating areas with the help of the NYC DOT City Bench Program.

The forum on walkable sidewalks is certainly a great way to continue to work together to encourage pedestrian safety, active mobility and healthy aging in place. The meeting will take place on Wednesday, May 18<sup>th</sup> at 2pm in person and via Zoom.

Here is the registration link:

<https://tinyurl.com/bayridgecenter>

Also, on May 18<sup>th</sup> at 7pm, the Zoning and Land Use Committee will be hosting the Rose Group who will be presenting plans for expansion of Shore Hill at 9000 Shore Road. The District Office distributed an Every Door Direct mailer to invite nearby neighbors to attend or view the presentation on YouTube. There are 45 neighbors who already registered to attend.

The MTA will be hosting a Virtual Town Hall on May 19<sup>th</sup> at 6pm to discuss its plans for an Interborough Express service linking Brooklyn and Queens using land along the existing freight and railroad infrastructure. Members of the public will be able to hear an overview of the project and have opportunity to ask questions.

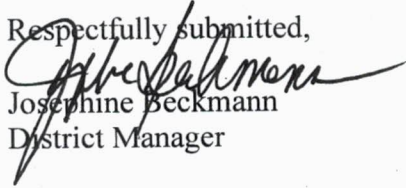
May 21<sup>st</sup> NIA will have a 5K run along Shore Road Promenade. Check in is at 8am and the run begins at 9am.

CB10 Parks Committee will be joining NYC Parks at a virtual community input meeting on Thursday, May 26<sup>th</sup> at 6:30pm to seek public ideas for McKinley Park Playground Reconstruction.

The Memorial Day Parade is set to be back in person on Monday, May 30<sup>th</sup> 2022. Parade steps off at 11am on 3<sup>rd</sup> Avenue at 78<sup>th</sup> Street. The parade route is along 3<sup>rd</sup> Avenue to Marine up to 4<sup>th</sup> Avenue and over to 101<sup>st</sup> Street for a memorial service at John Paul Jones Park. Information is available on our website.

Fun on Fifth Avenue Festival will take place on Sunday, June 5<sup>th</sup> from 10am to 6pm.

Respectfully submitted,

  
Josephine Beckmann  
District Manager

**COMMUNITY BOARD TEN  
TREASURER'S REPORT**

Fiscal Year: July 1, 2021 to June 30, 2022

Budget Appropriation for FY 2022	\$261,219.00
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	7/31/21	8/31/21	9/30/21	10/31/21	11/30/21	12/31/21	1/31/22	2/28/22	3/31/22	4/30/22	5/31/22	6/30/22	Y - T - D
DISTRICT MANAGER	\$9,878.86	\$9,878.86	\$9,878.86	\$14,818.29	\$9,878.86	\$9,878.86	\$9,878.86	\$9,878.86	\$9,878.86	\$14,818.86			\$108,668.03
COMMUNITY COORDINATOR	\$6,091.03	\$6,082.28	\$6,082.28	\$9,140.92	\$6,090.53	\$6,090.53	\$6,090.53	\$6,090.53	\$6,090.53	\$9,131.67			\$66,980.44
COMMUNITY ASSOCIATE	\$1,944.65	\$2,047.00	\$2,047.00	\$2,865.81	\$1,842.33	\$1,842.33	\$1,842.31	\$1,842.30	\$1,330.55	\$3,582.29			\$21,186.57
COLLEGE AIDE													
<b>Total Personal Services</b>	<b>\$17,914.54</b>	<b>\$18,008.14</b>	<b>\$18,008.14</b>	<b>\$26,825.02</b>	<b>\$17,811.33</b>	<b>\$17,811.72</b>	<b>\$17,811.70</b>	<b>\$17,811.69</b>	<b>\$17,299.94</b>	<b>\$27,532.82</b>			<b>\$196,835.04</b>

Expenses Code	Description	7/31/21	8/31/21	9/30/21	10/31/21	11/30/21	12/31/21	1/31/22	2/29/2022	3/31/22	4/30/22	5/31/22	6/30/22	Y - T - D
10B	Telephone	79.99	79.99	79.99	79.99	79.99	79.99	79.99	79.99	79.99	79.99			
10X	Intra-City Supplies													
40B	Intra-City Telephone													
100	Supplies & Materials				142.06				119.10	288.43				
101	Printing Supplies													
117	Postage													
170	Cleaning Supplies													
199	Data Processing Supplies													
302	Telecomm. Equipment													
314	Office furniture													
315	Office Equipment			5,450.00										
319	Security Equipment	120.00		120.00			120.00			120.00				
332	Data Process Equipment													
337	Books													
402	Tel./Communications	91.50		399.90	207.73	118.05	162.89	162.89	206.82	162.89				
412	Rental/Misc./Equip													
417	Advertising													
431	Leasing/Misc. Equip.													
451	Local travel expenditures													
602	Telecomm. Maintenance	43.21	44.38	1,194.42	44.52	44.52	44.52	89.04		51.39				
613	Office Equip. Maint.													
615	Data Process Equipment													
619	Printing Supplies				230.00									
622	Temporary Services-contractual													
624	Cleaning Services													
686	Professional/Computer Services			325.00										
684	Professional/Computer Services													
110	Food & Forage Supplies													
	<b>Total Other than Personal Services</b>	<b>\$922.70</b>	<b>\$124.37</b>	<b>\$7,569.31</b>	<b>\$704.30</b>	<b>\$242.56</b>	<b>\$407.40</b>	<b>\$331.92</b>	<b>\$405.91</b>	<b>\$902.70</b>	<b>\$898.39</b>	<b>\$0.00</b>	<b>\$12,509.56</b>	

TOTAL PS AND OTS EXPENSES	18,837.24	18,132.51	25,577.45	27,529.32	18,053.89	18,219.12	18,143.62	18,217.60	18,202.64	28,431.21	0.00	0.00	209,344.60
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TOTAL UNCUMBERED BUDGET BALANCE													\$51,874.40
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Respectfully submitted,  
  
 Shirley Chapp  
 Treasurer



**Community Board 10 – Parks Committee Meeting**

**Thursday, April 28, 2022**

A joint meeting of the Parks Committee from Community Boards 10 and 11 was held via Zoom on Thursday, April 28<sup>th</sup>, 2022, beginning at 6 pm. The Parks Committee from Community Board 10 met in quorum. There were two items on the agenda as follows:

**Agenda Item # 1** – Reconstruction of the Shore Parkway Promenade

The Committee welcomed Parks Commissioner Martin J. Maher, his Chief of Staff Davey Ives, Erik Linsalata who is the engineer for this project, and our neighbors from Community Board 11, including District Manager Maree Elias-Pavia and Parks Committee Chair Eileen LaRuffa. The Parks Department presented their plans for a capital project funded by Councilman Justin Brannan to repair and rehabilitate the path from the Verrazano Bridge to Bay Parkway. The goal of this project is to bring the waterfront facility up to a state of good repair, by extending the service life of the facility for continued use with minimal maintenance, and by repairing sinkholes and repaving damaged areas.

This project was originally funded at \$8 million and subsequently received additional funding from the Department of Environmental Protection for a total of \$8.16 million. This area is in an area designated as a flood zone. It is a heavily used path for pedestrians, cyclists, skateboard users, and other multiple users. Some historical information was offered regarding this area. There were some post Sandy repairs made years ago. Also, the area from the 69<sup>th</sup> Street Pier to the Verrazano Bridge was repaired or rehabilitated about 15 years ago. The Economic Development Corporation conducted a routine inspection of this site in 2015 as part of their EDC Waterfront Inspection Program. In 2019 a design-level inspection was conducted. In 2020/2021 some of the monies originally allocated for this refurbishing project was used to conduct a partial expedited repaving of the area. And in 2021, the Department of Environmental Protection participated in the coordination and preliminary design of the project being presented tonight.

This project only addresses routine repairs primarily concerned with restoring the seriously deteriorated conditions identified. Multiple goals and metrics were considered including cost, resilience, usability, sustainability and permitting. A full reconstruction of this area would require about \$30 million; and a full reconstruction with upgrades would cost about \$34 million, plus environmental and permitting challenges and costs. Raising of the seawall is not feasible without a comprehensive approach for regional flood protection and transportation. Noted conditions included breaches in the seawall, deep cracking in the pavement, sinkholes, erosion, deteriorations inside the DEP outfall, and deteriorating concrete supports. This funding is obviously not enough for a full reconstruction but the \$8.16 million will be used as best as possible. The plan includes reconstruction to one CSO wall for structural purposes. It is the one with a 4-barrel outfall and is a critical issue for structural reasons. Other CSO walls will be repaired. In fact, the additional monies received were specifically for this reconstruction purpose. Repairs will also address subsurface conditions and fix damaged sewer systems. These repairs are critical to extend the life of the area and should have a useful lifespan of about 10 years. In determining the budget for this project, it was noted that escalations of costs due to inflation were already included in the final funding total. The area from the bridge to Bay Parkway will be totally closed to the public through the duration of this project which should take about 1 year. Once the project is completed there will be another inspection by the Economic Development Corporation Waterfront Inspection Program to determine if there needs to be any other immediate repairs. A safety issue was raised about the sharing of the path by pedestrians, bikes, roller bladers, and others. The Commissioner said they would look into but not promise the stenciling of the path so that bikes and pedestrians are separated. Another issue was raised regarding the loss of the path for bikers. The Commissioner indicated the Parks Department would seek alternate routes for cyclists to use. It was noted that Community Board 10 has long advocated for a complete rebuilding of this entire area from the 69<sup>th</sup> Street Pier to Bay Parkway and that there is a need for continued advocacy. The project is currently in the design and engineering phase. When letters of approval are received by



the respective community boards, and the project goes into the procurement phase, we should expect that the project would commence in the Spring of 2024 and be completed in one year.

Motions were made and approved by each respective Community Board's Parks Committee members Motion: To send a letter of support to the Parks Department for this capital project. Specifically in Community Board 10, a motion was made by Dianne Gounardes and seconded by Chris Elisson. The motion carried unanimously. For recording purposes, a similar motion was made by Eileen LaRuffa from Community Board 11 and seconded by Jay Brown. The motion also carried unanimously.

Agenda Item # 2 - The second item on the agenda dealt with a situation at the Dyker Beach Park located at Bay 8<sup>th</sup> Street. Participants for this part of the meeting included Davey Ives, Chief of Staff for the Parks Department Commissioner; Sargent Alexander – Parks Enforcement Patrol; Laurence Major Jr – Regional Manager; Captain Stanko – Parks Enforcement Patrol; Benne McCants – Parks Enforcement Director; Captain Andrew Tolson – Commanding Officer from the 68<sup>th</sup> Pct; Captain Tao Chen – Commanding Officer from the 62<sup>nd</sup> Pct; Antoinique Bedqard – new Brooklyn Captain Parks Enforcement Patrol; Monique Edmundson; Justin Brannan – City Councilman; Angelo Bruno – concerned citizen; Sonia Valentin – concerned citizen; as well as many area residents who are concerned with this issue. Josephine Beckmann began by providing a summary of the complaints. The residents of the area around the Dyker Beach Park at Bay 8<sup>th</sup> Street requested this joint meeting of the NYC Parks Department, the 68<sup>th</sup> and 62<sup>nd</sup> Police Precincts, and the respective Community Boards to enforce the rules and regulations posted on the park signs at the Dyker Beach Park,

Littering, polluting and dumping of garbage is never ending in the park. The residents' quality of life has deteriorated because of loud amplified music into the wee hours of the morning; strobe lighting; fireworks; large groups taking over this section of the park; illegal sale of alcohol; alcohol use; drug paraphernalia; discarded bottles on walkways; rowdy people; people urinating, vomiting, and defecating on residents' property; disorderly conduct; unleashed animals; destruction of the lawn in the park; and destroying of landscaping and flowers on private property. The events are being held without permits. These residents presented a petition with close to 200 signatures on it requesting that their concerns be heard; insisting that these issues must be rectified; that the rules of the park must be enforced and recommending that the operating hours of the park be changed from 6 am until 1 am to 6 am until 10 pm.

District Manager Beckmann shared that through this meeting, we are trying to be proactive as we approach the upcoming summer months. We hope to educate and avoid future problems in this area. It was explained that sound permits are issued by the NYPD and Community Affairs Office and are only in effect for 4 hours. Individuals or groups who take out a sound permit are also given an extra hour to clean up before they must vacate the park. There is a designated area for BBQs originally intended for the use by families and small groups under 20 people. Now there are bonfires lit in the park. Davey Ives from the Parks Department indicated that groups of 20 or more people require a special event permit. If there is to be amplified music, a sound permit is required. If food is to be distributed, a Department of Health Food Handling License is required. If there are over 500 people a citywide permit is required. In any case, vending is not allowed. Also, insurance bonds are required.

We heard from Mr. Benne McCants who oversees park enforcement citywide. The Parks Enforcement Patrol is not in every park. This staff of Parks Patrol officers is very small – possibly less than 50 for the entire city. There are 877 parks in New York City. The Parks Enforcement Department relies on residents and park workers to inform them of infractions observed in the park so they can respond accordingly. Complaints and concerns must be called in on the 311 system – not the 911 system. These patrol officers try to speak with these groups and try to encourage them to comply with the regulations of the park. If they don't comply, they are issued a summons. Angelo Bruno who was one of the individuals requesting this meeting spoke about the fact that his quality of life has deteriorated because of these conditions. He and his fellow residents cannot open their windows and cannot sit out on their stoop because of the loud music and other conditions. Another resident who



requested this meeting was Sonia Valentin who offered to conduct outreach to these individuals and groups using the park in an effort of educating them to the rules and regulations of the park. Community Board 10 conducted this type of outreach back in 2005 along with the 68<sup>th</sup> Pct. when there was a similar problem at the 14<sup>th</sup> Avenue part of the park, and it was a successful venture. Captain Tolson from the 68<sup>th</sup> Pct. advised that he will use his NCO and auxiliary officers to conduct this outreach and educate park goers. Signage at park entrances and flyers must be translated into the respective languages of these offenders. Captain Tolson agreed that even with a change in the allowable hours of operation and with the outreach initiative, change will require enforcement from the 68<sup>th</sup> Pct. Officers must be trained in the use of the sound meter before they can issue a summons for loud music. Captain Chen shared that even though the park in question is located in the 68<sup>th</sup> Pct., the residents affected are from the 62<sup>nd</sup> Pct. Therefore, he will have his teams participate in enforcement in these residential areas. He also committed to changing the NCOs in reassigning their patrols around these areas. Director McCants also noted that between the hours of 9 and 11 pm, there will be a daily patrol in the park to enforce regulations. A suggestion was made that the Parks Department update their park signage with translations as well as a link to the website where permits can be obtained along with an explanation of why permits are required. Councilman Justin Brannan shared that parks should remain as a place where all families can enjoy their beauty and that quality-of-life issues need to be resolved for the residents. He also mentioned that he is advocating for additional monies to be allocated to the Parks Enforcement Patrol to hire more officers.

A motion was made by each community board and approved to issue a letter of support to change the operating hours of the park from 6 am through 1 am to 6 am through 10 pm. Specifically, in Community Board 10, a motion was made by Dianne Gounardes and seconded by Justin Hyatt to change the operating hours.

The next motion to eliminate the BBQ components from the park was made by Chris Elisson and seconded by Dan Hetteix. Both motions were approved unanimously. For record keeping purposes, a similar motion was made by Sonia Valentin from CB11 and seconded by Jeff Harris to change the operating hours and carried unanimously. Finally, a motion calling for the elimination of the BBQ components was made by Sonia Valentin from CB11 and seconded by Janet Perry. The motion carried with one opposing vote by Jeff Harris. Moving forward, District Manager Beckman will create a flyer, translated into multiple languages, and send it to Davey Ives at the Parks Department for distribution by volunteers and 68 Precinct representatives including Auxiliary Officers.

There being no other business, the meeting was adjourned at 8:10 pm.

Respectfully submitted,

A handwritten signature in cursive script that reads "Dianne Gounardes". The signature is written in dark ink and includes a stylized flourish at the end.

Dianne Gounardes, Chair  
Community Board 10 Parks Committee

## Traffic and Transportation Committee Report

May 9, 2022

The Traffic and Transportation Committee met in quorum. The first item on the Agenda was review of Summer Street Activity Permit Applications submitted by 5<sup>th</sup> Avenue BID and Third Avenue Merchants.

Amanda Zenteno, Executive Director presented information on the Fun on 5<sup>th</sup> – The Event ID - 639384

**Dates – Last Friday July thru October.**

**5<sup>th</sup> Avenue from 72 Street to 85 Street**

7/29/2022 4pm (Set Up) 5pm to 10pm Break down end time 11pm

8/26/2022

9/30/2022

10/28/2022

Motion was made to approve the Fun on Fifth Event with the following stipulations:  
Motion carried.

### **STIPULATIONS**

- DSNY vehicles must begin cleanup no later than 10:30PM
- A list of all SLA licensed premises who plan to serve alcoholic beverages must be provided to Community Board Ten.
- All SLA licensed premises participating must abide by all rules during both events.
- Amplified sound permits will be issued at the discretion of the Fifth Avenue BID Organizers and all applicants MUST adhere to NYC Noise Code Regulations and NYPD rules relating to Sound Permits. A list of locations must be provided to Community Board Ten in advance of the event.
- All Amplified Sound Permits issued by NYPD MUST END AT 10PM. Violations of the Sound Permit regulations will be referred by Community Board Ten for enforcement.
- Organizers will ensure all intersections open to vehicular traffic must be lined with protective barriers and signage for pedestrian safety.
- All participants at the DOT Weekend Walk/FunOn5th event must comply with the direction of Marshals.
- The Fifth Avenue BID as sponsor will attend an interagency meeting organized by Community Board Ten with the leadership of the NYPD, DSNY, SLA, SAPO and DOT no less than one month before the first Summer Stroll Event.
- Distribution of DOT Weekend Walks/SAPO regulations to all participating merchants.



Next we spoke about 3rd Avenue. Daniel Texeira was on hand to represent 3rd Ave. Again there were no changes, and the plan was to do the event as it has been done in years past. The information was as follows: Third Ave Summer Stroll SAPO Application LOWER 3rd AVENUE 3rd Avenue between 68 Street and 82 Street - 7/8/2022 and 8/05/2022 4pm (set Up) - Event is 6pm to 10:30pm Event ID 641254


UPPER 3rd Avenue 3rd Avenue between 82nd Street and Marine Avenue - 7/22/22 and 8/19/22 4pm (set Up) - Event is 6pm to 10:30pm Event ID 643045

The committee had a brief discussion, and a motion was made to approve the event with the same exact stipulations. Motion carried.

The second item on the agenda was a presentation by the MTA with Melissa Farley and her team, to update us on the addition of an Elevator at the 8th Ave Station. ADA Accessibility Upgrade and Station Improvements 8th Avenue "N" line. • This bundle of 8 stations is part of a larger ADA Accessibility project throughout NYC • Structural rehabilitation • Systems upgrades • Design-build contract awarded December 2021 • Start Date: January 26, 2022 • Completion: September 2024 Improved Station components: New Elevator (street to platform) Digital Customer Information Screens.2 Work is supposed to start May 16th.

People will still be able to get the train, but there are service impacts. N train service will not be available at the 8th Avenue station during weekends (10:00pm Fri - 5:00am Mon.) Anticipated to begin Summer 2022. Preliminary Service Plan (subject to change): • 5 weekends: N via D line south of 36th Street Signage with alternative service options will be posted in stations prior to outages. After the presentation, we opened it up for questions and comments. There was a concern about Summer Access to Coney Island. There will be N service on the D line. They will update us with the final service. Signage should be in multiple languages. Request was made for a shuttle to connect the stations with other lines. Once the MTA has more information, they will get back to us. With that the meeting was adjourned.

Respectfully submitted,

  
Anthony Marino, T&T Chair

# Nominating Committee Report

May 16, 2022

The members of the 2022 Nominating Committee are Tracie Britton, Judith Collins, Ruth Greenfield Masyr, Rob Oliva and Michael Festa serving as Chair of the Committee.

The Nominating Committee met in quorum on April 20, 2022 at 6:30 pm over Zoom. The purpose of the meeting was to establish the procedure for notifying Board Members that the Nominating Committee was accepting nominations for officer positions for fiscal year 2023, which runs from July 1, 2022 through June 30, 2023.

The Committee decided that the District Office staff would email Board Members stating that the Nominating Committee would accept submissions from Board Members to the Community Board District Office interested in being nominated for Officer Positions until noon on Thursday, April 28, 2022. A copy of the email is attached to this report.

The Nominating Committee met for a second time on Monday, May 2, 2022 at 6:30 pm again via Zoom. Submissions received by Board Members seeking Officer Positions were considered. Since only one submission for each Officer Position was received, the committee unanimously voted to present the slate of officers for fiscal year 2023 as follows:

Chair	-	Jaynemie Capetanakis
Vice Chair	-	Sandy Vallas
Secretary	-	Jana Taoube
Treasurer	-	Shirley Chin

I would like to thank the Members of the Nominating Committee for serving on this year's Committee.

Respectfully submitted,



Michael Festa

Nominating Committee Chair

Att.

## STATE LIQUOR AUTHORITY – NEW APPLICATIONS & RENEWALS

<u>Name/Address</u>	<u>Received at CB 10</u>	<u>Status</u>
Petek Inc. d/b/a Ay Kebab Turkish Restaurant 8602 4 <sup>th</sup> Avenue	3/21/2022 via certified mail (asked for a postponement until 5/2022)	**New Application & Temporary Retail Permit Wine, Beer & Cider
Spicy Sichuan Restaurant Inc. 7026 3 <sup>rd</sup> Avenue	4/11/2022 via certified mail	*New Application Wine, Beer & Cider
Baci Bay Ridge LLC d/b/a TBD 8420-8422-8424 3 <sup>rd</sup> Avenue	4/11/2022 via certified mail	**New Application & Temporary Retail Permit Liquor, Wine, Beer & Cider
Choban Pita & Grill Inc. 6918 3 <sup>rd</sup> Avenue	4/20/2022 via certified mail	*New Application Wine, Beer & Cider
Anthony Azzarelli AKA Bensonhurst Entertainment d/b/a Tavern by the Pier 35 Bay Ridge Avenue	4/28/2022 via in-person	*New Application Wine, Beer & Cider
Pegasus Brooklyn Incorporated d/b/a Pegasus 8610 3 <sup>rd</sup> Avenue	4/27/2022 via Federal Express Amended copy Add outdoor space	**New Application & Temporary Retail Permit - Open Restaurants Program Wine, Beer & Cider
American Golf Corporation d/b/a Dyker Beach Park golf Course 7 <sup>th</sup> Avenue & 86 <sup>th</sup> Street	4/28/2022 via UPS	Renewal Liquor, Wine, Beer & Cider
Leif Bar Inc., d/b/a Leif Bar 6725 5 <sup>th</sup> Avenue	4/29/2022 via USPS	*Renewal Liquor, Wine, Beer & Cider
Brooklyn Burgers LLC d/b/a Burger-Fi 719 86 <sup>th</sup> Street	5/3/2022 via in-person	Renewal Wine, Beer & Cider
Pegasus Brooklyn Incorporated d/b/a Pegasus 8610 3 <sup>rd</sup> Avenue	5/5/2022 via Federal Express 2nd Amended copy DJ was removed from 30-Day Notice	**New Application & Temporary Retail Permit - Open Restaurants Program Wine, Beer & Cider
Hot Pot 828 Inc. 828 64 <sup>th</sup> Street	5/5/2022 via certified mail	Renewal Wine, Beer & Cider



## STATE LIQUOR AUTHORITY – NEW APPLICATIONS & RENEWALS

<u>Name/Address</u>	<u>Received at CB 10</u>	<u>Status</u>
Natures Grill LLC 7417 3 <sup>rd</sup> Avenue	5/10/2022 via in-person	Renewal Wine, Beer & Cider
Candela Restaurant Corp. d/b/a Red Oak 8305 3 <sup>rd</sup> Avenue	5/13/2022 via email Revised Copy	**Renewal Liquor, Wine, Beer & Cider
8502 Pizza & Catering Corp. d/b/a Leo's 8502 3 <sup>rd</sup> Avenue	5/16/2022 via in-person	Renewal Wine, Beer & Cider
Wonder Room Coffee Inc. 7904 3 <sup>rd</sup> Avenue	5/20/2022 via in-person	*New Application Wine, Beer & Cider
Tom Tom Fortune Inc. d/b/a Chopstix 8405 5 <sup>th</sup> Avenue	5/23/2022 via certified mail	Renewal Wine, Beer & Cider
S.A. Coatepec LLC d/b/a Aleli 7804 3 <sup>rd</sup> Avenue	5/25/2022 via certified mail	Renewal Liquor, Wine, Beer & Cider
Sexy By Nature Group Inc. 8121 5 <sup>th</sup> Avenue on 1/24/2022)	5/31/2022 via overnight mail (CB 10 met on this application	New Application Liquor, Wine, Beer & Cider

\* Appeared before the Police & Public Safety Committee on June 7, 2022.

\*\* Appeared before the Police & Public Safety Committee on May 11, 2022.