

AGENDA
COMMUNITY BOARD 10 GENERAL MEETING
Thursday, June 15, 2023, 7:00 pm
Knights of Columbus, 1305 86th Street
YouTube Livestream: bit.ly/3HLO5lw

PLEDGE OF ALLEGIANCE

ADOPTION OF AGENDA

ADOPTION OF MINUTES

May 15, 2023 Board Meeting

PUBLIC SESSION

(Limited to a maximum of ten minutes in total)

PUBLIC HEARINGS

Application to re-name a portion of Leif Ericson Park “Peter Lovett Pickleball Park”

Committee Report and Recommendation Discussion and Vote

SLA Corporate Change Application for 7221 Someplace Else, LTD, d/b/a Catch 22, 7221 3rd Avenue

Committee Report and Recommendation Discussion and Vote

New SLA liquor/wine/beer/cider application at Maguey Restaurant Corp., 6602 14th Avenue

Committee Report and Recommendation Discussion and Vote

SLA Renewal/Change in Method of Operation Application at Molaoi Restaurant Corp., d/b/a Blue Door Souvlakia, 8813 3rd Avenue

Committee Report and Recommendation Discussion and Vote

Citywide Zoning for Carbon Neutrality Text Amendment

Committee Report and Recommendation Discussion and Vote

CHAIR’S REPORT

DISTRICT MANAGER’S REPORT

TREASURER’S REPORT

COMMITTEE REPORTS

PARKS COMMITTEE

**Asphalt Path work at Dyker Beach Park –
Bay 8th Section and Owls Head Park**

**Committee Report and Recommendation
Discussion and Vote**

ENVIRONMENTAL COMMITTEE

Update on NYC Climate Dashboard Presentation

Informational Report

**Review of DSNY proposed rule change impacting
placement of refuse for commercial businesses
in containers**

**Committee Report and Recommendation
Discussion and Vote**

TRAFFIC AND TRANSPORTATION COMMITTEE

Update on 95th Street R-Station ADA Plan

**Committee Report and Recommendation
Discussion and Vote**

SENIOR ISSUES, HOUSING, HEALTH AND WELFARE COMMITTEE

**Update on renovation of new Bay Ridge
Center building at 15 Bay Ridge Avenue**

Informational Report

BUDGET COMMITTEE

**Update on Review of FY Budget and
Personnel Services**

**Committee Report and Recommendation
Discussion and Vote**

NOMINATING COMMITTEE

**Secretary to cast one vote in support of Slate of Officers for Fiscal Year 2024 as presented at the May 15th
Board meeting by the Nominating Committee, as follows:**

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

OLD BUSINESS

NEW BUSINESS

ADJOURN

**Community Board Ten Board Member Attendance
June 15, 2023; Knights of Columbus**

Board Members Present: 31

**Salah Altayeb
Jonathan Bova
Teri Brennan
Tracie Britton
Barbara Buchalter-Pollack
Jaynemie Capetanakis
Leodan Castillo
Christopher Cesarani
Shirley Chin
Judith Collins
Doris Cruz
Carmelo DiBartolo
Elizabeth Edmonds
Chris Elisson
Ann Falutico
Carmen Feliciano
Dianne Gounardes
Stephen Harrison
Pierre Lehu
Daniel Loud
Elizabeth Lovejoy
Stephanie Simone-Mahaney
Nicholas Massab
Ruth Greenfield Masyr
Marie Mirville-Shahzada
Danielle Mowery
Husam Rimawi
Larry Stelter
Julie Thum
Sandy Vallas
Jack Zhang**

Board Members Excused: 18

**Ibrahim Anse
Richard Day
Michael Festa
Senja Frangipani
Barbara Germack
Daniel Hetteix
Justin Hyatt
June Johnson
Habib Joudeh
Stella Kokolis
Nikolaos Leonardos
Essa Masoud
Dean Rasinya
Joseph Sokoloski
Henry Stewart
Jana Taoube
Barbara Vellucci
Lori Willis**

Board Members Absent:

None

Community Board 10 General Board Meeting Minutes
June 15, 2023, 7:00pm, Knights of Columbus – 1305 86th Street
YouTube Livestream: bit.ly/3HLO5lw

Chair Capetanakis called the meeting to order at 7:05 pm and led the Pledge of Allegiance.

Chair Capetanakis called for the Adoption of the Agenda. Motion by BM Gounardes, seconded by BM Thum.
All in Favor, Motion carried.

Chair Capetanakis called for the Adoption of the Minutes from May 15, 2023, Board Meeting. Motion by BM Collins, seconded by BM Harrison.

All in Favor, Motion carried.

PUBLIC SESSION

Laurie Windsor representing Congresswoman Nicole Malliotakis:

- Has legislation pending for a tax relief bill. For tax years 2024-2025, an individual is \$2000 and for families it's \$4000.
- Passport processing is lagging and is now taking up to 13 weeks. Suggests that airline tickets and vacation plans be made after ensuring you will have your passport
- Office is located at 7716 3rd Avenue

Basil Capetanakis representing Assemblyman Michael Tannousis:

- Announced he left handouts and literature in different languages regarding the June elections
- Office can be reached at 718-439-8090

Gabrielle Woods, Director of Community Affairs, representing Councilman Justin Brannan's office:

- The Council Member is in attendance at the senior prom
- Reminder of fun summer events such as Bay Ridge Green Market every weekend at the Walgreens parking lot on 95th Street and 3rd Avenue (opens at 9 every Saturday), outdoor Movies Under the Stars, Summer Concerts in July at Shore Road Park at 79th Street starting Tuesday, July 11th
- Their office is available to assist – call 718-748-5200, or email askjb@council.nyc.gov

Police Officer Mina Ghandour, 68th Precinct Community Affairs on behalf of Captain Schafer, Commanding Officer, NYPD 68th Precinct:

- Greeted the audience and announced that he would be happy to take any questions or concerns. If he does not have the answer tonight, he will find out and get back to us
- Chair Capetanakis mentioned that the 68th Precinct takes time each week to hold a meeting with all the school principals within the 68 Precinct to help improve communications. She thanked Officer Ghandour for helping to organize the meetings

Rob Aguilar from Council Member Alexa Aviles' office:

- Starting the last day of school, June 27th, their office will kick off free books event. Every Friday from 9:30 am - 5:30 pm after the 27th, books in different languages for all grade levels will be available
- A greater part of CB 10 will be within District 38 after redistricting, will hold mobile hours for services and needs
- Working on a job fair on September 24 with NYC agencies where there are vacancies

Frank Grassi from Guardians of the Guardian

- Recent demolition of sister building of Angel Guardian Orphanage at 12th Avenue 63rd - 64th Street. The sister building was formerly a senior center
- Has been two years since Landmarks Preservation Commission landmarked the main structure, the sister building was attached to the main building
- A portion of one wall was left still standing, so it is called a renovation
- The former Angel Guardian site now has a couple hundred units of condos, and a public school under construction at 13th Avenue
- Does not know who owns the building on the property now, but there are a lot of stop work orders
- Would like the Community Board to investigate matter and possibly stop construction down the road

DM Beckmann comments that she has a portion in her DM report about the demolition of the sister building of the Angel Guardian Home. Also states that Frank is correct that this is a loophole in zoning. She explained an alteration application was filed to construct a nine-story building as of right in the R5B Contextual District. It was granted approval by Department of Buildings, but CB 10 was not notified of the demolition of the building, which is not required for an alteration. CB 10 has requested from Department of Buildings a full audit of approved plans. Two violations have already been issued for not adhering to the plans submitted. Did outreach to the Landmarks Preservation Commission. Original lot only faced 63rd St, revisions to the lot now extend it through to 64th Street. This permits the building to be a higher than what is currently allowed - 33 feet - in the R5B district. Will speak more about this in her DM Report.

Jessica Kallo from Borough President Reynoso's Office was acknowledged and wished all a happy summer.

Kathleen Walker, Resident:

- Question for NYPD regarding fireworks on the overnights in Shore Road Park around 74th -79th Street.
- Has reported to 311, has contacted the 68, and nothing has changed
- Officer Ghandour responded that this issue is on their radar and they will continue to monitor the area

Elizabeth Lovejoy, Interim Executive Director, Bay Ridge 5th Avenue BID

- Explains what a BID (Business Improvement District) is – a geographical area where local stakeholders oversee and fund the maintenance, improvement, and promotion of their commercial district.
- Wanted to respond to a concern raised at last month's Board meeting about graffiti. One of the BID's priorities is maintaining beautification efforts. They currently contract Block by Block, a supplemental sanitation team to clean 5th Avenue. They help maintain corner trash receptacles and newly installed bins. They also remove and cover graffiti tagging on storefront gates and building exteriors including bricks. Eradicating graffiti is a tedious process – dependent on weather. If below 50 degrees, power

washer and chemical solvents become ineffective. Graffiti dries faster and has a tendency to penetrate deeper into porous surface like brick during cold rainy days/nights. We do see an increase in tagging as weather becomes warmer. Please contact the BID office if you notice any graffiti on 5th Avenue between 65th and 85th Streets.

- Left brochures and her business cards in the back

Morris Denmark from the Fort Hamilton Library:

- Introduced summer reading programs for children, teens, adults. Lots of program for kids like free books
- Has chess program every Saturday beginning July 8th at 12 noon with a good chess master
- Held a nine-week watercolor painting program for older adults with funding from organization Lifetime Arts
- Mentioned MTA construction for ADA changes at 95th St and 4th Ave. MTA inspected library's foundation, will begin construction in fall
- Library has new public computers, continuing story time two times a week for toddlers and young kids as well as many other great programs

John Lovett regarding the pickleball court naming application:

- Is very touched by gestures to name the pickleball court after his brother, Peter Lovett
 - Talked about Peter's connection to parks and his love for parks. Mentioned Peter's ongoing ideas about how to get seniors and young people together
- Thanked Joe Walsh and the community for remembering his brother

Chair Capetanakis commented that we remember Peter very fondly and thank him for all his years of service and hospitality shown to Community Board Members during the many Board meetings we held at the Fort Hamilton Senior Center

Joe Walsh also regarding the pickleball court naming application:

- Started a petition and easily got 120 signatures to rename the courts
- Leif Ericson Park is a very large span, from 4th Avenue to Fort Hamilton Parkway, and people have trouble finding the pickleball area
- Peter loved pickleball and pushed for seniors to be active. He would set up the pickleball nets during the pandemic every day to keep the seniors moving

BM Carmen Feliciano regarding Bay Ridge Senior Center:

- She is a member of several groups and gets around by Access A Ride or public transportation
- Senior Center put together letter regarding two MTA bus re-routes in Bay Ridge that will make a huge difference in a senior's ability to get around
- Would like people to read letter, sign it, and return it to her
- Senior Center may have shuttle bus, but it will not be continuous

BM Harrison is concerned about language of the letter, particularly the part that states "80% of our Members" making it seem like 80% of Community Board 10 Members. He suggests that CB 10 put out a separate letter

regarding the issue. DM Beckmann explained the letter. There was a survey regarding the proposed bus line changes that CB 10 was a part of.

BM Danielle Mowry regarding Citywide Participatory Budgeting:

- Participatory budgeting is city-wide, people can vote for projects to be funded
- Explained how to fill out the ballots
- Voting continues through June 25th

BM Marie Mirville-Shahazada regarding the upcoming Disability Resource Fair

- She is the Executive Director for Alfadila Community Services and became involved because of her own personal family experience
- First disability resource fair will be on June 25th at Roy Campanella School on Stillwell Avenue and Avenue X. Another one will be held in CB 10 at IS 30, 4th Avenue and Ovington Avenue, in August
- Lots of great partners – Mayors Office for People with Disabilities, Justice Center from New York State, NYC Dept. of Education now called Public Schools, Care Design, and many other great partners that work with people with disabilities

PUBLIC HEARINGS

PARKS COMMITTEE

BM Gounardes rendered the Parks Committee Report and Recommendation to discuss the request to co-name a portion of Leif Ericson Park as Peter Lovett Park (the pickleball courts).

BM Harrison commented on timeline of Peter Lovett's school life. He followed up with a question of whether the naming should be for Peter Lovett Pickleball Park or Pickleball Courts. His concern with renaming the park is related to funding. DM Beckmann responded that it would likely be "Peter Lovett Pickleball Courts."

Motion: To rename a portion of Leif Erikson Park, specifically the pickleball court area at 8th Avenue between 66th and 67th Streets "Peter Lovett Pickleball Courts." All in favor, motion carried unanimously.

POLICE AND PUBLIC SAFETY COMMITTEE

BM Elisson rendered the Police and Public Safety Committee Report. See attached.

Regarding an SLA corporate change application at 7221 Someplace Else, d/b/a Catch 22, 7221 Third Avenue, the PPS Committee Report was informational in nature and no motion was entertained.

Regarding a new SLA liquor, wine, beer, cider license at Maguey Restaurant Corporation 6602 14th Avenue, Committee Chair Elisson rendered the Committee Report and Recommendation. A question about the hours of operation being 9 am – 11 pm from a member of the public was raised, adding that those were steep hours for a restaurant in the middle of a neighborhood. BM Brennan commented that it is difficult to be successful in the food business, and you need long hours to keep your doors open. The establishment owner addressed the concern and stated that drinks will be only to accompany the food, they are not trying to be anything more than a restaurant. Music will begin in the afternoon and will be lowered in the evening to respect the community.

Motion: In the matter of a new SLA liquor/wine/beer/cider license for the establishment known as Maguey Restaurant Corp., 6602 14th Avenue, Brooklyn, NY 11219, CB 10 to deny the application unless the applicant agrees to the following stipulations:

- 1. The premises will operate as a restaurant.**
- 2. There will be no sale or consumption of alcohol on the premises until the appropriate license is issued by the SLA.**
- 3. Applicant will not serve or allow BYOB until license is obtained.**
- 4. The owner or manager will be on site during all hours of operation.**
- 5. The hours of operation will be Monday through Sunday 9 AM – 11 PM.**
- 6. There will be no smoking permitted.**
- 7. The doors and windows shall remain closed with any amplified music.**
- 8. Background recorded and /or music sound levels will remain below the level permitted by NYC Noise Code.**
- 9. Once the SLA license is obtained the Committee/Community Board may call upon the applicant to address any concerns that may arise.**
- 10. There will be at least 20% visibility 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.**

All in favor; motion carried unanimously.

Regarding an SLA renewal and change of method of operation application at Moloai Restaurant Corporation d/b/a Blue Door Souvlakia, 8413 3rd Avenue, SLA license number 1302939, Chair Elisson rendered the Committee Report. See attached.

Discussion: BM Zhang requested clarification as to the change in the method of operation. PPS Chair Elisson clarified that backyard use is being added. BM Zhang asked if there had been any prior complaints about noise and PPS Chair Elisson stated that past complaints were brought to the attention of the establishment's representative and had been addressed.

Motion: In the matter of a renewal application of an SLA wine/beer/cider license for the establishment known as Molaoi Restaurant Corp., d/b/a Blue Door Souvlakia, 8413 3rd Avenue, SLA license number 1302939, including a change in the method of operation, CB 10 to deny the application unless the applicant agrees to the following stipulations:

- 1. The premises will operate as a restaurant.**
- 2. The owner or manager will be on site during all hours of operation.**
- 3. The hours of operation are Monday-closed, Tuesday through Thursday 12 PM – 10 PM Friday and Saturday 12 PM – 1100 PM and Sunday 12 PM to 9 PM**
- 4. There will be no smoking permitted.**
- 5. The doors and windows shall remain closed with any amplified music.**
- 6. Background recorded and /or music sound levels will remain below the level permitted by NYC Noise Code.**
- 7. There will be at least 20% visibility view into the establishment at eye level.**
- 8. 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.**
- 9. Outdoor music is not permitted.**

All in favor; motion carried unanimously.

ZONING AND LAND USE COMMITTEE

ZALUC Chair Cruz rendered Committee Report and Recommendation regarding the Citywide Zoning for Carbon Neutrality Text Amendment. See Attached. ZALUC Chair Cruz announced that the motion is extensive, and that DM Beckmann has agreed to read the motion and the 17 points that is the Committee's recommendation.

BM Harrison made a motion from the floor to request that DM Beckmann only read the motion followed by a 10-minute period for Board Members to read the summary quietly. Motion seconded by BM Elisson.

Motion: DM Beckmann will read the motion followed by a quiet period for Board Members to read the summary to themselves. All in favor with one recusal - BM Stelter. Motion carried.

At this time, Board Members quietly read the entire ZALUC recommendation regarding the DCP Zoning for Carbon Neutrality text amendment quietly.

Discussion followed:

ZALUC Chair Cruz thanked DM Beckmann for taking the time to studiously go through the text amendment, summarize it, and put all the Committee Members' thoughts into it. She continued thanking the Zoning and Land Use Committee Members for their hard work, commitment, and dedication.

BM Falutico thinks it is an excellent document. She thinks that CB 10 should eliminate the category of questions because our questions are more like concerns. She suggests CB 10 should be a little bolder – for example, state that we are opposed to solar panels in the front yards rather than “how will the front yards look?”. She added that the content is great but wanted to tweak that part.

BM Loud commented on the formatting and asked if the category called “Recommendations” is what the DCP recommends. He also had questions referring to points 1 and 6. DM Beckmann deferred to BM Castillo, as those sections were submitted by him.

BM Castillo responded that number 1 was from him, but suggested the language should read as “Board Recommendation” and regarding the last meeting, we acknowledged that we should ask as many questions as possible and provide concerns to planning first. We will still have the opportunity to provide recommendations once we hear back from DCP.

DM Beckmann states that she learned from other Community Boards that the City Planning Commission is voting in September and that the public portion of this text amendment will close on July 3rd. She acknowledged that the Board will not meet in time before the DCP vote in September, but that doesn't prohibit CB 10 from submitting this, getting a response, and having another meeting if necessary.

BM Edmonds asked if it's possible to raise concerns about it now. She commented that there seems to be a lack of encouragement for public transit, there is a lot of talk about parking but if going for a greener infrastructure, then more public transit is warranted. She thinks neighborhood is severely lacking in buses and they are often delayed. Another concern BM Edmonds raised was if people would begin using their garages as Airbnb for parking with solar panels. She personally would not want to have an Airbnb next door to her for parking. Her third concern is about the greenhouses on roofs, which does not necessarily state only for food production. She is concerned about being next to a giant cannabis greenhouse.

DM Beckmann responded that her understanding is cannabis sold in New York is not allowed to be farmed from greenhouses from indoor buildings. She will triple check that.

BM Cruz has another concern: most of the sewage plants produce methane. The only plant that captures and uses it is the Newtown Creek Plant. There's a form of gas that is being burned off into the atmosphere rather than being used. BM Cruz thinks there should be more of an effort to capture that and use it.

BM Cesarani is curious about point number four. There is a lot of mention of solar and wind energy, but no mention of tidal or dynamic tidal energy. He mentioned Roosevelt Island Tidal Energy Project and that Community District 10 has a waterfront. Has read that wind farms are loud and break down.

DM Beckmann said it is not part of the comments, but we will add it. BM Harrison had already raised this point to her and was surprised that there was no mention of tidal energy in the amendment.

BM Zhang wanted to clarify what AOR means. It means as-of-right. He further asked what RCM means. The response was Residential, Commercial, Manufacturing Districts. He does not understand what ESS means in this case. Does it mean that an owner of a manufacturing center or as a residential homeowner that they're able to have up to 10,000 square feet or is it the city providing ESS storage areas?

BM Cruz responds we don't know.

DM Beckmann commented that there was mention of different types of energy storage both as accessory uses and independent energy storage stations. In both cases, it could be accessory within a building, or it could be a freestanding energy hub. In both instances, there is a significant change. ESS are only permitted in commercial mostly manufacturing districts right now. That will change to as-of-right in all residential districts, from small to big – R1, R2, etc. She gave an example: if there were an empty lot on 74th Street from 5th to 6th Avenue where someone bought it and wanted to put an energy substation as of right, could they do it? And that answer is yes, they could.

BM Zhang gave his recommendation. Within the whole section of ESS, he would probably strike question number three because it doesn't make sense to have zoning that's based off kilowatts. Kilowatts can vary as technology improves; it doesn't make sense to limit that. In addition, he would strike 3C which also doesn't make sense because there is no reason that one should scrap or cap energy density per 10,000 square feet. He thinks zoning based off of square feet makes a lot of sense because technology could change energy levels. You can use the same number of kilowatts but use more space instead.

BM Loud is in favor of changing to the kilowatt limitations. These battery storage facilities have the potential to overwhelm the grid and he thinks it is reasonable to permit as-of-right development up to a certain threshold but beyond that you can't build an energy storage facility which is essentially a power plant on its own without a reasonable threshold.

DM Beckmann comments that we don't know how many of these facilities are going to be needed. DCP doesn't know either. It is a big, open-ended change to our zoning.

BM Cruz added that to allow no review of any sort is very concerning.

BM DiBartolo commented that there are sufficient place that they could apply or they should bring reviews to the Community Board. He feels this amendment is fishy and smells bad and equates it to one big get out of jail free card.

BM Loud thinks there are reasonable thresholds that exist that can be used here to separate large utility scale storage from personal use energy storage.

DM Beckmann added that in her research she learned that other counties in New York State agree. There are thresholds that specifically relate to residential, especially lower contextual density districts.

BM Zhang commented that it should be based off a percentage of the square footage, but it doesn't make sense to base it off kilowatts. He also mentioned the concept of tiering.

DM Beckmann responded that some counties have done tiering but overall, there seems to be overarching concerns about as-of-right in residential districts.

BM Mowery has a question about parking and how the new zoning amendment will impact parking in the area because she knows the 76th Street parking situation is difficult.

DM Beckmann acknowledged that parking is a concern. If a company is allowed to put a charger in a residential space and rent it out, like BM Edmonds spoke about, it becomes an Airbnb, renting space out. That is a very different use than that would be as-of-right in a residential district. Also, in the text, are solar panels that will be permitted in front yards, which is a very different use extended into the residential district.

BM Mowery has another question: different size buildings and how will it impact affordable housing. She wonders what are the rules of if the landlord implements greener changes what are the costs to the tenants?

BM Cruz responds there are no rules.

BM Buchalter-Pollack is concerned about co-ops because there are so many co-ops in our district and many of them struggle financially to keep up with what the city is implementing or requiring. She wonders how this will affect co-ops if they institute a lot of these green infrastructures. Will there be tax breaks or incentives that help ease the burden of Local Law 11?

BM Cruz said that DCP did not discuss tax breaks or incentives, but they did say that there are loans and grants available and provided the website.

BM Cruz says they reviewed all the concepts and agree with them but would like some stylistic changes made.

BM Harrison suggested that we vote to approve this in concept and to allow the staff to draft the document in accordance with the comments that have been made tonight.

DM Beckmann announced that for clarity: She has a form that she must fill out, which has four boxes: yes, no, yes with conditions, no with conditions. What she is hearing is "Yes with conditions".

BM Harrison made a motion from the floor, seconded by BM Bova.

Motion: Community Board 10 to submit its recommendation of "Yes with Conditions" to DCP regarding the Zoning for Carbon Neutrality Citywide Text Amendment. The motion will be edited by the District Office to include the Zoning and Land Use Committee Recommendation and incorporate the comments that were discussed during the June 15, 2023 Board Meeting.

All in favor, with one recusal - BM Stelter. Motion carried.

Chair Capetanakis acknowledged ZALUC Chair Cruz for her hard work and dedication. She introduced former CB 10 Member and current NY State Senator Andrew Gounardes.

Senator Gounardes greeted the audience and shared that he and his wife welcomed their second baby boy a about a month ago, making BM Dianne Gounardes a grandma of three.

Budget Updates from Albany:

- Expanding the State's Child Tax Credit – He announced that they were successful in closing the gap for children under 4. This will help 650,000 families in New York State
- MTA had a big budget deficit this year directly related to a drop in ridership. MTA was facing a \$1.3 billion shortfall, and a rescue plan was voted on to close the gap and also include a \$300 million on top of what was needed to improve service within the Senator's District, which now goes from Bay Ridge/Dyker all the way to DUMBO, including weekend and off-peak weeknight service, and no more 10-minute bus waits.
- Continued expansion of support for CUNY. Over the five years that Senator Gounardes has been in office the CUNY budget has increased by a half a billion dollars. CUNY is the greatest economic engine that NYC has and is the single highest projector of individuals into the middle class in the country.

Other Updates from Albany:

- Senator Gounardes is also working on reforming New York's lockdown drill mandate. Four lockdown drills per year are currently required, which is traumatizing for students. His bill passed to reform that mandate in the Senate and the Assembly will vote next week. If it does not pass in the Assembly, he will continue working on this next session.
- The Child Data Privacy and Protection Act will regulate tech companies to prioritize the safety of young users. He is building a statewide coalition and will continue to work on this during the next legislative session.

He added that we are in a housing crisis and a comprehensive approach is necessary to make it more affordable for people to live here. He wished all a happy summer.

Chair Capetanakis introduced Assembly Member Alek Brook-Krasny, who greeted Board Members and spoke about his past terms in office only eight years ago in 2015 when he voted on a NYS budget of \$147 billion now the budget has risen to \$229 billion, which he finds mind boggling. People in NYS are paying 57% more taxes, which is unacceptable. He explained that he is now in the minority, and it is difficult to fight high taxes and to find compromises with the majority.

He expressed his surprise about some of the bills he sees now as proposed laws that are totally out of common sense. He referred to the Declaration of Independence and the words about self-evident truth. He questioned who knows what self-evident truth is now? Who is boy, who is girl, but he said he would not go political and that it is just absolutely, incredibly wrong. He said the people of the State of New York with common sense just have to wake up and go and vote in numbers. He reiterated that he did not want to be political, but just wanted to give the Board his feelings and impressions about his first session back after a long period of being out of politics and how totally different it is now.

He went on to say that the budget has passed, and there are some good parts. He wished the budget had been more about small businesses and economic development. Some parts of the budget do not have common sense, but it's up to the people of New York whom he believes will wake up very soon. He noted that he is speaking based on his experience and went on to discuss the situation about migrants. He recalled when he came to this country 35 years ago and he had to stay in Italy for almost a year due to frequent federal government background and health checks adding that with him back then they knew what to do, and now they don't. He finds it mind boggling.

He wished all a great summer and assured all that the people of Bay Ridge and Dyker Heights have an Assemblyman who has life experience living under socialism, communism, and a government without any common sense. He will be fighting all this nonsense and will be coming back to inform us of the way things are, as he understands it. 35 years ago, he came to a bit of a different country that was built on competition, on the ideas of equality of life first and foremost, and not for criminals, but for you and me.

The Assembly Member's Director of Community Affairs, Richie Barsamian, reminded him to explain his attempt to rename a portion of the Belt Parkway as Fort Hamilton Americans Veterans Highway. Assembly Member Brook-Krasny apologized for being way over in his speaking time, but briefly explained that the majority blocked his bill, as they see it as less important. He concluded by saying that he plans to be the same kind of Assembly Member now as he was in the past.

Chair Capetanakis thanked Senator Gounardes and Assemblymember Brook-Krasny and noted that our Public Session had ended earlier, but we wanted to provide them the grace and respect of speaking to our community.

CHAIR'S REPORT – See attached.

DISTRICT MANAGER'S REPORT – See attached.

TREASURER'S REPORT – See attached.

COMMITTEE REPORTS

PARKS COMMITTEE

Parks Committee Chair Gounardes rendered the Committee Report and Recommendation. See Attached.

Motion: To support the NYC Parks Dept. proposal for pavement reconstruction along with additional amenities in portions of Dyker Beach Park and Owl's Head Park as presented. The Dyker Beach project, at a cost of \$6 million, includes concrete and asphalt pavement, pickleball courts as replacements for some of the tennis courts, additional and replacement benches as necessary, new removeable bollards and removal of an area adjacent to the highway exit. The Owl's Head project, at a cost of \$2 million, will be done in two phases. It includes reconstruction of asphalt pathways, replacement of existing benches and concrete pads, restoration of fencing at plant beds, and renovating and updating the playground and basketball courts.

Motion carried unanimously.

ENVIRONMENTAL COMMITTEE

The Environmental Committee Report was rendered by Committee Chair Britton. See Attached.

Motion: CB 10 to send a letter to DSNY regarding the proposed rule change requiring food businesses to put out putrescible waste for private carter collection in rigid receptacles. CB 10 acknowledges the city's commitment to clean up NYC streets and reduce food sources for rats, however, the past storage of containers on sidewalks has been a problem and created conditions that attracted rats and vermin. The letter should urge DSNY to reconsider and provide commercial establishments a phased implementation of the law to allow small businesses to continue to place refuse out in heavy-duty bags to be collected within three hours of closing similarly offered to large apartment buildings, allowing time to adapt to the

new rule changes. The letter should also include comments from merchants to the CB10 district office and 5th Avenue BID.

A request was made for a simple explanation of the motion, which Environmental Committee Chair Britton gave.

30 in favor, 1 recusal – BM Lovejoy. Motion carried.

Chair Capetanakis noted the late hour and called for a motion from the floor to waive the reading the Senior Issues, Housing, Health and Welfare Committee Report and the Traffic and Transportation Committee Report which are both informational. The reports will be sent to Board Members.

Motion by BM Cruz to waive the reading of the informational reports, seconded by BM Gounardes. Motion carried unanimously.

BUDGET AND PERSONNEL COMMITTEE

The Budget and Personnel Committee Report and Recommendation was rendered by BM Vallas in the absence of Committee Chair Rasinya. See Attached.

Motion: To approve for the Fiscal Year 2024 budget the hiring of a college aide for 5 hours per week at the prevailing hourly rate and to approve the hiring of a Community Assistant for 22 hours per week at the prevailing hourly rate.

There was no discussion.

Motion carried unanimously.

NOMINATING COMMITTEE

In the absence of Secretary Taoube, Vice Chair Vallas cast one vote in support of the slate of officers for fiscal year 2024 presented by Nominating Committee Chair Rasinya at the May 15, 2023 Board Meeting as follows:

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

OLD BUSINESS – none

NEW BUSINESS

Chair Capetanakis announced that new Board Members will be assigned to committees over the summer, and there will be some changes to committee chairs. She added that anyone interested in being considered should email the District Office.

BM Brennan reminded everyone about early voting that will take place from Saturday, June 17th through Sunday, June 25th and that the most common site for early voting for this area is Fort Hamilton High School,

but you need to double check. Primary Election Day is June 27th, and you also need to check your polling site to make sure you are going to the correct voting site.

BM Loud addressed the remarks made by AM Alek Brook-Krasny earlier in the meeting, specifically remarks about self-evident principals and boys are boys and girls are girls. BM Loud reminded all that it is Pride Month, and we all have people in our lives who are part of the LGBTQ community, whether we know it or not. Because of rhetoric like that, they often do not feel comfortable coming out to us. Over 50% of trans children between the ages of 13 and 24 in the United States have attempted or contemplated suicide because of this type of rhetoric. They feel that their country hates them and that they are un-American, which is essentially what was said earlier. He proposed a motion that this Board supports the LGBTQ community in Bay Ridge, Dyker Heights, and the rest of Community Board 10. The motion was strongly supported and was seconded.

Motion: Community Board 10 supports the LGBTQ community in Bay Ridge, Dyker Heights, and the rest of Community Board 10. Motion carried unanimously.

BM Thum expressed dissatisfaction with politicians coming in and taking up so much time during our meeting with their own comments and going on endlessly, causing the meeting to go on so late. She realizes it is difficult but stated that we need to cut it when it gets out of hand. Chair Capetanakis acknowledged BM Thum's comment and stated that we did our best and will continue to do so. She thanked Board Members for their advocacy and thanked BM Loud for bringing that to a very appropriate end for tonight's meeting.

BM Brennan added that Senator Gounardes took up some time, but he was meat and potatoes, informing us about legislation and work that he is doing, whereas Assembly Member Brook-Krasny gave a political speech. We are supposed to be neutral, and his speech was offensive to many of us. The only update he spoke of was about renaming part of the Belt Parkway. She realizes we need to be gracious but feels he did not extend grace to us.

With no further business, Chair Capetanakis wished all a happy summer and adjourned the meeting at 9:25 pm.

**Community Board 10
Parks Committee Meeting Minutes
Tuesday, June 6, 2023**

The members of the Parks Committee met in quorum via zoom on Tuesday, June 6, 2023 at 7:00 pm to discuss two agenda items.

The first discussion was a request to co-name a portion of Leif Ericson Park as "Peter Lovett Pickleball Park." This request was submitted by Joseph Walsh, a friend of the late Peter Lovett, who passed away in April of 2021. Peter was a familiar face to so many in Bay Ridge and especially to those of us on the Community Board. Whenever our CB10 meetings were held at the Bay Ridge Senior Center on Fort Hamilton Parkway, we were always greeted by Peter with a smiling face. In attendance at this meeting were also Peter's brother, John and his sister, Mabel. John spoke at great length recalling how Peter loved the parks in the neighborhood, and how they both were an outstanding team competing together at various meets. Peter was well known throughout Bay Ridge not only from community members but also by members of the NYC Parks Department. James Morris from the NYC Parks Department spoke about how Peter worked closely with this agency and his name was well known throughout the Parks Department. Peter kept the park open during COVID and made it possible for our seniors to engage in the sport of pickleball at one area of Leif Ericson Park, specifically at 66th and 67th Streets and 8th Avenue. Mr. Walsh indicated that he had already obtained seventy-six signatures on a petition to support this request in a matter of a few hours, and that he would continue getting signatures to strengthen the request.

John read a quote that he received from a community member which sums up how people felt about Peter Lovett. It reads, "His spirit and life keep on giving at the pickleball courts in Brooklyn. As the Senior Center director at Fort Hamilton, he introduced the sport there at Leif Ericson Park. The game has expanded beyond seniors and he would be humbly proud of his efforts. The sense of community that has evolved is a wonder to behold."

A motion was made by Jonathan Bova and seconded by Leodan Castillo to approve the request to rename a portion of Leif Ericson Park as the "Peter Lovett Pickleball Park." The motion passed unanimously.

The second item on the agenda was a presentation by the NYC Parks Department regarding the Pavement Reconstruction of a portion of Dyker Beach Park and Owl's Head Park. James Morris, Director of Capital Projects for the NYC Parks Department introduced this presentation and then turned it over to Nicolas Greenstreet who is the lead on these projects. We first heard the presentation regarding Dyker Beach Park. Dyker Beach Park is located along Cropsey Avenue between Bay 8th Street and Poly Place. This \$6 million project is being funded by Councilman Justin Brannan and is set to improve safe pavements and connectivity throughout the park. This area is adjacent to a flood zone and is located next to Fort Hamilton Army Base. There are eight points of access to this park and it includes tennis courts, rest rooms, handball courts and benches. The existing asphalt is cracked and in poor condition. The same can be said for the concrete sidewalks. The concrete pavement will be reinforced and a new color seal coat and lime paint will be applied over new asphalt pavement. There will not be any work on the fences in this park. New pickleball courts will be replacing some of the tennis courts. Benches will be installed where missing and those that are decrepit will also be replaced with a 1939 Worlds Fair type bench with companion seating for handicapped accessibility. New removeable bollards will be installed, and an area adjacent to the exit of the highway will be removed.

We proceeded to discuss the project at Owl's Head Park, located along Colonial Road between 68th Street and Shore Road. This project is a \$2 million initiative funded by Councilman Justin Brannan with the goal of providing safe pavement surfaces for users while minimizing site disturbances. This project will be done in two phases – the first in conjunction with another major project renovating and updating the playground and the basketball courts and the second which will include the areas along 68th Street to Shore Road. The major reconstruction project will necessitate the closing of the playground and basketball courts for a span of one year. These other two phases will not take that long, however, the areas affected by Phase 1 and Phase 2 will also necessitate the closure of those areas of the park as well while work is being done. The scope of this work will include the reconstruction of existing asphalt pathways, the replacement of existing benches and concrete pads along the paths, and the restoration of the lower wicket fence at plant beds. Benches inside the park and outside the park on the perimeter along Colonial Road will be replaced one for one with the same 1939 Worlds Fair style bench and areas where benches were removed

because they were no longer usable will also be replaced. During all this construction, the bike lane will remain open as will the dog run and the skateboard area. Phase One work is slated to being in the Spring of 2024 with Phase Two following sometime in the Summer or Fall of 2024. Representatives of the Parks Department expressed that although there will be some difficulty with the closing of the park for an extended period of time, once the work is completed we will have a state of the art park with an award winning designed playground, something we will be immensely proud of in our neighborhood.

A motion was made by Chris Elisson and seconded by Teri Brennan to approve both these projects and passed unanimously.

There being no other business, a motion was made by Jonathan Bova and seconded by Henry Stewart to adjourn. Motion passed. Meeting adjourned at 7:55 pm.

Respectfully submitted,

A handwritten signature in cursive script that reads "Dianne Gounardes".

Dianne Gounardes

Parks Committee Chair

POLICE AND PUBLIC SAFETY COMMITTEE
COMMUNITY BOARD 10

Date/Time: June 5, 2023/7:00 PM

Called to order: 7:00 PM

Place: Via Zoom

Quorum: Yes (See attached)

The Police and Public Safety committee meeting was held on June 5, 2023, with the following items on the agenda:

1. SLA Corporate change at 7221 Someplace Else d/b/a Catch 22, 7221 3rd Ave.
2. New SLA liquor, wine, beer, and cider license at Maguey Restaurant Corp., 6602 14th Ave.
3. SLA Renewal application at Moloai Restaurant Corp., d/b/a Blue Door Souvlakia, 8413 3rd Avenue including a change in Method of operation.

Corporate Change for 7221 Someplace Else LTD d/b/a Catch 22 Located at 7221 3rd Ave Brooklyn, NY 11209

The premise is a Bar/ Tavern known as Catch 22 located at 7221 3rd Ave Brooklyn, NY 11209. The premises currently do have a NYS SLA liquor license #1011959 due for renewal on September 30, 2023. The current owners are Michael Guiffredo and Vincent Guiffredo each having equal shares in the corporation 7221 Someplace else LTD. The change is Michael Guiffredo will be removed as a shareholder giving Vincent Guiffredo 100 percent of the shares.

On September 27, 2013, an application for renewal was submitted to CB 10 with no changes to their method of operation. Hours of operation were listed as 12 PM. The stipulation dated October 9, 2013, signed by Michael Guiffredo states the following:

1. Roped off area outside of the establishment for smokers.
2. Security personnel walk the perimeter of the outside of the establishment in an effort to move patrons away from the residential block and to keep the outside area free of gatherings and patrons.
3. The windows of the establishment must be closed by 10:30 PM.
4. The establishment must keep noise levels within legal decibels.

There was no new CB 10 Liquor License Application Questionnaire Submitted by applicant only the questionnaire that was submitted on August 27, 2013. There was the Standardized NOTICE FORM for Providing 30 Day Advanced Notice to Local Municipality or Community Board submitted May 26, 2023.

Present on the call was Mr. Vincent Guiffredo who did have some technical difficulties during our call. He is represented by an attorney, Mr. Max Bookman Esquire, who was not present. He was asked about his hours of operation since the previous application was vague. He stated that his hours of operation are approximately 11AM to 3:45 AM on weekends and on

weekdays usually close earlier. The SLA has the hours of operation as 12 PM to 4 AM seven days a week. Members of the board wanted more definitive hours of operation. Mr. Guiffredo stated he opens earlier due to the pandemic and to accommodate suppliers who now deliver on earlier schedules. When asked about patrons he told us they usually come into the establishment at approximately 3 PM. When asked about closing he stated under NYS Law he is allowed to close at 4 AM.

The establishment does have several 311 calls. In 2022 there were 22 complaints and in 2023, year to date there were 8 complaints. Mr. Guiffredo said that he wasn't aware of the complaints and in the past when he was made aware they were addressed. Board members did discuss with Mr. Guiffredo the issue of closing late and noise complaints. Two members of the public were on the call, Ms. Vicki Deluca, a resident, stated she did have issues in the past, mostly with loud music going till two three in the morning. Mr. Guiffredo did apologize to Ms. Deluca and said he would tighten his security. Another question from the public from another resident, Mr. Cohen was on having management at the establishment on site during hours of operation. Mr. Guiffredo response is that he is the General Manager and the employee who bartends is the manager when he is not on site, he did state his employees have been there for several years and are trained bartenders and managers. The committee wanted some input from the 068 Pct on any issues, they were invited, but not on the call, there have been staffing issues within the Community Affairs unit. In fairness to the applicant, we had asked him to confer with his attorney on possibly changing his hours of operation. We also requested what security company he utilizes. He stated it is Proteas which is also used by other establishments in the area. The committee also wanted input from the 068 Pct. The committee wanted to know if he would work with us in his hours of operation. Who his manager is on site and whom can we call if issues arise. No motions were made, and the discussions were tabled for more information.

Currently this is only a corporate change, and the applicant is up for renewal September 30, 2023.

New SLA License Liquor license for Maguey Restaurant Corp. located at 6602 14th Ave. Brooklyn, Ny 11219

This is a new on premises SLA Liquor License. The applicant, Ms. Maria f. Huerta Heraclio is the owner and was present also present was the applicant's attorney Sandra Hung Fong. The premises will operate as a restaurant with background music and have occasional acoustic music. The hours of operation will be Monday through Sunday 9 AM to 11 PM. There is a Certificate of Occupancy with occupancy on the first floor for 55 people. A menu and floor plan were presented to the committee.

After a discussion period the committee's decision is to deny the applicant unless the applicant agrees to the following stipulation:

1. The premises will operate as a restaurant.
2. There will be no sale or consumption of alcohol on the premises until the appropriate license is issued by the SLA.
3. Applicant will not serve or allow BYOB until license is obtained.
4. The owner or manager will be on site during all hours of operation.

5. The hours of operation will be Monday through Sunday 9 AM – 11 PM.
6. There will be no smoking permitted.
7. The doors and windows shall remain closed with any amplified music.
8. Background recorded and /or music sound levels will remain below the level permitted by NYC Noise Code.
9. Once the SLA license is obtained the Committee/Community Board may call upon the applicant to address any concerns that may arise.
10. There will be at least 20% visibility 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 applicant has agreed to the above stipulation. The committee met in Quorum; The vote was unanimous in favor.

Renewal and Change in Method of Operation SLA License #1302939 Beer, wine and Cider for Molaoi Restaurant Corp., d/b/a Blue door Souvlakia located at 8413 3rd Ave. Brooklyn, NY 11209

The applicant, Ms. Kyriaki Lekkas is the owner and was present. The premises is a restaurant with background music. The hours of operation are Monday closed Tuesday through Thursday 12 PM – 10 PM Friday and Saturday 12 PM – 1100 PM and Sunday 12 PM to 9 PM. The change to the method of operation is the use of the rear yard. There have been complaints about the noise coming from the rear yard of amplified music. The outdoor dining holds approximately 30 patrons. One member of the public spoke about complaints of noise coming from the rear yard with outdoor music.

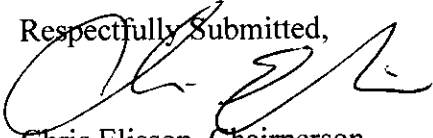
After a discussion period the committee's decision is to deny the applicant unless the applicant agrees to the following stipulation:

1. The premises will operate as a restaurant.
2. The owner or manager will be on site during all hours of operation.
3. The hours of operation are Monday closed Tuesday through Thursday 12 PM – 10 PM Friday and Saturday 12 PM – 1100 PM and Sunday 12 PM to 9 PM
4. There will be no smoking permitted.
5. The doors and windows shall remain closed with any amplified music.
6. Background recorded and /or music sound levels will remain below the level permitted by NYC Noise Code.
7. There will be at least 20% visibility view into the establishment at eye level.
8. 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.
9. Outdoor music is not permitted.

The applicant has agreed to the above stipulation. The committee met in Quorum; The vote was unanimous in favor.

Meeting ended at approximately 8:30 PM

Respectfully Submitted,

A handwritten signature in black ink, appearing to read 'Chris Elisson', written over the text 'Respectfully Submitted,'.

Chris Elisson, Chairperson

POLICE AND PUBLIC SAFETY COMMITTEE
COMMUNITY BOARD 10

From: Chris Elisson Chair CB 10 PPS
To: CB 10
Subject: Update Corporate Change for 7221 Someplace Else LTD d/b/a Catch 22
Date: June 15, 2023

On the June 5th 2023 committee meeting of CB 10 PPS committee some questions were asked. were questions were as follows.

1. What Security firm is used by Catch 22? Proteas is the company that is used it is also it the same firm used by other establishments in the area.
2. What if any police calls have there been? As per PO Ingebretsen, 68 Pct Community Affairs, there were the following:

2021- 23 total 911 calls

1 - aided case

the rest are officers doing directed patrols and answering 311 calls.

2022 - 36 total 911 calls

1 - aided case

1 - fire call

3 - calls for disputes

the rest are directed patrols and 311s

2023 - Jan 1 to present 10 total

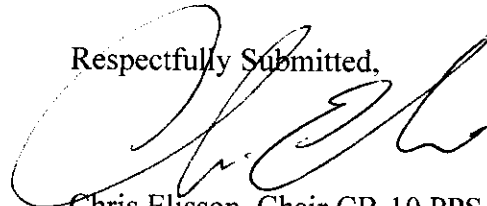
2 - aided cases

rest are directed patrols and 311s

3. A FOIL request was put to the SLA as to this date no reply.

Submitted for your information.

Respectfully Submitted,



Chris Elisson, Chair CB-10 PPS

Attendees:

CB 10 District Manager, Josephine Beckman

PPS Committee:

Chair, Chris Elisson
BM Judith Collins
BM Elizabeth Lovejoy
BM Sandy Vallas
BM Lori Willis
BM Michael Festa
BM Barbra Vellucci
BM Nikolaos Leonardes
BM Husam Rimawi
BM Jonathan Bova

Excused Committee members:

BM Ruth Greenfield Masyr

Applicants:

Representing Catch 22

Mr. Vincent Guiffredo

Representing Maguey Restaurant Corp.

Maria F. Huerta Heraclio

Sandra Hung Fong

Representing Blue Door

Kyriaki Lekkas

Zoning and Land Use Committee Report – June 2023

The committee met twice this month. The first meeting was a presentation by the Department of City Planning on “the City of Yes – Zoning for Carbon Neutrality”. The City has set a goal of reducing carbon emissions by 80 % by the year 2050. One of the ways the City hopes to achieve this is through modifications to existing zoning regulations.

The first meeting was a bit overwhelming. It is unusual for the ZALUC committee to not have lots of questions, but they did not. After a bit of time to digest the proposal, we met again and there were many questions. The committee understood and supported the need to reduce carbon emissions. However, there were many questions and concerns and could not be fully addressed. One concern was that lack of community input. Another was that this is a huge change and “we had better get it right. DM Beckmann gave the committee homework to address the issues. Comments from the homework have been incorporated in this report.

The Department of City Planning proposes zoning text changes to allow greater area of rooftops to be used for solar. Their comments on wind power were vague.

Buildings of 25,000 square feet or more will need to be retrofitted to allow for more energy efficiency and to convert from fossil fuels to all electric power. Buildings will use heat pumps. For resiliency purposes, these heat pumps cannot be in basements because of flooding issues. Where will they be placed? How large will they be? Concerns were raised about the placement of these units. It was mentioned that they should not be allowed in front of buildings. They should be covered. They will produce noise. How much we do not know because there were no details provided. At this time DCP does not propose to required one and two family homes to be retrofitted.

The DCP could not provide any information on the costs involved in retrofitting buildings. They did say that there are loan and grant programs available but left it to us to investigate further. Regarding the costs, how will this impact affordability?

In order to accommodate this shift to away from fossil fuels to all electric power, the DCP says that we will need several Energy Storage Systems (ESS) in our community. It is a battery back up system. They are lithium ion batteries. They showed us an example of an ESS at the Barclay Center. Currently an ESS is only allowed in a Commercial or Manufacturing Zone. The Zoning Text amendment would allow them to be as of right in residential districts, as Use Group 4, Special Infrastructure, a community facility if they are less than 10,000 square feet. That is pretty big. They did not have an example to an ESS in a residential district like ours. I asked for an example and on any where in a residential neighborhood. We did not receive any. An ESS is new technology, a new use group, it should require some review and community input. This zoning text amendment does not provide for review. They would be as of right. DCP could not tell us how much battery storage would be needed in our community.

Roof top greenhouses “are limited to 25’ in height above the zoning height’. “There must be a setback from the streetwall, but other wise may cover the entire roof.” How can there be a setback for a greenhouse, but it can cover the entire roof? Allowing 25’ for a green house is a huge increase in height.

While the DCP discussed the use of solar and the move away from fossil fuels, they did not discuss the impact of alternative electrical power which use cobalt and lithium both of which are extremely

hazardous to the environment, maybe not New York City specifically, but to the world environment. Mining these materials is very problematic, but disposal is equally problematic.

The DCP says that Con Ed is prepared to upgrade the electrical grid by 2040 to accommodate this. As part of this upgrade, will they put underground wiring in Dyker Heights. This is an area with overhead wires and is subject to frequent power outages at times of low or normal demand.

DCP also proposed that all parking garages be open as charging stations. This is something that should be part of building management decisions.

I could go on, but I think this covers the meetings.

Since there was not ample time for CB10 to review the in-depth changes to the Zoning Text - Committee members felt that it was important to get this right. The consensus was that DCP should slow down the process so communities can understand the impact of these changes in their respective districts.


The Committee decided to divide tasks to each Zoning and Land Use Committee member based on the 17-point summary of the proposal provided by the Department of City Planning. The homework assignment required members to share concerns and questions on their assigned topics. We agreed to compile the responses in the form of a motion to send to DCP as part of CB10's comments on this proposal.

Community Board Public review period ends on July 3, 2023. DCP said it will continue to accept feedback until its vote in early September. We will decide whether to meet further during the summer.

DM Beckmann has prepared a motion to respond to DCP and address our concerns.

Thank you

Respectfully Submitted,



Doris Cruz

ZALUC Chair



Community Board Ten

8119 5th Avenue • Brooklyn, NY 11209
(718) 745-6827 • Fax (718) 836-2447
Email: bk10@cb.nyc.gov
www1.nyc.gov/site/brooklyn10/index.page

SANDY VALLAS
Vice Chairperson
JANA TAOUBE
Secretary
SHIRLEY CHIN
Treasurer

JAYNEMARIE CAPETANAKIS
Chair
JOSEPHINE BECKMANN
District Manager

City of Yes: Zoning for Carbon Neutrality

Resolution adopted by Brooklyn, Community Board 10 – to approve Zoning for Carbon Neutrality with conditions.

Whereas, the New York City Department of City Planning provided general public presentations on its City of Yes: Zoning for Carbon Neutrality (ZCN) explaining the need to modernize zoning regulations in order to meet New York City's ambitious 2016 goal of 80 x 50 reducing carbon emissions 80% by 2050, and

Whereas, the proposal is summarized into 4 topic areas; Energy, Buildings, Transportation, Waste and Water, and

Whereas, while New York City's environmental goals are widely supported by members of Community Board 10, there are certain aspects proposed that we disagree with and certain aspects that are not consistent with the Zoning Resolution's protections within low and medium scale residential zones, and

Whereas, detailed changes to the zoning text were not released until after ZCN's certification to the City Planning Commission and not until May 2023 to Community Boards, and

Whereas, while there was broad support of the text amendment, there remains a general concern among many members of the Board that no discussion about the social and environmental impacts of mining materials both locally and globally, especially within indigenous communities, to produce the many batteries that will be needed for energy storage and electric vehicles, were included as part of this proposal, and

Whereas, passage of this zoning text amendment will allow significant changes to height, yard obstructions, and newly defined uses within residential districts and within C1 and C2 commercial overlay retail corridors including the contextual districts within Community District 10 – as-of- right forever changing community input and comment on these changes, and

Whereas, 77 percent of Community District 10 is zoned residential, therefore

ANTONIO REYNOSO, BOROUGH PRESIDENT

Community Board Ten

Page - 2 -

Be It Resolved that Community Board 10 provides the following feedback including those aspects with which we disagree, areas we support conditionally and several related questions based on the 4 topic areas; Energy, Buildings, Transportation, Waste and Water, 17-point proposal, as follows:

ENERGY

1. Rooftop Solar: Removing zoning impediments.

Community Board 10 recommends the following points be incorporated:

- Provide different roof categorical requirements with regards to sloped versus flat roofs on the current “solar energy systems on roof surfaces”. Currently only allows for 18” of height as measured perpendicular to the roof surface. We suggest clarifying this provision, in flat roofs solar panels will need to be angled for best performance and may need to exceed 18”.
- Modify/Clarify text so that historical districts as well as the Special Bay Ridge District review applications to ensure conformance with district character.
- Propose requiring a minimum of 6’ perimeters in the case of flat roofs for access and a 3’ perimeter on the sides and top away from the ridge in the case of sloped roofs.

2. Solar parking canopies remove zoning impediments to allow.

Community Board 10 recommends the following:

- We support installing solar canopies over parking lots – and accessory parking spaces as of right.
- Solar panels should **NOT** be permitted in a required front yard in any residential zone. We do not support sacrificing the streetscape and front yard when there are opportunities to install solar panels in the rear yard and on roof.

3. Solar: ensure standalone generation is allowed

Community Board Ten

Page - 3 -

Community Board 10 recommends the following:

- Solar standalone generation should NOT be an as-of-right use in residential districts. The broad changes to “as-of-right” designation in residential communities is a concern. The proposal would allow the use on sites up to 10,000 square feet in residence districts.
- Any version should require a City Planning Commission Special Permit to allow for thorough review for siting within residential district.

4. On-Shore Wind: add a new tool for the CPC to consider future applications

Community Board 10 supports the proposal to add a new tool to make it easier to develop wind turbines along the city’s waterfront where they can be most effective.

5. Energy Storage (ESS) add new rules to allow grid supporting ESS in a wide range of zoning districts

We disagree, Community Board 10 is NOT in favor of the Energy Storage System (ESS) to be allowed as of right within residential districts regardless of square foot requirement.

The images shown by City Planning of an ESS on Barclay Center roof does not capture the impact of standalone ESS on grade within a residential area. Images of NineDot Energy ESS in Bronx and one proposed in residential parking lot in Staten Island illustrates Board Member concerns about As-Of-Right siting in residential districts.

We disagree with the proposed change that Energy Storage Systems and Energy Generation Systems of any size should be allowed As-Of-Right in Residential Districts.

Without clear setbacks, or understanding noise, thermal runaway and other possible environmental or health impacts we cannot support the as-of-right allowance for any ESS stand alone system within a residential district.

Some municipalities have recognized these concerns and created tiered zoning requirements in residential districts. City Planning Special Permit should be required.

Community Board Ten

Page - 4 -

ESS in Commercial Zones C3 and above should require a BSA Special Permit and permitted AOR in Manufacturing Districts.

Related Questions on this Topic

- a. With the installation of many energy storage systems and energy generation systems, is there the potential to saturate surrounding electrical infrastructures?
- b. Why is the use of 'square footage' selected as the measurement for energy storage systems? Energy storage units, like 'kilowatts', would be better than square foot units.
- c. Are there any constraints for the amount of energy that can stored?
- d. Shouldn't different types of buildings have different energy caps?
- e. What is the energy storage cap per 10,000 sq ft.
- f. Is 10,000 sq feet of energy storage different depending on the usage: residential vs. commercial vs. light industrial?
- g. Does the proposal include indoor energy storage systems as well as outdoor? Would indoor ESS also be as-of-right?
- h. What heat management and safety precautions are being made?
- i. Are building owners also required to develop decommissioning plans for all ESS systems?
- j. If zoning restrictions are reduced for energy storage installation, will modified building and electrical codes be implemented to address such issues as fire detection and ventilation?
- k. What will be the backup energy source if an energy storage system(s) cannot meet demand?
- l. Will the structural integrity of buildings, particularly older ones, be assessed before an energy storage system is installed?

Community Board Ten

Page – 5 –

BUILDINGS

6. Electrification retrofits: expand rooftop and yard allowances to accommodate the increased need for outdoor electrical equipment like heat pumps.

Community Board 10 condition: To incorporate the following into the text:

- Restrict mechanical equipment to rear and side yards due to noise and visual aesthetics in close proximity to residences. Furthermore, when mechanical equipment is placed within the public right-of-way sightlines such mechanical equipment should be screened.
- Set minimum required distances between operable openings and heat pumps.
- Add requirements for screening rooftop equipment when visible from the public street.

7. Building exterior retrofits: fix rules to ensure that the widest range of exterior retrofits are allowed

Community Board 10 is in favor of :

- *Efforts to retrofit walls and roofs of existing buildings across the city*
- *Addressing energy use of existing buildings – poorly insulated walls and roofs. Energy use is high. Can add insulation onto existing walls and roofs (“overcladding”) or replacing them with new high-performing versions (“recladding”)*

8. Fix Zone Green: update and improve this floor area exemption to ensure it continues to promote better than code performance.

Community Board 10 is in favor of DCP’s recommendation which allows:

Changes for adoption of solar, wind and electric vehicle charging infrastructure, and allowed homeowners and building owners to improve energy efficiency by adding insulation and sun screening devices.

Community Board Ten

Page - 6 -

TRANSPORTATION

9. Vehicle charging: expand allowance to all Commercial Districts

- *EV Charging expand allowance to all Commercial Districts.*
- *Doesn't have to be a fully enclosed building.*
- *No parking requirement*
- *Will also allow limited public EV charging facilities in residential areas*

Community Board 10 is concerned by expanded allowances into Residential Districts including C1 and C2 Overlay Districts

10. Charge sharing: allow a % of residential spaces to be shared with the public.

Community Board 10 is not supportive of complete as of right charge sharing in parking lots within residential buildings.

Competition for EV charging stations may result between private users and public users in residential zones. This provision will make it easier for property owners to install EV chargers in parking garage basements and commercial lots such as a supermarket parking lot.

Many cooperative and condominium residents expressed concerns that this provision would create an "AirBnB" type commercial charging stations within residential buildings and should not be permitted as-of-right.

Related Question

In the wake of the Ann Street Parking Garage collapse, would the structural integrity of parking facilities be assessed before allowing additional and/or heavier commercial EVs to share charging space? 6. What safety precautions, heat management and fire prevention measures would be required?

11. Parking flex: streamline car-sharing, car rental, and commercial parking rules

Parking Flex: Streamline car-sharing, car rental and commercial parking rules

- *Support electrified commercial vehicles by letting them use parking spaces in commercial and manufacturing areas.*
- *Easier to access EV charging.*

Community Board Ten

Page - 7 -

- *Can add more EV charger-sharing spaces to residential district*

Community Board 10 members were not supportive of EV stations in residential lots until clarification and further information can be provided regarding changes to commercial parking rules.

Related Questions

1. How would this affect the parking landscape of CB 10 public EV charging facilities?
2. What are potential places that an EV charging facility could exist?

12. Automated parking: expand rules to encourage more automated facilities

Community Board 10 supports this recommendation.

13. Bike parking: add rules for storage and charging

- *Wants to make new commercial use for public bike and micro mobility parking.*
- *Secure outdoor bike storage lockers – can be put in yards and open spaces.*
- *Storage racks and lockers in required open areas.*

Community Board 10 is opposed to a portion of this proposal that includes street storage lockers of battery micro mobility parking due to public safety/fire concerns.

WASTE AND WATER

14. Porous paving: clarify language to ensure permeable paving is allowed

Community Board 10 supports this proposal.

15. Street trees: update rules to accommodate new raingarden prototypes

Community Board 10 supports this proposal.

16. Organics: add new use regulations clarifying when composting and recycling are allowed.

Community Board 10 expressed concern by the provision that would allow composting and recycling facilities in all commercial districts subject to a 5,000 square foot size limit.

C1 and C2 overlays serve the retail needs of the residential district. It is unclear how this as-of-right allowance for such facilities would impact nearby businesses.

Community Board Ten

Page – 8 –

Related Question: What would a composting facility allowed as of right in CB10 area look like along commercial mom and pop C1-C2 corridor?

17. Rooftop greenhouses: simplify the process to allow them as of right

The proposal would make greenhouses As-Of-Right via DOB approval. A qualifying rooftop greenhouse shall refer to any rooftop greenhouse that is located on the roof of a building that does not contain residences; will be primarily used for cultivation of plants; and has roofs and walls consisting of at least 70 percent transparent materials.

Community Board 10 does not support this change. Members are concerned about the likelihood of misuse and alternate use and should only be allowed as-of-right in R6 or greater residence districts.

All other residence districts should retain the Special Permit application and the maximum height limitation of 25 feet – provided that such obstruction shall be located not less than 6 feet from street wall.

Note: The Special Bay Ridge District within CB10 holds Special Rooftop Regulations in the R6A, R6B, R7A, R7B, C4-2A and C8-2 Districts

ZR 114-121 Special Rooftop Regulations The provisions of Section 33-42 (Permitted Obstructions) shall apply to all #buildings or other structures# in R6A, R6B, R7A, R7B, C4-2A and C8-2 Districts in the #Special Bay Ridge District#, except the provisions of paragraph (d) of Section 33-42 shall not apply. In lieu thereof, the following regulations shall apply: Elevator or stair bulkheads, roof water tanks, cooling towers or other mechanical equipment (including enclosures) may exceed a maximum height limit provided that either the product, in square feet, of the #aggregate width of street walls# of such obstructions facing each #street# frontage, times their average height, in feet, shall not exceed a figure equal to eight times the width, in feet, of the #street wall# of the #building# facing such frontage or, the #lot coverage# of all such obstructions does not exceed 20 percent of the #lot coverage# of the #building#, and the height of all such obstructions does not exceed 20 feet.

Dated: June 15, 2023

Jaynemie Capetanakis, Chair

ERIC L. ADAMS, BOROUGH PRESIDENT

Good evening and welcome to our June 2023 Community Board 10 meeting.

Fathers Day is this coming Sunday and we would like to extend a Happy Fathers Day to the dads and father figures on our board and in your life.


As you know, our meeting is usually held on the third Monday of the month. However, this Monday is the celebration of Juneteenth, which commemorates the day when the last enslaved people in the United States learned they were free. Although President Abraham Lincoln's Emancipation Proclamation freed the slaves in 1863, it could not be enforced in many places in the South until the Civil War ended in 1865. Even then, some slave owners didn't tell the people who were enslaved what had happened. The name Juneteenth comes from combining June and nineteenth, it is celebrated on the anniversary of the order, issued on June 19, 1865, proclaiming freedom for slaves in Texas. We celebrate the freedom, the end of slavery and the achievements of African-Americans.

Although this is the end of our calendar year as Community Boards take a summer recess, we find ourselves in the midst of a very busy month. In 2012, NYC began Zone Green and there were zoning changes to amend city regulations to make more energy efficient buildings. In 2016, under the DeBlasio administration, the 80 x 50 roadmap was shared. This is an action on climate change that committed New York City would reduce greenhouse gases 80 percent by 2050, or 80 x 50, as it is referred to. Currently, Mayor Adams City of Yes initiative seeks to continue toward this goal by making changes to zoning rules to create a greener city. There are three proposed zoning text amendments which are Zoning for Carbon Neutrality, Zoning for Economic Opportunity, and Zoning for Housing Opportunity. Each of these proposals is staggered to allow time for feedback and tonight we will hear more about Zoning for Carbon Neutrality. The Board has a right to respond, however, the 60 day public review ends in July and the clock is ticking. This was an agenda item at the recent Brooklyn Borough Board meeting for the chairs of all Brooklyn Community Boards and we must meet again at the end of June to make our recommendation. It is a complex issue because the summary of this proposal involves energy, buildings, transportation, waste and water. This was further broken down to seventeen areas of impact. I would like to commend our Zoning and Land Use Committee, District Manager Josephine Beckmann and Committee Chair Doris Cruz for organizing the committee and preparing a thorough review. I will share our Board's recommendation at the upcoming Brooklyn Borough Board meeting and thank you all for your time and service.

To acknowledge the service of all of our Board members, this evening when you signed in, you received a Community Board 10 pin. It is a small token to symbolize your achievement as community leaders and distinction as part of this team. As we have noted, board members are volunteers and we wanted to acknowledge the gift of everyone's time and dedication to our community. Just like in scouting, we believe that your volunteerism should be noted as a merit badge of honor and distinction. You have earned it by being a board member and we are proud to be on this board with you.

Thank you.

Respectfully Submitted,


Jayemarie Capetanakis

June 15, 2023

DISTRICT MANAGER REPORT

June 15, 2023

Dear Board Members,

Thank you Jaynemie Capetanakis for your wonderful report and for your leadership this past year as Chair of the Board and congratulations to our officers.

The Coalition United for Equitable Urban Policy (CUE UP) reached out to the District Office and were planning to attend our Board Meeting tonight. They asked that I share with you their Community Blueprint for Outdoor Dining. They are a grassroots organization impacted by outdoor dining and are advocating for changes to end roadbed dining. See flyers on the rear table.

I am happy to report Community Clean Up with Bay Ridge Environmental Group was a huge success. We had over 120 students attend our rescheduled cleanup of Shore Road Park – plus volunteers from BREG.. we accomplished a great deal. Forty-one benches were painted as well as the park flag pole and a great big portion of Shore Road Park was swept and weeded. Special thank you to our College Aide Ashley Ngo for her outstanding outreach to local high school key clubs and Board Member Daniel Loud, President of the Bay Ridge Environmental Group – Board Members Tracie Pitcher, Leodan Castillo, Chris Ellisson, Barbara Buchalter-Pollack, Nick Massab, Danielle Mowery and our Community Coordinator Dorothy Garuccio for their leadership.

Following our vote tonight on Zoning for Carbon Neutrality, I think it is appropriate time to note that there are many details in Zoning that we learn about unexpectedly. I would like to share with you tonight that a little over a year ago, a one-story warehouse in Dyker Heights was demolished leaving a partial wall and construction soon began on a 9 story building – as of right- in the R5B under an Alteration 1 filing. I was told by Dept of Buildings that because it was a through lot to 62nd Street that height for community facility is permitted as of right according to calculation of the sky exposure plane.

This past week, many residents who were responsible for advocating for the first designated landmark in Dyker Heights the Angel Guardian Home reached out following the demolition of the beloved Sister Building located at 1222 63rd Street. During the landmarking process, CB 10 supported the landmarking of the entire site. By the end of the review.. LPC limited the landmarking to the main campus building. Community Board 10 members were disappointed by the omission of the sister building as both buildings were designed in the same Beaux-Art style by George H. Streeton for the sisters of Mercy. The buildings mirrored one another, and we argued that omitting this important building should be reconsidered. We were not successful.

CB10 was not notified of the demolition of the sister building last week. Once again, similar to the filing on 63rd Street an alteration for a new 9 story building was submitted. There was a new lot drawn with the bulk on 63rd Street and a 8 to 10 foot alley portion of the lot on 64th Street. I contacted Dept of Buildings Two violations issued for work does not conform to approved drawings and for missing job site fence.

I sent a letter to the Landmarks Preservation Commission asking if there are any guidelines to mitigate the impact of new construction to protect the landmark as this new building will overshadow the landmarked building. I will keep you apprised.

It was an honor to represent CB10 at the installation of Rabbi Royi Shaffin at the Bay Ridge Jewish Center. My congratulations to the congregation and to our very own Ruth Masyr who serves as the BRJC Chair for extending an invitation and putting together a wonderful celebration.

Resurfacing and paving will continue during the weeks ahead.

Important information regarding Voter Registration forms are available at the District Office in multiple languages. Important dates coming up..

Saturday, June 17, 2023

Vote Registration Deadline

- You can register to vote here: <https://vote.nyc/page/register-vote>

Saturday, June 17, 2023 - Sunday, June 25, 2023

Early Voting Period

- Vote early in person before Election Day! You can find your early vote site and their hours here: <https://findmypollsite.vote.nyc/>

Monday, June 26, 2023

Deadline for Absentee Ballot Request (in-person)

- You can request an absentee ballot in person up to a day before the election. The Brooklyn Board of Elections Office is at **345 Adams Street, 4 Fl, Brooklyn, NY 11201**. Their telephone number is **1-718-797-8800**.

Tuesday, June 27, 2023

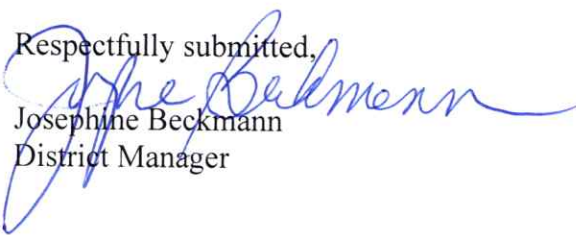
Primary Election Day

- Polls are open **6 AM-9 PM**. Find your poll site here: <https://findmypollsite.vote.nyc/>

Our next General Meeting of Community Board Ten is scheduled to take place on Monday, September 18, 2023 locations to be determined...

Happy and safe summer. We look forward to seeing you back in September!

Respectfully submitted,


Josephine Beckmann
District Manager

COMMUNITY BOARD TEN
TREASURER'S REPORT

Fiscal Year: July 1, 2022 to June 30, 2023

Budget Appropriation for FY 2023

\$267,591.00

	7/31/22	8/31/22	9/30/22	10/31/22	11/30/22	12/31/22	1/31/23	2/29/23	3/31/23	4/30/23	5/31/23	6/30/23	Y - T - D
DISTRICT MANAGER	\$9,878.86	\$9,878.86	\$14,818.29	\$10,076.43	\$10,274.00	\$10,274.00	\$10,274.00	\$10,274.00	\$15,411.00	\$10,274.00	\$10,274.00	\$10,274.00	\$121,207.44
COMMUNITY COORDINATOR	\$6,090.53	\$6,092.28	\$9,123.42	\$6,218.26	\$6,329.49	\$6,327.24	\$6,321.24	\$6,329.49	\$9,490.11	\$9,329.50	\$6,339.20	\$6,339.20	\$77,991.26
COMMUNITY ASSOCIATE													\$11,073.70
COMMUNITY ASSISTANT	\$1,742.76												
COLLEGE AIDE													
Total Personal Services	\$17,712.15	\$15,961.14	\$23,941.71	\$16,294.69	\$16,603.49	\$18,197.62	\$18,166.20	\$18,390.71	\$27,226.31	\$21,878.37	\$18,326.10	\$18,326.10	\$212,698.49

Expense Code	Description	7/31/22	8/31/22	9/30/22	10/31/22	11/30/22	12/31/22	1/31/23	2/29/2023	3/31/23	4/30/23	5/31/23	6/30/23	4/1/23
10B	Telephone		79.99											
10X	Intra-City Supplies		79.99											
40B	Intra-City Telephone													
100	Supplies & Materials				176.37								489.07	
101	Printing Supplies													
117	Postage													
170	Cleaning Supplies													
199	Data Processing Supplies													
302	Telecomm. Equipment													
314	Office furniture													
315	Office Equipment													
319	Security Equipment													
332	Data Process Equipment		120.00						120.00					
337	Books													
402	Books													
412	Tel./Communications													
417	Rental/Misc./Equip		325.78											
431	Advertising													
431	Leasing Misc. Equip													
451	Local travel expenditures													
602	Telecomm. Maintenance		51.44										675.00	
613	Office Equip. Maint.												51.44	
613	Data Process Equipment													
615	Printing Supplies													
622	Temporary Services-contractual													
624	Cleaning Services													
686	Professional/Computer Services													
684	Professional/Computer Services													
676	Infrastructure Maint/Operation													
	Total Other than Personal Services	\$251.43	\$667.21	\$333.04	\$1,421.97	\$339.16	\$545.76	\$198.04	\$659.14	\$737.65	\$994.30	\$1,794.20	\$0.00	\$7,931.90
	TOTAL PS AND OTIS EXPENSES	17,963.58	16,618.35	24,274.75	17,716.66	16,942.65	18,743.38	18,364.24	19,049.85	27,963.96	22,872.67	20,120.30	0.00	220,630.39

TOTAL UNCOMMITTED BUDGET BALANCE

\$46,960.61

Respectfully submitted,

Shirley Chin, Treasurer

Introduction

The Environmental Committee Meeting met via Zoom at 6:30 pm on Tuesday, June 13th. We met in a quorum.

We met to:

- Attend a training by Stephanie Fox, an NYC Comptroller's Office representative, about the New York City Climate Dashboard. This tool includes various graphics and metrics on the city's progress toward its climate goals.
- DSNY Rule Change impacting placement of refuse for commercial businesses in containers

The NYC Climate Dashboard tracks New York City's progress in meeting our climate goals by assessing how effectively the city is reducing carbon emissions and how prepared our neighborhoods are for the impacts of climate change. Each section of the Dashboard includes key climate indicators and data on city policies and programs designed to improve those outcomes.

Stephanie provided a comprehensive presentation to help us gain a better understanding of the comptroller's office's approach and priorities for addressing climate change and a working understanding of the Climate Dashboard. The Dashboard is a portal to look at open data and different ways climate impacts our city. Climate change exacerbates underlying racial and economic inequalities, and the Dashboard is a tool to look at this through a climate justice lens.

The Dashboard is available at comptroller.nyc.gov, and we encourage board members to take a look to see how extreme heat, sea level rise, coastal storms, and rainstorms impact energy, emissions, climate finance, and resiliency.

Secondly, we reviewed the DSNY Rule Change proposal to amend its rules relating to using certain receptacles for food-related businesses. A public hearing will take place via Webex at 10 am on June 22nd, 2023. The current regulations for all commercial establishments are to set out waste and recyclable materials within one hour of closing, providing collection occurs before the establishment next opens for business, in containers with tight-fitting lids or if they are placing waste in bags, no later than 8 pm, regardless of when they close.

DSNY states that the new proposed change is needed to clean up city streets and reduce food sources for rats and that food-related businesses are large generators of putrescible waste.

The proposed rule would require all food-related businesses (catering establishments, food wholesalers, retail food stores, all food service establishments) only to place putrescible waste in rigid receptacles with tight-fitting lids, eliminating the option for bags. It does not apply to recycling materials except organic waste. The rules also set forth maintenance and storage requirements that state that if other storage areas on the premises are not available, containers or dumpsters may be stored in the area within three feet of the building line on the sidewalk as long as they are maintained in an orderly manner and do not impede or obstruct the flow of traffic.

As some may remember, in 2002, 700 Bay Ridge/Dyker Heights residents signed a petition requesting the implementation of Operation Dumpster, a DSNY program to get commercial dumpsters off the street to improve cleanliness and address the mess and vermin attracted to them. DSNY commenced a study from 1998 through 2002 and subsequently implemented the proposal citywide. Initially not widely embraced, Operation Dumpster was successful.

To quote then Commissioner Doherty: "One of the leading causes of unsightly conditions on our commercial strips is dumpsters on sidewalks...Operation Dumpster program citywide requires strict adherence to the requirements of the law regarding the place and time receptacles, containers, and dumpsters can be placed out for collection."

We recognized that bags have their own environmental impact, and both bags and containerization have pros and cons. We heard from Liz Lovejoy with the 5th Avenue BID that food-related businesses, still bouncing back from COVID, are also concerned about the added costs of maintaining the containers and compliance.

The committee discussion centered around a general agreement with containerization as a whole. Still, merchants could use support from the city, similar to the commercial organics law, requiring the largest producers to adapt first and providing more time for the smaller merchants to adapt.

MOTION:

To send a letter to the DSNY regarding the proposed rule change requiring food businesses to put out the putrescible waste for private carter collection in rigid receptacles. CB10 acknowledges the city's commitment to clean up NYC streets and reducing food sources for rats. However, the past storage of containers on sidewalks has been a problem and created conditions that attracted rats and vermin. The letter should urge DSNY to reconsider and provide commercial establishments a phased implementation of the law to allow small businesses to continue to place refuse out in heavy-duty bags to be collected within three hours of closing, similarly offered to large apartment buildings, allowing time to adapt to the new rule changes. The letter should also include comments from merchants to the CB10 district office and 5th Ave BID.

The committee voted in favor, with one recusal.

The meeting adjourned at 7:35 pm.

Respectfully Submitted:

A handwritten signature in cursive script, appearing to read "Tracie Britton".

Tracie Britton
Committee Chair | Environmental Committee

Traffic and Transportation Committee Report (June 14th, 2023) regarding ADA Accessibility Upgrades at the Bay Ridge – 95th Street R-Train Station.

On June 14th, 2023, at 7:00 PM on Zoom, the CB 10 Traffic and Transportation Committee reviewed a presentation of the 95th Street R-Line ADA plan presented by MTA Representatives.

The ADA Accessibility Upgrades at 95th Street R-Train Station's project intent is part of a larger accessibility initiative throughout NYC, it's bundled together with other stations across the city. The project includes staircase upgrades and new elevators. The design-build contract was awarded to JTTC JV (J-Track and TC Electric Joint Venture) in December 2022. The start of the project will be October 2023 and completion is expected to be around the third quadrant of 2025.

The Bay Ridge 95th Street R-Train station is a local station and the final stop on the 4th Avenue Line in Brooklyn. It is underground with one island platform, two tracks and staircases for access to and from the street level. It is located at the intersection of 95th Street and Fourth Avenue in CB 10.

The specific ADA improvements to the 95th Street Station include two elevators which are street-to-mezzanine and mezzanine-to-platform, ADA compliant staircases with railings, ADA-compliant platforms/boarding areas, an ADA-compliant restroom, and ADA-compliant sidewalk ramps at the station entrance intersections.

The customer benefits to this upgrade of the station include state of good repair improvements, station utility upgrades, improved lighting, and improved back-end communications.

When this upgrade is implemented, there will be service impacts to the station with alternatives to travel. Weekend service diversions will take place and customers will be directed to other stations during these diversions. There will be staircase closures in place at various times. Barricades will be in place within the station and at street level. There also will be signage in advance of such changes to advise MTA customers ahead of time and direct customers to alternate access points.

There will be several street-level and staging impacts. At 95th Street and 4th Avenue, there will be temporary loss of parking as well as sidewalk and travel lane closures. Access to businesses will be maintained. As of now, dates for such changes are to be determined and will be communicated in advance.

You can contact the MTA for any questions or concerns. Their email address is 4StationsADAImprovements@gmail.com. The project hotline is 866-841-4762 and is meant for non-emergency questions and concerns from the public.

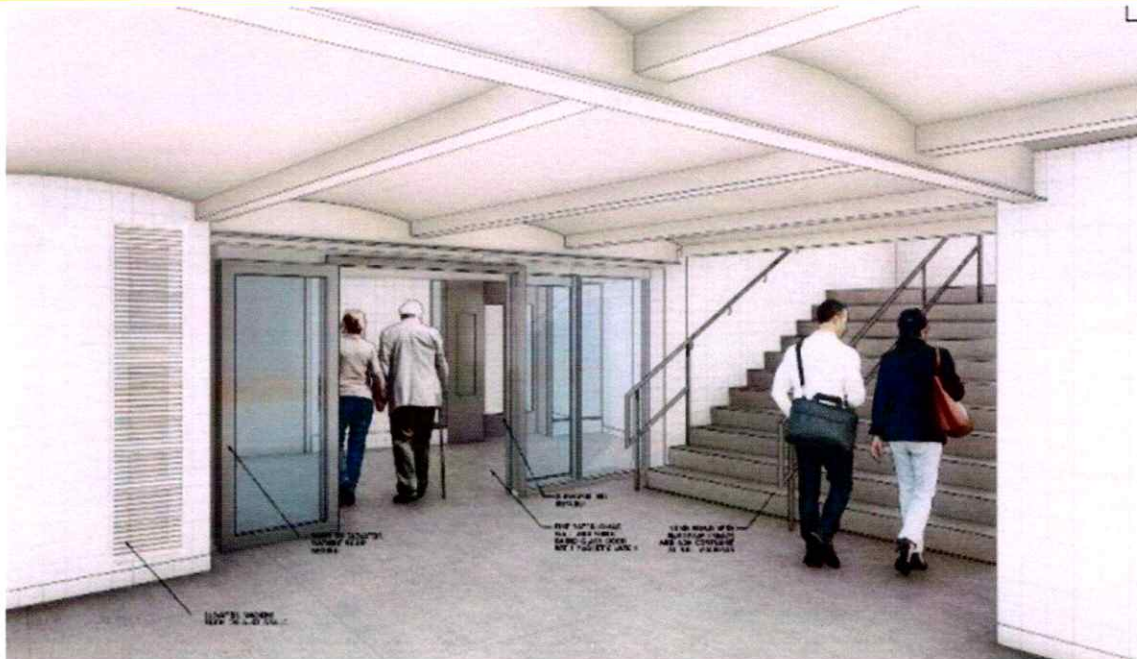
Respectfully submitted,
Anthony Marino
Anthony Marino, Chair, Traffic and Transportation Committee



Mezzanine level with upgraded staircases



Elevator to mezzanine and platform



Stairs with upgraded treads and handrails; new elevator



ADA compliant boarding areas with warning panels and rubbing boards



Aerial view of platform showing elevator and staircases

Community Board 10
Brooklyn, NY
Senior Issues, Housing, Health, and Welfare Committee

The Senior Issues, Housing, Health, and Welfare Committee of CB10 met in quorum for a meeting via Zoom on Monday, June 1st, 2023 at 7:00 PM. The meeting was also live-streamed on YouTube for those who could not access it via Zoom.

At this meeting, Executive Director Todd Flidner gave a presentation on the new Bay Ridge Center building. This meeting in particular was to update the community on the space, which is looking much improved as the construction and renovation continues. Brooklyn Borough President Antonio Reynoso was able to tour the space and it was noted that the Bay Ridge Center wants as many community leaders and local officials to tour and see the space to (1) understand the importance of the space and (2) support the space as it continues to be of service to the community.

The Bay Ridge Center has been around since 1976 and since then has only grown. In fact, the community is projected to continue to increase as it is estimated that South Brooklyn will house the largest elderly population by 2030, making the need for such spaces significant. The center has been thriving thus far with resources for the elderly being provided, including 650 Meals on Wheels serviced a day.

The new center, located at 15 Bay Ridge Avenue, was awarded a new contract from the NYC Department for Aging to scale up its services, with the service capacity increasing by 300%. They are currently renovating a two-story, 21,000-square-foot facility located at 15 Bay Ridge Avenue.

Many before and after photos were shown of the space and it was highlighted that the Bay Ridge Center will continue to speak with interns to secure assistance in many classes such as art classes and physical therapy sessions. Having interns will help enhance the resources and support already available. Although briefly mentioned in the previous report about this space, it is important to highlight that the space aims to support individuals holistically, including mentally, physically, and spiritually. With that in mind, there will be huge rooms and spaces for sessions in painting and pottery, music, and conversation. In fact, the music room will have a piano, which has already been donated and will be soundproof for sessions including karaoke.

To conclude, the contractor is working very quickly on the space and the completion of the facility is projected to be mid-September with the week of October 23rd being the tentative opening time. In the coming months, the center aims to focus on getting the word out to the community through advertising and word of mouth; if you have any additional ideas on how to do this, please do not hesitate to reach out. Also, do not hesitate to spread the word on the space.

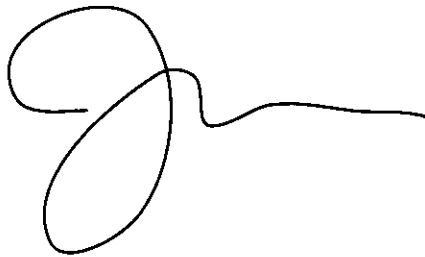
If you have any questions or suggestions, please reach out to the center; their information can all be found on their website bayridgecenter.org.

Also, there will be a fundraiser to help support the center that will be honoring Ralph Succar and Judith Grimaldi on Saturday, June 24th, 2023 at 1 PM rain or shine so please do attend if you can.

With this all being said, the meeting was brought to an end at about 7:30 PM.

Have a wonderful summer, and I hope to see everyone in good health in September.

Respectfully submitted,
Jana Taoube

A handwritten signature in black ink, consisting of a large, stylized initial 'J' followed by a horizontal line extending to the right.

Budget and Personnel Committee Report – June 15, 2023

The Budget and Personnel Committee met in quorum on Monday, June 12, 2023 at 10:00 AM via zoom. The following Committee Members were present: Dean Rasinya (Chair), Sandy Vallas and Barbara Vellucci. Also present were Jaynemie Capetanakis (CB 10 Chair) and District Manager Josephine Beckmann. The purpose of the meeting was to approve, for the Fiscal Year 2024 budget, the hiring of a college aid for 5 hours per week at the prevailing hourly rate and to approve the hiring of a Community Assistant for 22 hours per week at the prevailing hourly rate. The motion passed unanimously.

Submitted by,



Dean Rasinya
Chair

STATE LIQUOR AUTHORITY-NEW APPLICATIONS AND RENEWALS

Name/Address	Received at CB10	Status
Cancun Bar & Restaurant Corp., d/b/a Cancun Bar & Restaurant Mexican Grill, 7204 3 rd Ave	06/09/2023	Renewal liquor, wine, beer, cider
Jimmy's Place Ltd., 7118 13 th Avenue	06/15/2023	Renewal wine, beer, cider
Bay Sushi New York Inc., 29 Bay Ridge Ave	06/22/2023	Renewal wine, beer, cider
Tanoreen Caterers Inc., 7523 3 rd Avenue	06/26/2023	Renewal liquor, wine, beer, cider
Petasos Restaurant Corp., d/b/a Emphasis Restaurant Café, 6820-22 4th Avenue	06/27/2023	Renewal wine, beer, cider
Pam's Bar Inc., d/b/a P.C.'s Bar and Grill 7215 5 th Avenue	07/11/2023	Renewal liquor, wine, beer, cider
Coszcal De Allende Restaurant Inc., d/b/a Pancho's Restaurant, 7506 3 rd Avenue	07/12/2023	Removal liquor, wine, beer, cider
Fred & Amber's Scnitzel Haus Corp., d/b/a Schnitzel Haus, 7319 5 th Avenue	07/20/2023	Renewal liquor, wine, beer, cider
CNK Restaurants LLC, d/b/a Lock Yard 9221 5 th Avenue	07/26/2023	Renewal liquor, wine, beer, cider
Laconian Enterprises Ltd., d/b/a Elia 8611 Third Avenue	08/02/2023	Renewal liquor, wine, beer, cider
Brooklyn Little Bites Corp., d/b/a Mandato, 7218 3 rd Avenue	08/02/2023	Renewal wine, beer, cider
Old World Holdings, Inc., d/b/a Delia's Lounge, 9224 3 rd Avenue	08/02/2023	Renewal liquor, wine, beer, cider
Strategy Risk & Controls LLC, 8907 3 rd Avenue	08/02/2023	**New Application wine, beer, cider
New Rakuzen LLC, 6408 Ft. Hamilton Parkway	08/02/2023	*New Application wine, beer, cider

*Has been invited to present their application at the September 13th Police and Public Safety Committee meeting

**Has requested to hold over their application and present at the October Police and Public Safety Committee meeting

STATE LIQUOR AUTHORITY-NEW APPLICATIONS AND RENEWALS

Name/Address	Received at CB10	Status
Toscana al Terzo LLC, d/b/a Brooklyn Roots Italian, 8620 Third Avenue	08/03/2023	Renewal liquor, wine, beer, cider
Inaka Japanese 8318 Inc., 8318 3 rd Avenue	08/07/2023	Renewal wine, beer, cider
CNK Restaurants LLC, d/b/a Lock Yard 9221 5 th Avenue	08/07/2023	Renewal liquor, wine, beer, cider
Coszcal De Allende Restaurant Inc., d/b/a Pancho's Restaurant, 6824 3 rd Avenue	08/07/2023	Renewal liquor, wine, beer, cider
Bay Ridge Manor, Inc., 476 76 Street	08/14/2023	Renewal liquor, wine, beer, cider
Dyker Pizza Copmany, Inc., 1279 85 th Street	08/14/2023	*New Application wine, beer, cider
Shahajalal Foods Corp., d/b/a Taj Mahal Indian Restaurant, 7315 3 rd Avenue	08/17/2023	Renewal wine, beer, cider
7221 Someplace Else, d/b/a Catch 22 7221 3 rd Avenue	8/24/2023	Renewal liquor, wine, beer, cider

*Has been invited to present their application at the September 13th Police and Public Safety Committee meeting