

Brooklyn Community Board 17
4112 Farragut Road, Brooklyn NY 11210
Land Use Committee Meeting
ONLINE
December 7th, 2023

Call to Order: This meeting of the Land Use Committee Meeting was called to order by Kwame Afreh.

Chairperson's Report:

- We drafted the 3 letters; the response letter for 3002 Farragut Road, and was sent out to the representatives, along with the letter regarding the parcel of land impacting the Sears development to councilmember Rita Joseph and the letter sent out to CB 14 asking for information about the development to bring us up to speed.
- Mr. Daley and I are trying to work on a date for a town hall meeting regarding the Vital Brooklyn project for before the end of the year.

Unfinished Business:

Ozni Lewis: Updates on IBX: In the past meetings it was an introduction to what's happening. They are in the preliminary stages of doing a feasibility study as to how the communities will be affected, what type of construction they what to use and it is a light rail project. In the meetings they are reaching out to get community feedback.

Vanessa Quashie: I attended the Brooklyn College IBX meeting and received an email requesting any input concerning the project so I will share that with you Mr. Afreh so you can share with other members

Kwame Afreh: I need to follow up on the tax abatement issue which has probably reduced a little bit of the pace of the construction that has been going on.

Allyson Martinez: It's confirmed now that Brooklyn Level Up is going to have a studio with Colombia University next semester that will involve SBS as well. So, we can use that platform as well to help engage the community around these issues

We should maybe reach out about the tractor trailers that are in the neighborhood, that try to go under the overpasses and block traffic. Possibly reach out to the precinct or DOT.

New Business:

Kwame Afreh: Have we ever in this community had a scenario where the developer tried to purchase the unutilized space from another person or business or house of worship? I will probably have to call borough hall to see how these situations have been handled elsewhere. We have to be aware of how air rights play into this, and this is going to be a major concern and the effect of City of Yes on this.

Allyson Martinez: The one thing I do want to say that is part of City of Yes is about the accessory dwelling units where that would allow people in the community to add on additional units to their properties. There is a pilot program where 15 homeowners would be able to be apart up and we have until February 2024 if you want to apply and you would be able to add on an additional unit on your yard, or convert a garage, if you wanted to be able to generate additional income you would get three hundred and ninety five thousand dollars in a grant to do this work if you wanted to and there are like eligibility requirements.

Alexandra Schmidbauer: There doesn't seem to be any policy in place where landlords get caught with things like overcharging or lying about rent stabilization. Is it possible to have requirements for landlords to help tenants?

Kwame Afreh: It is harder for newer buildings to be regulated and they could put new market rates. They're supposed to be facilitating that privately. I understand if there is a situation that it should be reported, which often doesn't happen.

ROLL CALL:

Present:

Adele Bennett
Allyson Martinez
Hazel Martinez
Marguerite Vigliante
Joan Erskine
Gena Watson
Alexandra Schmidbauer
Vanessa Quashie
Joan Alexander Bakiriddin
Ozni Lewis
Pearlene Fields
Gail Dawes
Yolanda Arlene
Jorge Tait
Lilith Robinson
Timothy Davis
Kwame Afreh

Absent:

Simone Sylvestor
Mary Bell Downes

Adjournment:

Marguerite Vigliante motioned the meeting for adjournment.

Vanessa Quashie: Seconded the motion for adjournment.

Meeting Adjourned.