

Community Board 12, Manhattan
Minutes of the September 26, 2017 General Meeting
Roy & Diana Vagelos Education Center Auditorium (104 Haven Ave., NYC 10032)

Board Members Present: Richard Allman, Shahabuddeen Ally, Yahaira Alonzo, Mary Anderson, Glennis Aquino, Anita Barberis, Wayne Benjamin, James Berlin, Isaiah "Obie" Bing, Eleazar Bueno, Jennifer Chung, Daryl Cochrane, Jason Compton, Robin Cruz, Gerard Dengel, Natalie Espino, Domingo Estevez, Sara Fisher, Mitchell Glenn, Fern Hertzberg, Osi Kaminer, Andrea Kornbluth, Elizabeth Lehmann, Richard Lewis, Elizabeth Lorris Ritter, Maria Luna, Jay Mazur, Isidro Medina, Ariel Miranda, Rud Morales, Jonathan Nuñez-Formeta, Ayisha Ogilvie, Mary O'Shaughnessey, Pamela Palanque-North, Victor Peña-Bastella, Derek Peralta, Angelina Ramirez, Jonathan Reyes, Edgar Roman, and Christopher Ventura Smith. **Members Excused:** Barbara Frazier, Deborah Nabavian. **Members Absent:** Katherine Diaz, Fe Florimón, Wanda Garcia, Yosef Kalinsky, Hjordys Perez-Matos, Steve Simon, Carlos Suero, and Luis Tapia. **Staff:** Ebenezer Smith.

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6:42pm **Meeting called to order by Shahabuddeen Ally, Chair**, quorum having been achieved at 6:35pm.

6:45pm **Adoption of the agenda:** Motion by Gerard Dengel, second by Mary Anderson. Elizabeth Lorris Ritter moved to add a resolution by the Executive Committee inadvertently omitted from the agenda. No objections; the agenda was approved without additional changes and with no objections.

6:47pm **Introductory remarks by Shahabuddeen Ally, Chair**

- Thanks to CU for hosting our meeting in their excellent new space in this new, LEED-certified building.
- Ross Frommer, CU's Deputy VP for Government & Community Relations made brief comments regarding the new (opened a year-an-a-half ago) building, and what it means to medical education . The facility has residential facilities, spaces for private and group study and for socialization, live patient simulations, etc. He noted that this is the Nursing School's 125<sup>th</sup> anniversary, the School of Public Health's 95<sup>th</sup>, the Dental School's 100<sup>th</sup>, and the 250<sup>th</sup> anniversary ("sestercentennial") of the College of Physicians & Surgeons. He introduced Sandra Harris (CU AVP for Government & Community Affairs) and Julia Hakeem (Community Affairs Associate), and the Medical School's new CFO, Lindsay Graham (no relation to the US Senator). Mr. Frommer also announced "VelocityRide", a 25 mile Bike Ride to End Cancer, on Saturday, October 7<sup>th</sup>. [Note: the event raised \$1.4million.]
- "City Hall in your Borough", a resources fair sponsored by the Mayor's office with representation from many NYC agencies, at the Malvom X & Betty Shabazz Center tomorrow (9/27) from noon-2:30pm.
- Farewell to Liliana Saneux, our (now-)former Aging Committee Chair, who recently resigned for health reasons. She was a staunch supporter of the community and advocate for all its residents as well as for the concerns of the aging, and a dignified presence on our Board who will be sorely missed. He presented her with a Certificate of Achievement; Ms. Saneux came up with her family and made brief remarks.
- Introduced newly appointed member Mary O'Shaughnessey.
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7:03pm **Highlights of District Manager's report**, the full text of which is NOT included in members' packets:

- Introduced Ely Silvestre, CB12's new Community Associate, who came on Board over the summer.
- Gave an update on office procedures now that we are fully staffed. Props to Paola Garcia who worked extra hard during the 6-month period between Deborah Blow's departure and Ms. Silvestre's hire.
- We will miss Ms. Blow, who was not able to attend a proposed party in her honor last June.
- Broadway Bridge will be undergoing some renovation construction; we will receive schedule notification in January.
- Wayne Benjamin had a question regarding noise complaint and construction around Edward L. Morgan Pl.

7:12pm **Acknowledgment & Welcome of NYS Sen. Brian Benjamin, 30<sup>th</sup> SD**, and former Chair of CB10. As former CB Chair, I know how hard you work, and appreciate your service. My focus in the Senate is on small business development, community growth, housing protection. No Committee assignments yet, but (for now) I am Ranking member on Civil Services & Pensions.

7:23pm **Lucille Songhi for Manhattan Borough President Gale Brewer**

- Congrats to CB12 Rep Lesly Almanzar on the recent birth of her new baby.

- Last week we had a “311 Data Jam”. Thanks to Richard Lewis & Mary O’Shaughnessey for attending. We revealed “BoroStat” to streamline and simplify 311 systems, and also make the data interface (“dashboard”) mo9re user-friendly, to list data by complaint type, agency, etc., as well as to track individual complaints.
- CB Leadership Training Series is open to the public, not just to CB members. We offer sessions in Land Use 101, Zoning, Preservation, Parliamentary Procedure, Landmarking, and Budgeting.
- Regarding the Inwood Zoning, the BP testified at the scoping meeting. We are committed to staying attuned to the community voice. Email me at [lsonghi@manhattanbp.nyc.gov](mailto:lsonghi@manhattanbp.nyc.gov) or the BP at [gbrewer@manhattanbp.nyc.gov](mailto:gbrewer@manhattanbp.nyc.gov).

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 7:31pm **Public Session** (Chaired by Secretary, Elizabeth Lorris Ritter; time-keeping by Gerard Dengel)

Christian Damiba, NYC Business Solutions: Located on W. 181st near St. Nicholas Ave on the 2nd floor. Offer services for MWBEs and other small businesses. Supports the application of Casa de Mofongo as they provide local jobs.

Oscar Abreu, Artist & Inwood Resident: supports Casa de Mofongo. They will have a mural. It will showcase art in the community.

David Dishi, Owner, Casa de Mofongo: We have been in the neighborhood for more than 30 years on St. Nicholas & W. 182nd St. and are looking forward to being in the community in Inwood.

Amanda Kraus, RowNY: joined by two RowNY students. We are a community-based rowing program for youth and those with disabilities. Spoke passionately about the virtues of crew, and in support of the Parks & Cultural Affairs reso #2 regarding the Sherman Creek Boathouse.

Graham Cirallo, Northern Manhattan Not 4 Sale: please vote in favor of the Executive Committee reso demanding an extension of the comment period for the Inwood rezoning Environmental Impact Study (EIS) draft work scope.

Maria Luna: made an announcement about the urgent and dire need of the people of Puerto Rico in the wake of Hurricane Maria. The NYPD & FDNY are collecting diapers, feminine hygiene products, batteries, flashlights, etc. through 9/29. Other CBOs are collecting baby food, water, new sox/underwear, clothing, and other items. Collections will also benefit the US Virgin Islands, and those affected by the recent earthquake in Mexico.

Phil Simpson: Inwood is facing a severe existential crisis. Please support the Exec Com reso re EIS work scope.

Katherine O’Sullivan, Moving Forward/Unidos: Oppose Licensing #16 (Playroom), #20 (Kon’to), & #26 (Casa de Mofong); support Executive Committee reso re Inwood rezoning EIS work scope.

Bennett Melzack: support Executive Committee reso re Inwood rezoning EIS work scope. Be concerned for how your neighbors are living, and what the future holds.

Jeanne Ruskin: cited a children’s book about a turtle and a pond and a builder and a little boy by way of introducing a metaphor on development and urging the Board to support Exec reso re Inwood rezoning EIS work scope.

Valinn Ranelli, spoke in opposition to rezoning and in favor of Exec Committee reso re Inwood rezoning EIS work scope.

7:55pm **Ydanis Rodriguez, Councilmember, NYC Council 10th District**

- In 8 years I have not supported a single spot-rezoning. He enumerated several proposals he has opposed, in order to maintain the current landscape. I believe we will end in a better place if there’s a plan on the table to discuss, not just to oppose everything. Don’t lie. Be accurate. Be specific. This plan has an interim library and the new one will provide many services that we need. It will provide many services that we need: affordable housing; an immigrant cultural center, a theatre. We need these things. I invite people to come talk to me. My main focus is east of Tenth Ave., which is undeveloped. We will protect the Broadway corridor, Post, Sherman, and the residential core. We can build a legacy together.
- Today I was proud to co-sponsor a bill to ban hookah in restaurants. 40mg hookah = 120 cigarettes. If you want to open a hookah bar, fine. But not to add to clubs and bars. A place with hookah will need to get at least 50% of its revenue from hookah. We are following the examples of Toronto, LA, and the Dominican Republic.
- All are invited to my State of the District address on Sunday, October 15th, at the Salome Ureña School / IS218 Auditorium; doors open at 1pm.
- I support Casa de Mofongo, and urge you to vote in favor of their application.

8:06pm **Public Session Resumes**

Maria Gonzalez, Citizens Committee for New York: announced two grant programs for small community-based organizations to get funding for projects and programs. Small grants, up to \$3k; deadline is 1/22/18. Love Your Block Grants for beautification (up to \$1k); deadline is 11/6/17. For more information, visit www.citizensnyc.org.

Joel Yoffie: read a poem that slandered a local non-profit and made unsubstantiated allegations of anti-semitism.

Michelle Kohut Presented 4,717 signatures on a petition to “Save Inwood Library”, including commentary by on-line signatories. We are organized. We are powerful. We will fight to have full, uninterrupted library services.

Karla Fisk: Save Inwood Library. The EDC draft work scope doesn’t include a temporary library. Developers are not so generous to build something that they are not required to build.

Bob Barnett, Harlem River Community Rowing: The River is a wonderful but underutilized resource. Our programming is free. We want to rebuild a rowing community in Inwood, including more free learn-to-row classes, which were all filled to capacity this summer.

Jessica Morris, Harlem River Community Rowing: Active participant in CB11. Working to establish resources to provide additional waterfront programming. Spoke of the many benefits of rowing: physical, social, academic.

Catarina Rivera, WH/I Food Council: Developing pathways to food justice. Announced upcoming meeting (9/28 at 7pm) and gave social media contacts. This will be a planning meeting for what to do in the coming year. Working with the Business Development Committee on legislation for food justice.

Shalim Lopez, Riverstone Senior Center: spoke about their programs for caregivers for dementia patients, which offer both respite and support. All programs are free.

Marshall Douglass, WH/I Land Trust: working on a plan to better use vacant land parcels uptown. Spoke in support of Executive Committee reso on Inwood rezoning EIS work scope.

Maria Luisa Tassayco: WH resident, living on Pinehurst Ave. Spoke in support of Executive Committee reso on Inwood rezoning EIS work scope. Even though I do not live in Inwood, we should all care about this. I understand if the temporary library isn’t in EDC’s RFP if it is the NYPL’s responsibility not the developer’s/ But if it isn’t in a legal document, how do we make legally binding NYPL’s statement that they will build a temporary library?

Chris Nickel: Spoke in support of Executive Committee reso on Inwood rezoning EIS work scope.

Cheryl Miller, Moving Forward/Unidos: Spoke against Licensing reso #20 (unenclosed sidewalk café for Kon’to).

Gabriela Bill: spoke against Inwood rezoning, which will displace people. Also, CB12 should do a better job notifying people who live east of Broadway about its, meetings and about the rezoning and the meetings to discuss it.

Lisa Whitten: NYC teacher & CB12M resident. Spoke in support of Licensing item #16, an increase of space, which they use for exercise calluses, kids programming, etc., during the day. There is no alcohol at those events. We just want the space for these programs. *(Note: This speaker spoke at 9:02pm, after it was realized that she had signed up on the wrong list and inadvertently had been passed over to speak during the Public Speakers’ Session. Her remarks are recorded here as they are considered as part of that portion of the meeting.)*

8:32pm **Report from Representatives of Elected Officials**

- **Laurie Tobias-Cohen for Congressman Adriano Espaillat:** referred to report. Also highlighted the Congressman’s work with Harlem’s Senegalese community, and a moving immigration issue to reunite a family.
- **Manny Belliard for NYC Councilmember Mark Levine, 7th CD:** referred to report. Mentioned a media blackout. Gave info about Participatory Budgeting meetings and how to get involved to fund local capital projects.
- **Alan Valerio for Manhattan District Attorney Cy Vance:** Announced a then-upcoming event.

8:37pm **Business Section**

8:37pm **Executive Committee (Presented by Elizabeth Lorris Ritter, Secretary):** Presented two resolutions: urging the SUNY Trustees to extend their review period for a charter school application to ensure public input; and demanding that EDC and the Mayor’s Office extend the comment period on the Inwood rezoning draft EIS work scope from this Friday (9/27) to October 31st. There was no discussion on the latter. With regard to the former: Sally Fisher moved to amend the requested extension to November 13th; seconded by Rud Morales. Liz explained that at the Executive Committee we discussed the deadline and posited that EDC/Mayor’s Office were unlikely to grant a November request, and we should keep our request reasonable to increase the likelihood of it being granted. Wayne Benjamin: the scoping is for review and comment on the scope of the review, not on the project itself. Jim Berlin: I agree with Liz & Wayne. Sally: we need more time. The motion to amend the reso (main motion) failed 10-28-1-0; original motion stands.

8:55pm **Parks & Cultural Affairs Committee (Elizabeth Lorris Ritter, Chair):** Presented two resolutions: in support of

9:05pm **Public Safety Committee (Richard Lewis, Chair):** presented a reso regarding the protection from law enforcement of NYC residents formerly protected by DACA Program. There were no questions; there was no discussion.

9:08pm **Land Use Committee (Wayne Benjamin, Chair):** presented a reso supporting the installation of a botanical greenhouse in the north courtyard of The Cloisters. There were no questions; there was no discussion.

9:11pm **Licensing Committee (Isidro Medina, Chair):** “Good Neighbor” signs will be available from the Community Board at all meetings, so applicants do not need to wait to get them. Jennifer Chung, an Attorney and Notary (and member of the Committee) will be available to notarize stipulations on the spot, again to make it easier for applicants to get in the required paperwork. Items #1, #22, #23 were withdrawn; #8 & #14 are negative reso, so if you oppose the application, vote “yes”. Q (Daryl): Does occupancy for #16 (Playroom) apply to the night hours as well (i.e., to the bar in addition to daytime hours for gym and community)? A (Isidro): Yes. Q (Yahaira Alonzo): What are hours of operation for #16? A (Ysidro): 10am-4am Osi Kaminer: offered corrections to the minutes of the Committee meeting. Q (Edgar Roman): What are the benefits of #26 (Casa de Mofongo)? A (Applicant): With larger size we can accommodate quinciñeras, meetings, gatherings, etc. Q (Derek Peralta): Will they sell hookah at Casa de Mofongo? A: No no no no! We do not sell hookah! Q (Sally): #16 has \$20k in outstanding fines. A (Isidro): Refer to the minutes. The Precinct recommended approval based on the clear cooperation of the establishment. Q (Ariel Miranda): Why haven’t we received a completed questionnaire? A: It was submitted on time, but got lost among the members. Q (Isidro): At #16 will there be hookah? A (applicant): Yes.

~9:35pm **Roll Call on Executive, Parks & Cultural Affairs, Public Safety, Land Use, & 23 Licensing Committee resolutions.** (Note: there are no #1, #22, or #23, those items having been withdrawn.)

Item #	Resolution	Yes-No-Abstain Not Voting	Passed or Failed
A.	Executive: Urging The State University of New York to Extend the Review Period for the Application by Zeta Charter Schools.	39-0-0-0	<i>passed</i>
B.	Parks & Cultural Affairs: Supporting the J. Hood Wright Park Outdoor Fitness Area	39-0-0-0	<i>passed</i>
C.	Parks & Cultural Affairs: Supporting the Conceptual Plan for Sherman Creek Park & Educational Pavilion & Boathouse.	39-0-0-0	<i>passed</i>
D.	Public Safety: to Support Protection from Possible Law Enforcement Outcomes for NYC Residents Affected by the Recession of the DACA Program.	36-1-2-0	<i>passed</i>
E.	Land Use: Supporting the Installation of a Botanical Greenhouse in the North Courtyard of The Metropolitan Museum / Cloisters	37-0-0-2	<i>passed</i>
F.	Executive: Extending the Public Comment Period to the draft Scope of Work for the NYCEDC EAS/EIS for the Inwood NYC Rezoning Project	38-0-1-0	<i>passed</i>
1.	Resolution of No Objection to the SLA Renewal of On-Premise Liquor License: Agua Roja Bar Restaurant Corp. (220 Nagle Ave., corner of Academy St.)	WITHDRAWN	WITHDRAWN
2.	Resolution of No Objection to SLA On-Premise Liquor License renewal: 524 Villa Riva Corp. d/b/a Bakare Restaurant & Lounge (524 W. 207 St. btw. Post & Sherman Avenues)	32-6-1-0	<i>passed</i>
3.	Resolution of No Objection to SLA On-Premise Liquor License renewal: El Rancho Los Compadres Corp. (110 Sherman Ave. btw Dyckman & Academy Streets)	37-2-0-0	<i>passed</i>
4.	Resolution of No Objection to SLA On-Premise Liquor License renewal: 4060 Broadway Rest Inc. d/b/a Aquamarina (4060 Broadway, corner of W. 171 St.)	37-2-0-0	<i>passed</i>
5.	Resolution of No Objection to SLA On-Premise Liquor License renewal: Angry Burger Corp. d/b/a La Cantina Heights (4460 Broadway, corner of Fairview Ave.)	37-2-0-0	<i>passed</i>
6.	Resolution of No Objection to SLA On-Premise Liquor License renewal: 164 Broad Corp. d/b/a Crazy Annie’s (562 W. 164 St. a/k/a 3910 Broadway)	35-4-0-0	<i>passed</i>
7.	Resolution of No Objection to SLA On-Premise Liquor License renewal: 181st Caridad Restaurant Inc. (554 W. 181 St. btw St. Nicholas & Audubon Ave.)	34-3-0-2	<i>passed</i>
8.	Resolution OBJECTING to SLA Renewal of its Restaurant Wine License: El Jobito Restaurant Corp. (1579 St. Nicholas Ave., Store #1, corner of W. 189 St.)	38-1-0-0	<i>passed</i>

9.	Resolution of No Objection to SLA Restaurant Wine License renewal: Yu Sushi Inc. d/b/a Sushi Yu 2 (827 W. 181 St. (btw Cabrini Blvd. & Pinehurst Ave.)	37-2-0-0	<i>passed</i>
10.	Resolution of No Objection to SLA Restaurant Wine License renewal: Restaurante la Libertad Corp. (3764 Broadway, corner of W. 156 St.)	38-1-0-0	<i>passed</i>
11.	Resolution of No Objection to SLA Restaurant Wine License renewal: 207th Street Lina Rest Inc. (500A W. 207 St., corner of Tenth Ave.)	37-2-0-0	<i>passed</i>
12.	Resolution of No Objection to SLA Restaurant Wine License renewal: Mi Paso Centro Americano Corp. (4129 Broadway, btw W. 174 & W. 175 Streets)	36-3-0-0	<i>passed</i>
13.	Resolution of No Objection to SLA Restaurant Wine License renewal: La Cabana Salvadorena Rest. (4384 Broadway, corner of W. 187 St.)	37-2-0-0	<i>passed</i>
14.	Resolution OBJECTING to SLA Alteration application of License (changing Method of Operation to include live music, DJ, and karaoke or closing times): NYSTOG Imports Corp. d/b/a Vacca Grill & Lounge (420 W. 203 St., btw Ninth & Tenth Avenues)	38-1-0-0	<i>passed</i>
15.	Resolution of No Objection to SLA Alteration application of License (Extension of Premises adding adjacent store onto license): Locksmith Wine Bar Inc. (4463 Broadway, btw W. 190 & 192 Streets)	35-4-0-0	<i>passed</i>
16.	Resolution of No Objection to SLA Alteration application of License (Change Occupancy Certificate from 175 to 275): AP3964 Corp. d/b/a Playroom NYC (3964 Tenth Ave. btw W. 211 & W. 212 Streets) *NOTE: since this resolution failed, it automatically became a NEGATIVE resolution which passed, i.e., a resolution recommending that the SLA not grant the License by a vote of 18 in favor and 21 not-in-favor.	17-18-4-0	<i>failed*</i>
17.	Resolution of No Objection to SLA Class Change in Existing Method of Operation of License (Change class from Restaurant Wine to On-Premises Liquor): La Essencia Restaurant Inc. (5085 Broadway, btw W. 215 & W. 218 Streets)	34-5-0-0	<i>passed</i>
18.	Resolution of No Objection to SLA Class Change in Existing Method of Operation of License (Changing class from Restaurant Wine to On-Premises Liquor): Novvo Restaurant Inc. d/b/a Maramana (5009 Broadway, btw W. 213 & W. 214 Streets)	34-5-0-0	<i>passed</i>
19.	Resolution of No Objection to SLA Corporate Change Application of License (Buying Shares): 151 Dyckman Corp. d/b/a Lotus Café (151 Dyckman St., corner of Sherman Ave.)	33-6-0-0	<i>passed</i>
20.	Resolution of No Objection to DCA New Unenclosed Sidewalk Café License: Kon'to Euro Caribbean Cuisine Corp. d/b/a Seawalk Restaurant (261-267 Dyckman St., corner of Payson Ave.) *NOTE: since this resolution failed, it automatically became a NEGATIVE resolution which passed, i.e., a resolution recommending that the SLA not grant the License by a vote 21-17, with no abstentions.	17-21-0-0	<i>failed*</i>
21.	Resolution of No Objection to DCA New Unenclosed Sidewalk Café License: Francisco & Francisco Inc. d/b/a Pop & Pour (200 Dyckman St., btw. Broadway & Vermilyea Ave.)	32-7-0-0	<i>passed</i>
22.	Resolution of No Objection to SLA New On-Premises Liquor License: Brendan Straw / 148 Nagle Operating Corp. d/b/a TBD (148 Nagle Ave., corner Thayer St.)	WITHDRAWN	WITHDRAWN
23.	Resolution of No Objection to SLA New On-Premises Liquor License: Cliff New York Inc. d/b/a TBD (440 W. 202 St., btw Ninth & Tenth Avenues)	WITHDRAWN	WITHDRAWN
24.	Resolution of No Objection to SLA New On-Premises Liquor License: La Mina Bar Restaurant Inc. d/b/a TBD (3859 Tenth Ave., btw W. 206 & W. 207 Streets)	33-6-0-0	<i>passed</i>
25.	Resolution of No Objection to SLA New On-Premises Liquor License: 3938 Broadway Rest. LLC d/b/a TBD (3938 Broadway, btw W. 164 & W. 165 Streets)	35-4-0-0	<i>passed</i>
26.	Resolution of No Objection to SLA New On-Premises Liquor License: La Casa Del Mofongo 207 LLC. (546 W. 207 St., corner of Sherman Ave.)	25-9-3-2	<i>passed</i>

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In consideration of time, please refer to Committee meeting minutes.

**Health & Environment Committee (Daryl Cochrane, Assistant Chair):** The Port Authority of NY & NJ has agreed to install suicide barriers on the south side of the GW Bridge. Refer to the minutes.

**Youth & Education Committee (Maria Luna, Assistant Chair):** Encouraged other CB 12 members to attend the Y & E Committee meetings. Refer to the minutes.

**Housing & Human Services Committee (Ayisha Ogilvie, Chair):** Refer to the minutes.

**Traffic & Transportation Committee (Yahaira Alonzo, Chair):** The main issue in Committee related to the direction of traffic on W. 219<sup>th</sup> & W. 220<sup>th</sup> Streets in the area of the car wash and the local public school. Discussions will continue at the next meeting.

**Aging Committee (Mary Anderson, Chair):** New member: Domingo Estevez. Refer to minutes.

**Business Development Committee (Jonathan Reyes, Chair):** There is a concern about the lack of interview locations for new jobs at the GW Bridge Terminal. Spoke with Tim Currier and William Gardner to remedy this situation so that interview locations within the district will be scheduled.

There being no new business, the meeting was adjourned by acclamation at 9:57pm.

Respectfully submitted: Elizabeth Lorris Ritter, Secretary