

COMMUNITY PLANNING BOARD 12
Borough of Manhattan

The
City
of
New
York



711 West 168 Street, New York, New York 10032

March 26, 2003

Edward F. Kelly
Commissioner
Division of Alcoholic Beverage Control
New York State Liquor Authority
84 Holland Avenue
Albany, NY 12208

Dear Commissioner Kelly:

The following resolution was unanimously passed by Community Board 12, Manhattan at its general meeting on March 25, 2003:

WHEREAS, the New York State Alcoholic Beverage Control Law permits Community Boards to review applications received from the New York State Liquor Authority (NYSLA) and requires the NYSLA to consider the Community Board's recommendation before a new license or renewal is granted or denied, and

WHEREAS, the NYSLA has for years granted licenses, both new and renewals, before the Economic Development Committee of Community Board 12, Manhattan, has met with business principals and promptly forwarded a recommendation to the NYSLA, and

WHEREAS, such action by the NYSLA undermines the license review process, placing Community Board 12, Manhattan, in an *ex post facto* position by having to respond to notification for licenses that have already been granted, therefore

BE IT RESOLVED, that Community Board 12, Manhattan, urges the New York State Liquor Authority to take the following actions to comply with the letter and spirit of the law:

1. To improve communication between the NYSLA and Community Boards in general, the NYSLA should have a Community Liaison to each Community Board. The liaison should be required to attend Economic Development Committee meetings on a regular basis and file reports with NYSLA administrators so they are aware of issues relevant to the licensing process.
2. The Community Board must be notified of all new applications and all license renewals received by the NYSLA.
3. The time period allotted to Community Boards to make a recommendation to the NYSLA regarding new applications and license renewals should be increased to a maximum of 60 days from the date the Community Board is notified.

4. The Community Board's recommendation on each license and any suggested provisions should be considered a mandatory part of the NYSLA deliberations and an integral part of the final decision. In such cases where provisos are attached, the liaison should reach out to the Community Board if necessary.
5. Community Boards should be specifically informed of every regularly scheduled NYSLA public meeting and provided the agenda for every public meeting to facilitate attendance, if necessary, by a Community Board member.

We would appreciate a response regarding the above resolution at your earliest convenience. Thank you for your cooperation in this matter.

Sincerely,



Zead Ramadan, Chairman
Community Board 12, Manhattan

cc: Hon. George E. Pataki, Governor, New York State
Hon. Alan G. Hevesi, Comptroller, New York State
Hon. Michael R. Bloomberg, Mayor, New York City
Hon. C. Virginia Fields, Manhattan Borough President
Hon. Marty Markowitz, Brooklyn Borough President
Hon. Adolfo Carrion Jr., Bronx Borough President
Hon. Helen M. Marshall, Queens Borough President
Hon. James P. Molinaro, Staten Island Borough President
Hon. William Thompson, N.Y.C. Comptroller
Hon. Betsy Gotbaum, N.Y.C. Public Advocate
Hon. Charles Rangel, Congressman, District 15
Hon. Eric Schneiderman, State Senator, District 30
Hon. David A. Paterson, State Senator, District 29
Hon. Adriano Espaillat, Assemblyman, District 72
Hon. Herman D. Farrell, Assemblyman, District 71
Hon. Robert Jackson, Councilman, District 7
Hon. Miguel Martinez, Councilman, District 10
Hon. Raymond W. Kelly, Police Commissioner, NYPD
Hon. J. Mark Anderson, Deputy Commissioner, NYSLA
Hon. Fred J. Gioffre, Deputy Commissioner, NYSLA
Mr. Thomas K. Healy, Assistant Director, Enforcement, NYSLA
All Community Boards

COMMUNITY PLANNING BOARD 12
Borough of Manhattan

711 West 168 Street, New York, New York 10032

The
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of
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York



March 26, 2003

Mayor Michael Bloomberg
Office of the Mayor
City Hall
New York, NY 10007

Governor George Pataki
The Executive Chamber
Capitol
Albany, NY 12224

Secretary Thomas Ridge
US Dept. of Homeland Security
Office of Homeland Security
Washington, D.C. 20528

The following resolution was passed by a majority vote by Community Board 12, Manhattan at its General Meeting on Tuesday, March 25, 2003:

- Whereas:** The September 11th attack has made us all aware of terrorists credible threats to nuclear power plants, and the President of the United States has revealed that diagrams of nuclear power plants were found in Al Qaeda camps and the Defense Secretary has warned of attacks more deadly than September 11th; and
- Whereas:** The Indian Point Nuclear Reactor complex is an inviting target due to its proximity to New York City, and there are several locations at the site that would have to be protected to prevent catastrophic damage to New York City; and
- Whereas:** Current evacuation plan have not been shown to be effective nor are they fully understood at this time; and
- Whereas:** The whole economic impact of Indian Point and the energy it produces are not fully understood at this time; and
- Whereas:** This is an issue that demands further study by government and the greater community; and
- Whereas:** The security and safe operation of this facility must be assured by all means possible and at any cost while the issue of Nuclear Power Plants is further addressed; therefore
- Be It Resolved:** That Community Board 12, Manhattan requests that Mayor Michael Bloomberg, Governor George Pataki, and the U.S. Government security agencies do all in their power, sparing no costs, to protect the Indian Point Power Plant in all ways necessary; and
- Be It Further Resolved:** That significant and timely research be commenced enabling the eventual shut down of the Indian Point Plant facility.

We would appreciate your response regarding this matter at your earliest convenience. Thank you for your attention to this matter.

Chairman: Zead Ramadan

(212) 568-8500

District Manager:

Gregoria Feliciano

Sincerely,

A handwritten signature in dark ink, appearing to be 'Zead Ramadan', with a long horizontal stroke extending to the right.

Zead Ramadan, Chairman
Community Board 12, Manhattan

cc: Hon. C. Virginia Fields, Manhattan Borough President
Hon. William Thompson, N.Y.C. Comptroller
Hon. Betsy Gotbaum, N.Y.C. Public Advocate
Hon. Charles Rangel, Congressman, District 15
Hon. Eric Schneiderman, State Senator, District 30
Hon. David A. Paterson, State Senator, District 29
Hon. Adriano Espaillat, Assemblyman, District 72
Hon. Herman D. Farrell, Assemblyman, District 71
Hon. Robert Jackson, Councilman, District 7
Hon. Miguel Martinez, Councilman, District 10
John Scanlon, Director, NYS Office of Public Security
All Community Boards

COMMUNITY PLANNING BOARD 12
Borough of Manhattan

711 West 168 Street, New York, New York 10032

March 27, 2003



Hon. George E. Pataki
Governor
The Executive Chamber
Capitol
Albany, NY 12224-0341

Hon. Joseph L. Bruno
Majority Leader
New York State Senate
Capitol
Albany, NY 12247

Dear Governor Pataki and State Senator Bruno:

The following resolution was passed by Community Board 12-Manhattan at our General Meeting on March 25, 2003 by a vote of 23- 2-1- 0:

Whereas, New York City continues to face a housing emergency, as confirmed by the 2002 Housing and Vacancy Survey (HVS) that found a vacancy rate of only 2.94%; and

Whereas, The housing stock in Washington Heights-Inwood is overwhelmingly privately-owned and renter-occupied; and

Whereas, According to the HVS, there are 2,084,769 occupied and vacant available rental units in New York City, of which approximately 67% are rent-stabilized, rent-controlled or otherwise regulated; and

Whereas, Rent regulation is critical to the continued viability of New York City, directly affecting more than two million people;

Whereas, Rent regulation protects tenants from being subjected to unpredictable rent increases and arbitrary evictions and ensures that housing remains affordable; and

Whereas, The local rent control law sunsets April 1, and the City Council has already acted to extend that law for another three years; and

Whereas, The basic rent stabilization law expires June 15, 2003, unless renewed by the New York State Legislature and the Governor; and

Whereas, The New York State Assembly has passed A.2716-A, which would renew the law until June 2008 and add the following provisions to strengthen it in several key areas:

- Repeal of vacancy decontrol provisions that allow permanent decontrol of regulated apartments when they reach a monthly rent of \$2,000, which has resulted in the loss of at least 99,000 affordable units since 1993, according to New York State Tenants and Neighbors.
- Reduction of the statutory vacancy bonus from 20% to 10%.

Chairman:

Zead Ramadan

(212) 568-8500

District Manager: Gregoria Feliciano

- Expansion of rent stabilization coverage to post-1973 Mitchell-Lama rental buildings and project-based Section 8 buildings whose landlords remove them from these state and federal subsidy programs.
- Plugging of "owner use eviction" loopholes that now allow landlords to empty entire buildings of regulated apartments based on the claim, often fraudulent, that they want the unit for themselves or family members.

Therefore, Be It Resolved That Community Board 12-Manhattan calls upon the New York State Senate to pass, and the Governor to sign into law, A. 2716-A to extend the state rent stabilization and eviction protection laws and to repeal high-rent vacancy decontrol.

We urge you to give favorable consideration to this resolution and would appreciate your response at your earliest possible convenience. Thank you for your attention to this matter.

Sincerely,



Zead Ramadan
Chair

c: Hon. Sheldon Silver, Speaker, N.Y. State Assembly
Hon. Michael R. Bloomberg, Mayor, New York City
Hon. William Thompson, N.Y.C. Comptroller
Hon. Betsy Gotbaum, N.Y.C. Public Advocate
Hon. C. Virginia Fields, Manhattan Borough President
Hon. Charles Rangel, Congressman, District 15
Hon. Eric Schneiderman, State Senator, District 31
Hon. David A. Paterson, State Senator, District 30
Hon. Adriano Espaillat, Assemblyman, District 72
Hon. Herman D. Farrell, Jr., Assemblyman, District 71
Hon. Robert Jackson, Councilmember, District 7
Hon. Miguel Martinez, Councilmember, District 10
Hon. Jerilyn Perine, Commissioner, Dept. of HPD