



CITY OF NEW YORK
MANHATTAN COMMUNITY
BOARD No. 4
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Jessica Chait
 Chair

Jesse R. Bodine
 District Manager

November 2024 Full Board Minutes

Meeting Date / Location	<p>The Manhattan Community Board 4 (MCB4) Full Board met at 6:30 pm on Wednesday, November 6, 2024, in a hybrid format, with the majority of Board members meeting in person (with members of the public present) at Mt. Sinai West Hospital Conference Room, and remote participation via Zoom by other members of the Board and the public.</p> <p>The meeting was accessible in person, via Zoom webinar and live streamed on YouTube. It can be viewed at: MCB4 YouTube November 2024</p> <p>A third-party draft transcript of the meeting can be found by selecting the MCB4 November 2024 Full Board Meeting at: https://blockparty.studio/Archive</p>
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Presentation Midtown South and Midtown North NYPD Community Council	
Delorse Rubin Brian Webber	<ul style="list-style-type: none"> • Midtown South and Midtown North NYPD community council representatives Delorse Rubin and Brian Webber. • NYPD community council is a monthly meeting opened to the public. All are invited to attend. • Topics may include security, drug enforcement, homeless encampments, and various community concerns. • Sector meetings are divided by geographic locations.

Public Hearing Annual District Needs and Budget Requests	
Roberta Barnett	<ul style="list-style-type: none"> • No members from the public signed up to speak.

Public Session	
Mike Noble	<ul style="list-style-type: none"> ● For reference, to remind the public that the NYCHA Board of Director and HUD approved the demolition of both NYCHA housing campuses recently. That meeting is available on their YouTube channel, at the 56 minute mark and includes timeline and details of the project.
Emily Li	<ul style="list-style-type: none"> ● Representative from the Korean Community Services. ● Addressed that fast food and sugar is attributing to death and diabetes in children that are targeted by fast food restaurants in low income areas. ● Asks the community to support Intro 06421 by calling their city council representatives.
Jason Ginburg	<ul style="list-style-type: none"> ● Sharing a success story from seeking assistance from CB4 regarding FreshDirect trucks blocking the street access and sidewalk. ● Citibik stations were installed and has proven to be successful alternative.
Lisa Wagner	<ul style="list-style-type: none"> ● FIT update and upcoming calendar of events.
Alexia Cruz	<ul style="list-style-type: none"> ● Opposes the demolition of the NYCHA complex. ● Upset that elected officials are not responding to end demolition.
Renne Kett	<ul style="list-style-type: none"> ● Opposes the demolition of the NYCHA complex. ● Believes a special application panel should be the approval process and not the NYCHA board. ● Seeks relocation clarification and not be switched to different plan.
Jesse Greenwald	<ul style="list-style-type: none"> ● Addresses the election outcome and reminds the community to stay involved and connected. ● Even at the local level, community assistance is available and reminds everyone they are not alone.

Reports From Elected Officials	
NYS Senator Brad Hoylman-Sigal	<ul style="list-style-type: none"> ● I am grateful and honored to have been re-elected last night with the most votes of any Democratic senator who ran for re-election last night. ● Congestion pricing must be implemented. We can not let this crucial funding disappear. ● Route 9A needs to be improved, and my colleagues and I have urged the state to make the critical improvements. Unlike the East side which has a storm resiliency plan in place, there isn't such a plan for the west side corridor that runs along the Hudson. ● I am very proud of my Glock Switch Bill, which the Governor signed. It is the first of its kind in the nation. It requires gun manufacturers to make certain that their devices aren't compatible with machine gun conversion devices. ● The Board of NYCHA voted to approve the agreement to proceed with the redevelopment of the campuses. There is not nearly enough

	<p>money available in the City or State budgets to do the repairs so we need innovative solutions like this to address the awful conditions. We will continue to focus on ensuring that the tenants are protected in every way possible.</p>
NYS Assemblymember Linda Rosenthal	<ul style="list-style-type: none"> ● I am grateful to be re-elected last night and grateful to be the Assemblymember in Manhattan who received the most votes. ● One area of deep concern is Trump’s plan to create a national abortion database. I have a bill, the NY Privacy Act, that will protect the privacy of sensitive health data. Most people don’t know that if they use an app to track any health issues (e.g. a period tracker) their data isn’t protected right now. We need to change that. ● Project 2025 talked about eliminating HUD. My proposed bill to create housing access vouchers is more important than ever, and has lots of support across housing interests. ● I am working to get better reimbursement rates for health clinics across the city. Ryan Chelsea Health Clinic, like many other indispensable clinics, is under considerable strain right now.
Manhattan Borough President Mark Levine, presented by Yiyi Wang	<ul style="list-style-type: none"> ● The MBP’s office is proud to release a new Senior Resource Guide to help ensure that New Yorkers can age in place and live independent lives in the community where they belong. This 50+ page comprehensive guide is designed to help seniors and their families navigate the services and programs available across all 12 of Manhattan's Community districts such as senior centers, health and nutrition, transportation, housing and legal assistance. ● For the second year in a row, we are excited to open applications for our Manhattan Future Leaders Fellowship, designed specifically for high school juniors and seniors. The deadline to apply is Dec. 1.
NYS Senator Liz Krueger, presented by Dana Schmerzler	<ul style="list-style-type: none"> ● Senator Krueger is very happy that Proposition 1 regarding the ERA was passed yesterday in the election. ● A big priority is getting congestion pricing passed. ● We are hosting several events in the coming weeks, including talks about Medicare, how to protect yourself against scammers, and a 4-part series about housing. Please see our web site for details.
NYC Mayor Eric Adams, presented by Robin Forst	<ul style="list-style-type: none"> ● No formal presentation this month but happy to answer any questions.

Nomination Committee	
Alice Wong	<p>The following Board members expressed interest in running for Executive Officer Positions:</p> <ul style="list-style-type: none"> ● Jessica Chait: Chair of the Board ● Leslie Bogosian Murphy: 1 st Vice Chair ● Roberta Barnette: 2nd Vice Chair ● Katy Stokes: Co-Secretary ● Candice Hewitt: Co-Secretary

	<p>The candidates were each interviewed by the Nominating Committee on October 24, 2024, except for Katy Stokes.</p> <p>The Nominating Committee unanimously voted to recommend all the candidates to be added to the 2025 Slate.</p> <p>No additional nominations were presented during open nominations.</p>
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Board Reports & Business	
Adoption of Agenda and Minutes	Item 28 was sent back to committee. The Agenda was adopted unanimously. The October 2024 Full Board Minutes were adopted unanimously.
District Manager Report	<ul style="list-style-type: none"> ● ACES meeting is rescheduled for Tuesday, November 19th ● Poll sent to reschedule the Jan 2025 full board meeting, ask all board members to respond. ● Remote participation form to be completed in advance.
Chair's Report	<ul style="list-style-type: none"> ● Thanks to those who participated in the coat drive. ● Pier 97 ribbon cutting ceremony, encourages the community to visit the space. ● PABT ULURP hearing at City Council on Tuesday, November 12 and the board will be providing testimony. Public is invited to attend and/or provide testimony. ● Meet with Related regarding Western Rail Yards and DEIS modifications was certified by Dept. of City Planning and final scope of work has been issued with 30 days to respond. Topic will be added to the CHKLU committee. ● Vanderbilt University proposed lease, at the General Theological Seminary, is being finalized. ● Have reached out to elected officials regarding Chelsea NYCHA F.E.C. proposal to ensure issues are being addressed. Draft EIS should be available in the first quarter of 2025. ● Public engagement opportunities for board members to provide leadership pathlines because of upcoming term limits.

Statement of District Needs	
Roberta Barnette	<ul style="list-style-type: none"> ● Explanation of review process and submission process. ● Provided recap of the wins this past fiscal year. ● All committees have submitted their list. ● Finance task force met twice in October.

New Business	
Miriam Fisher	<ul style="list-style-type: none"> ● Expressed concern regarding recent violence in the area. ● Sought clarification regarding bus stops.

Meeting Agenda

Executive Committee (Exec)

Item 01: Statement District Needs and Budget Requests for Fiscal Year 2026 **APPROVED**

Business License & Permits Committee (BLP)

Item 02: Letter to DOT re 195 10th Avenue - Sonny Lou Inc - Application ID 20240627010010 - Sidewalk - **RATIFIED**

Item 03: Letter to DOT re 307 W 47th Street - Dutch Fred's - Application ID 20240709010013 – Roadway - **RATIFIED**

Item 04: Letter to DOT re 243 W 14th Street - 243 Hospitality LLC - Application ID 20240530010004 – Sidewalk - **RATIFIED**

Item 05: Letter to DOT re 151 8th Avenue - Shaffer's - Application ID 20240629010002 – Roadway - **RATIFIED**

Item 06: Letter to SLA re 195 10th Avenue - Sonny Lou Inc **APPROVED**

Item 07: Letter to SLA re 307 W 47th Street - Dutch Fred's **APPROVED**

Item 08: Letter to SLA re 243 W 14th Street - 243 Hospitality LLC - **TABLED**

Item 09: Letter to SLA re 151 8th Avenue - Shaffer's - **TABLED**

Item 10: Letter to SLA re 85 10th Avenue - 85 Tenth Restaurants LLC - Serial#s 1337421,1337422,1337423 **APPROVED**

Item 11: Letter to SLA re 134 9th Avenue - Susi Villa TPlayground Inc. – Serial# 6002311 **APPROVED**

Item 12: Letter to SLA re 511 9th Avenue - 511 9th Commercial LLC - Serial# 1297390 **APPROVED**

Item 13: Letter to SLA re 727-731 8th Avenue – Jack’s All Day 46th LLC. **APPROVED**

Item 14: Letter to SLA re 239 7th Avenue - AO Dining Management Inc. **APPROVED**

Item 15: Letter to SLA re 686 9th Avenue - Verona Hospitality LLC. **APPROVED**

Item 16: Letter to SLA re 310 W 38th Street - KHP Midtown LLC **APPROVED**

Item 17: Letter to SLA re 257 7th Avenue - Maguis Ciao Bella Pizza Corp **APPROVED**

Item 18: Letter to SLA re 231 8th Avenue - Fellini Chelsea Corp **APPROVED**

Item 19: Letter to SLA re 85 10th Avenue - 10th Avenue Cultural Society Inc. **APPROVED**

Clinton/Hell’s Kitchen Land Use (CHKLU)

Item 20: Letter to DOB re Ongoing illegal demolition and replacement with new building at 435 W. 48th Street - **RATIFIED**

Item 21: Letter to DOB re: ongoing demolition concerns across MCD4, specifically 435 W. 48th Street **APPROVED**

Arts, Culture, Education & Schools (ACES)

Item 22: Letter to DHS & DOE re Impact of 60-Day Eviction Policy for students and families in DHS shelters **APPROVED**

Transportation Planning Committee (TPC)

Item 23: Letter to NYSDOT re Study of Route 9A **APPROVED**

Item 24: Letter to DOT re Intercity Bus Permit Application for Gunther Charters, Inc – 12th Avenue (29/30) **APPROVED**

Item 25: Letter to Transportation Alternatives re Campaign to Reduce Citi Bike Fares for Students **APPROVED**

Housing Health & Human Services (HHHS)

Item 26: Letter of Support to Ryan Chelsea-Clinton re Funding **APPROVED**

Chelsea Land Use (CLU)

Item 27: Letter to LPC 635-641 6th Avenue – Application for Entrance, Awnings, and Signage **APPROVED**

Cannabis Task Force

~~**Item 28:** Letter to OCM re 743 9th Avenue (West 50/51 St) – AA 301 W. 45th Street LLC – Sent back to committee~~

Item 29: Letter to OCM re 302 8th Avenue (West 25/26 St) – BlazinUP LLC **APPROVED**

New Business

Nothing to Report

Waterfront, Parks & Environment Committee (WPE)

See appended vote sheet for complete details for each item's vote

Meeting Resolution	
Adjournment	Meeting was adjourned at 8:38pm
Next Meeting Date and Location	6:30pm on Wednesday December 4, 2024 at Hotel Trades Council – 305 W. 44th Street (8/9) Hybrid Meeting

As recorded by Katy Stokes and Alice Wong.

