



CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD No. 4

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LESLIE BOGHOSIAN MURPHY
Chair

NELLY GONZALEZ
Acting District Manager

July 31, 2026

John Kagia
Acting Executive Director
NYS Office of Cannabis Management
Harriman State Office Building Campus 1220 Washington Ave.
Albany, NY 12207

Jessica C. Garcia
Chair
Cannabis Control Board
Harriman State Office Building Campus 1220 Washington Ave.
Albany, NY 12207

RE: MZDZ Corp at 501 West 57th Street dba Coney Island Cannabis

Dear Mr. Kagia, and Ms. Garcia,

Manhattan Community Board 4 (“MCB4”) votes by 38 for, 0 against, 1 abstaining, and 1 present-not-eligible to request postponement of the hearing on the transfer application of MZDZ (the “Applicant”) for an Adult-Use Retail Dispensary at 501 West 57th Street, New York, NY 10019.

The applicant has not responded to any communication from MCB4 and there is no evidence that this applicant has done any outreach to the surrounding community.

MCB4 is on record being supportive of Adult-Use Retail Dispensaries in our community when the locations are deemed appropriate and the operators demonstrate a connection and/or understanding of community needs and concerns. Marilyn Zarabi, the applicant named in the Transfer of Existing Business request has not presented to MCB4, so the broader community has not had an opportunity to learn about this business at the proposed location of 501 West 57th Street. As such, we strongly suggest that OCM postpone any hearing regarding this transfer request to allow for the community to weigh in and provide this applicant a better chance of success in our community by engaging before opening.

MCB4 will be reaching out to Marilyn Zarabi of MZDZ to continue trying to facilitate a community conversation regarding moving an Adult-Use Cannabis Dispensary to 501 West 57th Street, but MCB4 is inclined to recommend denial of the transfer if MZDZ remains unresponsive.

We thank you for your consideration.

Sincerely,



Leslie Boghasian Murphy
Chair
Manhattan Community Board 4



Delores Rubin
Co-chair
Economic Development
& Public Safety Committee



Tina Nelson
Co-chair
Economic Development
& Public Safety Committee

cc: Hon. Tony Simone, New York Assembly
Hon. Brad Hoylman-Segal, Manhattan Borough President