



Chairman Mohammed Mujumder - District Manager: William Rivera

Land & Zoning, Economic Development & Planning Committee Meeting Summary September 9, 2024

Board Members Present: Mitchell Halpern, Alizia McMyers, Andrea McLeod (remote)

I. Introduction

- A. Committee Description:** The Land & Zoning, Economic Development & Planning Committee represents the community's interests with regard to the use of land, zoning, landmark, building, etc. and acts as a liaison between community members and Department of City Planning, Department of Buildings & the New York City Economic Development Corporation.

II. Speakers

A. Christopher Jewett, Senior Vice President, Corporate Development - Bally's Presentation

Bally's fact sheet was circulated among committee members. There have been other community meetings regarding this proposal and some members of the BXCB9 board have been in attendance. Although this location is outside of BXCB9, the proposal will affect neighboring districts including our own. Bally's is still in the RFP process. The application process entails a 1M dollar nonrefundable application fee. After the application is submitted the council formed by the Governor, Mayor, BP, State Senator, State Assembly Member and the City Council Member will review, grade and make recommendations on BID applications.

Bally's proposal is for the former Trump Links (commercial zoning district) to include a 500 room hotel, including a 2000 person entertainment space and 200,000 sq ft of gaming floor (legislation needs to pass to allow for this). There will also be 4,600 parking spaces available free to the community. In order for this to take place, a portion of the golf course will have to be done without, this requires Elected Official support as this land is parks land (Bally's will purchase park land at fair market value).

This proposal would create an estimated 3,500-4,000 permanent jobs and make Bally's the second largest employer second to Montefiore.

The project will include transportation updates including adding an overpass south of Lafayette so no wrap around is needed, building additional bus stops and extending lanes on roadway to accommodate for additional traffic. The proposed development will be a low hung structure that will have a 225ft max height so it will not be seen in the neighboring area. The work done will not include excavation as contractors will be building up and not down. The project includes security measurements both inside and around the property including a 45th Pct Substation on site at cost from Bally's that will be manned by additional personnel, not current 45th Pct Officers. Bally's also commits to being a partner to all neighboring communities including CB9.

The Land & Zoning Committee voted unanimously to support Bally's proposal with pending conditions and Full Board vote.

OFFICE INFO

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