



Chairman: Brandon Ganaishlal - District Manager: William Rivera

Land & Zoning, Economic Development & Planning Committee Meeting Summary February 6, 2023

Board Members Present: Tenisha Morrison, Mitchell Halpern, Andrea McLeod, Twywana Bush, Kristine Garcia, Lena Johnson, Sinade Wadson, Victor Cordero

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. Sack Wern PACT Partners

Presenter James H. Simmons III, CEO - Asland Capital Partners and Jessica Sherman, Vice President-Douglaston Development shared a deck with committee.

Asland Capital Partners, Breaking Ground, and Douglaston Development were selected by the Sack Wern Houses Tenant Association and NYCHA to design and implement a comprehensive improvement plan for Sack Wern Houses.

Douglaston Development and Asland Capital were awarded this project last year. They are currently in the assessment phase to determine the needs, this will take about a year, and is expected to be completed next winter towards the end of this year.

Ongoing management for this site is an area of concern, to ensure that this is done well, an affiliate will be providing management services.

Rehab plans are being drafted now and include new flooring, sinks, toilets, plumbing, heating, electrical, hallways, community spaces and laundry rooms among other items. Gas stoves will also be replaced with electrical stoves, management will be in charge of replacements as needed.

Douglaston Development and Asland Capital are working with the Sackwern TA to find social services providers that they will fund for additional services.

Local hiring will be sorted out closer to date.

III. New Business

A. Gov. Hochul's Housing Plan

https://www.yahoo.com/now/gov-hochul-housing-plan-calls-002000963.html#amp_tf=From%20%251%24s&aoh=16734625053300&csi=0&referrer=https%3A%2F%2Fwww.google.com&share=https%3A%2F%2Fwww.yahoo.com%2Fnow%2Fgov-hochul-housing-plan-calls-002000963.html

B. Penn'd In: MTA's Second Rail Megaproject Stuck in Mire - THE CITY

<https://www.thecity.nyc/2023/1/30/23578291/mta-metro-north-penn-st-project-delays>

C. Utility Job on Underhill Avenue (Bldg.#1010) Notification

D. Principles of Good Urban Design (updated)

- <https://www.nyc.gov/assets/planning/download/pdf/planning-level/urban-design/urban-design-principle-one-pager-012023.pdf>
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OFFICE INFO

1967 Turnbull Ave, Bronx NY 10473

Phone (718) 823-3034 - Fax (718) 823-6461 - Office Email bx09@cb.nyc.gov - Website nyc.gov/bxc9

Office Hours - Monday thru Friday 9AM to 5PM

District Manager William Rivera - wrivera@cb.nyc.gov