

The City of New York
Brooklyn Community Board 15



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LAURA SINGER
DISTRICT MANAGER

Monthly Board Meeting - Minutes

September 20, 2022 -Webex Conference

The meeting was called to order at 6:02pm, by Chairperson Theresa Scavo. The Pledge of Allegiance was recited.

PUBLIC HEARING:

Chairperson Scavo introduced Mr. Ronnie Tawil, Chair of the Zoning Committee, who would run this part of the meeting:

Mr. Tawil explained the procedure for the Public Hearing and proceeded to call the representative.

BSA 2022-37-BZ / 1864 East 22nd Street

This application is filed pursuant to Section 73-622 of the Zoning Resolution of the City of New York, as amended, to request a special permit to allow the enlargement of an existing single family residence located in a residential (R3-2) zoning district.

The Board received 1 letter of support and 0 in opposition.

A question from the floor asked what the overall height of the house would be? The answer was 33.1 feet.

A motion was made to approve by Robert Gevertzman and seconded by Al Smaldone.

A Committee Vote was taken, 11 yes, 0 no and 0 abstention. The motion passed the committee. A full board vote would take place in Executive Session.

BSA 2022-52-BZ / 2221 East 13th Street

This application is filed pursuant to Section 73-622 of the Zoning Resolution of the City of New York, as amended, to request a special permit to allow the

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enlargement of an existing single family residence located in a residential (R4) zoning district.

The Board received 0 letters of support and 0 in opposition.

Questions from the floor asked about the existing size of the rear yard, which was 44.7 feet, with an existing garage structure that is being removed to bring the proposed rear yard to 20 feet when completed. They are removing the existing garage in the rear yard. The rear easement would be used as a means to access the parking pad being placed in the rear yard for the homeowner's vehicle. The shared easement would not be blocked. Someone inquired as to the cross streets. This property is between Avenue V and Gravesend Neck Road. Why is the application name in a corporation name, who will be living in the home? The owner prefers this property be in a corporate name and will not be living in it themselves but will be having a sibling reside in the home.

A motion was made to approve by Robert Gevertzman and seconded by Morris Harary.

A Committee Vote was taken, 11 yes, 1 no and 0 abstention. The motion passed the committee. A full board vote would take place in Executive Session.

BSA 2022-63-BZ / 2225 East 14th Street

This application is filed pursuant to Section 73-622 of the Zoning Resolution of the City of New York, as amended, to request a special permit to allow the enlargement of an existing single family residence located in a residential (R4) zoning district.

The Board received 0 letters of support and 1 letter in opposition.

Questions from the floor asked what makes this property unique? For a special permit uniqueness is not required that is for a variance. The subject of character of the neighborhood was brought up and if other homes on the block were as high in stature or enlarged? The representative said that she reviewed several homes in the area and they have in fact been enlarged but could not speak on the homes on the actual block where the home is located. The home's height? It would be 35 feet when completed with an attic which will have windows and could be used as a living space. The subject of the shared easement was brought up and how it would be used and if in fact it was allowed to be used for a vehicle? Access is from Avenue V, not East 14th Street. The easement was designated back in the 1960's and is 10 feet for

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vehicle use. Currently the home has no parking. To maneuver the car into a parking position the home is being designed with a rear cut out detail allowing for the homeowner's vehicle to maneuver and park on a parking pad they are creating. The neighbor abutting the rear yard came forward to state she wrote the letter of objection and was concerned about light being blocked from her home with the additional height and about her privacy. It was stated that there should be a 40 foot separation from their homes, 20 feet rear yard for this home owner and assuming she too had a 20 foot rear yard. She mentioned this was the first time meeting the homeowner. The representative offered her phone number should the neighbor have any other concerns going forward, they would be happy to address. When asked if the neighbor was satisfied with the answers she received and had any further objections? She had nothing further to say at this juncture and took down the representative' phone number.

A motion was made to approve by Mitchell Shpelfogel and seconded by Ed Chalom.

A Committee Vote was taken, 13 yes, 0 no and 0 abstention. The motion passed the committee. A full board vote would take place in Executive Session.

DSNY: briefing on their upcoming "fall leaf collection".

Representing DSNY was Sid Berraha, Community Outreach Coordinator, Composting Outreach and Education Composting Programs. In an effort to reduce greenhouse gases and keep leaf materials that give off methane gas out of landfills DSNY is conducting seasonal collections for leaves to turn into compost for our green spaces. DSNY is asking that you collect your leaves and place them in either unlined bins or paper lawn /leaf bags that they are happy to provide to the community board office and set them out for collections after 4:00pm the evening before these dates: Sunday November 27th and Sunday December 4, 2022. He added to please keep in mind it may take up to 4 days to pick up. When asked about the bags, Mr. Berraha stated he would be happy to ship them to Board Office, but Chief of Staff to Assemblyman Cymbrowitz, Lenny Markh stated that his office has the bags and that he would be happy to offer them to anyone interested to please call their office at 718 743-4078 to set up a time to pick them up Monday through Friday 9-5.

In the chat Mr. Berraha provided additional information on the leaf collection: <https://www1.nyc.gov/assets/dsny/site/services/food-scraps-and-yard-waste-page/leaf-collection>

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Mr. Berraha can be reached at sberraha@dny.nyc.gov

GENERAL BOARD MEETING

PUBLIC HEARING / PUBLIC SESSION:

Chair Scavo opened the floor and invited Elected Officials, their representatives, Agencies representatives and community members to Speak:

Chair Scavo called upon Councilman Ari Kagan who wished everyone L'Shana Tova, A Happy New Year. He thanked Community Board 15 for the invitation to the street co-naming of Avenue V and Ocean Avenue to honor Rabbi Melvin I Burg.

He spoke how he worked to lobby Council Speaker Adrienne Adams to get funding for 2 important projects in the district that needed funding. He secured 1.2 Million dollars for the FDNY firehouse located at 901 Avenue U. The monies will allow them to get a generator to help keep the fire house running in case of a power outage. He was also able to secure 2.5 million dollars to improve and update the very outdated Gravesend Library Branch.

The Councilman went on to discuss the “city-wide famous” or possibly “world famous” Riegelman Boardwalk located between Brighton Beach and Coney Island, that he knows is technically not in our district but utilized by most. He stated it's been in poor repair for too long and as a safety issue needs to be addressed. From the previous elected officials like former Councilman Treyger, they have \$145 million secured, but for all the repairs required the estimated total would be closer to \$700 million dollars. It was asked where the \$10 million that was allocated years before by another elected went to? Councilman Kagan stated it was Assemblyman Cymbrowitz who secured those funds , which Lenny Markh confirmed, and the money was used to fix a portion of the boardwalk from Brighton 15th Street to Coney Island Avenue. Someone asked if the Boardwalk would remain wood? The Councilman stated that it had not been decided as of yet, but many environmental groups and elected officials have stated wood would not be a realistic option. He cautioned to debate the use of wood for 20 more years would allow the Boardwalk to further deteriorate and become more hazardous than it already is today, and safety should be the priority. The homeless that are taking residence up in the park and the sitting areas was also a concern. The Councilman stated he is aware of this problem as well and unless they are doing something illegal the Police Department can not respond. This is why as the Chair of the City Council's Committee on

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Resiliency and Waterfronts along with the City Council's Parks and Recreation Committee they are hosting a joint hearing on Monday October 3, 2022, at 1:00pm. Councilman Kagan invited anyone who would like to testify to attend. Testimony should be 3-5 minutes in length. He also is aware that e-bikes have been illegally riding the boardwalk, the lifeguard shortage this summer closing many bays and that despite the warm weather the Parks Department has closed down the boardwalk bathrooms because of a shortage of staff and funding. He had the Borough Commissioner agree to leave Brighton 2nd Street's bathroom open till 6:00pm and Stillwell Avenue bathroom open till 10:00pm.

Nancy Lulu hoped everyone had a good summer and wished all who celebrate a Happy Holiday. She sent greetings from DA Eric Gonzalez and announced he would be hosting a Hispanic Heritage Month on Monday October 3, 2022, from 6:00pm-9:00pm at the Williamsburg Hotel at 96 Wythe Avenue, Brooklyn, NY 11249. You need to RSVP at: communityaffairs@brooklynda.org or call 718 250-3888. If you have a question or concern, please call the DA's hotline at 718 250-2340.

Debra Greif spoke on behalf of Chris Greif from the New York City Transit Rider's Council who had sound issues. Chris also typed this info in the chat that a pilot program is being launched on the B1 bus route to test the use of baby strollers at the back of the bus. Wheelchairs, walkers, and disabled children needing a stroller are still the priorities for bus access, but they are launching this program to see how strollers will work on the bus. In chat Chris mentioned reduced fare omny card info can be found online and to reach him use chrisgreif@yahoo.com or reach out to accessable@nycet.com

Corina M. Lozada, Esq. – Council to the Brooklyn Borough President Deputy General Counsel sent greetings for a Happy Jewish New Year. As a lifelong resident of Sheepshead Bay, she was happy to represent Borough President Reynoso for her home Community Board. The Borough President hosted numerous cultural events at Borough Hall this summer, he relaunched the Wingate Concerts, Borough Hall's Jazz lunch concerts and is hosting this Thursday September 22, 2022, the Fourth Annual Georgian American Heritage Celebration at 6:00pm. On Thursdays from 10:00am to 6:00pm he sponsors Constituent Services at the Grand Army Plaza library. Borough President Reynoso worked to secure \$45 million dollars for 3 of Brooklyn's large public Hospitals, including Coney Island Hospital. She encouraged all to sign up for the Borough President's newsletter or follow him on Facebook and Twitter.

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Lenny Markh, Chief of Staff to Assembly Member Steven Cymbrowitz, stated again they are happy to provide leaf bag for those who would like them, to call to make an appointment at 718 743-4078. The Assemblyman has arranged in partnership with Mt. Sinai and Maimonides Medical Center for free flu shots on Monday October 24, 2022, and Wednesday October 26, 2022, in his office which is located at 1800 Sheepshead Bay Road, appointments are required. The Assemblyman will also be hosting a free shredding event again on Thursday October 27, 2022, contact the office for further details. In chat, Lenny shared that to contact the office of Assemblyman Cymbrowitz you can find all our contact info and a link to sign up for our twice-weekly email blast at <https://allmylinks.com/stevenymbrowitz> He wished a Shana Tova to all who are observing Rosh Hashana. May we all have a sweet New Year in good health.

Yehuda Schupper, Chief of Staff, representing Assemblywoman Helene Weinstein stated the Assemblywoman was also sponsoring flu shots at the Kings Bay Y on Thursday October 20, 2022, and Monday November 14, 2022. Please call for an appointment 718 648-4700. The Metro Van will be there on Tuesday October 4, 2022, from 10:30am to 12:00pm. Have a Very Happy and Healthy New Year. To reach their office, please email us at weinsteinh@nyassembly.gov

Kim Robinson, Director of Community Engagement representing Councilwoman Mercedes Narcisse announced the Councilwoman would be sponsoring legal services in her office on Mondays and Wednesdays and Immigration services on Thursday. Councilmember Narcisse continues to address the food insecurities in the district by collaborating with Brooklyn Emerge to provide hot halal food and groceries, once a month, at Sheepshead/Nostrand Houses on Monday from 4:30-5:30pm. Please call our office for distribution dates 718 241-9330.

Sergey Chuprik representing Comptroller Brad Lander stated the Comptroller recently conducted surveys from NYCHA residents and will be issuing a report on these findings shortly. The Comptroller is also working on making sure language and translation protocols are being properly implemented. On behalf of the Comptroller's office, he wished all who celebrated a Happy Jewish New Year. He can be reached at: schupri@comptroller.nyc.gov

Anastasia Yaskova, Brooklyn Borough Director for the Mayor's Community Affairs Unit stated that Mayor Adams announced that New York City's vaccine mandate for private-sector workers will come to an end on

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November 1. New York City's Covid-19 mandate for public workers will remain in effect.

Ed Jaworski told new Board Members not to vote yes on Zoning issues. Make sure you view the property to see that it fits into the character of a neighborhood. Character of the neighborhood is an amalgam of various elements that give the neighborhood their distinct personality. He stated many representatives do not walk along the block of the property that are representing. As Executive Vice President of the Madison-Marine-Homecrest Civic Association he stated that their meeting will be held on Thursday October 13, 2022, at 7:00pm at the Carmine Carro Community Center, located at 3000 Fillmore Avenue, Brooklyn NY 11234.

Chair Scavo asked if anyone else would like to speak? With no one coming forward she moved on to Executive Session.

EXECUTIVE SESSION:

A Roll Call Attendance was taken by Chair Scavo, with a Quorum present, a motion to adopt the June 21, 2022, minutes was made Mitchell Shpelfogel and seconded by Al Smaldone.

CHAIRPERSON'S REPORT:

Chair Scavo thanked all those who attended the Street Co-Naming Ceremony for Rabbi Burg.

Chair Scavo stated that in regard to Open Meetings the State of Emergency for Covid has expired. Money Pox expires on 9/27/22 and Polio on 10/09/22. Going forward when a State of Emergency is called and it is deemed that it would be too difficult and unsafe to meet in person, I would like to make a motion that our public meetings remain virtual. Do I have a second for the motion? Debra Greif seconded the motion. There was some discussion on the parameters for remaining virtual which Corina M. Lozada, Esq. Council to the Brooklyn Borough President Deputy General Counsel elaborated on, discussing hybrid and in person regulations. Chair Scavo asked if there was anyone opposed to the motion? With no one coming forward the motion passed.

SEPTEMBER 20, 2022 / LIQUOR LICENSES

New Application and Temporary Retail Permit Wine, Beer, and Cider

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FF Pasta House Inc.
2153-2157 Knapp Street
Brooklyn, NY 11229

Café Jezero Inc
274A Avenue X
Brooklyn, NY 11223

New Application and Temporary Retail Permit Liquor, Wine, Beer, and Cider

Surge Management Group Inc.
DBA Hype Sports Bar & Lounge
28 Dooley Street
Brooklyn, NY 11235

ODA HOUSE EXPRESS INC
1418 Avenue Z
Brooklyn, NY 11235

Lucia Pizzeria Inc.
2201 Avenue X
Brooklyn, NY 11235

Renewal Wine, Beer, and Cider

Sweet Spot Café INC
2376 Coney Island Avenue
Brooklyn, NY 11223

EL Mexicano Restaurante & Café Inc.
2102 East 15th Street
Brooklyn, NY 11229

Taquitos Mexico Restaurant Corp.
2223 Avenue X
Brooklyn, NY 11235

Renewal Liquor, Wine, Beer, and Cider

Shaare Zion Catering, LLC
2030 Ocean Parkway
Brooklyn, NY 11223

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Manhattan Beach Catering LLC
60 W End Avenue
Brooklyn, NY 11235

Chair Scavo stated if you know of any issues with any of these establishments, please let the office know so that we can reach out to the State Liquor Authority.

Public Safety Report:

Our Public Safety Committee meeting was conducted via Webex on Wednesday, September 14, 2022, at 5:00pm. In place of its Commanding Officer, Captain Derby St. Fort, representing the 61st Police Precinct was Detective Sam Shaya and Police Officer Lauren Au from the 61st's Community Affairs office. Here is now a snapshot of crime complaints, the seven (7) major crime categories, as presented via the 61st Police Precinct's CompStat Report for the week of September 5 through September 11, 2022, year to date. 2 murders have been recorded, compared to no murders in 2021. Rape, up 20%, Robbery, up 79.2%; Felony Assault, up 15%; Burglary up, 40%; Grand Larceny, up 89.8%, Grand Larceny Auto, up 145.5%. Overall year-to-date crime is up 67.79%. In the subcategory labelled "Hate Crimes" the 61st Pct is up 171,4% - putting this into context year-to-date, there were 7 hate crimes in 2021, compared to 19 hate crimes in 2022.

Our Committee continues to monitor and report directly to the 61 on the many quality-of life- issues impacting Community Board 15. Regarding commercial vehicles parking overnight on residential streets, there has been improvement seen in certain sectors of the 61.

Someone asked if Bail Reform was to blame for the rise in crime? A heated discussion ensued with many members speaking up about their concerns and offering their thoughts on what can be done to implement equity. Some put their opinions in chat. District Manager Laura Singer reminded the Board that this was not an issue in front of the Board to decide and we should proceed with Agenda.

Zoning Committee:

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enlargement of an existing single family residence located in a residential (R3-2) zoning district.

A motion to approve was made by Debra Greif and seconded by Robert Gevertzman. The vote was 30 Yes, 2 No, 0 Abstentions. The motion was approved.

BSA 2022-52-BZ / 2221 East 13th Street

This application is filed pursuant to Section 73-622 of the Zoning Resolution of the City of New York, as amended, to request a special permit to allow the enlargement of an existing single family residence located in a residential (R4) zoning district.

A motion to approve was made by Debra Greif and seconded by Robert Gevertzman. The vote was 30 Yes, 2 No, 0 Abstentions. The motion was approved.

BSA 2022-63-BZ / 2225 East 14th Street

This application is filed pursuant to Section 73-622 of the Zoning Resolution of the City of New York, as amended, to request a special permit to allow the enlargement of an existing single family residence located in a residential (R4) zoning district

A motion to approve was made by Debra Greif and seconded by Pearl Siegelman. The vote was 31 Yes, 0 No, 0 Abstentions. The motion was approved.

OLD BUSINESS: Board Member, Oswald Heymann sent a gracious thank you to the Community Board and appreciation from Rabbi Melvin I Burg's family in Israel who streamed the Street Co-Naming ceremony, his local family and congregation for the tribute of co-naming Avenue V and Ocean Avenue for Rabbi Melvin I Burg.

NEW BUSINESS: Dr. Alan Ditchek asked that the Board inquire on how the get the Ocean Avenue footbridge over Sheepshead Bay restored. Could the Board office look into getting the necessary repairs made as it has become quite hazardous to cross. Having illegal E-bikes ride across has only exacerbated the disrepair. Chair Scavo assured Dr. Ditchek the office will follow up in the morning with Department of Transportation who maintains the footbridge.

ADJOURNMENT:

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A motion to adjourn was made by Pearl Siegelman and seconded by Lenny Markh . The meeting was adjourned at 7:54 p.m.

This is not a verbatim account of the meeting but a synopsis of the main points.