



**CITY OF NEW YORK**

**COMMUNITY BOARD 3**

**MINUTES OF THE  
MONDAY, FEBRUARY 1, 2021  
COMMUNITY BOARD VIRTUAL MEETING**

**In Attendance:**

**Members Present:**

Tywan Anthony, Monique Antoine, Dr. Kim Best, Lillian Bowman, Anthony Buissereth, Michael Catlyn, Ivy Gamble-Cobb, Evelyn Collier, Taina Evans, Carroll “Rusty” Fields, Richard Flateau, Sharon Forbes, Keith Forest, Gregory Glasgow, Shia Greenfeld, Mary Jemison-Head, Abitzel Robinson-Hobson, Oma Holloway, Victor Iroh, Keisha Jerryman, Edna Johnson, Dr. Kerliene Johnson, Dr. Debra Lamb, Lisa Lewis, Marion Little, Hardy “Joe” Long, Dovie Matthews, Kenneth Mbonu, Ellen Miller, Christine Parker, Santana Payton, C. Doris Pinn, Simone Pratt, Karen Rhau, Annalee Reid, Miari Roberts, Wendy Robinson, Jamella Swift, Alice Walton, Douglas Williams, TJ Wilson

**Members Absent/Excused:**

Babatunde Akowe, Felicia Alexander, Marc Abou-Faissal, Everett Hughes, Melissa Plowden-Norman, Carolyn Richburg, Stacey Ruffin, Suzette Sheppard, Rev. Dr. Robert Waterman

**Elected Official/Reps:**

Justin Freeman – 57th Assembly District, Elizabeth Adams – Hon. Stephen Levin, Petula Hanley – Hon. Stefani Zinerman, Shelton Jones – Hon. Eric Gonzalez

**REMARKS FROM THE CHAIRPERSON – Richard Flateau**

District Manager Butler read the agenda into the record.

**Chair’s Report:**

- Chair Flateau reported that the Health & Social Services Committee held a Town Hall on Wednesday, January 20th, regarding COVID-19.
- The Parks Department will be naming a playground after “Elizabeth Stroud” who was a former Chair of the Parks Committee during the 80’s.
- He announced that he has assigned Monique Antoine as the new Chair of the Education & Youth Committee and Michael Catlyn as the Vice Chair.
- At the last Borough Board meeting there was a discussion on coastal flood resiliency. The next meeting will be Tuesday, February 2<sup>nd</sup>, at 4:00 p.m.

**ACKNOWLEDGMENT OF ELECTED OFFICIALS & COMMUNITY PARTNERS**

Deputy Inspector Glynn - 81<sup>st</sup> Precinct, Lynette Battle - Bedford Stuyvesant Gateway BID, Jada John - BALAA, Sharonnie Perry - Interfaith Medical Center, Nicole Bryan - Brooklyn Public Library/Macon Branch, Laurie Ayers - CEC, Hon. Dweynie Paul - Kings County Civil Court, P.O. Sharon Holmes - 81<sup>st</sup> Precinct

## **DISTRICT MANAGER’S REPORT – Henry L. Butler**

Mr. Butler informed everyone of the schedule for the February Committee Meetings.

### **I. INFORMATIONAL PRESENTATION**

#### **A. Capital & Expense Budget Committee:**

Anthony Buissereth, Committee Chair gave an update on Fiscal Year 2022 Preliminary Budget. He stated that the Board submitted 24 Capital Budget requests and 22 Expense Budget requests. The Board will host a public hearing on FY 22 Preliminary Budget Response on Friday, February 5th, at 6:30 p.m. via WebEx. He added that the Board will begin working on FY 23 budget in the spring.

<https://www1.nyc.gov/site/brooklyn3/about/budget-priorities.page>

#### **B. Health & Social Service Committee:**

Karen Rhau, Esq. Assistant Corporation Counsel for NYC Law Department and Jessica Moore gave a report on child support services offered by the NYC Law Department

Ms. Rhau informed that the first step to the process, custodial parents can go to the website at [dcsc.cscweb@dfa.state.ny.us](mailto:dcsc.cscweb@dfa.state.ny.us) or by calling 888-208-4485.

#### **C. Health & Social Service Committee:**

The representative from Gotham Health/NYC Health + Hospitals was not in attendance.

#### **D. Education & Youth Service Committee:**

Daniel Bergman, Director Center for Art, Design and Community Engagement K-12 gave a report on the Pratt Young Scholars Program. He stated that it is a three-year program that teaches students 10-12 years old art design. Classes are held on Saturdays 10 a.m. - 1:30 p.m., Wednesdays 4:30 p.m. - 6:30 p.m. and there will also be a summer session.

The program is open to students who receive NYS free or reduced lunch. Scholarships are provided. It assists with an Art Design Portfolio for college. Students also earn 2-5 credits. For more information, please visit [www.pratt.edu/scholars](http://www.pratt.edu/scholars) for the application.

### **II. PUBLIC HEARING**

#### **A. Housing & Land Use Committee:**

New York City Department of Housing Preservation and Development (“HPD”) proposes designation of an Urban Development Action Area (“UDAA”), project approval of an Urban Development Action Area Project (“UDAAP”), and disposition of City-owned land to facilitate the development of four new construction buildings with approximately 45 affordable homeownership units and approximately 3,254 square feet of ground-floor commercial space

("Proposed Development"). The Proposed Development will be developed on four development sites comprising eight vacant and underutilized City owned lots located within the Bedford-Stuyvesant neighborhood in Brooklyn's Community District 3.

C. Doris Pinn, Committee Chair introduced Felipe Cortes, HPD and Olga Jobe, AHRES Consulting, LLC

Felipe Cortes stated that the ULURP application was certified on January 4, 2021. 45 units will be developed under HPD's Open Door Program. It will be As-of-Right, no rezoning.

The following are the locations:

1. 187 & 187R Chauncey Street between Malcolm X Blvd & Patchen Avenue
2. 772 Myrtle Avenue (this is a vacant lot) between Nostrand & Marcy Avenues
3. 890 Myrtle Avenue between Marcy & Tompkins Avenues
4. 119-125 Vernon Avenue between Marcy and Tompkins Avenues

Olga Jobe gave details on the sites:

Site 1 will be: a 4-story building with 7 units; 6 1-bedroom and 1 2-bedroom.  
the ground floor will be set back for the janitor.

Site 2 will be: a mixed-use with commercial space on the ground floor.  
a 6-story building with 10 units building, 9 1-bedroom and 1 2-bedroom  
a shared laundry in the cellar  
recreational space on the roof

Site 3 will be: the sister building at 890 Myrtle Avenue

Site 4 will be: 18 units  
Laundry room  
90 - 110% AMI

Shelter Rock Builders will be the developer for this project. They will be doing local hiring through MWBE, Build Up Program and HPD Hire NYC portal. James Shipp Marketing will be handling the marketing.

Questions were asked and answered.

**B. Economic Development Committee:**

Alcohol Beverage Control License Application for Zongo NY LLC, located at 202 Ralph Avenue corner of Decatur Street

Jorge A. Soltero Martinez, Owner stated that this will be Pan-African concept of Kenya and South Africa. The hours of operation will be Monday to Friday 11:00 a.m. - midnight, Saturday and Sunday 9:00 a.m. for brunch. There will be 52 seats indoors. Sound mitigation is being utilized. They plan to open in the spring.

**C. Economic Development Committee:**

Alcohol Beverage Control License Application for Wiseryan LLC, located at 482 Halsey Street between Lewis & Stuyvesant Avenues

Damon Wise and Laura Ryan, Owners were present. Damon Wise stated that he lives in Fort Greene. This will be an American Bistro with 38 seats. They will be open 6 days a week, closed on Mondays with brunch on the weekends.

The hours of operation will be 11:00 a.m. to 12:00 midnight and weekends 4:00 p.m. - 12:00 midnight. They will use vegetables from farms. Appetizers range from \$4-\$16; entree \$19-\$25. There will be seafood on the menu.

**III. COMMUNITY ANNOUNCEMENTS**

Announcements were made about the next Bed-Stuy Alliance meeting on Saturday, February 6<sup>th</sup>, a mentoring program, Race for Excellence, and the re-launching of the Brownstoners Tour.

**IV. ROLL CALL**

There were 41 members present and 9 members absent.

**V. COMMITTEE UPDATES & RESOLUTIONS**

**Evelyn Collier** informed that the Landmarks & Preservation Committee will be reviewing the application for 359 Decatur Street.

**Tywan Anthony** thanked everyone who supported the local businesses through the 15 for 15 Event. In addition, he mentioned that City Council has passed a bill which will allow for 4,000 vendor permits to be issued.

**Wendy Robinson** informed that she is part of the selection committee for the black library cards.

**Gregory Glasgow** informed that a representative from the MTA will be at the next meeting. He added that the Nostrand/Bedford ADA Subway entrance will be opening on Friday, February 5, 2021.

**Anthony Buissereth** announced that the Board will host a Public Hearing on the Preliminary Budget on Friday, February 5<sup>th</sup>, from 6:00 p.m. - 7:30 p.m.

**VI. ACTION ON THE PUBLIC HEARING**

**A.** HPD request for a letter of support for an Urban Development Action Area Project (“UDAAP”), and disposition of City-owned land to facilitate the development of four new construction buildings with approximately 45 affordable homeownership units.

C. Doris Pinn stated that the committee vetted the project and recommended giving a letter of support. A motion to accept the recommendation was made by Douglas Williams and seconded by Edna Johnson.

The vote was: 36 – For; 1 – Against; 1 - Abstention

[Vote for HPD UDAAP](#)

B. Zongo NY LLC request for a letter of support for an Alcohol Beverage Control License

Tywan Anthony stated that a site visit was done and the committee recommendation is to give a letter of support. A motion was made to accept the recommendation by Edna Johnson and seconded by Douglas Williams.

The vote was: 31 – For; 1 – Against; 1 – Abstention

[Vote for Zonga NY LLC](#)

C. Wiseryan LLC request for a letter of support for an Alcohol Beverage Control License

Tywan Anthony stated that the committee recommendation is to give a letter of support. A motion was made to accept the recommendation by Douglas Williams and seconded by Santina Payton.

The vote was: 33 – For; 2 – Against; 0 – Abstention

[Vote for Wiseryan LLC](#)

## **VII. CHAIRPERSON’S REPORT – RICHARD FLATEAU**

Chair Flateau stated that Governor Cuomo has extended the suspension of in-person meetings. He reminded members that the deadline to submit their re-appointment application is Friday, February 12th. 25 board members are requested to re-apply.

## **VIII. ACCEPTANCE OF THE JANUARY 4, 2021 MINUTES**

A motion to accept the minutes was made by Ellen Miller and seconded by Douglas Williams. The vote was unanimous.

## **IX. ADJOURNMENT**

A motion to adjourn the meeting was made and seconded. The meeting was adjourned at 10:12 p.m.

Respectfully re-submitted by,

Beryl Nyack

March 8, 2021

Reviewed and edited by,

Stacey Ruffin, CB3 Secretary

02/25/21 @ 8:00am

February 19, 2021