



*Donovan Richards*  
*Queens Borough President*

# Community Board No. 2

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*Morry Galonoy*  
*Chairperson*

*Debra Markell Kleinert*  
*District Manager*

**June 15, 2022**

## **Land Use and Housing Committee Meeting Minutes**

**This meeting was teleconferenced**

### **Land Use and Housing Committee Members – Present**

*Christine Hunter, Nicholas Berkowitz, Sally Frank, Morry Galonoy, Lauren Springer, Mary Torres*

### **Land Use and Housing Committee Members – Absent**

*Lisa Deller, Karesia Batan, Tannia Chavez, Stephen Cooper, Kenneth Greenberg, Benjamin Guttman, Elliot Park*

### **Community Board 2 Staff**

*Debra Markell Kleinert, District Manager, MaryAnn Gurrado*

### **Elected Officials/Representatives**

*Malik Sanders, Queens Borough President's Office*

### **Department of City Planning**

*Teal Delys*

### **Guests**

*Julie Chou, AIA Member of Manhattan CB5*

*Gil Lopez, Smiling Hogshead Ranch*

Christine Hunter welcomed everyone to the meeting.

### **HUNTERS POINT SOUTH PARCELS D&E**

Christine Hunter discussed the draft letter drafted by the Environment, Parks and Recreation Committee concerning the upcoming RFP for development of the last two parcels at Hunters Point South. There is a real need for more of functional open space in LIC.

*“Serving the Communities of Long Island City, Sunnyside, Woodside, and Maspeth”*

CB 2 wants to go on record as formally requesting that they reconsider the plan for the RFP and reserve one of the parcels for open space.

Lauren Springer made a recommendation, and it was seconded by Morry Galonoy to approve the letter to HPD and to send it out over the summer. All were in favor with none opposed and no abstentions.

#### **DISCUSSION 58-02 NORTHERN BLVD – ULURP Application – 210329ZMQ N 210390ZRQ**

- Discussion of ULURP Application and Public Hearing for September 8, 2022

Christine Hunter noted that this applicant has come to CB 2 two times and that they have added changes such as more green space in front of the site and on the side street.

It has just been certified by the DCP. CB 2 will hold a public hearing on this application at the September 8, 2022, board meeting.

#### **DISCUSSION OF PUBLIC RESTROOM RESOLUTION**

Julie Chou from Manhattan CB5 provided a presentation concerning the Public Restroom Resolution. Her Community Board has been advocating for public bathrooms for many years, and the need has been intensified by the public health emergency that we just experienced. They have put together two public bathroom resolutions that were passed by their full board last week. She wants to see if Queens CB 2 would be interested in supporting these resolutions or have any volunteers that would be interested in joining the public bathroom working group. Their goal is to put together a comprehensive strategy and report to the Manhattan Borough President's Office. She believes it is important that a wide array of CB's be involved as different areas have different needs and preferences.

Morry Galonoy requested Christine Hunter and Lauren Springer work on something over the summer to prepare a joint letter with regard to the public restroom resolution.

Morry Galonoy suggested Julie Chou come back to present to a Full Board Meeting sometime in the fall.

#### **DEPARTMENT OF CITY PLANNING**

Teal Delys provided the following update:

- 58-02 Northern Boulevard has been certified by DCP and there will be a public hearing on September 8, 2022.
- 23-10 Queens Plaza South, 26 story office building just off the south side of the Queens Boro Bridge. Teal Delys doesn't know if this application will certify over the summer as there are some tricky environmental review issues.
- Provided an update on the progress of new Outdoor Dining regulations which are in the process of being developed by the Department of Transportation.

Christine Hunter reported on the following:

CB 2 sent a letter to DOT concerning Revocable Consent 53-02 Center Blvd. stating that CB 2 does not have the technical knowledge to approve or disapprove.

- BSA Application 45-40 Vernon Blvd - CAL NO. 233-15-BZ - Letter was set to BSA however the hearing at BSA has been postponed. No new date has been set.

Mary Torres discussed signage issues on a new construction project going up in LIC.

Gil Lopez discussed Environmental Issues regarding a city-owned property in CB 2. He has also presented this to the Environment Committee. The parcel is located under the elevated roadbed at Borden Avenue under the LIE. It does not have a block and lot number and is also on an unmarked street, so it does not have an address. He believes it is managed by City DOT. Gil Lopez reported on some of issues listed as follows:

- Commercial squatters have been parking trucks and trailers for 30 plus years
- Illegal dumping of commercial and environmental waste by squatters and their associates continues to occur.
- Illegal dumping of household waste by others accessing the site continues to occur.
- The current users have been complicit, allowed and or actively participated in violating environmental law in the past.

Gil Lopez is asking the DOT to not license this site to any commercial business before hearing from other potential community uses and to let DOT know that the current informal users of this site are not the only ones who want to use the site.

Morry Galonoy thanked Gil Lopez for his work on this matter.

A motion was made and seconded to adjourn the meeting.

Respectfully submitted by:  
MA Gurrado

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