



**City of New York
Community Board #1, Queens**

The Pistilli Grand Manor
45-02 Ditmars Boulevard, LL Suite 1025
Astoria, N.Y. 11105
Tel: 718-626-1021, Fax: 718-626-1072
E-mail: qn01@cb.nyc.gov

Donovan Richards Jr.
Borough President, Queens
Michael Carlier
Director, Community Board
Evie Hantzopoulos
Chairperson
Florence Koulouris
District Manager

EXECUTIVE BOARD

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First Vice Chairperson
Amy Hau
Second Vice Chairperson
Thomas Ryan
Third Vice Chairperson
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Executive Secretary
Daniel Aliberti
Sergeant-at-Arms
Tyrone Gardner
Ex-Officio
Marie Torniali

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Brian Martinez
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Public Outreach**
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Education/Libraries/You
Services**
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Antonella Di Saverio
Health & Human Service
Shahenaz Hamde
Housing
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**Land Use & Zoning
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Andreas Migias
**Legal/ Legislative/
Parliamentary**
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Office Budget and Staff
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Cultural**
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Richard Khuzami
Rosemary Yelton
Public Safety
Christopher Hanway
Transportation
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MEMORANDUM

TO: Members of the Land Use and Zoning Committee
& All Interested Board Members

FROM: Elizabeth Erion, Co-Chair, Andreas Migias, Co-Chair
Land Use and Zoning Committee

RE: Land Use and Zoning Committee Agenda
Thursday, January 9, 2025

Item #1: 27-09 40th Avenue FRESH Certification N240286ZCQ

Informational Presentation:

Application filed on behalf of Ganyer Market, LLC to seek a Chair Certification pursuant to Section 63-30 of the Zoning Resolution to facilitate inclusion of a 12,832 sf FRESH grocery store within a new as-of-right mixed-use development at 27-09 40th Avenue in Long Island City. The action would result in an additional 13,012 sf of additional floor area for residential use.

Business Session

- Old Business /New Business
 - a. Approval of minutes
 - b. Next Meeting: Wednesday, February 5, 2025
- Adjournment

DATE: December 19, 2024

To insure the health and safety of attendees the above referenced informational session has been scheduled for **Thursday, January 9, 2025 6:30 PM via Zoom. You may join online or via telephone.**
(Please see page 2)

Your attendance is very important as a committee member. We will be reviewing information at the committee level.

Please call the Board Office if you will be attending via telephone to share your information. All interested Board Members are welcome to attend.

Thank you.

BOARD MEMBERS (cont.)

George Alexiou
Cristian Batres
Kian Betancourt
Ann Bruno
Gerald Caliendo
Jean Marie D'Alleva
Dean O. Feratovic
Adam Fisher-Cox
Frank Fredericks
Jacqueline Ibarra
Vanessa Jones-Hall
Cristina Lastres
Raga Maddela
Athanasios Magoutas
Patricia Mahecha
Jeffrey Martin
Doreen Mohammed
Stella Nicolaou
Dino Panagoulis
Juliet Payabyab
RoseMarie Poveromo
Marisela Santos
Judy Trilivas
Mario Vergara
Quinella Williams
Thomas Wright

Community Board 1, Queens invites you to a Zoom Webinar/Session

When: January 9, 2025 06:30 PM Eastern Time (US and Canada)

Topic: Community Board 1 Queens Land Use & Zoning Committee

Join from PC, Mac, iPad, or Android:

<https://us02web.zoom.us/j/82351028274?pwd=Zx8ZrqfftTVWwHaaLY0vRaKN0HWnEc.1>

Webinar ID: 823 5102 8274

Passcode: 063185

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