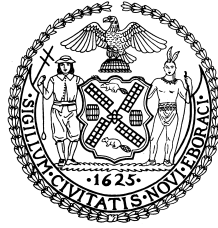


James G. Clynes
Chairman

Latha Thompson
District Manager



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The City of New York
Manhattan Community Board 8

FULL BOARD MEETING

New York Blood Center
310 East 67th Street
Auditorium
Wednesday, February 18, 2015
6:30PM

Community Board Members Present: Elizabeth Ashby, Albert Barrueco, Michele Birnbaum, Lori Ann Bores, Barbara Chocky, James Clynes, Christina Davis, Jeffrey Escobar, Susan Evans, A. Scott Falk, Edward Hartzog, David Helpern, Lorance Hockert, Jonathan Horn, Sophia James, Allison Kopf, Craig Lader, David Liston, Jacqueline Ludorf, Laurence Parnes, Jane Parshall, Sharon Pope, Rita Lee Popper, Margaret Price, Hattie Quarnstrom, David Rosenstein, Barbara Rudder, Abraham Salcedo, William Sanchez, Judith Schneider, M. Barry Schneider, Cos Spagnoletti, Marco Tamayo, Debra Teitelbaum, Nicholas Viest, Charles Warren, Hedi White
Community Board Members (Excused): Matthew Bondy, Sarah Chu, Ellen Polivy, Elaine Walsh,
Community Board Members (Unexcused): Lorraine Johnson, Domenico Minerva,
Total Attendance: 37

Chairman James G. Clynes called the meeting to order at 6:30PM.

1. Public Session – Those who wish to speak during the Public Session must register to do so by 6:45 pm

- Member of the public, Laura Maroglio, spoke in favor of landmarking St. Thomas More Church.
- Member of the public, Dr. Gunter Blobel, spoke in favor of landmarking St. Thomas More Church.
- Member of the public, Carla Van Dewalle, representing the NYC Department of Consumer Affairs, gave an informational presentation on the Earned Income Tax Credit (EITC).
- Member of the public, Michael Sauer, spoke in favor of St. Thomas More Church.
- Member of the public, Barbara Coffey, representing Carnegie Hill Neighbors and St. Thomas More, spoke in favor of St. Thomas More landmarking.
- Member of the public, Charles Breiterman, spoke in favor of landmarking St. Thomas More Church.
- Member of the public, Katherine Fain, representing 360 East 72nd Street coop, spoke on CitiBike.
- Member of the public, Valerie Mason, representing 72nd Street Co-op, spoke on the CitiBike docking station.
- Member of the public, Mary Ellen Bianco, spoke on St. Thomas More Church.
- Member of the public, Catherine R. MacDonald, spoke in favor of the preservation of St. Thomas More Church.
- Member of the public, Ruth Anne Mckeown, spoke in favor of St. Thomas More Church.
- Member of the public, Eileen Fusco, spoke in favor of St. Thomas More Church.
- Member of the public, Caroline Converse, spoke in favor of the preservation of St. Thomas More Church.
- Member of the public, Stephen F. Hojmeisveg, MD, representing St. Thomas More Church, spoke in favor of the preservation of St. Thomas More Church.
- Member of the public, Lo van der Valk, representing Carnegie Hill Neighbors, spoke in favor of St. Thomas More Church.
- Member of the public, Azpeythe Ol, representing St. Thomas More Church, spoke in favor of landmarking.
- Member of the public, Christopher E. Baldwin, representing Carnegie Hill community, spoke in favor of St. Thomas More Church.

- Member of the public, George Buxton, spoke in opposition to St. Thomas More Church.
- Member of the public, Roger Thomas, President of the Central Park Precinct Community Council, spoke on the Central Park Precinct Community Council Street Fair.
- Member of the public, Direxa Deare, representing St. Thomas More Church, spoke in favor of the landmark designation.
- Member of the public, Angela Morgan, spoke in favor of St. Thomas More Church's petition to landmark it.
- Member of the public, Jordon Wouk, spoke on the M86.
- Member of the public, George Stonbely, representing Carnegie Hill Neighbors, spoke in favor of landmarking St. Thomas More Church.
- Member of the public, Elysa Goldman, spoke in favor of 1766-68 2nd Avenue permanent affordable housing.
- Member of the public, Mark Ginsberg, representing Extel, spoke in favor of 1766-68 2nd Avenue permanent affordable housing.
- Member of the public, Ruth Turner, representing Park Regis Apartment Corp., spoke in favor of landmarking St. Thomas More Church.
- Member of the public, Caroline MacGill, spoke in favor of the Church.
- Member of the public, Alvin Schein, representing Extell, spoke in favor of 1766-68 2nd Avenue permanent affordable housing.

2. **Adoption of the Agenda** – Agenda adopted.

3. **Adoption of the Minutes** – November 19, 2014 Full Board and January 14, 2015 Land Use meeting minutes adopted.

4. **Manhattan Borough President's Report**

Jesus Perez, a representative from Manhattan Borough President Gale Brewer's office, reported on her latest initiatives.

5. **Elected Officials' Reports**

- Council Member Ben Kallos spoke on his latest initiatives which included the policy night, mobile office hours, Ben in Your Building, Whole Foods Store opening, State of the District, upper-east-side ferry service, Vision Zero, DOT CitiBike Forum, among other issues.
- Dan Campanelli, a representative from Comptroller Scott Stringer's office, reported on his latest initiatives.
- Jose Ramon Perez-Lopez, a representative from Senator Jose Serrano's office, reported on his latest initiatives.
- Tricia Shimamura, a representative for Congress Member, Carolyn Maloney's office reported on her latest initiatives.
- Patrick Madigan, a representative from Senator Liz Krueger's office, reported on his latest initiatives.
- Jose Ramon Perez-Lopez, a representative of Senator Serrano's office, reported on his latest initiatives.
- Rohan Narine, a representative from Assembly Member Dan Quart's office, reported on his latest initiatives.
- Cali Madia, a representative from Assembly Member Rebecca Seawright's office, reported on her latest initiatives.
- Will Brightbill, a representative from Council Member Daniel Garodnick's office, reported on his latest initiatives.
- Laura Atlas, a representative from Public Advocate Letitia James' office, reported on her latest initiatives.

6. **Chair's Report – Jim Clynes**

1. Chairman Jim Clynes made his report. He announced to the public an invitation to attend the Winter Wonderland Party which will be held on Monday, February 23rd, 6pm-9pm, at Maz Mezcal Restaurant, 316 East 86th Street. He also announced that the Environment & Sanitation Committee will be held on Wednesday, February 25th, 6:30pm at the Stanley Isaacs Neighborhood Center, 415 East 93rd Street, in Dining Room A & B to discuss the NYS Department of Environmental

Conservation (DEC) public comment period process for the DEC permit renewal at the East 91st Street Marine Transfer Station. Effective February 1st he has appointed new committee co-chairs. Elizabeth Ashby will be the new co-chair of the Zoning & Development Committee along with Elaine Walsh. Craig Lader will be the new co-chair of the Second Avenue Subway Task Force along with Barry Schneider. Abraham Salcedo will be the new co-chair of the Street Life Committee along with Jonathan Horn. Debbie Teitelbaum will be the new co-chair for the Youth & Education Committee along with Hattie Quarnstrom. Nick Viest will be the new co-chair for the Public Safety Committee along with Debbie Teitelbaum. There is also a newly created committee, the Technology Committee which will be co-chaired by Allison Kopf and Albert Barrueco. This new committee will focus on improving the use of technology to make the Community Board more effective and efficient. He also announced that there will be an Executive Committee meeting on April 20th which will be mandatory for all board officers and co-chairs to attend.

7. Committee Reports and Action Items:

a. Transportation Committee-A. Scott Falk and Charles Warren, Co-Chairs

Re: Update on the East 81st Street Pedestrian Bridge

WHEREAS NYC Dept. of Design & Construction (DDC) has entered into a contract to replace the East 81st Street Pedestrian Bridge (project ID HBPED100M); and

WHEREAS the New York City Charter requires Public Design Commission approval before a bridge can be erected, but PDC has not yet approved this project; and

WHEREAS this project consists of three main components:

1. An ADA-accessible ramp onto John Finley Walk, to be constructed on East 81st Street
2. The replacement of the pedestrian bridge over the FDR Drive at East 81st Street
3. A new 452-foot ramp from the pedestrian bridge down to the lower esplanade level; and

WHEREAS on October 17, 2012, Community Board 8 Manhattan (CB8M) passed a resolution that “urges the DOT and the DDC to make further changes to the 81st Street pedestrian bridge so that it blends into the surrounding neighborhood in a better way and to ameliorate the impact of the eight foot high fence facing the buildings in the area” (by a vote of 39 yes, 0 no, 1 abstention, 1 not voting for cause); and

WHEREAS DDC did not effectively respond to repeated requests from CB8M to come back to the Transportation Committee with further updates and modifications to the project design prior to awarding the construction contract; and

WHEREAS DDC has repeatedly affirmed their willingness to “tweak” the design in conjunction with CB8M to address community concerns, and to convene a small working group including CB8M and area residents; and

WHEREAS relocating the 452-foot esplanade ramp to connect to John Finley Walk at a point north of 81st Street might address both practical and aesthetic concerns about this project; and

WHEREAS CB8M is committed to working with the residents of the East 82nd Street cul de sac and other area residents on any alterations to the current bridge design that could negatively affect them; and

WHEREAS the current view south from the end of John Finley Walk at 81st Street will be negatively impacted by the 8-foot-high fence required for new construction in close proximity to a highway; and

WHEREAS DDC has repeatedly expressed the intention for an “open” design to minimize visual impact and maximize sightlines; and

WHEREAS the community is concerned that the planned 1” x 1” stainless steel mesh fencing will impact sightlines and invoke the look of a prison yard; and

WHEREAS CB8M believes clear fencing materials will be more appropriate and more aesthetically pleasing, and passed a resolution on 12/17/14 that CB8M “wants DDC to use clear/transparent materials for all fences for this project, including the fence at the southern end of John Finley Walk and the fences lining the 452-foot esplanade ramp, even if such fencing material must be obtained from new, alternate vendors” (by a vote of 38 yes, 1 no, 0 abstention, 0 not voting for cause);

THEREFORE BE IT RESOLVED that Community Board 8 Manhattan asks the Public Design Commission to delay consideration of the East 81st Street Pedestrian Bridge while CB8M and DDC, DOT and Parks work in cooperation with residents of the surrounding area to address community concerns regarding the design of the bridge; and

BE IT FURTHER RESOLVED that Community Board 8 Manhattan urges the Dept. of Design & Construction not to proceed with construction of the new East 81st Street Pedestrian Bridge prior to receiving PDC approval, and urges DDC, DOT and Parks to be prepared to rethink many elements of the existing design.

Manhattan Community Board 8 passed the resolution by a vote of 34 in favor, 0 opposed, 1 abstention and 0 not voting for cause.

Re: Keep Central Park Precinct Bus Stop

Manhattan Community Board 8 approved by a vote of 37 in favor, 0 opposed, 0 abstentions and 0 not voting for cause.

Re: A discussion of Select Bus Service for East 86th Street.

Returning for a follow-up after their initial October 2014 presentation, NYC's Dept. of Transportation (DOT) and New York City Transit (NYCT) jointly presented an update on Select Bus Service (SBS) for the M86 bus route.

A motion to send back to committee was adopted by a vote of 23 in favor, 13 opposed, 1 abstention and 0 not voting for cause.

b. Landmarks Committee-David Liston and Jane Parshall, Co-Chairs

Re: 5 East 88th Street (Fifth and Madison)-Expanded Carnegie Hill Historic District -*Abir Ahmad, Architect*-Beaux-Arts style townhouse designed by Turner and Kilian and completed in 1902-03. Application is to repair and replace three exterior windows as well as an exterior railing on a third floor unit.

WHEREAS 5 East 88th Street is a Beaux-Arts style townhouse designed by Turner and Kilian and completed in 1902-03.

WHEREAS 5 East 88th Street is adjacent to the Guggenheim Museum.

WHEREAS above the ground level, there is a bowed, three-story midsection.

WHEREAS at the 3rd floor the windows are in poor condition; the applicant proposes to replace them with in-kind custom mahogany windows as well as restore the exiting exterior railing.

WHEREAS sometime during the 1940s, stained glass windows, visible in tax photos, were installed at the 3rd floor.

WHEREAS the stained glass windows were subsequently replaced with clear glazing.

WHEREAS although the stained glass windows were not part of the original historic fabric at 5 East 88th Street, the Landmarks Preservation Commission wanted to include this information as part of the record for this application.

WHEREAS the application to replace the windows and restore the railing is contextual and appropriate within the historic district.

THEREFORE BE IT RESOLVED that of this application is approved as presented.

Manhattan Community Board 8 adopted this recommendation by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

Re: 151 East 71st Street (Lexington and Third)-Upper East Side Historic District -*Manuel Castedeo, Architect*-Italianate style residence designed by unknown and completed in 1870. Application to legalize second floor window (front façade) and retail store awning.

This application is divided into two parts:

Part 1: Second Floor Windows

WHEREAS the windows are located in the central masonry opening on the second floor of the white brick frontal addition to the original brownstone building;

WHEREAS the designation for 15 east 71st Street included steel windows with fixed glass in the center and casement windows with transoms above on each side of the fixed central window;

WHEREAS the steel windows were replaced with a pair of one-over-one, double hung, aluminum windows with an aluminum post in the center;

WHEREAS the aluminum windows were installed without Landmarks Preservation Commission approval;
WHEREAS the steel windows were visually light and elegant in contrast to the aluminum windows which are visually dark and heavy due to the thickness and color of the aluminum post, frames, and sashes;
WHEREAS the steel windows were related to the steel railing with vertical balusters directly above on the third floor balcony;
WHEREAS the aluminum windows and the steel railing are different in material and style;
WHEREAS the aluminum windows replaced steel windows that were more appropriate to the overall composition of the addition;
THEREFORE BE IT RESOLVED that this application is disapproved.
Manhattan Community Board 8 adopted this recommendation by a vote of 36 in favor, 0 opposed, 1 abstention, and 0 not voting for cause.

Part 2: Awning

WHEREAS the building has a storefront that is framed with brick masonry piers;
WHEREAS the existing awning spans across the storefront and the piers;
WHEREAS the awning proposed to replace the existing awning will be set between the piers and will be framed by the piers;
THEREFORE BE IT RESOLVED that the proposed awning is approved as presented.
Manhattan Community Board 8 adopted this recommendation by a vote of 37 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

Re: New Business- St. Thomas More Church Complex, 65 East 89th Street (Carnegie Hill Neighbors/Mary Dierickx): Applicant is seeking designation for the church complex as an individual landmark by the Landmarks Preservation Commission.

WHEREAS St. Thomas More Church was designed in the Gothic Revival Style by the highly regarded architectural firm, Hubert & Pirsson.
WHEREAS Hubert & Pirsson were active during New York City's "Gilded Age" (1870s to about 1900) and produced many of the city's finest buildings, including hotels, churches, and residences. Individual landmarks include the Chelsea Hotel and (in Carnegie Hill), 6 Queen Anne style row houses at 146-156 East 89th Street.
WHEREAS the church was originally built as the Church of the Beloved Disciple as a house of worship for residents of St. Luke's Home for Indigent Christian Females
WHEREAS the four-building complex was built in stages between 1870 and 1892.
WHEREAS the church, including its prominent signature bell tower (said to be modeled on Tour de St Jacques in Paris) is an outstanding example of Gothic Revival ecclesiastical architecture and the whole group is largely intact as originally built.
WHEREAS St. Thomas More Church is the second oldest surviving church in the Upper East Side and is the oldest building in the Carnegie Hill community west of Park Avenue.
WHEREAS the Landmarks Committee of Community Board 8M urges the Landmarks Preservation Commission to act without delay in calendaring the Carnegie Hill Neighbors Request for Evaluation ("RFE") for this site.
THEREFORE BE IT RESOLVED that the Landmarks Committee of Community Board 8M enthusiastically supports the Carnegie Hill Neighbors Request for Evaluation for St. Thomas More Church.
Manhattan Community Board 8 adopted this recommendation by a vote of 35 in favor, 1 opposed, 0 abstentions, and 0 not voting for cause.

c. Street Fairs Committee-Barbara Chocky and Hedi White, Co-Chairs

1. Public Hearing re: Applications for Single-block Street Fairs for Calendar Year 2015

A. East Sixties Neighborhood Association-East 60th Street between Fifth and Madison Avenue on Sunday, August 9, 2015 from 12:00PM to 6:00PM for a Street Festival

Manhattan Community Board 8 motioned to approve this application by a vote of 32 in favor, 1 opposed, 1 abstention, and 2 not voting for cause.

B. China Institute to close East 65th Street between Park and Lexington Avenues on Sunday, February 22, 2015 from 11:00AM to 12Noon for a Block Party

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

C. **Central Park Precinct** to close East 60th Street between Fifth and Madison Avenues on Saturday, April 25, 2015 from 12Noon to 5:00PM for a Street Festival

Whereas this is one of two festival applications to be held at the same location within Community Board 8 and,

Whereas this organization and these two events are in focused on Central Park, which is surrounded by several Community Board districts and

Whereas in prior years, CB8 has urged the applicant to locate this festival in one of the other CB districts bordering Central Park,

Therefore be it resolved that CB8 recommends approval of both applications for 2015 with the provision that future applications will not be considered for approval unless one of the two annual events is held in a neighboring district.

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

D. **Ronald McDonald House** to close East 73rd Street between First and York Avenues on Saturday, May 16, 2015 from 11:00AM to 3:00PM for a Block Party

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

E. **Accueil New York** to close East 74th Street between Madison and Fifth Avenues on Sunday, June 21, 2015 from 12Noon to 5:00PM for a Street Festival

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

F. **Central Park Precinct** to close East 60th Street between Fifth and Madison Avenues on Sunday, November 15, 2015 from 11:00AM to 5:00PM for a Street Festival

Whereas this is the 2nd of two festivals to be held at same location within Community Board 8 and,

Whereas this organization and these two events are in focused on Central Park, which is surrounded by several Community Board districts and

Whereas in prior years, CB8 has urged the applicant to locate this festival in one of the other CB districts bordering Central Park,

Therefore be it resolved that CB8 recommends approval of both applications for 2015 with the provision that future applications will not be considered for approval unless one of the two annual events is held in a neighboring district.

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

G. **Church of the Holy Trinity** to close East 88th Street between First and Second Avenues on Saturday, May 2, 2015 from 10:00AM to 6:00PM for a Block Party

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

H. **Friendship Circle Upper East Side** to close East 77th Street between First and York Avenues on Sunday, May 17, 2015 from 10:00AM to 4:00PM for a Block Party

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

I. **Brick Church** to close East 92nd Street between Madison and Park Avenues on Sunday, May 17, 2015 from 12Noon to 3:00PM for a Block Party

Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

J. **Birch Wathen Lenox School** to close East 77th Street between Second and Third Avenues on Friday, June 5, 2015 from 11:00AM to 3:00PM for a Block Festival
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

K. **Birch Wathen Lenox School** to close East 77th Street between Second and Third Avenues on Monday, June 8, 2015 from 11:00AM to 3:00PM for a Block Festival
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

L. **American Foundation for Hungarian Literature and Education** to close East 82nd Street between Second and Third Avenues on Saturday, June 20, 2015 from 10:00AM to 8:00PM for a Block Festival.
This is a new application
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

M. Ronald McDonald House to close East 73rd Street between York and First Avenues on Saturday, September 26, 2015 from 11:00AM to 5:00PM for a Block Party
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

N. **PS 6** to close East 82nd Street between Madison and Park Avenues on Saturday, October 17, 2015 from 11:00AM to 4:00PM for a Street Festival
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

3. New Business

B. **Cathedral of Our Lady of the Sign** to close East 93rd Street between Madison and Park Avenues on Saturday, April 11, 2015 from 10:00 PM to 2:00 AM for a Block Party. **Application submitted February 12, 2015**
Manhattan Community Board 8 motioned to approve this application by a vote of 36 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

d. **Housing Committee-Edward Hartzog and Lorance Hockert, Co-Chairs**

Re: Affordable Housing Plan Application Pursuant to the Inclusionary Housing Program for 1766-68 Second Avenue, Block 1555, Lot 1 & 2

WHEREAS, the City of New York and Manhattan Community District 8 are in need of more affordable housing and,

WHEREAS, the development of inclusionary housing is a positive step towards increasing affordable housing in Community District 8 and,

WHEREAS, the City's Inclusionary Housing Program raise many issues for communities that receive inclusionary housing developments and,

WHEREAS, the proposed development of inclusionary housing at 1766-68 presents many questions that remain unanswered and,

WHEREAS, the Community Board has until March 2nd to make their recommendations to the Department of Housing Preservation and Development,

THEREFORE BE IT RESOLVED that Community Board 8 Manhattan supports the construction of affordable housing under the inclusionary housing program at this location, and

BE IT FURTHER RESOLVED that Community Board 8 Manhattan expects the applicant to continue its dialogue with the community to address the concerns raised by CB8M including the disposition of the air rights, the use of the commercial space at the site and general administrative issues.

Manhattan Community Board 8 passed the resolution by a vote of 23 in favor, 11 opposed, 2 abstentions and 0 not voting for cause.

Re: Discussion on Illegal Hotels in Community Board 8 – (Joint Item with Zoning and Development Manhattan Community Board 8 moved to table this item by a vote of 27 in favor, 7 opposed, and 3 abstentions.

e. Second Avenue Subway Task Force-Craig Lader and Barry Schneider, Co-Chairs

4a. SAS Resolution – Second Avenue streetscape

Whereas the Second Avenue subway will be completed in 2016, and

Whereas Second Avenue’s streetscape has been damaged by years of construction, and

Whereas residents’ and merchants’ quality of life has been disrupted, and

Whereas the Metropolitan Transit Authority is committed to restoring what they have displaced, and

Whereas the MTA stated that they would like to leave the streetscape better than it was before construction, and

Whereas the MTA stated that they have the budget to do so, and

Whereas there are design choices that can only be made by having knowledge of the needs and appropriateness for each street, and

Whereas the community would like input on those choices,

THEREFORE BE IT RESOLVED that Community Board 8 requests that the MTA work with the Department of Transportation and the Department of Design and Construction to formulate and present to Community Board 8 a comprehensive block by block street plan for the Second Avenue Alignment from 105 to 65th Streets, and **BE IT FURTHER RESOLVED** that this work be completed in a timely manner so as to permit enough time for discussion and implementation.

Community Board 8M APPROVED the resolution by a vote of 37 in favor, 0 opposed, 0 abstentions and 0 not voting for cause.

4b. SAS Resolution - Second Avenue City Light lamp posts

Whereas there are currently five lamppost designs authorized by the Department of Transportation for use on Second Avenue;

Whereas the Department of Transportation presented the options to the Second Avenue Subway Task Force members as representatives of Community Board Eight; and

THEREFORE BE IT RESOLVED that Community Board 8 urges the Department of Transportation to install City Light lamp posts along the Second Avenue alignment from 105 to 65 Streets.

Community Board 8M APPROVED the resolution by a vote of 25 in favor, 9 opposed, 3 abstentions and 0 not voting for cause.

4c. SAS Resolution – Alternate materials and design

Whereas the stainless steel benches proposed by the Department of Transportation are unacceptably cold in the winter and unbearably hot in the summer,

THEREFORE BE IT RESOLVED that Community Board 8 urges Department of Transportation to propose alternative materials and alternative designs to both Stainless Steel Benches currently proposed for the Second Avenue Subway Streetscape

Community Board 8M APPROVED the resolution by a vote of 21 in favor, 16 opposed, 0 abstentions and 0 not voting for cause.

8. Old Business

No old business.

9. New Business:

• **Borough Board resolution on Illegal Hotels**

WHEREAS, New York City suffers from a shortage of affordable housing and is in a legislatively imposed housing emergency; and

WHEREAS, Manhattan community boards have always considered the preservation and development of affordable housing a top priority; and

WHEREAS, illegal hotels are apartment and Single Room Occupancy (SRO) units in permanent residential buildings legally required to be occupied for thirty days or longer that are used as transient hotels; and

WHEREAS, short-term illegal hotel use has plagued the Upper East Side for over a decade; and

WHEREAS, illegal hotels take available apartments from an already tight housing market, and disrupt the lives of the residents who live in the building and the community; and

WHEREAS, illegal hotels leads to the rapid deregulation of permanent affordable housing in our community, provides incentives for landlords to harass tenants out of their homes, and drives up rents in the surrounding area; and

WHEREAS, co-op shareholders and condo owners who rent their units for short-term use contrary to their proprietary lease and by-laws also risk legal action; and

WHEREAS, illegal hotels create fire safety and security risks for residents and unsuspecting tourists because they do not conform to the more stringent safety regulations for hotels set forth in the New York City Fire Codes, such as fire sprinklers and secondary egress; and

WHEREAS, illegal hotels create public nuisances and quality of life issues for residents living in the buildings, including noise, overcrowding, unusual wear and tear on the building,

WHEREAS, most illegal hotels fail to meet Federal, State and City accessibility requirements for people with disabilities; and

WHEREAS, many tourists are deceived into booking an illegal hotel because they are unaware that the buildings in which they are staying are built for permanent residential use and do not meet the stringent commercial hotel fire-safety codes; and

WHEREAS, illegal hotels change the fabric of our communities, including the loss of small business owners who rely on permanent residents living in the community are priced out; and

WHEREAS, with the advent and proliferation of online platforms including, but not limited to, Airbnb, VRBO, One Fine Stay, and Home Away over the past few years has exponentially increased illegal hotels in New York City and our community further exacerbating the housing crisis; and

WHEREAS, the New York State Attorney General Eric Schneidermann’s report dated October X, 2014 on its investigation into Airbnb stated that 72% of Airbnb rentals are illegal and that the number of unique units booked for private short-term rental on Airbnb rose from 2,652 in 2010 to 16,483 in the first five months of 2014; and

WHEREAS, the Attorney General also reported that Airbnb has 13,000 listings in Manhattan alone; and

WHEREAS, Manhattan has a total of 750,000 co-op, condo and rental units; and

WHEREAS, based on these facts, Airbnb utilizes 1.74% of Manhattan’s available housing stock for short-term illegal rentals, which is greater than Manhattan’s vacancy rate of 1.54%, and

WHEREAS, the Attorney General also reports that commercial uses dominate the short term rental business, with 6% of the “hosts” collecting 37% of the revenue; and

WHEREAS, enforcement of illegal hotel activity is carried out by the Mayor’s Office of Special Enforcement, which operates a joint task force comprised of specially trained inspectors from New York City agencies, including Department of Buildings, Department of Finance, Police Department, Fire Department, and Department of Health; and

WHEREAS, a shortage of inspectors who respond to illegal short term use complaints contributes to a delay of more than one month between a complaint being filed and an inspection being conducted; and

THEREFORE, BE IT FURTHER RESOLVED that the New York City Council and Mayor de Blasio allocate increased funding to the Mayor’s Office of Special Enforcement to increase their ability to enforce illegal hotels. **Manhattan Community Board 8 passed the resolution to approve by a vote of 31 in favor, 6 opposed, 0 abstentions and 0 not voting for cause.**

- **Borough Board resolution in opposition to Intro. 585 to amend the City Charter to impose term limits on Community Board Members**

Whereas, Community Board members are volunteers and spend an enormous amount of time serving their communities. They must learn a great deal not only about their neighborhoods but about the zoning codes, local laws and agency policies and service delivery that the Boards address.

Whereas, Board members must acquire knowledge and expertise so that they can play important roles in negotiating with developers, assisting constituents and tackling community problems related to traffic, sanitation, safety, business development and interests that impact all City residents.

Whereas, these skills take a long time to acquire, develop and refine. This is acutely relevant when there are large, long term projects that can take years to implement. Coupled with intricate zoning changes and negotiations with developers and city agencies, it is those Board members with long term and intricate knowledge of their communities that can represent and fight for the Board and the interests of the community most effectively.

Whereas, The Borough Presidents appoint community board members for two year terms and each Borough President is elected every four years for a maximum of two terms or eight years. This in and of itself amounts to a term limit as the Borough Presidents are under no obligation to reappoint an individual beyond a two year term. Natural attrition also occurs yearly with current members leaving for reasons related to their personal lives or increased responsibilities outside of their Community Board work. Membership is not automatic. Board members take the responsibilities of their tasks seriously and are held accountable for their attendance, active participation and lack of conflict of interest.

Whereas, there is a need to continually provide mechanisms for new and increased civic participation. Community Boards offer forums for community input and engagement, not only through its public sessions but often through Public Membership and committee work. While there is a need to encourage greater citizen participation in the work of Community Boards, therefore there is not a need to impose term limits on Community Board members.

Manhattan Community Board 8 passed the resolution to approve by a vote of 25 in favor, 11 opposed, 1 abstention and 0 not voting for cause.

The meeting was adjourned at 10:40PM.

James G. Clynes, Chairman