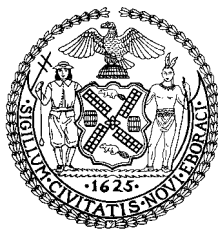


James G. Clynes
Chairman

Latha Thompson
District Manager



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The City of New York
Manhattan Community Board 8

FULL BOARD MEETING

Ramaz School
125 East 85th Street (Lexington-Park)
Heyman Auditorium
Wednesday, February 15, 2017
6:30PM

Community Board Members Present: Elizabeth Ashby, Gayle Baron, Michele Birnbaum, Matthew Bondy, Lori Ann Bores, Loraine Brown, Alida Camp, Barbara Chocky, James Clynes, Daniel Dornbaum, Susan Evans, A. Scott Falk, Edward Hartzog, David Helpert, Sophia James, Craig Lader, Jacqueline Ludorf, Zoe Markowitz, David Menegon, Glen Pandolfino, Jane Parshall, Peter Patch, Ellen Polivy, Sharon Pope, Rita Lee Popper, Margaret Price, Hattie Quarnstrom-Figueroa, David Rosenstein, Abraham Salcedo, William Sanchez, M. Barry Schneider, Tricia Shimamura, Sara Solomon, Cos Spagnoletti, Lynne Strong-Shinozaki, Marco Tamayo, Debra Teitelbaum, Carolina Tejo, Nicholas Viest, Elaine Walsh, Charles Warren

Community Board Members (Excused): Sarah Chu, Lorraine Johnson, Katherine LaGuardia, David Liston, Michael Mellamphy, Barbara Rudder

Community Board Members (Unexcused): Jeffrey Escobar

Total Attendance: 41

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, Ellen Stein, representing the Dalton School, gave out information about the school.
- Member of the public, Roger Duffy, representing the Dalton School, gave out information about the school.
- Member of the public, Mark Minkley, representing the Dalton School, gave out information about the school.
- Member of the public, Paul Savitz, representing People's Climate organization, spoke about the Climate Change activities at the local level.
- Member of the public, Michael Bacon, representing Friends of Woodward Hall, spoke in opposition to 50 East 96th Street.
- Member of the public, Alex Pustilnik, representing 111 Condominium, spoke in opposition to the Dalton expansion.
- Member of the public, Debra Gruenberg, spoke in opposition to Iggy's Bar.
- Member of the public, Liz Patrick, representing East 72nd Street Neighborhood Association, spoke in opposition to the trash problem at the 72nd Street subway entrance.
- Member of the public, Lo van der Valk, representing Carnegie Hill Neighbors, spoke in opposition to 50 East 96th Street.
- Member of the public, Amanda Vaill, representing Friends of Woodward Hall, spoke in opposition to the 50 East 96th Street rooftop addition.

- Member of the public, Jared Gurfin, representing his client Sutton East, spoke in opposition to the Queensboro Oval.
- Member of the public, Peco Angjeleski – Pete, representing Sutton East Tennis, spoke in opposition to the opening of the Queensboro Oval.
- Member of the public, Nina Krauthamer, representing the “Bubble”, spoke in opposition to deprivatizing the “Bubble”.
- Member of the public, Mackenzie Mortman, representing Sutton East, spoke in opposition to keeping Sutton East.
- Member of the public, Dean Gans, representing Sutton East, spoke in opposition to keeping Sutton East.
- Member of the public, Stephen Morgan, representing Carnegie Hill Neighbors, spoke in opposition to 50 East 96th Street.
- Member of the public, Doug Cohen, spoke in opposition to keeping Sutton Tennis open.
- Member of the public, Frederick Bondy, spoke in favor of the Queensboro Oval.
- Member of the public, Robert D. Becker, spoke in opposition to the Queensboro Oval.
- Member of the public, Regis Worsoe, spoke in favor of the pro tennis center.
- Member of the public, Jen Charmatz, representing the tennis bubble, spoke in favor of the tennis bubble.
- Member of the public, Mary Cunningham, spoke on keeping the Sutton Tennis open.
- Member of the public, Alexander Casdin, spoke in opposition to the Queensboro Oval.
- Member of the public, Shalini Abeyaratine, spoke in opposition to keeping the tennis bubble open.
- Member of the public, Grace De Libero, representing Grace’s Amazing Tennis Players, spoke in opposition to keeping the tennis courts open year round.
- Member of the public, Ronnie Stern, spoke in opposition to keeping the tennis opened.
- Member of the public, Jeffrey R. Zuckerman, spoke in opposition to opening the Queensboro Oval.
- Member of the public, Michael Filipek, representing indoor tennis under the bridge, spoke in favor of tennis under the Queensboro Bridge.
- Member of the public, Neal Feinberg, representing Sutton East, spoke in opposition to closing the tennis bubble.
- Member of the public, Arlene A. Virga, representing Yorkville Youth Athletic Association, spoke in opposition to opening the Queensboro Oval.
- Member of the public, Lynn Littan, spoke in opposition to the Board.
- Member of the public, Daniel Dornbaum, representing the Manhattan Community Board 8 Technology Committee, spoke in favor of the new Community Board 8 website.
- Member of the public, Tammy Caress, representing Sutton Tennis, spoke in opposition to opening the Queensboro Oval.
- Member of the public, Robin Mathews, spoke in favor of Sutton East remaining open.
- Member of the public, Kathleen Espinoza, spoke in favor of Sutton Tennis.
- Member of the public, James Stork, spoke in favor of the tennis at the Queensboro Oval.
- Member of the public, Ann Lindenbaum, representing Sutton Tennis, spoke in opposition to closing Sutton Tennis.
- Member of the public, John Quealy, spoke in opposition to Sutton Tennis.
- Member of the public, Susan E. Sullivan, spoke in favor of Sutton Tennis.
- Member of the public, Debbie Winn, spoke in opposition to Sutton Tennis.
- Member of the public, Olivier Tabouret, spoke in opposition to the 59th Street Sutton Tennis.
- Member of the public, David Ritter, spoke in opposition to Sutton East Tennis.
- Member of the public, George Blumenthal, spoke in opposition to Sutton Tennis.
- Member of the public, Kathleen Kropp, representing Sutton East Tennis Club, spoke in opposition to keeping the club open for the children.
- Member of the public, Eldad Zuulin, representing Sutton East Tennis, spoke in favor of keeping tennis under the bridge.

2. Adoption of the Agenda – Agenda adopted.

3. Adoption of the Minutes – November 16, 2016 Full Board meeting minutes adopted.

4. Manhattan Borough President's Report

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

5. Elected Officials' Reports

Council Member Ben Kallos reported on his latest initiatives.

Will Brightbill, a representative from Council Member Dan Garodnick's office, reported on his latest initiatives.

Chris Consalvo, a representative from Senator Liz Krueger's office, reported on her latest initiatives.

Eric Holguin, a representative from Comptroller Scott Stringer's office, reported on his latest initiatives.

Gregory Meyer, a representative from Senator Jose Serrano's office, reported on his latest initiatives.

Marissa Medante, a representative from Mayor Bill de Blasio's office, reported on his latest initiatives.

Genevieve Marcy, a representative from Assembly Member Dan Quart's, office, reported on his latest initiatives.

Katarina Matic, a representative of Assembly Member Rebecca Seawright reported on her latest initiatives.

6. Chair's Report – Jim Clynes

Jim Clynes gave his report

7. Committee Reports and Action Items:

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

Re: A request for a new Revocable Consent for a fenced-in planted area and stoop at 36 East 68th Street.

(Requested by DOT, Franchises, Concessions and Consents)

WHEREAS Sage 12 Holdings Ltd. has petitioned for a new revocable consent for a fenced-in area and stoop in front of their property at 36 East 68th Street; and

WHEREAS the building entrance is being redesigned, with a relocated entryway and the removal of the existing canopy above the old entrance; and

WHEREAS the new fencing, stoop, and stairs retain the same footprint as the existing conditions, with the new fence extending the same distance from the property line as the previous fence; and

WHEREAS there were no objections presented;

THEREFORE BE IT RESOLVED that Community Board 8M approves the request for a new revocable consent at 36 East 68th Street as presented.

Manhattan Community Board 8 unanimously approved the resolution by a vote of 42 in favor, 0 opposed and 0 abstentions.

A request for a No Standing Anytime sign on north side of East 62nd Street between the Queensboro Bridge exit and First Avenue.

WHEREAS the first 150 feet of the northern curb of East 62nd Street to the east of the Queensboro Bridge exit ramp is currently posted for "No Standing 7AM to 7PM, Except Sundays," while the rest of the northern curb on that block is "No Standing Any Time"; and

WHEREAS both the middle and right lanes of the Queensboro Bridge exit ramp allow vehicles to turn right on East 62nd Street, but more than half the time there is only one lane of traffic available to these two lanes of turning vehicles; and

WHEREAS some of the busiest volumes for westbound Queensboro Bridge traffic take place outside of the hours when the No Standing regulations are in effect on the northern curb of East 62nd Street; and

WHEREAS the majority of the southern curb of East 62nd Street between the Queensboro Bridge exit ramp and First Avenue permits standing and/or parking at certain times; and

WHEREAS changing the parking regulations for the first 150 feet of the northern curb of East 62nd Street to the east of the Queensboro Bridge exit ramp from “No Standing 7AM to 7PM, Except Sundays” to “No Standing Any Time” will help ease congestion and eliminate the need for two lanes of turning vehicles to merge into one lane of through traffic, and standardize all regulations on that side of the block;

THEREFORE BE IT RESOLVED that Community Board 8M asks the Department of Transportation to change all “No Standing 7AM to 7PM, Except Sundays” parking regulations for the northern curb of East 62nd Street between the Queensboro Bridge exit ramp and First Avenue to “No Standing Any Time”.

Manhattan Community Board 8 approved the resolution by a vote of 41 in favor, 0 opposed and 1 abstention.

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

Re: 50 East 96th Street, Expanded Carnegie Hill Historic District - *William Brothers, architect.* Application is for a roof top addition and fire proof protection work.

WHEREAS 50 East 96th Street, known as Woodward Hall, is a six story apartment building that was designed by George F. Pelham and built in 1905-06;

WHEREAS the building is neo-Renaissance in style with a one-story rusticated limestone base and tan brick above;

WHEREAS the rusticated base was altered in 1929 in accordance with plans by Schwartz & Gross to convert apartments on the first floor into retail stores;

WHEREAS the site is 75’-8” on Madison Avenue and 100’-0” on East 96th Street and the building is 75’-8” by 90’-4” along its frontage;

WHEREAS there is a 9’-8” wide alleyway in the front and a 13’0” wide courtyard in the rear between 50 East 96th Street and the building to the east;

WHEREAS there is a courtyard within the building, above the first floor, that is approximately 26 and a half feet square – with an elongated area about 32 feet long at the western side of the courtyard;

WHEREAS the building suffers from deferred maintenance inside and outside;

WHEREAS there is an extensive scope of improvements to be reviewed at staff level in anticipation of a Certificate of No Effect including façade repairs, signage guidelines for the retail; new roof, new boiler and elevator, life safety improvements such as sprinklers in selected locations, and fire/smoke alarm systems;

WHEREAS the proposed roof top addition, which is stepped, will be two stories high with the critical heights above the existing cornice, which is just under 3’-11” above the existing roof, set as follows: top of first floor addition roof, about 5’-8” above cornice; top of second floor addition roof, about 14’-9” above cornice; and top of stair bulkhead, about 23’-9” above cornice.

WHEREAS the gross area of the first floor addition is 4,259 square feet and the gross area of the second floor addition is 1,612 square feet for a total addition of 5,872 square feet;

WHEREAS the first floor addition is currently set back 13’0” from the cornice and whereas the second floor addition is set well back 36’-7” along East 96th Street and about 40’ back from Madison Avenue – and set back further where the second floor addition faces onto the east and south walls of the court;

WHEREAS the partial roof of the first floor addition is the terrace for the second floor addition;

WHEREAS the terrace wraps the second floor addition and the court;

WHEREAS the terrace will have a glass railing 3’-6” high;

WHEREAS the addition is minimally visible from street level;

WHEREAS the applicant has stated that the addition will be set back 2’-0” further on the north and 1’-0” further on the south making the addition that much less visible – and that the mock up will be adjusted to reflect these changes;

WHEREAS the design for the addition is modern and asymmetrical;

WHEREAS the materials for the addition include limestone panels, dark bronze aluminum trim, mahogany windows, and light orange paint for the exterior of doors and wood window mullions;

WHEREAS the addition is unrelated in its architectural character to the architectural character of the original building, taking into account that a modern design can relate to a historic building;

WHEREAS the addition is unrelated to the rhythm of the piers and windows in the original façade;

WHEREAS glass railings will be visible and reflective;
WHEREAS the proposed addition will be silhouetted against the sky and not nestled within the massing of surrounding buildings;
WHEREAS the addition is not contextual within the historic district and not an appropriate addition to the apartment building;
THEREFORE BE IT RESOLVED that this application is **DISAPPROVED**.
Manhattan Community Board 8 adopted this recommendation by a vote of 43 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

The meeting was adjourned at 8:41PM.

James G. Clynes, Chairman