

Russell Squire
Chair

Will Brightbill
District Manager



505 Park Avenue, Suite 620
New York, N.Y. 10022-1106
(212) 758-4340
(212) 758-4616 (Fax)
www.cb8m.com – Website
info@cb8m.com – E-Mail

The City of New York
Community Board 8 Manhattan
Zoning and Development Committee
Tuesday, June 27, 2023 - 6:30 PM
Conducted remotely on Zoom

Minutes

Board Members Present: Elizabeth Ashby, Michele Birnbaum, Alida Camp, Juno Chowla-Song, Anthony Cohn, Lindsey Cormack, Craig Lader, Valerie Mason, John McClement, Rita Popper, Margaret Price, Elizabeth Rose, Barbara Rudder, Abraham Salcedo, Marco Tamayo, Adam Wald, Sharon Weiner, Leo Yu (Public Member).

The meeting was called to order at 6:30 PM.

Item 1: Public Presentation: 220 East 86th Street; Amendment to BSA Variance 88(89-90)-77-BZ – BSA Application to Modify an Existing Variance to Enable a Zoning Lot Merger to Permit the Transfer of Air Rights. Application would allow the transfer of 26,673 square feet of developments rights to 222 East 86th Street. This application will be subject to a public hearing held by the Full Board of CB8M at a Land Use Meeting on July 12.

Eric Vath, representing the Applicant, presented the BSA Application to Modify an Existing Variance to Enable a Zoning Lot Merger to Permit the Transfer of Air Rights. The Application would allow the transfer of 26,673 square feet of development rights to 222 East 86th Street. The link to the presentation is [here](#). It was reported that this application will be subject to a public hearing held by the Full Board of CB8M at the Land Use Meeting on July 12. No information was available on the building that would be constructed on the receiving site, except that it would be as-of-right.

There was great concern about the resulting building.

Item 2: A discussion of the 210 Foot Building Height Limits

There was great concern about the lack of progress towards achieving the Lenox Hill and Yorkville Special Districts. Members support affordable housing, and there was discussion on ways to achieve it. There was also discussion of the city's need for more housing units.

Item 3: Old Business

No items of Old Business were discussed

Item 4: New Business

No items of New Business were discussed.

The meeting was then adjourned at 9:20 PM.

Elizabeth Ashby, Anthony Cohn, and Sharon Pope-Marshall, Co-Chairs