

Russell Squire  
Chair

Will Brightbill  
District Manager



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The City of New York  
Community Board 8 Manhattan  
Land Use Committee Meeting  
PUBLIC HEARING

Wednesday, July 12, 2023 - 6:30 PM

This meeting was conducted in a hybrid format in person and via Zoom  
Hunter College West Building, Room 511  
Southwest Corner of Lexington & 68th

MINUTES

**Community Board Members Present:** Michael Anderson, Bill Angelos, Elizabeth Ashby, Michele Birnbaum, Taína Borrero, Sarah Chu, Rebecca Dangoor, Felice Farber, Bradley Hershenson, David P. Helpern, Sahar Husain, Wilma Johnson, Paul Krikler, Addeson Lehv, Valerie Mason, John McClement, Evan Meyerson, Jane Parshall, Rita Popper, Elizabeth Rose, Barbara Rudder, William Sanchez, Judy Schneider, Robin Seligson, Cos Spagnoletti, Russell Squire, Marco Tamayo, Charles Warren, Sharon Weiner

**Community Board Members Virtual:** P. Gayle Baron (Travel), Lori Bores (Health), Loraine Brown (Health), Juno Chowla-Song (Travel), Anthony Cohn (Travel), Lindsey Cormack (Travel), Craig Lader (Travel)

**Community Board Members Excused:** Jennifer Bayer Michaels, Saundra Coleman, Edward Hartzog, CJ Mossman, Sharon Pope-Marshall, Margaret Price, Abraham Salcedo,

**Community Board Members Absent:** Alida Camp, Billy Freeland, Rebeca Lamorte, John Philips, Jack Sasson, Anju Suresh, Adam Wald

**Total Attendance: 36**

Chairman Russell Squire called the meeting to order at 6:30 PM.

- 1. Public Hearing: HSS River Building Second Renewal (N 230270 CMM)** - application by the Hospital for Special Surgery for the second renewal application of a Special Permit pursuant ZR Section 74-682 to the allow the development of a 12-story hospital building in demapped air space above the portion of FDR Drive and to permit the modification of loading berth requirements of Section 25

**WHEREAS:** this is an application by the Hospital for Special Surgery for the second renewal application of a Special Permit pursuant ZR Section 74-682 to the allow the development of a 12-story hospital building in demapped air space above the portion of FDR Drive and to permit the modification of loading berth requirements of Section 25-70; therefore

**BE IT RESOLVED** that Community Board 8 Manhattan APPROVES this application as presented.

**Community Board 8 Manhattan unanimously approved this resolution by a vote of 35 in favor, 0 opposed, 0 abstentions and 0 not voting for cause.**

- 2. PUBLIC HEARING: 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.

**WHEREAS:** this is an application to modify an existing variance, BSA Cal. No. 88-77-BZ through 90-77-BZ, to enable a zoning lot merger to permit the transfer of air rights.

**WHEREAS:** the application would allow the transfer of 26,673 square feet of developments rights to 222 East 86th Street;

**WHEREAS:** attendees of the public hearing expressed concerns about the size of the building at 222 East 86<sup>th</sup> Street and the potential use of a cantilever at the receiving site; therefore

**BE IT RESOLVED** that Community Board 8 Manhattan **DISAPPROVES** this application as presented.

**Community Board 8 Manhattan approved this resolution by a vote of 23 in favor, 11 opposed, 0 abstentions and 0 not voting for cause.**

**3. Old Business** – No items of Old Business were discussed

**4. New Business** – No items of New Business were discussed

**The meeting was adjourned.**

*Russell Squire, Chair*

**DRAFT**

Name	Attendance	Item 1: HSS	Item 2: 220 E86
ANDERSON, MICHAEL	Present	Yes	Yes
ANGELOS, BILL	Present	Yes	No
ASHBY, ELIZABETH	Present	Yes	Yes
BARON, P. GAYLE	Virtual	Yes	Yes
<del>BAYER-MICHAELS, JENNIFER</del>	<del>Excused</del>		
BIRNBAUM, MICHELE	Present	Yes	Yes
BORES, LORI ANN	Virtual	Yes	No
BORRERO, TAINA	Present	Yes	
BROWN, LORAINÉ	Virtual	Yes	No
<del>CAMP, ALIDA</del>	<del>Absent</del>		
CHOWLA-SONG, JUNO	Virtual	Yes	
CHU, SARAH	Present	Yes	Yes
COHN, ANTHONY	Virtual	Yes	Yes
<del>COLEMAN, SAUNDREA</del>	<del>Excused</del>		
CORMACK, LINDSEY	Virtual	Yes	Yes
DANGOOR, REBECCA	Present	Yes	Yes
FARBER, FELICE	Present	Yes	Yes
<del>FREELAND, BILLY</del>	<del>Absent</del>		
<del>HARTZOG, EDWARD</del>	<del>Excused</del>		
HERSHENSON, BRADLEY	Present	Yes	Yes
HELPERN, DAVID P.	Present	Yes	Yes
HUSAIN, SAHAR	Present	Yes	Yes
JOHNSON, WILMA	Present	Yes	Yes
KRIKLER, PAUL	Present	Yes	No
LADER, CRAIG	Virtual	Yes	No
<del>LAMORTE, REBECCA</del>	<del>Absent</del>		
LEHV, ADDESON	Present	Yes	No
MASON, VALERIE	Present	Yes	Yes
MCCLEMENT, JOHN	Present	Yes	Yes
MEYERSON, EVAN	Present	Yes	No
<del>MOSSMAN, CJ</del>	<del>Excused</del>		
PARSHALL, JANE	Present	Yes	Yes
<del>PHILIPS, JOHN</del>	<del>Absent</del>		
<del>POPE-MARSHALL, SHARON</del>	<del>Excused</del>		
POPPER, RITA	Present		Yes
<del>PRICE, MARGARET</del>	<del>Excused</del>		
ROSE, ELIZABETH	Present	Yes	Yes
RUDDER, BARBARA	Present	Yes	No
<del>SALCEDO, ABRAHAM</del>	<del>Excused</del>		
SANCHEZ, WILLIAM	Present	Yes	Yes
<del>SASSON, JACK</del>	<del>Absent</del>		
SCHNEIDER, JUDY	Present	Yes	Yes
SELIGSON, ROBIN	Present	Yes	Yes
SPAGNOLETTI, COS	Present	Yes	No
SQUIRE, RUSSELL	Present	Yes	No
<del>SURESH, ANJU</del>	<del>Absent</del>		
TAMAYO, MARCO	Present	Yes	Yes
<del>WALD, ADAM</del>	<del>Absent</del>		
WARREN, CHARLES	Present	Yes	No
WEINER, SHARON	Present	Yes	Yes
<b>Total Yes</b>		35	23
<b>Total No</b>		0	11
<b>Total Abstain</b>		0	0
<b>Total Not Vote For Cause</b>		0	0
<b>Total Votes</b>	29 -- Quorum	35	34