

Valerie S. Mason
Chair

Will Brightbill
District Manager



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**The City of New York
Community Board 8 Manhattan
Full Board Meeting
PUBLIC HEARING**

Wednesday, November 20, 2024 - 6:30 PM

**This meeting was conducted hybrid in person and via Zoom
Hunter College North Building, Lang Recital Hall
South Side of 69th Street between Park and Lexington
New York, NY 10065**

MINUTES:

Community Board Members Present: Michael Anderson, Bill Angelos, Elizabeth Ashby, Michele Birnbaum, Lori Ann Bores, Taina Borrero, Alida Camp, Anthony Cohn, Lindsey Cormack, Felice Farber, Sebastian Hallum Clarke, Edward Hartzog, Bradley Hershenson, David P. Helpern, Sahar Husain, Wilma Johnson, Craig Lader, Addeson Lehy, Valerie Mason, John McClement, Evan Meyerson, Jane Parshall, John Philips, Margaret Price, Elizabeth Rose, Barbara Rudder, William Sanchez, Judy Schneider, Robin Seligson, Sacha Sellam, Kimberly Selway, Russell Squire, Todd Stein, Marco Tamayo, Adam Wald, Charles Warren, and Sharon Weiner.

Community Board Members Virtual: P. Gayle Baron (Health), Sarah Chu (Work Travel), Paul Krikler (Health), Rita Popper (Health), and Jack Sasson (Illness).

Community Board Members Excused: Saundra Coleman, Maximillian Meyer, Sharon Pope-Marshall, and Abraham Salcedo.

Community Board Members Absent: Jennifer Bayer Michaels and CJ Mossman.

Total Attendance: 42

Chair Valerie S. Mason called the meeting to order at 6:30 PM.

1. Public Session

- Joel Lustig spoke in opposition to the daily street closure of East 77th Street between Second Avenue to Third Avenue from the Open Street DOT Application for The Birch Wathen Lenox School
- Sharyn Lustig spoke in opposition to the Open Street DOT Application for The Birch Wathen Lenox School which proposes a street closure at East 77th Street between Second Avenue to Third Avenue.
- Todd Layne Ofsink representing his business Todd Lane Cleaners spoke in opposition of the street closure at East 77th Street between Second Avenue to Third Avenue.
- Kirby Kersels spoke in favor of the Open Street DOT Application for The Birch Wathen Lenox School on 77th Street between Second Avenue to Third Avenue.
- Matthew Spiegel, MD a local physician at East 77th Street spoke in opposition to street closure at 77th Street between Second Avenue to Third Avenue or offered a change in the closure period.
- George Gulla a local tenant spoke in opposition to the Douglaston Development proposal to HPD for Voluntary Inclusionary Housing.
- Toby Chancey local business owner at 77th Street spoke in opposition to the street closure at East 77th Street between Second Avenue to Third Avenue.
- Andrew Fine representing NYC E-Vehicle Safety Alliance spoke in opposition to e-bike friendly infrastructure report proposed in Central Park.
- Eileen Smyth, a local resident at 77th Street spoke in opposition to the street closure at East 77th Street between Second Avenue to Third Avenue and proposed using other unused space nearby.
- Jeffrey Engel a local resident at 77th Street spoke in opposition to the Open Street DOT Application for The Birch Wathen Lenox School.
- Evelyn David spoke in opposition to Fifth Avenue's changes to traffic patterns and congestion pricing.

- Jane Kaufman a local resident and physician spoke in opposition to the proposed street closure at East 77th Street between Second Avenue to Third Avenue.
- Linda Cornelius representative and President of the East 77th Street Block Association spoke in opposition of the Open Street DOT Application for The Birch Wathen Lenox School and its proposed street closure at East 77th Street between Second Avenue to Third Avenue.
- Dr. Ronald Goldstein spoke in opposition to the Open Street DOT Application for The Birch Wathen Lenox School.
- Luigi Racanelli a local tenant spoke in opposition to the project at 170 East 83rd Street.
- Carol Levy spoke in opposition of the block closure at East 77th Street.
- Stephanie Reckler spoke in opposition to the closure at East 77th Street between Third and Second.
- Marie Stareck spoke in opposition to the street closure at East 77th Street.
- Miriam Greenberge spoke in opposition to the proposed street closure at East 77th Street.
- Patricia Stareck spoke in opposition of the street closure on East 77th Street for the lack of access to vehicles.
- Lynley Ford spoke in opposition to the affordable housing program application for Douglaston Development proposal to HPD.
- Alan Harris spoke in opposition of Northwell Lenox Hill Hospital.
- Morris Borock a social worker and local resident for 40 years spoke in opposition of street closures at East 77th Street.
- Augustus Buzby spoke in opposition to the First Avenue construction and street closure at East 77th Street.
- Susan Western spoke in opposition to East 77th Street closure.
- Ruth Lazar spoke in opposition to the Douglaston Development proposal to HPD.

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

3. **Adoption of the Minutes** – Minutes Adopted

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

5. **Elected Officials’ Reports**

- Council Member Keith Powers
- Representative Jerry Nadler
- State Senator Liz Krueger
- Manhattan District Attorney Alvin Bragg
- Council Member Julie Menin
- Assembly Member Rebecca Seawright

6. **Chair’s Report – Valerie S. Mason**

Chair Valerie S. Mason gave her report.

7. **District Manager's Report – Will Brightbill**

District Manager Will Brightbill gave his report.

8. **Election of Board Officers**

- Chair
 - Valerie Mason
- First Vice Chair
 - Felice Farber
- Second Vice Chair
 - Addeson Lehv
- Secretary
 - Lindsey Cormack
 - Sebastian Hallum Clarke
 - Craig Lader

Valerie Mason was elected Chair. The vote was 41 for Valerie Mason, 0 abstentions, and 0 not voting for cause.

Felice Farber was elected First Vice Chair. The vote was 41 for Felice Farber, 0 abstentions, and 0 not voting for cause.

Addeson Lehv was elected Second Vice Chair. The vote was 41 for Addeson Lehv, 0 abstentions, and 0 not voting for cause.

Lindsey Cormack, Sebastian Hallum Clarke, and Craig Lader were elected Secretaries. The vote was 41 for Lindsey Cormack, 41 for Sebastian Hallum Clarke, and 41 for Craig Lader.

9. Committee Reports and Action Items

A. Transportation Committee – Craig Lader and Charles Warren, Co-Chairs

TR-1: Item 1

TR-2: Item 2

TR-3: Item 3

Item 1: 1014 Fifth Avenue – Revocable Consent Application

WHEREAS; a revocable consent request has been submitted to NYCDOT for 1014 Fifth Avenue; and

WHEREAS; 1014 Fifth Avenue is being converted from a residence into a space that will be open to the public; and

WHEREAS; 1014 Fifth Avenue is owned by the Federal Republic of Germany, and needs to be modified to conform to New York City codes for fire, safety and accessibility in order to be able to be used as a space open to the public; and

WHEREAS; the revocable consent request includes a new landing area with a limestone balustrade projecting to protect a stairwell, which will extend 5' into the public right of way and is 5' shorter than the planters in front of the adjacent building; and

WHEREAS; a limestone bench is proposed to extend 12' 8" on the southern end of the entranceway, which is 1' 4" less than the planters in front of the adjacent building that extend 14' and

WHEREAS; 1014 Fifth Avenue has stated that they will shorten the bench if and when the adjacent building reduces the extent of the encroachment of their planters;

THEREFORE, BE IT RESOLVED, that Community Board 8 approves as presented the Consulate General of Germany's revocable consent application to construct, maintain and use steps and a bench at 1014 Fifth Avenue.

Community Board 8 Manhattan approved this resolution by a vote of 34 in favor, 8 opposed, 0 abstentions, and 0 not voting for cause.

Item 2: Parking Regulations outside of Fox 5 New York (East 67th between Second and Third)

WHEREAS; Community Board 8 has received complaints regarding double parking in front of the Fox 5 Headquarters at 205 East 67th Street; and

WHEREAS; the issue of double parking on East 67th Street has been ongoing, and requests to strictly enforce parking laws have not been acted on; and

WHEREAS; this double parking is creating quality of life issues for nearby residents, as it causes congestion and inhibits the ability of emergency vehicles operate along the block; and

WHEREAS; double parking in front of Fox 5 is affecting the ability of M66 buses from fully pulling into the bus stop located at the intersection with Third Avenue; and

WHEREAS; there are nine parking spaces in front of Fox 5 that are indicated by signs as restricted to vehicles with New York Press license plates; and

WHEREAS; the New York Press parking spaces provided to Fox 5 are not intended to extend to private vehicles, nor does it provide any legal right to allow vehicles to block the moving lane of traffic; and

WHEREAS; Fox 5 has previously worked with Community Board 8 when earlier issues with parking were present; and

WHEREAS; Community Board 8 has sent a letter asking Fox 5 officials to discuss the issue and to work collaboratively to address the situation; and

WHEREAS; given the continued lack of response from Fox 5 in regards to the current issues, Community Board 8 is compelled to take action and believes that a strict No Standing regulation would be most effective at eliminating double parking;

THEREFORE, BE IT RESOLVED, that Community Board 8 Manhattan requests the New York City Department of Transportation change the nine New York Press parking spaces in front of the Fox 5 Headquarters on East 67th Street to No Standing.

Community Board 8 Manhattan approved this resolution by a vote of 41 in favor, 1 opposed, 0 abstentions, and 0 not voting for cause.

Item 3: **Birch Wathen Lenox School Open Street Application Resolution (77th Street between 2nd and 3rd Ave)**

WHEREAS; the Birch Wathen Lenox School has been approved by NYCDOT to participate in their Open Streets program; and

WHEREAS; the open street will be in effect between 9AM and 2PM on school days starting in January 2025 ending when the school year has ended; and

WHEREAS; the open street will be used by students for recess activities, which are currently restricted to one grade at a time on the small rooftop of the school; and

WHEREAS; East 77th Street traffic runs west and is a direct ambulance access route to Lenox Hill Hospital; and

WHEREAS; Birch Wathen Lenox staff would maintain the open street to ensure that any vehicles requiring access, including first responders, are able to access the street and in a manner that ensures safety for all; and

WHEREAS; many members of the East 77th Street neighborhood from Third Avenue to Second Avenue attended the Full Board meeting and indicated that they had not received notice of the November 6, 2024 Transportation Committee meeting at which the application was initially heard and therefore could not attend to voice their opposition to the application at that time; and

WHEREAS; the notice from DOT about the application was only received by the Board office at the last minute, with no time available to send out notice of the application to the neighborhood; and

WHEREAS; according to those who spoke at the Board meeting, contrary to what was represented at the Committee meeting, Birch Wathen Lenox staff did not reach out to neighbors to inform them of the plan, as required by DOT in the application process; and

WHEREAS; the Committee was previously informed that Council Member Julie Menin supported this application, but that information was incorrect and Council Member Menin was actually opposed to the application as submitted to the DOT and CB8; and

WHEREAS; members of the public on the affected 77th Street block, including doctors and business owners almost unanimously objected to the application as detrimental to their quality of life and adversely affecting businesses' customers and doctors' patients;

THEREFORE, BE IT RESOLVED, that Community Board 8 Manhattan **disapproves** the Birch Wathen Lenox School participation in the NYCDOT Open Streets Program between 9AM and 2PM on school days.

Community Board 8 Manhattan approved this resolution by a vote of 36 in favor, 2 opposed, 4 abstentions, and 0 not voting for cause.

B. Parks and Waterfront Committee – Felice Farber and Judy Schneider, Co-Chairs

PW-1: Item 1
PW-2: Item 3

Item 1: **Approval of a pilot program for pickleball in Carl Schurz Park by the Parks Department**

BE IT RESOLVED Community Board 8 Manhattan approves the Parks Department Pilot Program for Pickle Ball in Carl Schurz Park this spring consisting of: 3 courts with temporary nets, a gate to protect the children and general signage, which will be removed at the end of the season.

THEREFORE, BE IT FURTHER RESOLVED Community Board 8 Manhattan would like the Park Department to define how long the pilot program will last and define the criteria for making/keeping this change permanent.

Community Board 8 Manhattan approved this resolution by a vote of 35 in favor, 2 opposed, 2 abstentions, and 0 not voting for cause.

Item 3: **Calling on Mayor Adams to fully restore funding of the Parks Department Budget**

WHEREAS this year, despite repeated commitments to invest in parks, Mayor Adams slashed funding for the NYC Parks Department, resulting in the loss of nearly 800 staffing lines and critical programs, and

WHEREAS NYC Parks was the only city agency to receive cuts in this budget, compounding decades of chronic underfunding. As a result, NYC Parks are at a breaking point. The agency lacks the staff necessary to maintain lawns, remove trash, clean bathrooms (as noted in a recent City Council report), care for trees and natural areas, run the programs that families depend on, and enforce park rules, and

WHEREAS this continued disinvestment impacts the lives of every New Yorker and exacerbates the inequities in our parks system. Our parks are the lungs of the city, our places for recreation and respite, and our best defense against a changing climate. When parks are dirty and understaffed, the city feels unwelcoming and unsafe.

THEREFORE, BE IT RESOLVED Community Board 8 Manhattan stands with all New Yorkers in every corner of the city in calling on the Adams administration to **fully restore funding for NYC Parks.**

Community Board 8 Manhattan unanimously approved this resolution by a vote of 41 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

C. Landmarks Committee – Anthony Cohn and David Helporn, Co-Chairs

LM-1: Item 1
LM-2: Item 2A (App: Rest./Stoop/Roof/Back)
LM-3: Item 2B (Dis: Windows)
LM-4: Item 3

Item 1: **823 & 825 Madison Avenue (Upper East Side Historic District)**

WHEREAS 823 & 825 Madison Avenue will become the new flagship store for Carolina Herrera; and

WHEREAS the retail façade of the two-story base of the building has been changed as retail tenants has changed; and

WHEREAS the base of the building has changed five times since 1985 and received Certificates of Appropriateness with each subsequent change in retail tenant; and

WHEREAS the proposed change to the base of the building from limestone to brick will relate to the Federalist design of the upper stories of the building; and

WHEREAS brick piers have typically been part of the base of the building; and

WHEREAS brick piers are typical of many storefronts in the historic district; and

WHEREAS the proposed brick piers at the base will match the brick above and will match the brick of the residential entrance; and

WHEREAS there will be spandrels to divide the glazing between the first and second floors; and

WHEREAS the limestone cornice that separates the two-story base and the floors above will remain; and

WHEREAS the storefront will be divided into three bays; and

WHEREAS the two outer bays on the first floor will have show windows, and the center bay will have entrance doors; and

WHEREAS the design of the second-floor windows is derived from awnings that are frequently seen in the historic district; and

WHEREAS the glazing for the second-floor windows will be sloped outwards from top to bottom; and

WHEREAS the windows will be covered by a representation of an awning made of metal fins that are 1 1/8" wide by 3 1/8" deep; and

WHEREAS the awning fins will be spaced 2 3/8" apart; and

WHEREAS the fin awnings will be suspended on heavy duty piano hinges that will enable the awnings to be raised for cleaning; and

WHEREAS all architectural metal will be anodized black aluminum; and

WHEREAS there will be a logo sign on the pier to the right of the entrance doors; and

WHEREAS the logo sign will be anodized black aluminum; and

WHEREAS the logo sign will be 11/5/8" high by 10 1/2" wide; and

WHEREAS the signs on the fin awnings will have two components: a logo and the full name of the store below; and

WHEREAS the logo will be 1' - 4 1/2" high and the letters for the full name of the store will be 4 3/8" high; and

WHEREAS the signs on the fin awnings will be natural brass; and

WHEREAS all the signs will be non-illuminated; and

WHEREAS the change from limestone to brick makes the base more consistent with the brick façade of the 1981 designation; and

WHEREAS the fin awnings are a unique component that add to the distinction of the Carolina Herrera façade; and

WHEREAS this design enhances the retail character of the block; and

WHEREAS this application is contextual and appropriate within the historic district;

THEREFORE, BE IT RESOLVED that this application is **APPROVED AS PRESENTED**

Community Board 8 Manhattan approved this resolution by a vote of 39 in favor, 1 opposed, 1 abstention, and 0 not voting for cause.

Item 2: **132 & 134 East 64th Street (Upper East Side Historic District)**

WHEREAS 132 and 134 East 64th Street are adjoining townhouses within the Historic District on the south side of East 64th Street near Lexington Avenue; and

WHEREAS these buildings were originally built as two of four identical townhouses, only one of which (128 East 64th Street) remains more or less as built; and

WHEREAS the applicant proposes to combine the two buildings, currently divided into eight apartments, into a single-family residence; and

WHEREAS the applicant proposes to reconstruct the street façade in a manner sympathetic to the original design as represented by 128 East 64th Street; and

WHEREAS the applicant proposes to encase the original brownstone with stucco resembling limestone; and

WHEREAS the applicant proposes recreating the original stoop, which would project approximately five feet into the public way; and

WHEREAS the applicant proposes to build a fence across the entire façade of the combined buildings at the extreme face of the recreated stoop, an encroachment of about five feet in depth and approximately thirty feet in width along East 64th Street; and

WHEREAS the applicant proposes to recreate the original ornament of the street façade and replace all the windows with aluminum, rather than wood; and

WHEREAS the applicant further proposes to alter the rear façade by filling in a small portion of the lower two floors, replace all the windows with aluminum sash, and greatly enlarge the window openings on the lower two floors; and

WHEREAS the applicant proposes adding a habitable rooftop addition and stair bulkhead that will extend the structure about twenty-three feet but will not be visible from the public way; and

WHEREAS several Committee members voiced objections to the size of the windows in the rear as a potential nuisance for neighbors on account of light pollution; and

WHEREAS several Committee members voiced objection to the size of the rooftop addition notwithstanding its relative invisibility; and

WHEREAS several Committee members voiced objections to the stoop and fence projecting five feet into the public way; and

WHEREAS several committee members voiced concern that the applicant proposed installing aluminum windows on the street façade;

THIS APPLICATION IS DIVIDED INTO TWO PARTS: Part A — The façade restoration, reconstruction of the stoop, the rooftop addition, and the alterations to the rear façade, Part B — The installation of the windows and the construction of the fence.

Part A – The façade restoration, reconstruction of the stoop, the rooftop addition, and the alterations to the rear façade

THEREFORE, BE IT RESOLVED that Part A of this application is **APPROVED AS PRESENTED**.

Community Board 8 Manhattan approved Part A of this resolution by a vote of 35 in favor, 5 opposed, 2 abstentions, and 0 not voting for cause.

Part B – The installation of the windows and the construction of the fence

THEREFORE, BE IT RESOLVED that Part B of this application is **DISAPPROVED AS PRESENTED**.

Community Board 8 Manhattan approved Part B of this resolution by a vote of 31 in favor, 8 opposed, 3 abstentions, and 0 not voting for cause.

Item 3: **Presentation from Docomomo US regarding an Request for Evaluation (RFE) Proposal to the NYC Landmarks Preservation Commission for an Interior Landmark Designation of 945 Madison Avenue (Breuer Building, former Whitney Museum).**

WHEREAS 945 Madison Avenue, formerly the Whitney Museum, is under consideration by the Landmarks Preservation Commission (LPC) for an Interior Landmark Designation; and

WHEREAS consideration by the LPC was requested by Docomomo, an organization dedicated to the preservation of Modern Architecture; and

WHEREAS 945 Madison Avenue was designed by Marcel Breuer, one of the foremost modern architects; and

WHEREAS the exterior of the building is part of the historic district; and

WHEREAS the building is noted for its iconic form as an inverted, stepped ziggurat; and

WHEREAS the building has a powerful presence in its monolithic dark gray granite façade pierced by hexagonal window openings; and

WHEREAS exterior elements such as the entrance bridge over the sunken sculptural court are built of board-formed concrete; and

WHEREAS the interior is an extension of the exterior in its spaces and materials; and

WHEREAS the transparency at the entry level reveals the lobby, and the transparency at the lower level connects the cafeteria and sculpture court; and

WHEREAS a potential area to be designated is the lobby with its concrete and leather benches, fixed granite and concrete information desk, ceiling grid of circular fixtures, and coat check; and

WHEREAS another potential area for designation includes the lower cafeteria level with phone booths, stairwell entrance, and all elements of the main stairwell; and

WHEREAS the lobby, stairwell, lower level, bridge, and sculpture court can all be experienced together as a unique sculptural and spatial event; and

WHEREAS other potential areas for designation include the fourth-floor gallery, second and third floor galleries, coffered ceilings, window openings, and elevator and stairwell surrounds; and

WHEREAS the architectural features within this building create a cohesive interior that, if lost, will not be replicated;

THEREFORE, BE IT RESOLVED that Community Board 8 encourage the Landmarks Preservation Commission to preserve interiors of 945 Madison Avenue through an Interior Landmark Designation.

Community Board 8 Manhattan approved this resolution by a vote of 33 in favor, 8 opposed, 0 abstentions, and 0 not voting for cause.

D. Street Life Committee – Lindsey Cormack and Abraham Salcedo, Co-Chairs

SL-1: Items 1A, 1B, 1C - Unanimous Approvals

Item 1A: **HUVY LLC., 205 East 81st Street (Between Second Avenue and Third Avenue) New Application and Temporary Retail Permit for Liquor, Wine, Beer and Cider License**

WHEREAS this is a New Application and Temporary Retail Permit for Liquor, Wine, Beer and Cider License; and

WHEREAS no one from the public objected; and

WHEREAS the applicant has agreed to Community Board 8's stipulations above; therefore

BE IT RESOLVED that the application is **APPROVED, subject to the stipulations above.**

Item 1B: **EDESNA LLC, dba TBD, 354 East 66th Street (Between First Avenue and Second Avenue) New Application**

and Temporary Retail Permit for Wine, Beer and Cider License

WHEREAS this is a New Application and Temporary Retail Permit for Wine, Beer and Cider License; and

WHEREAS no one from the public objected; and

WHEREAS the applicant has agreed to Community Board 8's stipulations above; therefore

BE IT RESOLVED that the application is **APPROVED, subject to the stipulations above.**

Item 1C: Caffe Isle of Capri Inc., dba Isle of Capri, 1028 Third Avenue (Between East 60th Street and East 61st Street) Corporate Change for Liquor, Wine, Beer and Cider License

WHEREAS this is a Corporate Change for Liquor, Wine, Beer and Cider License; and

WHEREAS no one from the public objected; and

WHEREAS the applicant has agreed to Community Board 8's stipulations above; therefore

BE IT RESOLVED that the application is **APPROVED, subject to the stipulations above.**

Community Board 8 Manhattan unanimously approved these resolutions by a vote of 41 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

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

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

The meeting was adjourned at 9:33 PM.

Valerie S. Mason, Chair

