

**Community Board 8  
1000 Dean Street  
Brooklyn, NY 11238**

**December 13, 2018**

**Members Present**

Glinda Andrews  
Desmond Atkins  
Wayne Bailey  
Princess Benn-James  
Julia Boyd  
Dian Duke  
Andrea Ferris  
Fred Frazier  
Tamika Gibbs  
Xeexema Jordan  
Lisa Lashley  
Kwasi Mensah  
Atim Oton  
Robert Puca  
Yahya Raji  
Meredith Staton  
Edison Stewart  
Greg Todd  
Ethel Tyus  
Sheryl Vassell  
Gib Veconi  
Irsa Weatherspoon  
Robert Witherwax  
Deborah Young  
Vilma Zuniga

**CB8 Staff**

Michelle George  
Julia Neale  
Melanie Grant

**Members Excused/Absent**

Sasha Ahuja  
Deshauna Appleton  
Gail Branch-Muhammad  
Helen Coley  
Faith Corbett  
Phu Duong  
Drew Gabriel  
James Ellis  
Nizjoni Granville  
Elijah Gray  
Tarves Lord  
Elaine Mahoney  
Robert Matthews  
Adelaide Miller  
Katharine Perko  
Adam Sachs  
Brian Saunders  
Stacey Sheffey  
Audrey Taitt-Hall  
Mark Thurton  
Yves Vilus  
Sharon Wedderburn

**Elected Official Representatives**

Shakti Robins, Senator V. Montgomery, 25<sup>th</sup> SD  
Taiquan Coleman, Assem. T. Wright, 56<sup>th</sup> AD  
Duane Joseph, Assem. D. Richardson, 43<sup>rd</sup> AD  
Gigi Davis-Elliott, Assem. W. Mosley, 57<sup>th</sup> AD  
Kathleen Daniel, Boro President E. Adams  
Judith Destin, District Attorney E. Gonzalez

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The regular meeting of Community Board 8 was called to order by Mr. Robert Witherwax, Second Vice Chair, at 7:15 PM. He briefly discussed basic housekeeping rules and reminded everyone that as part of Open Meetings Law, there was the potential that the meeting could be recorded. He asked Mr. Chris Havens for an official welcome to the site.

**1000 Dean Street** – Mr. Chris Havens, Leasing Agent

Mr. Havens welcomed everyone to 1000 Dean Street, the only building like it in Central Brooklyn. 1000 Dean is a historic 150,000-square-foot commercial building reimaged as the 21st century home for

Brooklyn's creative community. Formerly the Studebaker Service Station, the four-story concrete structure was purchased in 2012 by a joint venture between Brownstoner, BFC Partners and the Goldman Sachs Urban Investment Group. The partnership has spent the past year and a half converting the 1920's building into creative offices and studios that are anchored on the ground floor by a 9,000-square-foot food and beer hall operated by the Brooklyn Flea called The Bergn'. He stated that most of the 400 employees of the building live within a mile of the location. He ended by stating that 1000 Dean enjoys hosting Community Board 8 and engaging in the community.

Mr. Witherwax thanked Mr. Havens for the welcome and asked for a few words from Ms. Alison Hunt of the NYC Mentoring Program.

**New York State Mentoring Program** – Ms. Alison Hunt, Regional Coordinator

Ms. Hunt announced that the NYS Mentoring Program (NYSMP) was founded by Matilda Cuomo, and that she was attending the meeting in the hopes of recruiting potential new mentors. The NYSMPS sets up mentoring programs throughout different schools in New York City. The program grants one on one time between students and adults, and meets one or two hours a week and the time for the meeting is dependent upon grade level of mentees. Mentees are in grades K-12, and primary school students meet in the afternoon and secondary school students meet in the late afternoon.

For adults interested in becoming a mentor, you must complete an online application as well as a mandatory two-hour training, during which time you will get a better understanding of what it means to be a mentor in the NYSMP. For your participation, you will receive a certificate of appreciation. Ms. Hunt noted that as mentors will be working with students, a background check complete with fingerprinting is necessary for safety reasons and is done free of cost for all volunteers.

Mr. Larry Weekes asked if the mentoring program could be geared toward children interested in the arts. He was informed that the program is usually geared toward addressing whatever the needs of the school and mentees are. In essence, whatever the school wants to focus on, whether that be vocations, STEM, arts, etc., is what mentors will be asked to focus their one-on-one time doing. The sessions are usually not very scripted in an effort to give students an opportunity to talk about their lives and vent about things that are going on. She informed the Board that mentors are very often the only people their mentees feel comfortable opening up to, so conversations can get personal.

Ms. Hunt elaborated that during the two-hour training, mentors will receive information on confidentiality (and maintaining it) and many of the red flags that have come up or could come up during the program. Also, for the safety and protection of both the mentor and mentee, there will never be an opportunity for mentors to be alone with students. The mentoring program, while designed to be one-on-one, is usually conducted in a larger room with multiple mentors and mentees sitting across from each other at small tables and supervised by a personnel member from the school (usually a guidance counselor, administrator, teacher, or other personnel member). To help guide the conversation, all mentoring will be set around an interactive activity.

Ms. Janet Collins asked if there would be any opportunity for tutoring. She was informed that yes, there will be an opportunity if the student asks for help. Ms. Hunt also stated that if a student asks for help in a topic a mentor is not familiar with or not too good in, you will have access to tools to help figure it out via Google. This, she noted, allows for both mentors and mentees to learn interactively and helps foster engagement.

Currently, the NYSMP operates out of two schools in Brooklyn: Ebbets Field Middle School and PS 369 off of Smith Street and Boerum Place. Once enough mentors are obtained, another program is ready to get

running in School District 75, which is located a short distance outside of District 8. All District 75 students have an IEP, or an Individual Educational Plan, and need special education services.

Lastly, Ms. Hunt distributed brochures with additional information and the website for the NYSMP for potential mentors to sign up.

Mr. Witherwax thanked Ms. Hunt for the information and recognized Mr. Musa Moore, Chairperson of Community Board 9. He then opened the floor for elected official representatives and public comments.

### **Public Comments**

**Mr. Jamell Henderson** announced that he is the new Chair of the Neighborhood Advisory Board (NAB) for CB 8, and that they are currently looking for new members to join the NAB. The NAB is looking to share resources provided by the Dept. of Youth and Community Development (DYCD) with the community. The goal of the NAB is to give back to and be more visible in the community. We need to bring exposure to the NAB and what it does, and make it as effective as it was in years past. To find out more information or to join, he urged those interested to contact him at 347-401-7360. You can also visit [www.nyc.gov/dycd](http://www.nyc.gov/dycd) and search for the Neighborhood Advisory Board.

**Ms. Deborah Young** of the Crown Heights North Association (CHNA) announced that CHNA's annual Holiday Celebration will be held on Wednesday, December 19, 2018 at 6:45 PM at St. Gregory the Great Roman Catholic Church located at the corner of Brooklyn Avenue and St. John's Place, Brooklyn.

Additionally, CHNA is hosting a Holiday House Decorating Contest as well as the Nostrand Avenue Merchant's Holiday Decorating Contest. Homeowners in Crown Heights North from Albany to Franklin Avenues, Eastern Parkway to Pacific Street can participate. Merchants on Nostrand Avenue from Atlantic Avenue to Eastern Parkway can participate. First, second, and third place prizes will be given for each type of participant. Applications must be received no later than December 19th for those participating.

**Mr. Dwayne Joseph** from Assemblywoman Diana Richardson's office brought greetings from the Assemblywoman and wished everyone a happy and safe holiday season. He announced that the next Civic Minded meeting will be held Saturday, December 15<sup>th</sup> at 400 Eastern Parkway from 2 to 4 PM. The goal of Civic Minded is to get different community organizations and groups to come out and talk about some of the issues in the community. Also, the 2019 Pre-K admissions guide is available at the Assemblywoman's office. Please call 718-771-3105 for a copy.

**Ms. Fatila Hendley**, a self-proclaimed community organizer, stated that she is part of a post-election strategy committee. She stated that the committee is seeking feedback on the three very important ballot initiatives that recently passed in the November general election. The committee is seeking to get community thoughts on the ballot initiatives by sharing a survey concerning the ballot proposals. Questions such as did voters feel as though they received the necessary information to make an informed decision on the proposals, if they understood the initiatives, etc., on the survey. The survey is electronic and best shared via either email or text, so if you are interested in participating, please call or text 347-415-6723. Anyone that lives within the boundaries of New York City can participate. She urged everyone to participate as it is very important to share thoughts and opinions on the ballot proposals and what they mean for the community going forward.

**Ms. Tamika Gibbs** from Imperial Bikers Motorcycle Club announced that they will be hosting their Annual Santa's Coming to the Bikers on Sunday, December 16<sup>th</sup> from 2-6 PM at Imperial Bikers located at 652 Franklin Avenue (corner of St. Marks Avenue). There will be free toys, food, and games for the kids. Also,

the following Sunday, December 23<sup>rd</sup> from 1-4 PM, club members will be feeding the hungry as a way of giving back to the community.

**Ms. Judith Destin** from District Attorney Eric Gonzalez's office distributed the District Attorney's newsletter containing valuable information on current and proposed initiatives, and also updates on high profile cases. She announced that anyone can sign up to receive the newsletter digitally as well as other information from the DA's office by visiting [www.brooklynda.org](http://www.brooklynda.org). Also, Saturday, December 15<sup>th</sup>, at SUNY Downstate located at 450 Clarkson Avenue, the DA is hosting a marijuana conviction event. Anyone with misdemeanor marijuana convictions in Brooklyn can have their convictions erased. You will have an opportunity to meet with a defense attorney and the process takes between 15 to 20 minutes.

**Mr. Taiquan Coleman** from Assemblywoman Tremaine Wright's office announced the Assemblywoman's holiday party on December 21<sup>st</sup> from 3-7 PM. The event is being co-hosted by Councilman Robert Cornegy and will be held at Restoration. Directly after the holiday party, the Bed-Stuy and Crown Heights Holiday Lights Competition will be judged. Participants can ride the party bus for the judging with Councilman Cornegy from 7-9 PM. To participate in the lights competition, complete the application to add your house or business to the tour. To obtain an application, call the Assemblywoman's office at 718-399-7630.

**Ms. Shakti Robins** from Senator Velmanette Montgomery's office announced that Senator Montgomery is now the Chairperson of the Committee on Children and Families. She stated that the Senator is looking forward to continuing to working with everyone on important legislation that affects our community's children.

**Mr. Morris Denmark**, Manager of Brower Park Library branch, reminded everyone that despite the library moving to a new location in the next few years, the library still offers a full range of services and will continue to do so. On Saturday, December 15<sup>th</sup> at 11 AM, the library staff will be doing crafts for the children. The crafts session is sponsored by the Friends of Brower Park Library, and participants will be provided with seasonal treats. On Wednesday evenings at 6 PM, the library hosts a musical element. Story time is held Tuesday and Wednesday morning at 10:30 AM. Mr. Denmark announced a new feature of Brooklyn Public Library: if you have a library card, you can now stream over 30k movies for free via the Canopy app. He stated that BPL has a large collection of films and television shows, but you must have a Brooklyn Library Card to stream.

**Mr. Ralique Wilson** from IMPACCT Brooklyn announced that IMPACCT is formerly Pratt Area Community Council. The organization is offering a number of free workshops that can be very beneficial for participants. On January 12, 2019, there is a Personal Finance Workshop, and also, later in the year, there will be a First Time Homebuyers Workshop, which is an all-day class with a fee of \$75. After completing the homebuyers workshop, participants will be eligible for financial grants for first time homebuyers, many of which are worth tens of thousands of dollars, that can be used toward down payment assistance, renovations, etc. IMPACCT also hosts Post Purchase Workshops, that teach preventative measures, basic home maintenance, and how to be a good landlord if you have tenants. There is also an upcoming Housing Connect Workshop to assist individuals applying for lotteries with navigating the system. All workshops are usually held at IMPACCT's office located at 1000 Dean Street, Suite 420. For more information on any of the workshops or to sign up, call 718-522-2613 or visit IMPACCT's website at <https://impacctbrooklyn.org>.

**Ms. Michelle Mitchell** from Lincoln Place Block Association announced that her block association is working with Lady Coach Transportation to offer free rides to children with incarcerated mothers in Bedford Hills and Taconic Correctional Facilities. The buses leave from Downtown Brooklyn and the Bronx, and the trip includes roundtrip transportation, travel host services, breakfast and lunch, games and

activities, a gift for each child, and a gift for each caregiver. Additional details are given upon registration, and you can register or receive additional information by emailing [info@theladycoachway.com](mailto:info@theladycoachway.com). Responding to a question from Mr. Atkins on whether or not this service will be offered for incarcerated fathers, Ms. Mitchell replied that it would be in the near future.

Mr. Witherwax thanked everyone for the announcements and also gave a special thank you to the District office staff for their diligent and hard work throughout the year, but who do not always get the recognition they deserve.

**Acceptance of Minutes** – Ms. Gibbs made a motion to accept the minutes with any necessary corrections. The motion was seconded by Mr. Staton and carried unanimously.

**Correspondence** – CB 8 newsletter and other information was distributed.

Mr. Witherwax asked for a report from the following committees:

**Land Use** – Ms. Ethel Tyus, Chairperson

The Land Use Committee met on Thursday, December 6, 2018 at the Brooklyn Neighborhood Improvement Association located at 465 Sterling Place. Present were: Sasha Ahuja, Princess Benn James, Fred Frazier, Nizjoni Granville, Xerxeema Jordan, Sarah Lazur, Katharine Perko, Robert Puca, Meredith Staton, Ethel Tyus, Gib Veconi, Sharon Wedderburn, Deborah Young, Adam Achrati, Cassie Carrillo, Fait Bosora, Roland Cao, Eddie Davis, Kadia Goba, Ina Guzenfeld (BP's Office), Crystal Hudson (CM Cumbo's Office), Paul Janusuwski, Peter Krashes, Dan Mariy, Shari Norton, Paul Preulx, Len Stewart, Greg Williams, and Stephen Yearwood. The committee discussed the following applications:

**1. ULURP Application 1800422MK, N180043ZRK for 1010 Pacific Street Rezoning (CEQR 16DCP134K)**

Mr. Richard Lobel of Sheldon Lobel, PC, and architect Mr. Jay Valdora of Studio V Architecture presented a Uniform Land Use Review Process (ULURP) Application by 1010 Pacific St LLC to rezone portions of Block 1133, in particular, project site 1010 Pacific Street (block and lots 1133/ 32 & 42) between Grand and Classon Avenues from M1-1 to R7D/C1-4. The application includes 11 additional non-applicant controlled sites: lots 32, 42, 43 – 49 and 51 -53.

The proposal seeks to:

- Construct an 11-story (plus cellar) building with mixed residential, commercial and community facilities;
- 154 dwelling units (DUs), of which 39 will be affordable under Mayor deBlasio's Mandatory Inclusionary Housing Initiative (MIH) Option 1 or 2; with a mix of apartments from one to three bedroom units;
- 63 parking spaces; and
- 7,600 sqft of commercial space and 4,000 sqft of community arts space.

As presented, the site was chosen for its proximity to mass transit: the C train and Franklin Avenue Shuttle, as well as bike lanes and multiple bus routes. They also compared the site to a number of other buildings of similar heights in District 8 and close to borders with neighboring community boards. The discussion included the following concerns:

- That the process should focus on conforming the application to the Board's M-CROWN Rezoning proposal for the entire area, especially job-creating, light manufacturing uses;
- The sizes and numbers of DUs of each size that will be rented at affordable rates;
- The Councilmember's representative indicated that the developer is providing a binding commitment to offer affordable apartments;
- Based on the applicant's stated rationale of proximity to mass transit being a key site selection factor, the Borough President's representative asked why the application omitted a request for a parking waiver;
- At least two near neighbors are concerned with construction disruptions during the anticipated 18-24 month construction window;
- A 32BJ union representative read a statement requesting at least eight (8) building service positions at prevailing wages;
- Sources of financing will be privately funded with a 421A tax abatement under consideration; and
- That the applicant should wait for the completion of CB 8s M-CROWN project.

The Committee discussed the following conditions for a motion to withhold support and recommended the board **deny** support pending the following changes to the application:

- The eastern boundary of the area to be rezoned is moved to 230 feet west of Classon Avenue;
- The application is amended to establish an MX district with mapping to M1-4 to reduce the non-residential parking requirement;
- The zoning envelope be amended from R7D to R7A, pursuant to a binding commitment by the applicant to make residential development per R6A MIH, with remaining bulk for non-residential use, including community facility use, and full ground floor lot coverage for non-residential use, excluding lobby, core and parking entrance; and
- In the absence of such a commitment, rezoning is amended to R6A/M1-4.

On the above delineated motion made and seconded, the Committee voted eight in favor of **withholding support**, two abstentions, and none against in hopes that the full Board will do the same. Please note that the Borough President's Hearing on this ULURP item is scheduled for December 17, 2018.

At the Board meeting, the following discussion was held on 1010 Pacific Street:

Mr. Veconi stated that the conditions relate to conforming the proposal to M-CROWN. Two of the most pressing issues are that this building as proposed is larger than what the current framework City Planning would allow, and also contains fewer advantages of the Community Board's vision as presently presented in the M-CROWN proposal because it does not contain as much opportunity for manufacturing as the M-CROWN proposal desires.

Mr. Staton asked if the proposal has been or will be modified as requested. Mr. Rechia stated that they are working with the architect to address some of the concerns. Mr. Rechia also added that this proposal includes a cultural arts center, and that they as developers worked with closely with Councilwoman Cumbo to select the operator of the art space. Finally, he stated that it was agreed upon in principal that they would do their best to find tenants that fit the M-CROWN zoning request.

Ms. Oton listed her issues with the proposal as thus: While she is a supporter of the arts, the substitution of an arts and cultural space for manufacturing and the jobs manufacturing use would create is not sufficient. The community needs the jobs the manufacturing component of the M-CROWN proposal much more than

it needs art at the present time. While it is true that cultural aspects need to be initiated as well, the decent paying jobs are much more prized for a community seeing displacement at astronomical rates. She added that 4500 sqft for the art space does not fit the needs for this community.

Mr. Rechia countered, stating that he and his development team have been attending M-CROWN meetings for years, and have agreed that they will seek to increase commercial space in the project. Mr. Jay Valdora added that they had been working with the M-CROWN committee for an extended period of time in good faith, but the Board has not succeeded in changing the zoning of the M1 area in which his project lies. They have waited patiently for four years and there still is no movement on City Planning's part to approve the M-CROWN proposal. The proposal, he stated, would allow them to convert a beautiful old building that has no specific landmark attraction into an arts and cultural space, and build around it. He added that they tried to balance the needs of the community and the desires of the community with what would work with their project.

Ms. Collins stated that she was hearing many statements of "maybe," but nothing concrete. She asked if the developer would be willing to make any concrete alterations as per the Board's request. Mr. Rechia stated that all they can do now is listen and try to make alterations as the applications goes through the ULURP process. There will be opportunities to make changes along the way between the Borough President's hearing and the City Council hearing in January.

Mr. Witherwax reminded the Board that this is a multistep project. In an effort to move things along, he asked the applicant if they would be willing to move the eastern boundary and was told that this particular alteration cannot be made at this stage, and they also cannot make a commitment to change the zoning district boundary as to do so would isolate this lot and ignore other lots, creating an "island". Consequently, at the present time, the answer to that request would be "no."

Mr. Witherwax also asked if they would be willing to change the zoning envelope and was told that they are considering the possibility, but would not make a commitment to doing so as they are not sure they would be able to keep the art center should the envelope be altered.

Ms. Tyus interjected and stated to the applicants that her interpretation of their statements is that to every request, the response is, "we will make best efforts." Anecdotally, she stated that as a Board, we saw this same tactic with the Atlantic Yards project, where no firm commitments were made, either, and the community suffered as a whole and is still suffering. Continuing, she stated that there is a large reluctance on the part of City Planning to approve the M-CROWN proposal for whatever reason they are reluctant to support it. As a community that is rapidly changing and facing massive cultural extinction, we urgently need the low income affordable housing that is truly affordable for the neighborhood. On the one hand, the developer is saying that their application's proposal is confined by DCP restrictions. On the other hand, we desire to see the project more aligned with the M-CROWN resolution. As a whole, as a community, we need to be present at all stages of the ULURP process, which entails that we attend the Boro President's hearing on Monday.

Mr. Veconi clarified that the Board's review is the first step of the ULURP process and that it would not be practical to believe that all alterations could be made immediately. As such, we should not have the expectation that all of the issues can be resolved at this time. This pragmatism is precisely the reason that the current resolution is made in such a way, so that it can inform those further down the ULURP line. While it is not possible for the applicant to change the boundary line at the present time, it is possible to change it at the Council level. However, recognizing this, Mr. Veconi stated that the Board cannot, as much as it might like the project and building as proposed, ignore the vision that has been articulated to DCP with the M-CROWN proposal. He stated that as a Board, we would not be doing ourselves any favors by

greenlighting a project so different from the M-CROWN proposal, which could conceivably pave the way for DCP to ignore the M-CROWN proposal entirely, or allow for additional applications that do not conform to the M-CROWN vision.

Mr. Bailey made a motion to support the committee's recommendation to withhold support for the project. The motion was seconded by Mr. Atkins and passed with a final vote of 22 in favor, 0 opposed, with 3 abstentions.

## **2. ULURP Application 160175ZMK, N160176ZRK for 1050 Pacific Street Rezoning Project ID: P2013K0549 (CEQR 17DCP205K)**

Mr. Richard Lobel of Sheldon Lobel, PC, and architect Mr. Paul Jansen of Eric Safyan, Architect, PC, presented an application by 1050 Pacific LLC seeking a Zoning Map Amendment affecting the eastern portion of Block 1134 (Lots 2, 4, 5, 7-9, 11, 12, 96, 97, and p/o 17 - the "Affected Area") between Classon and Franklin Aves. The Proposed Action would rezone the Affected Area from M1-1 to an MX: R7A/M1-4.

The project would erect two 8-story buildings containing 104 DUs and approximately 16,913 gross square feet of ground floor commercial space. Each building would have 15 ft. setbacks above the sixth floor. The applicant intends to develop the site pursuant to MIH, ensuring that 25% of the residential floor area (approximately 21 DUs) would be designated for affordable housing. Cellar parking for 42 cars and 54 bicycles would be provided. During the presentation, the applicant pledged to make 0.25 FAR of the ground floor use specified M-CROWN uses.

The discussion included the following concerns:

- The apartments would be permanently affordable;
- Clarification as to whether the open air courtyard/corridor from Dean to Pacific Streets would not be open to the public on a 24/7 basis, it will close at night;
- A 32BJ union representative read a statement requesting at least five (5) building service positions at prevailing wages at \$25/hr including benefits;
- The ground floor uses would be local retail in an attempt to align with CB 8s M-CROWN proposal; and
- That the CM can approve the application for just the project lot.

The Committee discussed the following conditions for a motion to support and recommended the board support the application contingent upon the following:

- The western boundary of the area to be rezoned be moved to 100 feet east of Classon Avenue and exclude the lots on Classon Ave as part of the rezoning;
- The applicant make a binding commitment to develop the residential component of the project per R6A MIH, with remaining bulk for non-residential use, with full lot ground floor lot coverage for non-residential use, not including lobby, core and parking entrance;
- Should such a commitment not be received, the rezoning be amended to R6A/M1-4; and
- The application be amended to select MIH Option 1 at 60% AMI.

On the above delineated motion made by Mr. Veconi and seconded by Ms. Wedderburn, the Committee voted eight in favor of support, with none against and no abstentions. We hope the full Board will support the proposal with the conditions enumerated. Please note that the Borough President's Hearing on both of these ULURP items is scheduled for December 17, 2018.



At the meeting, Mr. Veconi stated that the 1050 Pacific Street application is much closer to the M-CROWN vision, but there are still some conditions.

Mr. Mensah asked what happens if the conditions set forth in the support resolution are not met. He was informed that the resolution will not be supported if the conditions are not met. Mr. Veconi clarified by stating that the difference between this application and the previous one is that the applicant has agreed to these conditions. Mr. Mensah countered and stated that while the applicant has tacitly agreed to the conditions, they can still renege. Mr. Witherwax assured him by stating that the Board's support is contingent on their agreement to the conditions, and if they renege on them, then our support becomes a withholding of support.

Ms. Tyus reiterated the need to go to the future public hearings to ensure that the revised plans reflect our conditions.

Mr. Stewart raised concerns about the statement "permanently affordable" because there is no such thing in New York City. Mr. Veconi informed him that the value of MIH is that it mandates permanency of affordability for the units set aside. Unlike other programs, there is no finite amount of time, such as with the 30 years for 421-A tax abatements. Once a rezoning happens under MIH, the 25% affordable must remain permanently affordable.

Mr. Bailey made a motion to support the committee's recommendation. The motion was seconded by Mr. Atkins. Mr. Veconi added an amendment that was accepted by both the motioner and seconder that an additional stipulation to include that 0.25 FAR of the ground floor be reserved for light industrial and artisan uses as provided in the M-CROWN communications. The item carried with a final vote of 24 in favor, 0 opposed, with 1 abstention.

The next meeting of the Land Use Committee will be held on Thursday, January 3, 2019 at 6:30 PM at the Center for Nursing and Rehabilitation located at 727 Classon Avenue, Brooklyn. All are invited to attend.

**SLA and Sidewalk Café Review Committee (SLAC)** – Mr. James Ellis, Chair; Mr. Robert Witherwax, Vice Chair

The SLAC Committee met on Monday, December 3, 2018 at the Newswalk building located at 535 Dean Street. Present were: Wayne Bailey, Gail Branch Muhammad, Cheryl Brown, James Ellis, Fred Frazier, Tamika Gibbs, Oliver Hardt, Lisa Lashley, Atim Oton, Robert Puca, Bryan Saunders, Meredith Staton, Sheryl Vassell, Gib Veconi, and Robert Witherwax. The committee discussed the following liquor license applications:

**1. Renewals:**

- A. **James Restaurant**, 605 Carlton Avenue (corner St. Marks Avenue) – Full Establishment  
type: Restaurant
- B. **Catfish**, 1433 Bedford Avenue (between Park and Prospect Places) – Full (recorded music,  
backyard/patio)  
Establishment type: Restaurant
- C. **Imperial Bikers**, 652 Franklin Avenue (corner St. Marks Avenue) – Full (recorded music,  
Jukebox)  
Establishment type: Bar

The committee voted to support all three liquor license applications and hopes the full Board supports its recommendation.

Mr. Bailey made a motion to support all three renewal applications. The motion was seconded by Mr. Atkins and carried unanimously with 1 recusal.

## **2. New Applications:**

### **A. Lakou, 195 Utica, Lakou Café, 195 Utica Avenue (corner Park Place) – Full (no listed MOOs, no outdoor space) Establishment type: Bar/tavern**

- i. Establishment type: Bar/tavern
- ii. Café
- iii. Proposed Hours of Operation: 8 AM-2 AM daily

The committee voted 14 in favor to support the application with the following conditions and stipulations:

- a. Hours of operation amended to a closing time of 12 AM Sunday thru Wednesday and 2 AM Thursday thru Saturday
- b. Proof of Notice / Letters of Support from neighbors
- c. Description of Sound Attenuation

The committee hopes the full Board supports its recommendation.

A community resident stated that they have the feeling that the community is being bombarded by liquor licenses and the quality of life for the surrounding community is diminishing because of noise. Mr. Witherwax stated that if applicants are a good steward when they obtain their license, they will take care of, add to, and benefit the community with little harm. If they are not good stewards and do not assimilate well into the community and become a nuisance, the Board will not vote to renew the license.

Mr. Bailey made a motion to accept the committee's recommendation to support the license with the added conditions. The motion was seconded by Mr. Atkins and carried with a final vote of 21 in favor, 2 opposed, with 0 abstentions.

### **A. Stocked Burger, 663 Washington Avenue (corner St. Marks Avenue) – Beer/wine/cider (recorded music, no outdoor space)**

- i. Establishment type: Restaurant with full kitchen and menu: eat in/take out/delivery burger bar
- ii. Hours of operation Noon to Midnight Sunday thru Thursday; Noon to 2 AM Friday and Saturday

The committee voted 14 in favor to support the application in the hopes that the full Board supports its recommendation.

Mr. Bailey made a motion to accept the committee's recommendation and support the application. The motion as seconded by Mr. Staton and carried with a final vote of 23 in favor, 0 opposed, with 1 abstention.

**Economic Development** – Ms. Atim Oton, Chairperson

The Economic Development Committee met on Wednesday, December 5, 2018 at the Brooklyn Neighborhood Improvement Association (BNIA) located at 465 Sterling Place, Brooklyn. The committee discussed its upcoming training and job fair, the shop local campaign, and also the fact that funds have been granted to add lights to Nostrand and Kingston Avenues. Ms. Oton asked anyone interested in helping put up the lights along to the two corridors, to please send their contact info to the District office.

The next meeting will be held on Wednesday, January 2, 2019 at 6:30 PM at BNIA. All are invited to attend.

**Environment, Sanitation, Transportation (EST)** – Mr. Robert Witherwax, Chair; Ms. Irsa Weatherspoon, Vice Chair

The EST Committee met on Tuesday, November 27, 2018 at the Brooklyn Neighborhood Improvement Association located at 465 Sterling Place, Brooklyn. Present were: : Isaac Blasenstein; Mark Thurton; Edison Stewart; Meredith Staton; Jesse Vann; Janet Collins; Irsa Weatherspoon; Holly Fuchs; Robert Witherwax; Celeste Stein; Deborah Young; Bobby LaPoint; Tim Bishop; Peter Devrad; Maria Robins; Ken Marable; Sandra Armstrong; Vickie Armstrong; Phyllis Grannum; Elaine Miles; William Scott Cunningham; Lisa Rodriguez; Barbara Manuel; Joann Ross; Liu-Ann Jordan; and Lorraine Drummond.

The committee engaged in extensive discussions around the issues of the B45 bus along the two narrow blocks of St. John's Place between New York and Rogers Avenues. A request for committee support was made to shift the route of the bus to Sterling Place along these two blocks. The request was met with immediate and strong opposition from residents of Sterling Place. The committee will continue to engage in conversations with the community, DOT, and MTA surface transit.

EST will not meet in the month of December. The next meeting will be held on Tuesday, January 22, 2019 at 6:30 PM at a location to be determined. Please call the District office a week in advance or check the website calendar for the location.

**Public Safety** – Mr. Mark Thurton, Interim Chair

The Public Safety Committee met on Monday, November 26, 2018 at the 77<sup>th</sup> Precinct located at 127 Utica Avenue, Brooklyn, but did not submit a report. The committee will not meet December due to the Christmas holiday. The next meeting will be held on Monday, January 28, 2019 at 6 PM at the 77<sup>th</sup> Precinct. All are invited to attend.

**Health and Human Services** – Mr. Kwasi Mensah, Chair

The Health and Human Services Committee met on Monday, December 3, 2018 at the Brooklyn Neighborhood Improvement Association (BNIA) located at 465 Sterling Place, Brooklyn. Present were Kwasi Mensah, Audrey Taitt-Hall, and Noah Potter.

The committee continued discussing the 2019 Urban Agricultural community gathering and the Annual Health Fair. At the agricultural gathering, there will be presentations on Bee-Keeping and Composting.

Mr. Mensah also announced that last week he attended a mental health awareness forum and recommended that everyone attend one in the future if they can. He instructed everyone that if they see friends, relatives, and neighbors that have shifts in their behavior or exhibit signs of depression, do not be afraid to ask

personal questions such as “have you considered suicide?” It is very important to ask these questions to open dialogue and conversation to get these individuals assistance that could save their lives.

The next Health and Human Services Committee meeting will be held on Monday, January 7, 2019 at 6:30 PM at BNIA. All are invited to attend.

**Youth and Education** – Ms. Sharon Weddeburn, Chair; Mr. Kwasi Mensah, Vice Chair

The Youth and Education Committee met on Tuesday, December 4, 2018 at the Brooklyn Neighborhood Association (BNIA) located at 465 Sterling Place, Brooklyn. Present were Sharon Wedderburn, Kwasi Mensah, Pamela Harmon, Sasha Ahuja, Audrey Taitt-Hall, Xeerxeema Jordan, and Yahya Raji.

Mr. Mensah announced at the meeting that it is important for the Board to support Bill A10987 addressing educational rights for impoverished students and sponsored by Assemblyman Walter Mosley.

The next meeting will be held on Tuesday, January 8, 2019 at 7 PM at BNIA. All are invited to attend.

**Parks** – Ms. Glinda Andrews, Chair

The Parks Committee met on Tuesday, December 4, 2018 at David Chavis Apartments located at 230 Kingston Avenue, Brooklyn. Ms. Andrews announced that the Brower Park Tree Lighting will be held at 5 PM on December 16<sup>th</sup>. Donations of lights from those that would like to help decorate the tree are being accepted. Additionally, Ms. Andrews announced that Councilman Cornegy is funding a statue in honor of Shirley Chisholm in Brower Park. The installation will be in the park for six months.

The next meeting will be held on Tuesday, January 8, 2019 at 6: 30 PM at David Chavis Apartments. All are invited to attend.

Mr. Witherwax thanked everyone for attending the meeting and wishes everyone a happy and safe holiday season and New Year. He adjourned the meeting at 8: 45 PM. The next meeting of Community Board 8 will be held on Thursday, January 10, 2019 at 7 PM at Concern Rochester located at 151 Rochester Avenue, Brooklyn. All are encouraged to attend.

**Guests**

Davin Ayers  
Lauren Kelly  
Akosua Albritton  
Cassandra Davilman  
Joan Thompson  
Alyssa Matthews  
Olu Abney  
Elaine Miles  
Kelly Richardson  
Shari Norton  
James Hassell  
Katie Hinkle

Maria Delgado  
Phyllis Grannum  
Dana Bernard  
Samra Brouk  
Raliek Gholson  
Michele Mitchell  
Lula Staton  
Larry Weekes  
Renfold Cole  
Jamell Henderson  
Kenneth Pyle  
Scarlett R.

Janet Collins  
Morris Denmark  
Petula Hanley  
E.C. Turenbum  
John DeWind  
Richard Lobel  
Daniel Fenjues  
Debra Weeks  
Charles Stevenson  
Thomas Pricio  
John Perry  
Alison Hunt