Russell Squire
Chair

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The City of New York
Community Board 8 Manhattan
Land Use Committee
Wednesday, June 14, 2023 - 6:30 PM
This meeting was conducted via Zoom

MINUTES

DRAFT

Community Board Members Present: Michael Anderson, Elizabeth Ashby, P. Gayle Baron, Michele Birnbaum, Lori Bores, Loraine Brown, Alida Camp, Juno Chowla-Song, Saundrea Coleman, Lindsey Cormack, Rebecca Dangoor, Billy Freeland, Edward Hartzog, Bradley Hershenson, Sahar Husain, Wilma Johnson, Craig Lader, Rebeca Lamorte, Addeson Lehv, John McClement, Evan Meyerson, CJ Mossman, Rita Popper, Margaret Price, Elizabeth Rose, Barbara Rudder, Abraham Salcedo, Jack Sasson, William Sanchez, Judy Schneider, Robin Seligson, Cos Spagnoletti, Russell Squire, Marco Tamayo, Adam Wald, Charles Warren,

Community Board Members Excused: Sarah Chu, Anthony Cohn, Felice Farber, Jane Parshall, Sharon Weiner

Community Board Members Absent: Bill Angelos, Jennifer Bayer Michaels, Taína Borrero, David P. Helpern, Paul Krikler, Valerie Mason, John Philips, Sharon Pope-Marshall, Anju Suresh,

Total Attendance: 36

1. **PUBLIC HEARING: Manhattan Schoolhouse, 1538 Second Avenue (b/t 80th and 81st) - Request for a certification to waive the retail frontage requirement, allowing the first floor and cellar to be used as a daycare facility, is being sought by Manhattan Schoolhouse, a private applicant, at 1538 2nd Avenue in Community District 8, Manhattan**

WHEREAS: this is a request for a certification to waive the retail frontage requirement, allowing the first floor and cellar to be used as a daycare facility, is being sought by Manhattan Schoolhouse, a private applicant, at 1538 2nd Avenue in Community District 8, Manhattan; therefore

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

Community Board 8 Manhattan approved this resolution by a vote of 32 in favor, 3 opposed, 0 abstentions and 0 not voting for cause.

2. **PUBLIC HEARING: BSA Cal. No. 635-57-BZ - 115 East 69th Street (Block 1404, Lot 7502) - Pursuant to Zoning Resolution Section 11-411, which seeks a ten-year extension of term for a pre-1961 variance (BSA Cal. No. 635-57-BZ) that allows for office use in a Residence District on the cellar, first, and second floors of the existing five-story and penthouse building located at 115 East 69th Street, New York, NY (Block 1404, Lot 7502 (f/k/a Lot 8), Manhattan.**

WHEREAS: this is an application for a variance pursuant to Section 11-411, which seeks a ten-year extension of term for a pre-1961 variance (BSA Cal. No. 635-57-BZ) that allows for office use in a Residence District on the cellar, first, and second floors of the existing five-story and penthouse building located at 115 East 69th Street, New York, NY (Block 1404, Lot 7502; therefore

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

Community Board 8 Manhattan approved this resolution by a vote of 29 in favor, 6 opposed, 0 abstentions and 0 not voting for cause.

3. **PUBLIC HEARING: City of Yes for Carbon Neutrality (N 230113 ZRY) - The NYC Department of City Planning in close consultation with the Mayor's Office of Climate and Environmental Justice (MOCEJ) is proposing a citywide zoning text amendment to implement changes to the City's Zoning Resolution to remove impediments to, and expand opportunities for, decarbonization projects within all zoning districts, and across all 59 of the City's Community Districts.**

WHEREAS: The NYC Department of City Planning in close consultation with the Mayor's Office of Climate and Environmental Justice (MOCEJ) is proposing a citywide zoning text amendment to implement changes to the City's Zoning Resolution to remove impediments to, and expand opportunities for, decarbonization projects within all zoning districts, and across all 59 of the City's Community Districts.; therefore

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

BE IT FURTHER RESOLVED that Community Board 8 Manhattan requests that the Department of City Planning examine the impacts of very tall buildings on climate change

Community Board 8 Manhattan approved this resolution by a vote of 31 in favor, 1 opposed, 0 abstentions and 0 not voting for cause.

4. **Old Business**

There was no old business

5. **New Business**

There was no old business.

The meeting was adjourned at 9:10 pm.

Russell Squire, Chair

DRAFT

Name	Attendance	LU - Item 1	LU - Item 2	LU - Item 3
ANDERSON, MICHAEL	Present	Abst	No	Yes
~~ANGELOS, BILL~~	~~Absent~~			
ASHBY, ELIZABETH	Present	Yes	Yes	Yes
BARON, P. GAYLE	Present	Yes	Yes	Yes
~~BAYER MICHAELS, JENNIFER~~	~~Absent~~			
BIRNBAUM, MICHELE	Present	Yes	Yes	No
BORES, LORI ANN	Present	Yes	Yes	Yes
~~BORRERO, TAINA~~	~~Absent~~			
BROWN, LORAINE	Present	Yes	Yes	Yes
CAMP, ALIDA	Present	Abst	No	Yes
CHOWLA-SONG, JUNO	Present			Yes
~~CHU, SARAH~~	~~Excused~~			
~~COHN, ANTHONY~~	~~Excused~~			
COLEMAN, SAUNDREA	Present	Yes	Yes	Yes
CORMACK, LINDSEY	Present	Yes	Yes	
DANGOOR, REBECCA	Present	Yes	Yes	Yes
~~FARBER, FELICE~~	~~Excused~~			
FREELAND, BILLY	Present	Yes	No	
HARTZOG, EDWARD	Present	Yes	Yes	
HERSHENSON, BRADLEY	Present	Yes	Yes	Yes
~~HELPERN, DAVID P.~~	~~Absent~~			
HUSAIN, SAHAR	Present	Yes	No	Yes
JOHNSON, WILMA	Present	Yes	Yes	Yes
~~KRIKLER, PAUL~~	~~Absent~~			
LADER, CRAIG	Present	Yes	Yes	Yes
LAMORTE, REBECCA	Present	Yes	Yes	
LEHV, ADDESON	Present	Yes	Yes	Yes
~~MASON, VALERIE~~	~~Absent~~			
MCCLEMENT, JOHN	Present	Yes	Yes	Yes
MEYERSON, EVAN	Present	Yes	Yes	Yes
MOSSMAN, CJ	Present	Yes	Yes	Yes
~~PARSHALL, JANE~~	~~Excused~~			
~~PHILIPS, JOHN~~	~~Absent~~			
~~POPE-MARSHALL, SHARON~~	~~Absent~~			
POPPER, RITA	Present	Yes	Yes	Yes
PRICE, MARGARET	Present	Yes	Yes	Yes
ROSE, ELIZABETH	Present	Yes	No	Yes
RUDDER, BARBARA	Present	Yes	Yes	Yes
SALCEDO, ABRAHAM	Present	Yes	No	Yes
SANCHEZ, WILLIAM	Present	Yes	Yes	Yes
SASSON, JACK	Present	Yes	Yes	Yes
SCHNEIDER, JUDY	Present	Yes	Yes	Yes
SELIGSON, ROBIN	Present	Yes	Yes	Yes
SPAGNOLETTI, COS	Present	Yes	Yes	Yes
SQUIRE, RUSSELL	Present	Yes	Yes	Yes
~~SURESH, ANJU~~	~~Absent~~			
TAMAYO, MARCO	Present	Abst	Yes	Yes
WALD, ADAM	Present	Yes	Yes	Yes
WARREN, CHARLES	Present	Yes	Yes	Yes
~~WEINER, SHARON~~	~~Excused~~			
Total Yes		32	29	31
Total No		0	6	1
Total Abstain		3	0	0
Total Not Vote For Cause		0	0	0
Total Votes	36 -- Quorum	35	35	32