

BRONX COMMUNITY BOARD NO. 8

MINUTES OF THE LAND USE COMMITTEE MEETING HELD ON JANUARY 6, 2014, AT THE RIVERDALE YM/YWHA, 5625 ARLINGTON AVENUE

LAND USE COMMITTEE MEMBERS PRESENT:

S. Alexander, R. Bender, B. Contant, A. Creaney, L. Daub, R. Fanuzzi, P. Friedman, M. Goodman, M. Khury, D. Kornbluh, C. G. Moerdler, P. Mullen, D. Padernacht, J. Pilsner, R. Press, J. Rather, G. Santiago, G. Singleton, M. Zegarra-Soja, L. Spalter, M. Wolpoff, H. Young

N. Stent – CB8 District Manager

GUESTS/COMMUNITY MEMBERS:

Senator Jeffrey Klein, M. Blaustein – office of Senator J. Klein, Anna Darrett – office of Senator J. Klein, Richard Fedderman – office of Congressman Engel, Assemblyman Jeffrey Dinowitz, Justin Demko – office of Assemblyman Dinowitz, Councilman A. Cohen, Andrew Sandler – office of Councilman A. Cohen, Naomi Beth Gans, Cia McAlarney, Stuart Gartner, Silvina Betzer, Karen Green, Diane Bell, Ed Bell, Michelle Moulton, William LaRock, Vladimir Volynsky, Tony Courtale, Judy Courtale, Olivia Koppell, Susan Goldman, Harold Bee, Matt Gorman, Constantine Pantazis, Athanasios Pantazis, Anne Pantazis, Athena Monahank, Thomas Monahan, Jeff Torkin, Alfred Aguera, Ian Christner, Debbie Brenner, Stephen Boatti, Follett, Sandra Ramos, R. Dornbush, Colin Riordan, Elizabeth Scheuer, Johanna Odrich, Ronald Odrich, Mary Kelly, Irv Wekyr, Susan Hendel, Marc Gordon, A. Sharavar, J. Sullivan, R. Frankel, Alexei Ivanor, James Weeks, Ina Obenesser

The meeting was called to order at 7:21 PM by Land Use Chair Charles Moerdler.

Item # 1 - A presentation by the Landmarks Preservation Commission regarding the Fieldston Historic District's Master Plan.

The Chair said that this final plan will not be voted on tonight, but at the February Land Use Meeting. He said that the Fieldston Property Owners Association on January 27th will have this presentation to comment on. The proposed Master Plan offers design criteria for alterations to properties in the Historic District to allow for staff personal to approve changes that had to be approved by the commissioners in the past. A power point presentation of the changes was then presented.

Item # 2 - An update of the proposed 11 story medical facility located on Oxford and Riverdale Avenues by Simone Developers and Montefiore Hospital.

State Senator Jeff Klein, Assemblyman Jeff Dinowitz, and Councilman Andrew Cohen have requested the building plans from the Department of Buildings, and requested that State Department of Health issue a Certificate of Need for such a large project.

Senator Klein said that there was a meeting earlier in the day with Dr. Steven M. Safyer of Montefiore Hospital and Simone Developers where they have agreed to pull the original plans for an 11 story Medical facility from the DOB. They will look at revising the plan if they continue, and let the community know when new plans are available.

Assemblyman Dinowitz added that thanks to community opposition changes will be made and the building will be scaled back in size.

Councilman Cohen added that there had been constructive dialogue, some good news, and a lot of hard work done.

The chair said "This community has showed their opposition to this project, and the elected officials did an excellent job in having this proposal withdrawn as it was originally proposed". He warned that this is an "as of right" project, and it is hard to change an "as of right" project.

The meeting was adjourned at 8:25 PM.

Minutes submitted by:

Robert Press
Land Use Secretary