



Diane Collier  
*Chair*

Angel D. Mescain  
*District Manager*

## COMMUNITY BOARD ELEVEN

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**Land Use, Landmarks & Planning**  
**February 8, 2016, 6:00 pm**  
**Bonifacio Cora Texidor Housing for the Elderly Community Room**  
**7 East 116th Street**

**\*\*\* MINUTES \*\*\***

- Present:** Adem Brija, Holley Drakeford, Joseph Goldbloom, Alex Kohen, Frances Mastrota, Xiomara Pedraza, Robert Perkins, Shantal Sparks, H. Candy Vives-Vasquez (Chair), Jonathan Winstone, Angel Mescain (staff)
- Excused:** La Shawn Henry, Steven Villanueva (Vice Chair)
- Absent:** Beverly Alston, Vincent Torres, Jemar Ward
- Guests:** Nilsa Orama (CB11); Marie Winfield (CB11), Jeffrey Montiero; Renee Kett, Chenchita's Garden; Thomas Lunke (HABG Taskforce); Pilar de Jesus, UJC; Chantal Gailloux, student; Frances Tejada, Eastern Consolidated; Mathew Washington (MBPO); Ahmed Tigani, (MBPO); Jean Ballard Terepka (HABG Taskforce), Sharon Wilkins (HABG Taskforce), Anthony (HABG) Taskforce; Stephanie Knepper (SK Marin)

1. Call to Order – Adoption of Agenda

**Meeting called to order at 6:30 p.m. by Holley Drakeford. Quorum reached at 6:34 p.m.**

**Motion to adopt the agenda by Frances Mastrota, seconded by Robert Perkins and passed at 7:09 p.m.**

2. Informational Updates
  - a. Rezoning Taskforce (Xiomara Pedraza)
    - i. Taskforce meets weekly – alternate in-person meetings and conference calls
    - ii. “Project management” tool
    - iii. Organizing community workshops to engage and education public on related matters including housing finance
    - iv. Goal is to gather information and public input which will inform the Taskforce’s recommendation to the Board for ULURP
  - b. Draper Hall Marketing (Stephanie, SK Marin)
    - i. New Affordable Senior Housing anticipated opening Aug/Sept 2017
      - a. Approximately 202 1-bedroom units for 62+ years old, no children
      - b. Anticipate 25% preference to CB11 residents, including those who left CB11 as a result of displacement

- ii. Two information sessions to be held @ Metropolitan Hospital Center, 1901 First Ave. on 2/22/17—a.m. and p.m.
    - iii. Applications not yet available
      - a. Note: Applications, once available, will need to be submitted online (mostly likely via Housing Connect), thus may need to engage community partners to assist seniors with submitting applications
  - c. ECF Project at Co-Op Tech on East 96th Street (Angel Mescain)
    - i. See announcements
  - d. East 111<sup>th</sup> Street development site (Angel Mescain)
    - i. Developer selected
      - a. See attached press release
- 3. Presentations & Discussions
  - a. Harlem African Burial Ground (HABG) Taskforce presented its proposed design of E. 126<sup>th</sup> St Bus Depot Site
    - i. Design can be viewed on HABG websites:  
<http://www.habgtaskforce.org/proposed-design-1>
  - b. Committee discussion on Goals for 2017 & Accomplishment for 2016
    - i. Discussion tabled
  - c. Review and discussion on FY 2018 Preliminary Budget (Jonathan Winstone)
    - i. Members ask to review and provide input to the Budget Committee
- 4. Old Business
- 5. New Business
- 6. Announcements
  - a. The development team for the proposed ECF Project at Co-Op Tech on East 96th Street will attend the following CB11 meetings to discuss their project:
    - February 14, 2017 - Economic Development, Culture & Tourism Committee
    - February 21, 2017 - Full Board – Public Hearing
    - March 8, 2017 - Land Use, Landmarks & Planning Committee
    - March 9, 2017 - Environment, Open Space & Parks Committee
    - March 14, 2017 - Youth & Education Committee
    - March 21, 2017 - Full Board – Public Hearing & Vote
  - b. CB11 will hold a public hearing on the FY 2018 Preliminary Budget during its Full Board meeting on February 21, 2017
- 7. Adjournment

**Motion to adjourn by Holley Drakeford, seconded by Robert Perkins and passed at 8:48 p.m.**

Minutes prepared by S. Sparks