



COMMUNITY BOARD No. 3, Q.  
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May 18, 2023

**ATTENDANCE**

Pat Beckles  
Ann Brown  
Bill Bruno  
Elba Buendia  
Muquith Choudhury  
Marjorie Clarke Woolridge  
Shiv Dass  
Michael De Valera  
Vivian Dock  
Margaret Dozier  
Renetta English  
Ulrick Gedeon  
Kara Heffernan  
Abdur Rahim Howlader  
Kevin Hughes-Noboa  
Edward Kiernan  
Stephen Kulhanek  
Marta Lebreton  
Andre Maloy  
Lisa Mesulam  
Richard Mullings  
Laverne Nimmons  
Nuala O'Doherty  
Theresa Parson-Jones  
Dorothy Phelan  
Potrirankamanis Queano Nur  
Fausto Rodriguez  
Jairo Rodriguez  
Leoncio Romero  
Tammy Rose  
Edmund Rosenbaum  
Gisele Santana  
Lobsang Salaka  
Dawn Siff  
Fahad Solaiman  
Frank Taylor  
Arthur Teiler  
Shanel Thomas-Henry  
Hamlett Wallace  
Edwin Westley

**ABSENT**

Mark Buhrmester  
Sonya Davis Roberts  
Rhoda Dunn  
Oscar Escobar  
Larinda Hooks  
Shyam Karki  
Violeta Morales  
David Rosero  
Jimmy Smith  
Marlene Tapper

**Guest**

Michael Sullivan, Rep., NY Mets  
Steeven Mendivelso, Rep., Qns. Boro Hall  
Rep., Congresswoman Meng  
Michelle Luna, Rep., Congresswoman  
Ocasio-Cortez  
Jessica Rosario, Rep., Sen. Ramos  
Evelin Vazquez, Assy. Cruz  
Rep., Assy Steven Raga  
Lili Pioche, Rep., Assy Aubry Office

**Please Note: The next Meeting will be held on Thursday, June 15, 2023, at 6:30 p.m.**

Chairman Frank Taylor called the meeting to order at 7:18pm. Chairman Taylor welcomed all in attendance to Community Board's in person meeting at Langston Hughes Library.

### **PUBLIC PARTICIPATION**

Ricardo Pacheco, Jackson Heights Coops Alliance, said that the community shouldn't allow the opening of a casino at Citi Field. The community should do some research and not allow a private developer to take park space. He encouraged all in attendance to find out why there must be a casino in Citi Field.

Board Member Fausto Rodriguez said he has a campaign to bring brain MRIs nationwide. He said he was experiencing blindness from the sides of his eyes. After receiving an MRI he was diagnosed with two aneurysms. The blindness on the side of his eyes had nothing to do with the aneurysm but he was lucky his brother convinced him to seek medical help. Mr. Rodriguez suggests that everyone over 35 years old should have a Brain MRI screening once every two years.

Rebecca Pryor, Executive Director for the Guardians of Flushing Bay, said that she is also a member of the Fed Up Coalition that has been organizing against the potential casino project and propose parkland alienation bill for the land around Citi Field. She said that there are studies that show that Casinos are not good for communities. They do not increase economic development but increase wealth for the casino owner. The Casino project will take over 50 acres of parkland from lower income communities. She said that is an environmental injustice.

Hiram Monserrate, District Leader, said that across from Citi Field is a proposed soccer stadium with 25,000 seats. Mr. Monserrate said he is against the stadium. The city should use their resources wisely and invest in creating affordable housing to deal with the crisis of people who were born in the city and have a place to live. The Courtyard Marriott is now a homeless shelter. There are 13 homeless shelters in the community. He said years ago the Council gave the NY Mets \$200 million to build a new Citi Field. The city never got back the money.

### **PUBLIC INFORMATION**

#### **Michael "Sully" Sullivan – Chief of Staff to Steven Cohen, Owner of the New York Mets**

Michael Sullivan, Chief of Staff for the New York Mets, said that for years fans have asked about the area surrounding the ballpark. There is nothing to do before or after a game. In response, the New York Mets owner, Steve Cohen, gave him a project to see what can be done in the area surrounding Citi Field that the community can be proud of. For over 14 months, Mr. Sullivan organized listening sessions with over 200 groups.

Mr. Sullivan said that in the summer they will be able to unveil the project results. In the project there will be important things like open green space. The plans call for a new 20-acre Park that would connect to Flushing Meadows Corona Park all the way down to the Waterfront, safer bike paths and create lots of jobs with good benefits. They are looking at having a Food Hall for opportunities to be able to offer different Cuisines. The area residents also expressed an affordable market and community space.

The plan calls for forms of entertainment, indoor music venue and gaming. Mr. Sullivan said that gaming will not be the dominant feature of the project. It will be less than 10 percent of the square footage of the project.

Mr. Sullivan said that there is an opportunity to do a lot of important things in the area. There is 50 acres of asphalt for the next 82 years of the existing lease. They can do something greater, better and higher with the use of the project and make it climate resilient. Mr. Sullivan said that the community will be pleasantly surprised by the plans.

Board Member Fausto Rodriguez asked was nothing built anything.

Mr. Sullivan said that nothing great has ever easy. He said Mr. Cohen is willing to put in the time and effort to reimagine what could possibly be done to turn the area into something extraordinary.

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Board Member Potirankamanis Queano Nur said that there are studies that drugs and casinos destroy communities. She asked has he considered the studies.

Mr. Sullivan said that there will be public engagement with the proposals. They will go through and environmental study and the ULURP process.

Tammy Rose, Member at Large, asked if the community decides they don't want a Casino will they still build it.

Mr. Sullivan said they are in a flood zone and whatever is built has to be built up between 14 and 20 feet. It's going to require billions of dollars of infrastructure. They are still talking to the people to see what they want. From the sessions they are getting 91% positive responses to build something.

### **PUBLIC HEARINGS**

#### **Bus. Eco. Develop. – Edmund Rosenbaum and Edwin Westley, (Co-Chairs)**

#### **S.L.A. New Wine/Beer & Liquor License Applications:**

##### **Cielo NYC Corp.** – 88-19 31<sup>st</sup> Ave, East Elmhurst *(New – Full Liq.)*

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the applicant is seeking a Full Liquor license. Mr. Rosenbaum called upon the owner of Cielo NYC Corp.

The owner said that he is going to be operating a Latin Sushi style restaurant.

##### **El Changero Restaurant Corp.** – 102-10 37<sup>th</sup> Ave, Corona *(New – Wine/Beer/Cider)*

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the applicant is seeking a Wine/Beer/Cider license. Mr. Rosenbaum called upon the owner of El Changero Restaurant.

The representative spoke for the owner who was present. The restaurant will be serving Latin Southern American food.

##### **Rubio Restaurant Inc.** – 98-05 Northern Blvd., Corona *(New – Full Liq.)*

Tabled until June Full Board Meeting.

##### **Hoy PC Corp.** – 82-11 Northern Blvd., Jackson Heights *(New – Full Liq.)*

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the applicant is seeking a Full Liquor license. Mr. Rosenbaum called upon the owner of Hoy PC Corp.

The representative spoke for the owner who was present. The owner needs a Full Liquor Tavern License because of the electric kitchen. The concept is a restaurant bar specializing in Colombian food bowl dishes.

##### **94-19 Autentica Ambatenita Bakery Inc.** – 94-19 Roosevelt Ave, Jackson Hgts. *(New-Wine/Beer/Cider)*

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the applicant is seeking a Wine/Beer/Cider license. Mr. Rosenbaum called upon the owner of 94-19 Autentica Ambatenita Bakery.

The owner said that her restaurant is Ecuadorian and Colombian family restaurant. She wants to be able to sell beer starting at 12:00pm.

##### **El Rinconcito Ranchero** - 37-82 103rd Street, Corona *(New - Wine/Beer/Cider)*

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the applicant is seeking a Wine/Beer/Cider license. Mr. Rosenbaum called upon the owner of

The representative spoke for the applicant who was present. The restaurant has been in operation since 2017. The current owner is selling his business to the applicant. The applicant is a cook at the restaurant and has years of experience.

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### **EXECUTIVE SESSION**

Frank Taylor, Chairman, opened Executive Session with the Pledge of Allegiance. Roll call was taken by the Secretary.

### **Motion # 37 – Adoption of the Agenda**

Upon motion duly made by Frank Taylor, seconded by Richard Mullings, to adopt the agenda, was passed, unanimously.

### **Motions by Committees**

#### **Bus. Eco. Develop. – Edmund Rosenbaum and Edwin Westley, (Co-Chairs)**

##### **S.L.A. New Wine/Beer & Liquor License Applications:**

##### **Cielo NYC Corp. – 88-19 31<sup>st</sup> Ave, East Elmhurst (New – Full Liq.)**

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the committee recommends **approval** of an application for an on-premise Full Liquor license for this applicant provided that a stipulation has been signed stating the hours of operation will be 12pm – 1am from Monday to Wednesday, 12pm – 2am from Thursday to Saturday, & 12pm to 12am on Sunday, alcohol service will end one hour prior to closing from Monday to Saturday, licensed security from Thursday to Saturday from 10pm – 2am, & there will be food service at all times.

##### **Motion # 38 - Cielo NYC Corp. – 88-19 31<sup>st</sup> Ave, East Elmhurst (New – Full Liq.)**

Upon motion duly made by Edmund Rosenbaum, seconded by Richard Mullings, to approve the application was passed with 37 in Favor, 3 Opposed and 0 Abstention.

##### **El Changero Restaurant Corp. – 102-10 37<sup>th</sup> Ave, Corona (New – Wine/Beer/Cider)**

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the committee recommends **approval** of an application for an on-premise Wine, Beer, Cider license for this applicant provided that a stipulation has been signed stating the hours of operation will be 10am – 12am from Sunday to Thursday, & 10am – 2am on Friday & Saturday, alcohol service will end one hour prior to closing on Friday & Saturday, & there will be full menu served at all times.

##### **Motion # 39 - El Changero Restaurant Corp. – 102-10 37<sup>th</sup> Ave, Corona (New – Wine/Beer/Cider)**

Upon motion duly made by Edmund Rosenbaum, seconded by Frank Taylor, to approve the application was passed with 37 in Favor, 3 Opposed and 0 Abstention.

##### **Rubio Restaurant Inc. – 98-05 Northern Blvd., Corona (New – Full Liq.)**

*Tabled Until June Full Board Meeting.*

##### **Hoy PC Corp. – 82-11 Northern Blvd., Jackson Heights (New – Full Liq.)**

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the committee recommends **approval** of an application for an on-premise Full Liquor license for this applicant provided that a stipulation has been signed stating the hours of operation will be 4pm – 4am from Monday to Saturday, & 4pm – 3am on Sunday, alcohol service will end one hour prior to closing, licensed security will be present, & there will be food service at all times.

##### **Motion # 40 - Hoy PC Corp. – 82-11 Northern Blvd., Jackson Heights (New – Full Liq.)**

Upon motion duly made by Edmund Rosenbaum, seconded by Theresa Parson-Jones, to approve the application was passed with 27 in Favor, 13 Opposed and 0 Abstention.

##### **94-19 Autentica Ambatenita Bakery Inc. – 94-19 Roosevelt Ave, Jackson Hgts. (New-Wine/Beer/Cider)**

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the committee recommends **approval** of an application for an on-premise Wine, Beer, Cider license for this applicant provided that a stipulation has been signed stating the hours of operation will be 6am – 10pm daily, alcohol service will begin at 12pm & there will be full menu served at all times.

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### **Motion # 41 - 94-19 Autentica Ambatenita Bakery Inc. – 94-19 Roosevelt Ave, Jackson Hgts. (New-Wine/Beer/Cider)**

Upon motion duly made by Edmund Rosenbaum, seconded by Theresa Parson-Jones, to approve the application was passed with 38 in Favor, 2 Opposed and 0 Abstention.

### **El Rinconcito Ranchero - 37-82 103rd Street, Corona (New - Wine/Beer/Cider)**

Edmund Rosenbaum, Co-Chair of Business Economic Committee, reported that the committee recommends **approval** of an application for an on-premise Wine, Beer, & Cider license for this applicant provided that a stipulation has been signed stating the hours of operation will be 2pm to 2am from Monday to Wednesday, 2pm – 3am on Thursday & Saturday, & 2pm – 2am on Sunday, alcohol service will end one hour prior to closing, there will be food service at all times, licensed security, & recorded music.

### **Motion # 42 - El Rinconcito Ranchero - 37-82 103rd Street, Corona (New - Wine/Beer/Cider)**

Upon motion duly made by Edmund Rosenbaum, seconded by Richard Mullings, to approve the application was passed with 33 in Favor, 7 Opposed and 0 Abstention.

### **Chairperson's Report**

Chairman Frank Taylor read his report:

*This was another busy month in Community Board Three. The community recognizes the work that CB3 is doing.*

*I'm appreciative of all the committees that we have, especially the Chairs. They are asking hard hitting questions and getting to the crux of whatever issues are needed. It is truly wonderful to see this when other agencies are back on their heels instead of attacking us, let's keep up the good work!*

*Remember, let's keep participating, especially in our CB3 events. We have our Health Fair event on June 10 at 94th Street and Junction. It's a great time for all, we actually impact our community, and we save lives. This is a wonderful thing to be able to do, especially for our community.*

*I'm very proud to be the Chair of this Community Board with its diverse and intelligent members. We must also continue to be civil and courteous not only to our neighbors, but to each other. This is something that I always stress and try to always do. You never know what's going on in someone else's life and why add to the burden when we could possibly lighten it.*

### **District Manager's Report**

District Manager Giovanna Reid reported that the development and process of the hotel and casino at Flushing Corona Park will be done through Uniform Land Use Review Procedure (ULURP). She noted that it hasn't been started yet and no decisions have been made.

Ms. Reid suggested that after listening to Board Member Fausto Rodriguez speak about his personal situation and the need to have a more comprehensive MRI screenings. Ms. Reid suggested to the Board Members that they make a resolution to send a letter to the Elected Officials demanding that MRIs be a part of standard annual screenings.

Ms. Reid said that she hopes to see all in attendance at the annual Von Holden Memorial Healthcare Expo on Saturday, June 10, 2023.

### **Motion # 43 - Adoption of the April 20, 2023 Monthly Minutes**

Upon motion duly made by Frank Taylor, seconded by Kevin Hughes-Noboa, to adopt the April 20, 2023 Minutes, was passed, unanimously.

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### Committee Reports

#### Traffic Transportation Committee Report

Frank Taylor, Chair of the Traffic and Transportation Committee, reported that the committee met on May 1, 2023. Mr. Taylor read his report:

*DOT issue was Bike units in front of homes (City Bikes)*

*Points raised were that East Elmhurst is a senior community and the committee was strongly against putting Bike units in front of single-family homes. I stated that there is no provision for these Bikes on Promenade but if they want to put bikes there, they would be for the shelter residents or park goers to which the bikes should be in park to make them accessible to their clientele.*

*East Elmhurst is a very giving area but has become a dumping ground for the NYC Shelter System. It is truly a shame what Black and Brown underserved communities must endure along with the high tax burden of being a homeowner in East Elmhurst.*

*Proposal for safety improvements on 100 Street and McIntosh Street where a 5-year-old named Johnathon got killed less than a year ago. Although there were problems brought up by our Transportation committee, DOT has already started this project.*

#### *CB3 Complaints/Requests*

- *Request for an audit of Street Lighting along Roosevelt and 34th Avenues*
- *Removal of derelict Restaurant Sheds*
- *Hazardous condition at 69th Street and Northern Boulevard- (Confusing Traffic Lanes)*

*The Board is awaiting answers to the 3 issues raised above.*

Chair Taylor asked for a show of hands to support sending a letter that there should be no Bike units in East Elmhurst and especially in front of single-family homes. By a show of hands, it was unanimous to send a letter to DOT.

#### Health and Social Services Committee Report

Vivian Dock, Co-Chair of the Health and Social Services Committee, reported that the committee met on April 24 and May 10, 2023 to plan the annual Leon Von Holden Memorial Healthcare Expo. The Health Fair will be held on Saturday, June 10, 2023. Letter of invitation to participate, Needs List and letter of response were sent to healthcare providers by office staff. Volunteer forms were sent to Board Members to be filled out even if not participating in the event.

#### Sanitation Committee Report

Michael De Valera, Co-Chair of the Sanitation Committee, reported on his tour with Co-Chair David Rosero.

*The Sanitation Committee met on Monday, May 8<sup>th</sup> at 10:00AM and toured the neighborhoods of Corona, East Elmhurst and Jackson Heights. We began our journey on Northern Blvd and 114<sup>th</sup> street, went to 110<sup>th</sup> street and noticed that most of the garbage cans were not overflowing. We did see some household garbage bags in the mesh bins but nothing that was egregious. So far, so good. We then jumped in the car to head to Roosevelt Ave and 108<sup>th</sup>. We again were met with surprisingly good (relatively speaking) cleanliness for the streets and trash bins were not full. No alters to the trash Gods which we often see with bins full and overflowing and garbage packed around the base of the bin. We continued our trek down Roosevelt and saw graffiti on some of the plywood surrounding lots on 101 and 99<sup>th</sup> streets. But again, nothing that raises alarms. We passed food trucks on 103 through the 74<sup>th</sup> street and noticed large delivery trucks which are being used for storage for the food trucks to cook. They were not making active deliveries to any discernible stores but rather delivering to the food carts directly. I guess that is one way to beat paying for rent..... I remarked to my co-Chair David that this was, in the immortal words of Freddie Prinze, "LOOKING GOOD". He nodded in agreement. Then the answer hit us. There was enforcement out on both sides of the street from Sanitation on Roosevelt. Everyone was on their best behavior. So that was why it was*

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*LOOKING GOOD. So that answered that question and was confirmed by Giovanna Reid, that we had picked a BAD DAY and BAD TIME. Who knew?*

*We continued on 37<sup>th</sup> Ave and the garbage bins were not full. What we did notice was that many along the route in Jackson Heights had trash cans inside of a container that had a smaller opening, thus preventing large household bags of garbage from being deposited. I asked David if that could be ordered for other locations, and he said it would be expensive. We then continued over to the park in East Elmhurst where neighbors have complained about public urination. The toilets are not available 24/7 and reeked of urine. I suggested that we take a page from Amsterdam and have these public urinals that are just discreet but at least capture the urine and have it go down a drain. They have a bit of cover so we don't have public exposure but also might alleviate the problem. We concluded our journey and were subsequently told by Giovanna that we have to do it again as we picked the worst day to see the worst. No good deed goes unpunished so back to the salt mines for me and David. Stay tuned for the update.....*

### **Parks Committee Report**

Kevin Hughes-Noboa, Co-Chair of the Parks Committee, reported that on May 4, 2023, the committee met and had a presentation by the Guardians of Flushing Bay. Board Members will be sent the PowerPoint presentation.

Mr. Hughes announced that NYS Senator Jessica Ramos Park Alienation Town Hall Meeting will be Friday, May 19<sup>th</sup> at 6:30pm. The Town Hall Meeting will take place at P.S. 143 Louis Armstrong School at 34-55 112<sup>th</sup> Street.

### **Treasurer Report**

Jairo Rodriguez, Treasurer, reported that there is a collection for the Sunshine Fund. The money will be used to fund outdoor meetings, Christmas parties and sympathy cards.

### **Immigration Committee Report**

Lobsang Salaka, Chair of the Immigration Committee, announced that the committee will be meeting soon to plan for the Immigration Resource event scheduled for September. All are invited to attend the event.

### **Legislator's Report**

#### **Queens Borough President Office**

Steeven Mendivelso, Immigration Welcome Center Coordinator, announced that on May 22, 2023, there will be an Immigration event from 6:00pm – 8:00pm.

On May 23<sup>rd</sup> there will be a *Haitian Flag Raising Ceremony* from 5:30pm – 7:00pm.

On June 1<sup>st</sup> there will be a *LGBT+ Flag Raising Ceremony* at 12:30pm.

On June 1<sup>st</sup> at 6:00pm there will be an *African Day Celebration*.

#### **Congresswoman Alexandria Ocasio-Cortez Office**

Michelle Luna, representative for Congresswoman Alexandria Ocasio-Cortez Office, announced on May 26, 2023, is the next Town Hall Meeting at the Corona Arts and Sciences Academy at 6:00pm.

Ms. Luna reminds everyone to renew their Passports as soon as possible. There is a delay due to overwhelming requests for Passports.

For information on saving upgrades tax credits go to: [energy.gov/save](https://energy.gov/save).

#### **NYS Senator Jessica Ramos Office**

Jessica Rosario, representative for NYS Senator Jessica Ramos Office, announced that on May 19, 2023, there will be a Parkland Alienation Town Hall meeting at P.S. 143 Louis Armstrong School. There are 400 free tickets available.

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### **Assembly Member Steven Raga Office**

A representative for Steven Raga Office, announced that on Saturday, May 20, 2023, *AAPI Heritage Month Recognition Ceremony*.

On Tuesday, May 23<sup>rd</sup> from 9:00am – 1:00pm at the district office there will be a *Free Tenant Legal Clinic*.

Assembly Member Jessica Gonzalez-Rojas and Congresswoman Grace Meng are having a *Self Defense Workshop* from 6:00pm – 7:00pm at Travers Park on Wednesday, June 28, 2023.

The *Rain Barrel Event* was a success and there will be another one in the summer.

Substantial funding was received for SUNY and CUNY in addition to \$3 billion Capital support. There is funding to expand Universal Pre-K and expenses for Home Healthcare workers.

### **Assembly Member Catalina Cruz Office**

Evelin Vazquez, representative for Assembly Member Catalina Cruz, announced that on May 25, 2023, there will be a *Tenant 101 Workshop* 3:00 – 5:00pm.

On May 26, 2023, there will be mobile hours with NYC Commission of Human Rights from 4:00p – 6:00pm.

On May 31<sup>st</sup> between 9:00am – 3:00pm there will be *Mammogram Screening* at the district office. To make an appointment call: 646-415-7932

On June 5<sup>th</sup> from 3:00pm – 6:00pm there will be voting registration at Jackson Heights Library.

On June 16<sup>th</sup> from 4:00pm – 8:00pm there will be hosting *My Prom* for ages 14 – 20.

### **Congresswoman Grace Meng Office**

A representative for Congresswoman Grace Meng, announced that on June 11<sup>th</sup> there will be a *Passport Event* at the Woodside Post Office from 11:00am – 1:00pm.

Queens has received billions of dollars with the bipartisan infrastructure package to improve highways in Queens. \$34 million will go to Van Wyck expressway. \$40 million will go to other expressways and \$6.5 million will go to safety improvements at the Long Island Expressway.

Congresswoman Meng set up a meeting with UPS and the NYPD to discuss mail theft, but UPS canceled.

### **New Business**

Chairman Frank Taylor reported that the Traffic Transportation Committee is still working on stopping the installments of 5G Towers in the community. “There are 16 Community Boards that have banded together trying to protect our residents.”

### **Motion # 44 - To Adjourn**

Upon motion duly made by Frank Taylor and seconded by Stephen Kulhanek, to adjourn the meeting, was unanimously passed. Adjourned at 9:45p.m.

*Respectfully Submitted by*  
*Clara Colon*