



**The New York City Council
Subcommittee on Landmarks, Public Siting, and Maritime Uses
April 16, 2018**

ULURP No: 20150253 PQK/St. Andrew's Community Day Care

**Testimony by
New York City Administration for Children's Services
Alyson Grant, Chief of Staff
Division of Child and Family Well-Being**

Good Afternoon Chair Adams and members of the Subcommittee on Landmarks, Public Siting, and Maritime Uses. I'm Alyson Grant, Chief of Staff for the Division of Child and Family Well-Being within the New York City Administration for Children's Services (ACS). Thank you for the opportunity to testify this afternoon.

The Division of Child and Family Well-Being (CFWB) aims to engage families before they reach the child welfare system, with resources and services to help them thrive. CFWB focuses on the factors that contribute to family well-being—including health, education, employment, and culture—and uses place-based and population-based approaches to engage families and communities. CFWB's scope includes the agency's Community Partnerships Program networks, Safe Sleep Initiative, early care and education, primary prevention services, and a new Office of Equity Strategies that works to identify strategies to reduce inequities, implicit bias, and other factors that contribute to disparate outcomes for the families and communities we serve.

CFWB currently oversees the City's early care and education system, which includes the EarlyLearn contracted system and the provision of child care vouchers. Our system serves almost 100,000 children from ages 6 weeks to 13 years of age, approximately 30,000 of whom are served within EarlyLearn. ACS' EarlyLearn program is specifically developed to provide high-quality, holistic early child care that provides social and intellectual development for young children.

My testimony today pertains to a lease renewal for one of ACS' EarlyLearn sites, St. Andrew's Community Day Care. The day care is operated by Sunset Bay Community

Services and is located within St. Andrew's Episcopal Church at 4917 Fourth Avenue, Brooklyn 11220, in Community District 7 and Council District 38. The day care occupies a total of 8,971 sq. feet: 6000 sq. ft. of exterior space and 2,971 sq. ft. of interior space, which includes a total of two classrooms. As of April 16, 2018, St. Andrew's Community Day Care has the capacity to serve 35 children. The effective contracted rate for Sunset Bay Community Services is approximately \$13,500 per child per year, with a Fiscal Year 2018 budget of nearly \$475,000, including estimated parent fees of \$33,000.

The site has operated as a daycare center since 1972. The most recent lease began in 1994 and expired in September 2014, and the daycare has been on a month-to-month lease since then. The pending application is the best opportunity to provide a stable location for the day care for at least the next five years. The NYC Department of Citywide Administrative Services (DCAS) is currently negotiating the lease renewal for St. Andrew's Community Day Care, for a minimum term of 5 years.

The Episcopal Diocese of Long Island is the landlord for this site and has indicated to DCAS that it intends to develop the portion of the property that is currently used as an outdoor playground. While this would impact the day care program by removing its outdoor play space, all ACS EarlyLearn sites that do not have playgrounds are required to ensure appropriate opportunities for the development of motor skills and play time. Programs that do not have their own outside play spaces use local parks and go on walks to address these needs. In addition, EarlyLearn sites will be transferring to the

NYC Department of Education (DOE) in 2019, at which point requirements around the day care's play time and motor skills development will be governed by the DOE.

New York City has held a lease at this location for nearly 50 years in order to provide consistent, high quality child care services to the Sunset Park neighborhood. A new lease will allow the current operator to continue to provide high-quality childcare in a stable location for at least the next five years, and the City Council's approval of this application is critical to achieving this goal.

Thank you for the opportunity to speak with you about the EarlyLearn program at St. Andrew's Community Day Care. I look forward to answering any questions you may have regarding the application.



P.O. BOX 120098 • ST. ALBANS, NY 11412 • 718-528-1700 • www.montefiores.com

**Testimony of Anthony Biolsi, President of Montefiore Cemetery Before the Subcommittee
on Landmarks, Public Siting and Maritime Uses Regarding L.U. 51 and Intro 212-A**

April 17, 2018

Good afternoon Madame Chair and members of the Subcommittee. My name is Anthony Biolsi and I am the President of Montefiore Cemetery located in Southeast Queens. Thank you for the opportunity to present our application, L.U. 51, and to testify today in support of Intro 212-A.

Established in 1908 as a cemetery for burial of individuals of the Jewish faith and operated by the not-for-profit Springfield Long Island Cemetery Society, Montefiore Cemetery is located along Springfield Boulevard in Southeast Queens. The existing cemetery covers 114 acres, with presently over 156,000 burials.

In order to accommodate the demand for parking during a time of high burial and visitation activity, Montefiore acquired an approximately 2-acre property directly across the street from the Cemetery between Springfield Boulevard and Nashville Boulevard, between 122nd and 121st Avenues in four separate purchases in 1956, 1958, 1963 and 1972. A variance was obtained to use the property for parking and the construction of a maintenance area for cemetery equipment. Visitors would park across the street and then walk to visit the graves. Over time, the burial and visitation rate diminished, lessening the need for the ancillary parking lot.

It has been some years since the property across Springfield Boulevard has been used for parking. The property, block 12695 Lots 101, 21 and 15 is no longer needed for ancillary parking and has reverted back to R3A. The Cemetery continues to maintain its variance on Lot 1 for our maintenance facility.

Today, the cemetery is almost completely full.

The Springfield Long Island Cemetery Society has expressed its desire to convert this former parking lot into expanded grave space at Montefiore Cemetery in order to plan for the future and meet demand. We have spent the last two years briefing elected officials, community boards, civic associations and others in the community about our plans and have received overwhelmingly positive feedback.

There are several advantages of this expansion to both the Cemetery and the community. We will be able to meet demand for Jewish burials in the Borough of Queens, saving New York-based families the expense and inconvenience of traveling to locations outside of the city. This will

also improve the long-term financial stability of the Cemetery, benefitting many thousands of family members who rely upon us to maintain the burial sites of their loved ones.

In conversations over the last two years, community members have repeatedly expressed their preference of the expansion of the cemetery over commercial development of the property. The community will see a vacant lot transformed into a low impact permanent green space that will serve as a natural extension of the cemetery that has itself been a fixture in the community since 1908.

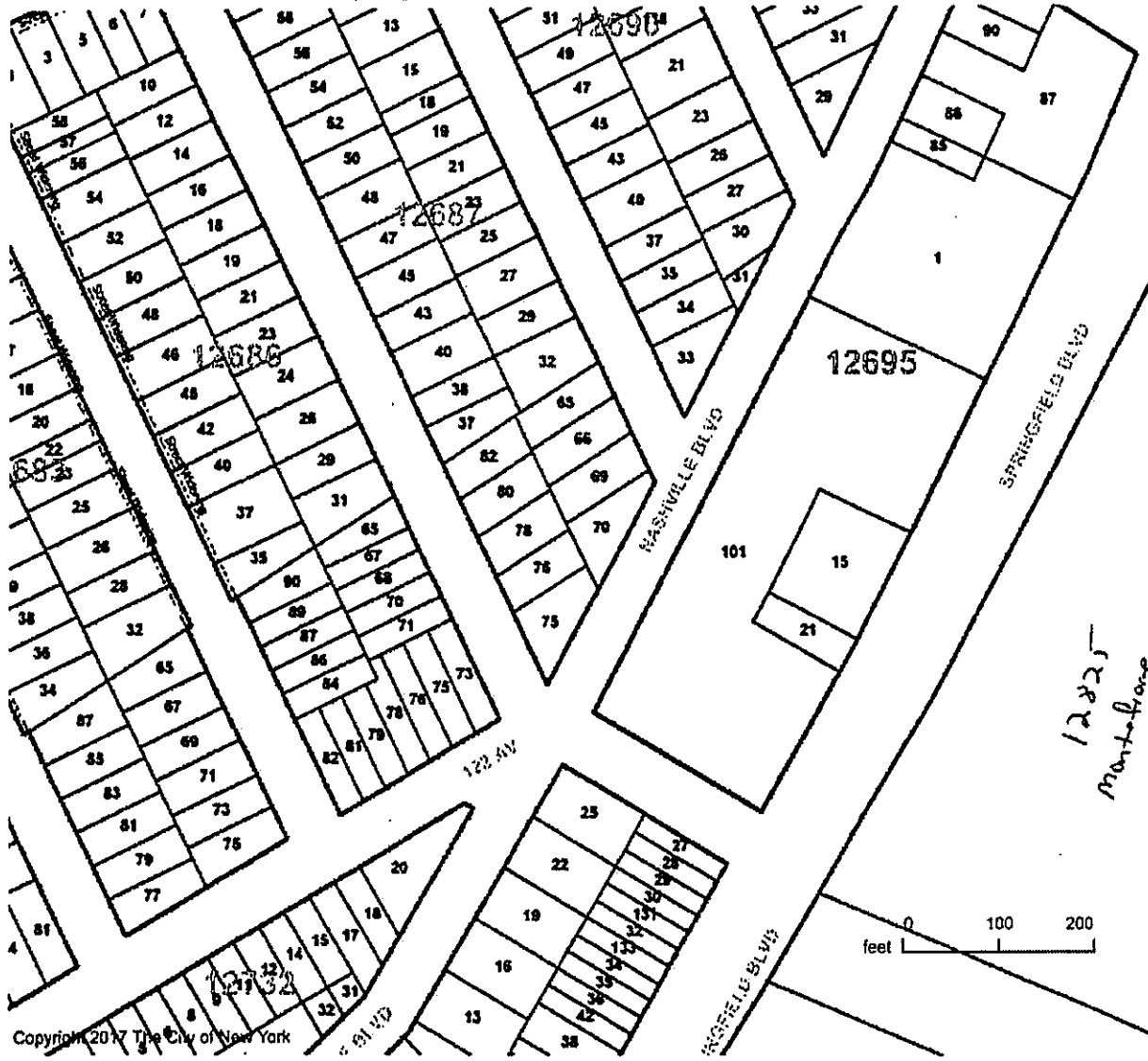
Specifically, we plan to create a green space that will allow for up to 2000 new graves. The site will feature landscaping, screening and a fence around the perimeter. It will be completely maintained and staffed by Montefiore Cemetery and will be an extension of the Cemetery. The same visiting hours at the Cemetery will extend to the expanded property: Sunday to Friday: 8am to 4:00; Closed Saturdays and all Jewish holidays.

The only alternative for the Cemetery's Board of Directors, consistent with their fiduciary obligations, would be to sell the property to the highest bidder, something the Cemetery does not wish to do.

We are very pleased that application L.U. 51 and Intro 212-A will enable the Cemetery to expand graves onto this property. We are particularly grateful to bill sponsor Councilman Daneek Miller for his thoughtful leadership and support.

Thank you. I would be happy to answer any questions you may have.

Springfield - Digital Tax Map - New York City Dept. of Finance (11/8/2017)



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- Borough Boundary
- Tax Block Boundary
- 50** Tax Block Number
- Tax Lot Boundary
- 50** Tax Lot Number
- Condo FKA Tax Lot Number
- 50.5** Tax Lot Dimension
- Approximate Tax Lot Dimension
- Condo Units Range Label
- Building Footprint
- C50** Condo Flag/Condo Number
- A50** Air Right Flag/Lot Number
- S50** Subterranean Right Flag/Lot Number
- R** REUC Flag
- Under Water Tax Lot Boundary
- Other Boundary
- Possession Hook
- Misc** Miscellaneous Text
- Small Tax Lot Dimension
- Surface Water



1994

© 2015 Google

Google earth

40°41'17.14" N - 73°44'54.74" W elev 48 ft eye alt 388 ft

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 212-A Res. No. LU.51
 in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Anthony Biolsi

Address: _____

I represent: Montefiore Cemetery

Address: St. Albans NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. W0063-2018 Res. No. _____
 in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Dale Lazerson

Address: 1 Centre St.

I represent: DCAS

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. W0632018 Res. No. _____
 in favor in opposition

Date: 4/17/2018

(PLEASE PRINT)

Name: Alyson Grant

Address: _____

I represent: ACS

Address: _____