

Queens Civic Congress, Inc.

P. O. Box 670706, Flushing, NY 11367-0706 www.qcc.nyc

June 20, 2019

I am testifying concerning the Kissena Center application requesting a change in the zoning along the east side of Kissena Boulevard from 45th Avenue to Laburnum Avenue (Block 5208, Lots 1, 5 and 32 and Block 5200 Lots 39, 49, 50, and 151) from R3-2 and R3-2/C2-2 to R7A and R7A/C2-3 with Mandatory Inclusionary Housing.

Queens Civic Congress is an umbrella organization representing over one hundred civic organizations in Queens. Two of our members, the Kissena Park Civic Association and the Holly Civic Association, reported their concerns about the above ULURP application at our February 19 membership meeting. For over two decades there has been rezoning to onsure that the character of the neighborhood remained suburban-like and low-density. When one observes the community to the east, south, and west one sees low-density structures consistent with the targeted area which was part of a former rezoning. If approved, this ULURP application will have significant negative effects on this and surrounding communities. This is not contextual rezoning. While we recognize that affordable housing is needed, we are extremely concerned that applications like this will be replicated throughout Queens. We cannot allow development to destroy our one- and two-family communities.

At the Queens Civic Congress' February 19 meeting a resolution was unanimously passed opposing this application. That vote was reaffirmed at our General Membership meeting last Tuesday, June 18, 2019.

We also take note, with alarm, of Paul Graziano's Preliminary Examination, Analysis & Review of the EAS. His finding of inconsistencies and inaccuracies leads him to characterize the EAS as "remarkably sloppy work or intentionally misleading" and we feel this is appalling and unacceptable.

We urge the Subcommittee on Zoning and Franchise to reject this application. Thank You.

Submitted by,

Kevin J. Forrestal

President

Zoning Subcommittee Public Hearing City Hall,

Re: ULURP# C190202 ZMQ, ULURP# N190203 ZRQ

Honorable Members:

My name is Dorothy Woo, a member of Holly Civic Association. And I oppose the application.

My major concern about this application is the traffic conditions it will cause on the surrounding streets. Through my window, I can often see buses and cars backed up for a few blocks due to the traffic disruption on either Kissena Blvd or Holly Avenue. These streets are just too narrow to handle such a high volume of traffic.

My property which is adjacent to the KIMCO Shopping Center is also located on the same block with commercial establishments, which is also included in the proposal. Their activities directly impact my quality of life. What I imply here and a wish list are follows:

- 1) Businesses be family friendly; (no nightclub, no karaoke)
- 2) Garbage bins are placed behind premises according to sanitation rules.
- 3) Quiet ventilation equipment is installed.

I would like to request your reconsideration of the June 3 decision on the approval of KIMCO's application. It resulted in the amendment of the zoning map, which was based on one favorable environmental study. I believe that before the amendment of the zoning map becomes permanent, there needs to be a feasibility study done as well as a comprehensive traffic study.

Spot zoning in favor of particular property owners sets a bad example. It is also unfair to the adjacent property owners. Their property value needs to be protected too.

I suggest KIMCO seek a variance for their development, instead of their request for change of zoning.

Thank you.

Dorothy Woo 140-28 Holly Avenue Flushing, NY 11355 718-762-6383 NYC Zoning Subcommittee Public Hearing

June 20, 2019

Kimco Kissena Center LLC - 46-15 Kissena Boulevard

Testimony in Opposition of the Proposal to Rezone

My name is Edward Chin and I am a homeowner on Kissena Boulevard; I live approximately 300 feet from the proposed project. My family moved to Flushing in the early 1970s, having pooled our life savings to move to Flushing from the Hunts Point section of the Bronx.

Over the years, Flushing has changed in terms of a marked increase of vehicular and pedestrian traffic, a massive influx of immigrants, and business development.

Despite the passage of time, the basic character of the community South of Holly Ave continues to be one, two family, and multiple dwellings that are two stories in height. This area was rezoned in 2005 for low density.

The proposed eight story mixed use building, now changed to five stories (as a R6A/C2-3) would literally cross the line, i.e. Holly Avenue, in terms of what would fit the profile of the community. A total of 114 proposed apartments with its accompanying occupants would drastically create a bottle neck for those travelling North to downtown Flushing or South to the Long Island Expressway on Kissena Boulevard.

At the March 28, 2019 Public Hearing, held in the Queens Borough President's Conference Room, it was noted Kimco had not yet obtained a DOT traffic study or whether DOT would accept their proposed mitigation of the traffic concerns. * An add how of a traffic liquid @ Kalmue 15 < 500 from the traffic light on Laburnum the & kissena Blvd.

Community Board 7 and the Queens Borough President's Office have documented many other concerns. including those voiced by Holly Civic and Kissena Park Civic Associations. Council Member Peter Koo's office has received many calls expressing opposition to the proposed project. In the interest of time, I will refer you to their findings and recommendations.

In reviewing the materials for this hearing, I was surprised with the City Planning Commission vote to approve the project. Of note, the City Planning Commission does not document any opposition to the proposed project, nor during a 30-day public comment period.

This may be perhaps this is due to the community not being aware of the publishing of the findings supporting the project or the dates of the City Planning Commission public hearings.

Thank you for the opportunity to provide my testimony. * Addendum: The President of the Holly Civic Association confirms

Holly Civic Association

Member of the Holly Civic Association

Member of the Holly Civic Assacciation

meetings.

47-10 Kissena Boulevard, Flushing, New York 11355

evcrpac@aol.com (H) 718-463-8275

Public comment is essential to decision making of the CPC.

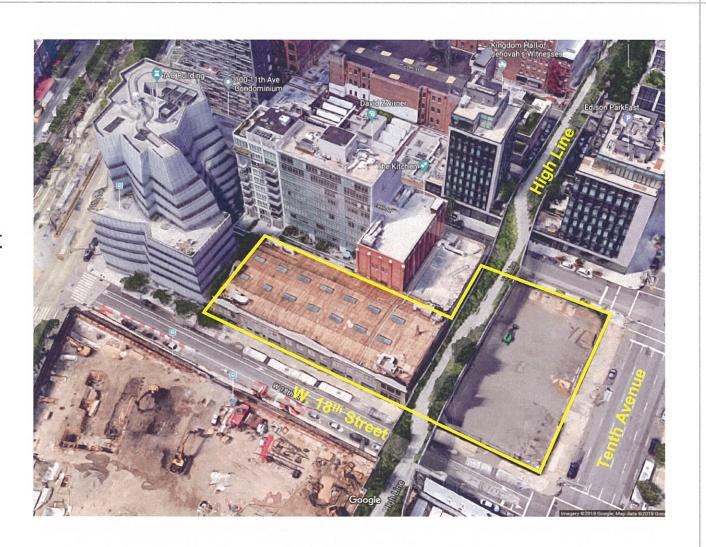
Comment: No one has dec puneyed myself or arry of

515 West 18th Street Parking Garage



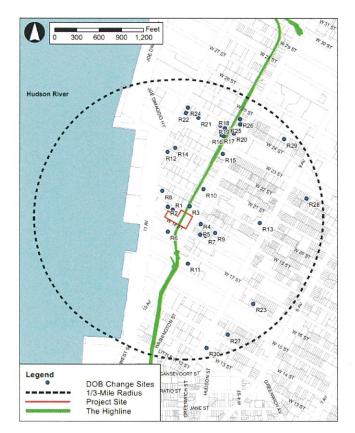
515 West 18th Street

- 181-unit building currently under construction
- Zoning permits 41-space as-of-right parking garage
- Site substantially excavated to remediate contaminated soils pursuant to NYS Brownfields Cleanup Program
- Resulted in 36,000-sf excavated cellar space to be programmed
- Floodplain makes cellar not suitable for retail or residential amenity
- Parking determined to be most viable and appropriate use of the cellar



CPC findings: Neighborhood parking demand

- 7-block radius within past 10 years:
 - 2,100+ new residential units (30 buildings)
 - 77 net increase in residential parking spaces
 - 4% Residential Growth Parking Ratio (up to 20% permitted)
 - 20 buildings containing 535 dwelling units were constructed with <u>no</u> accessory parking
 - New residents have brought an estimated 548 additional cars into neighborhood in past 10 years*

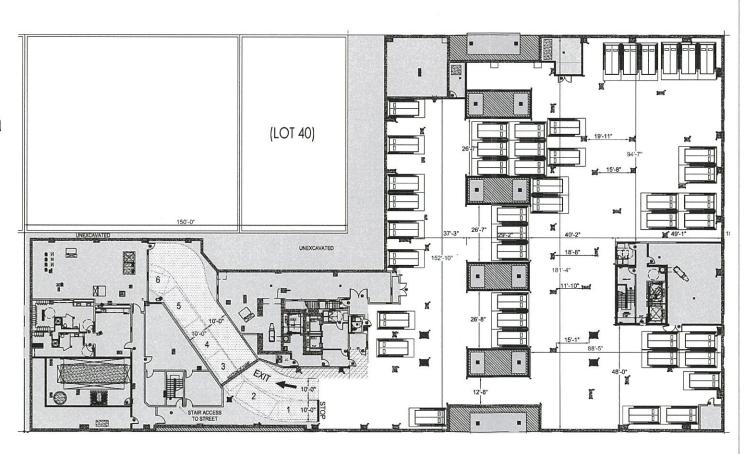




^{*}Based on US Census data for availability of automobiles in local census tracts

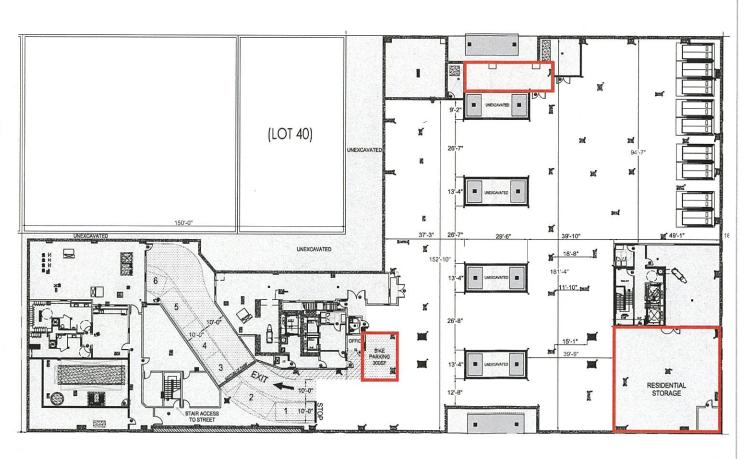
515 West 18th Street

- Application originally requested additional 141 spaces (180 total) due to size of the excavated cellar
- 180-space garage would result in a residential parking growth ratio of 8% in the area (20% permitted)
- Community Board, BP and CPC raised concerns about the findings of this special permit, and ostensible "1-to-1" parking ratio



515 West 18th Street

- Application originally requested additional 141 spaces (180 total) due to size of the excavated cellar
- 180-space garage would result in a residential parking growth ratio of 8% in the area (20% permitted)
- Community Board, BP and CPC raised concerns about the findings of this special permit, and ostensible "1-to-1" parking ratio
- In response, we have reduced the request by more than 50%, to 69 additional spaces (110 total)



Projected Car Ownership in New Building

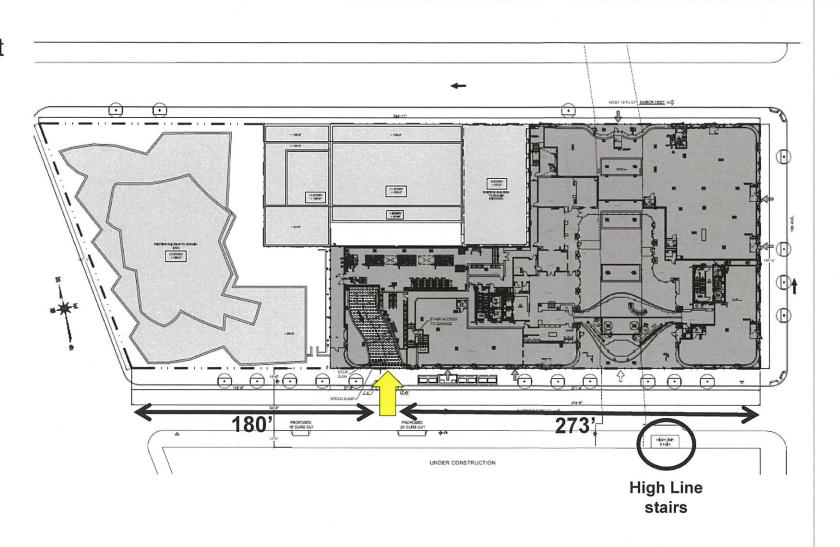
- Reduction links number of requested spaces more closely to demand from the building to which it is accessory
- Based on census data, building estimated to generate demand for at least 115 spaces

Unit Size	# of DU's	Adjusted Ratio	Vehicles
studio	0	25.6%	0
1 bdrm	66	43.0%	28
2 bdrm	59	58.9%	35
3 bdrm	44	95.3%	42
4 bdrm	12	95.3%	11
TOTAL	181	63.8%	115

Source: US Census data for availability of automobiles by household size in local census tracts, combined with US Census data for availability of automobiles by household income

Location of Entrance and Functioning of Street

- This will be the only curb cut on this side of the street
- Located far from both intersections and far from High Line stairs
- Relatively few cars will enter and exit:
 - Peak hour: 21 cars in, 18 cars out
- Fewer than 250 peak-hour pedestrians
- Fewer than 60 peak-hour bicycles



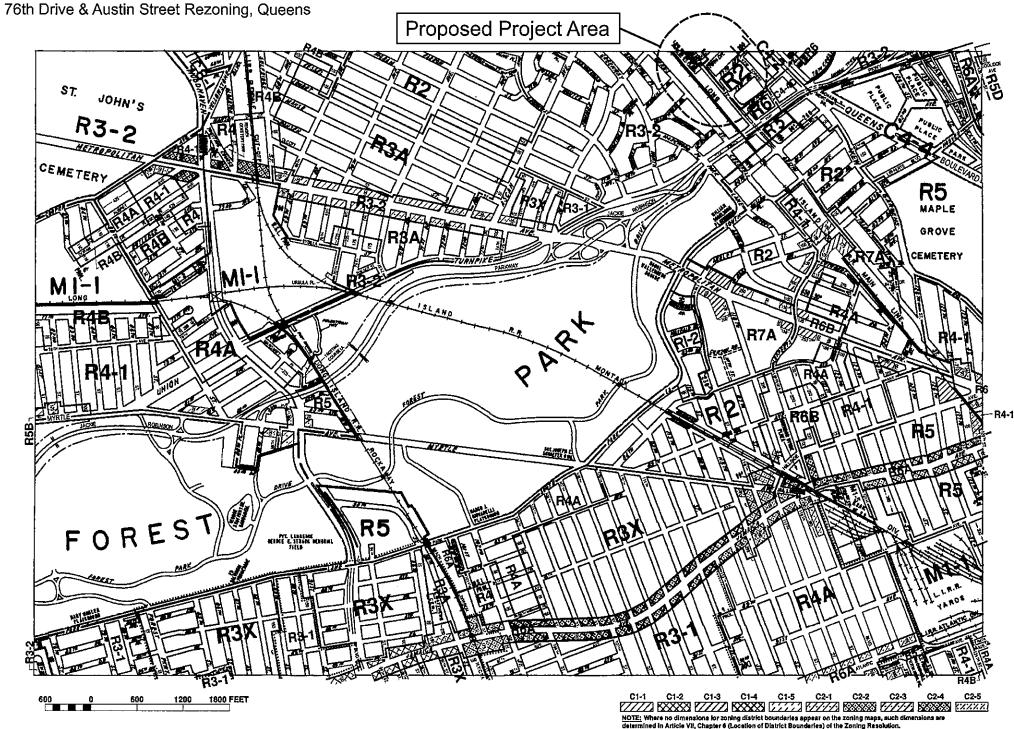
515 West 18th Street Parking Garage



AUSTIN STREET REZONING QUEENS, NEW YORK ULURP No.: C 180399 ZMQ

CITY COUNCIL SUBCOMMITTEE ON ZONING AND FRANCHISES
PUBLIC HEARING
JUNE 20, 2019





ZONING MAP

THE NEW YORK CITY PLANNING COMMISSION

Major Zoning Classifications:

The number(s) and/ar letter(s) that follows an R, C or M District designation indicates use, bulk and other controls as described in the text of the Zoning Resolution.

R - RESIDENTIAL DISTRICT

C - COMMERCIAL DISTRICT

M - MANUFACTURING DISTRICT



SPECIAL PURPOSE DISTRICT The letter(s) within the shaded area designates the special purpose district as described in the text of the Zaning Resolution.

AREA(S) REZONED

Effective Date(s) of Rezoning:

07-25-2012 C 120195 ZMQ

Special Requirements:

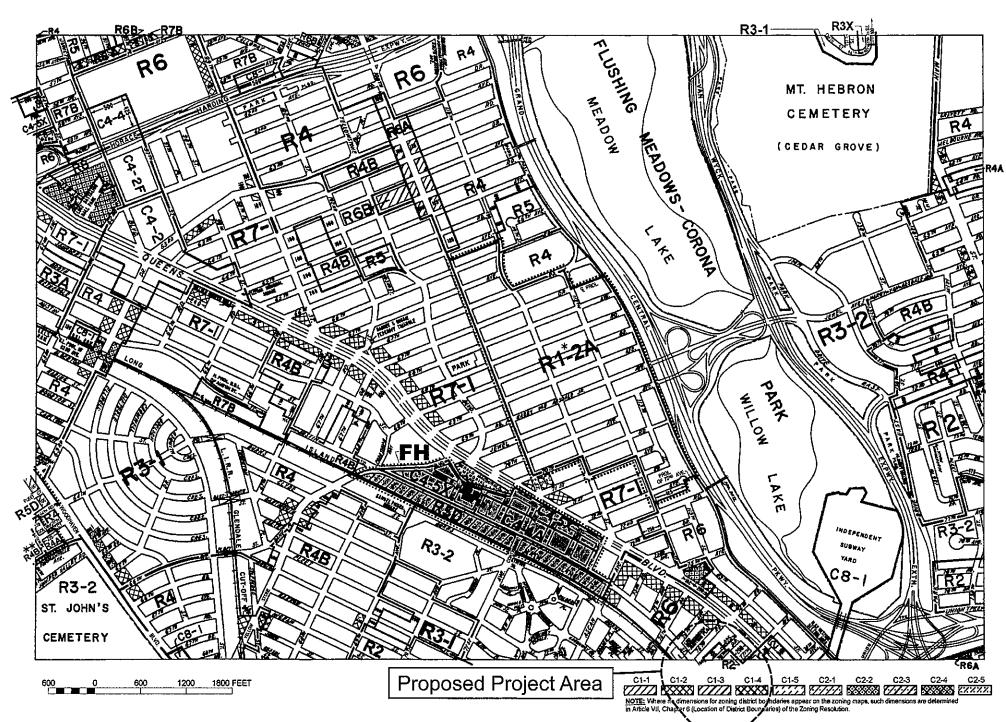
For a list of lots subject to CEOR environmental requirements, see APPENDIX C.

For a list of lots subject to "D" restrictive declarations, see APPENDIX D.

For Inclusionary Housing designated areas on this map, see APPENDIX F.

MAP KEY	•	Č
13c	14a	14c
13d	14b	14d
17c	18a	18c
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NOTE: Zoning information as shown on this map is subject to change. For the most up-to-date zoning information for this map, visit the Zoning section of the Department of City Planning websits: www.nye.gov/planning or contact the Zoning information Desk at (212) 720-2291.



ZONING MAP

THE NEW YORK CITY PLANNING COMMISSION

Major Zoning Classifications:

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R - RESIDENTIAL DISTRICT

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SPECIAL PURPOSE DISTRICT
The letter(s) within the shaded area designates the special purpose district as described in the text of the Zaning Resolution.

AREA(S) REZONED

Effective Date(s) of Rezoning:

**07~29~2009	С	090382	ZMQ
* 06-30-2009	Ċ	090283	ZMQ
03-24-2009	С	090104	ZMO

Special Requirements:

For a list of lots subject to CEQR environmental requirements, see APPENDIX C.

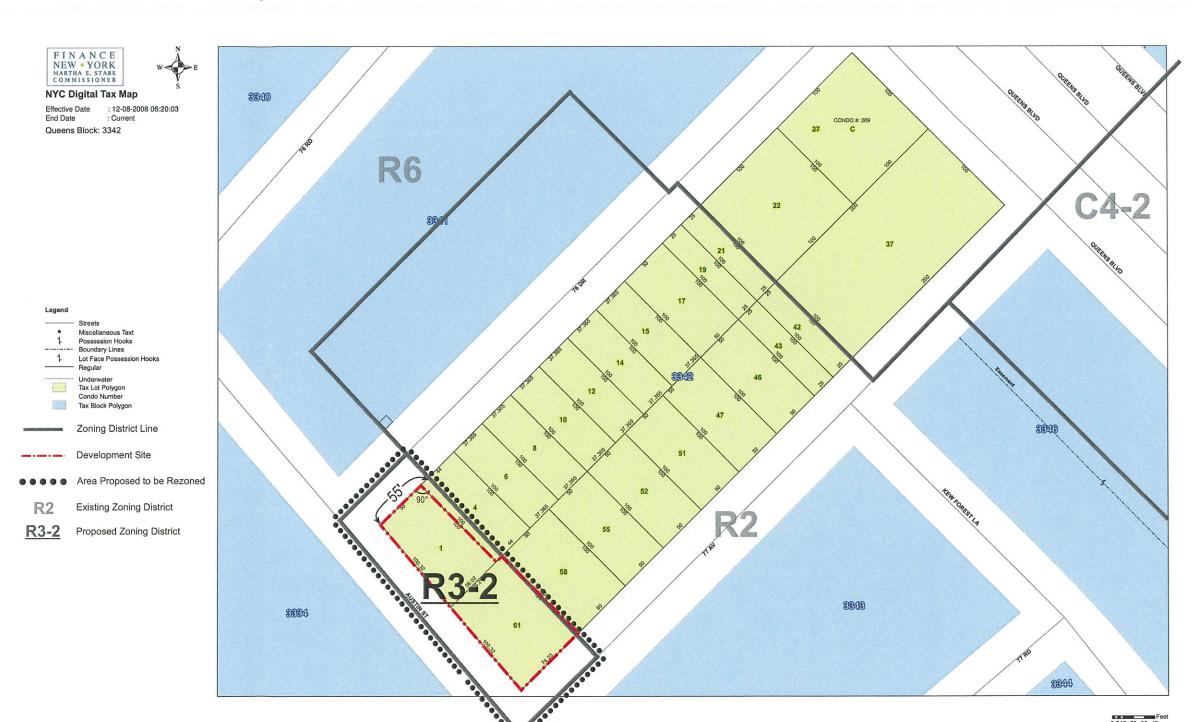
For a list of lots subject to "D" restrictive declarations, see APPENDIX D.

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MAP KEY	•	Ö	
9d	10b	10d	
13c	14a	14c	
13d	14b	14d	
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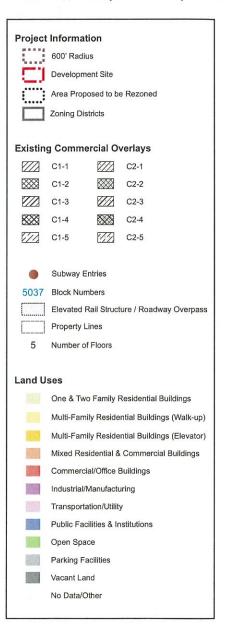
NOTE: Zoning information as shown on this map is subject to change. For the most up-to-date zoning information for this map, visit the Zoning section of the Department of City Planning website; www.rryc.gov/planning or contact the Zoning Information Desk at (212)

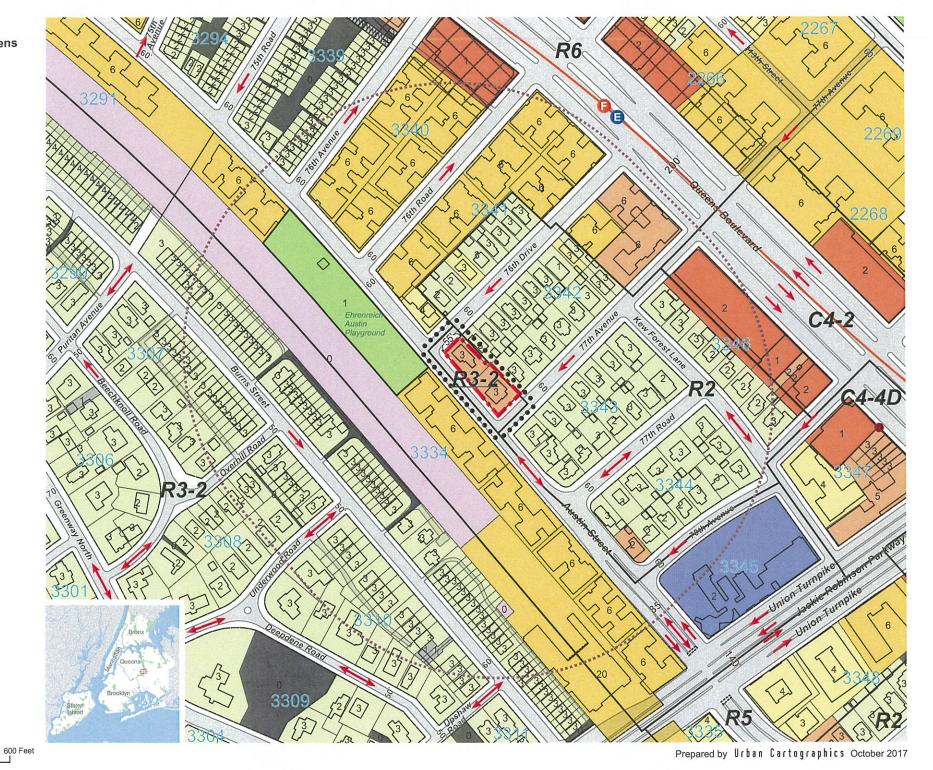


Area Map

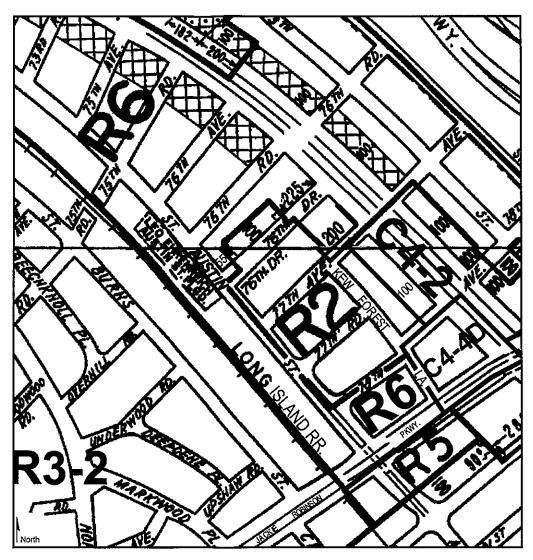
North

76th Drive & Austin Street Rezoning, Queens Block 3342, Lot 1, p/o Lot 61 & p/o Lot 4

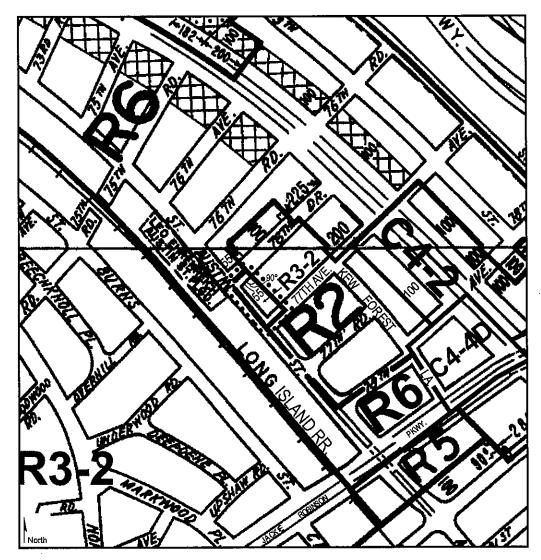




Zoning Change Map



Current Zoning Map (14a & 14b)



Proposed Zoning Map (14a & 14b)
- Area being rezoned is outlined with dotted lines

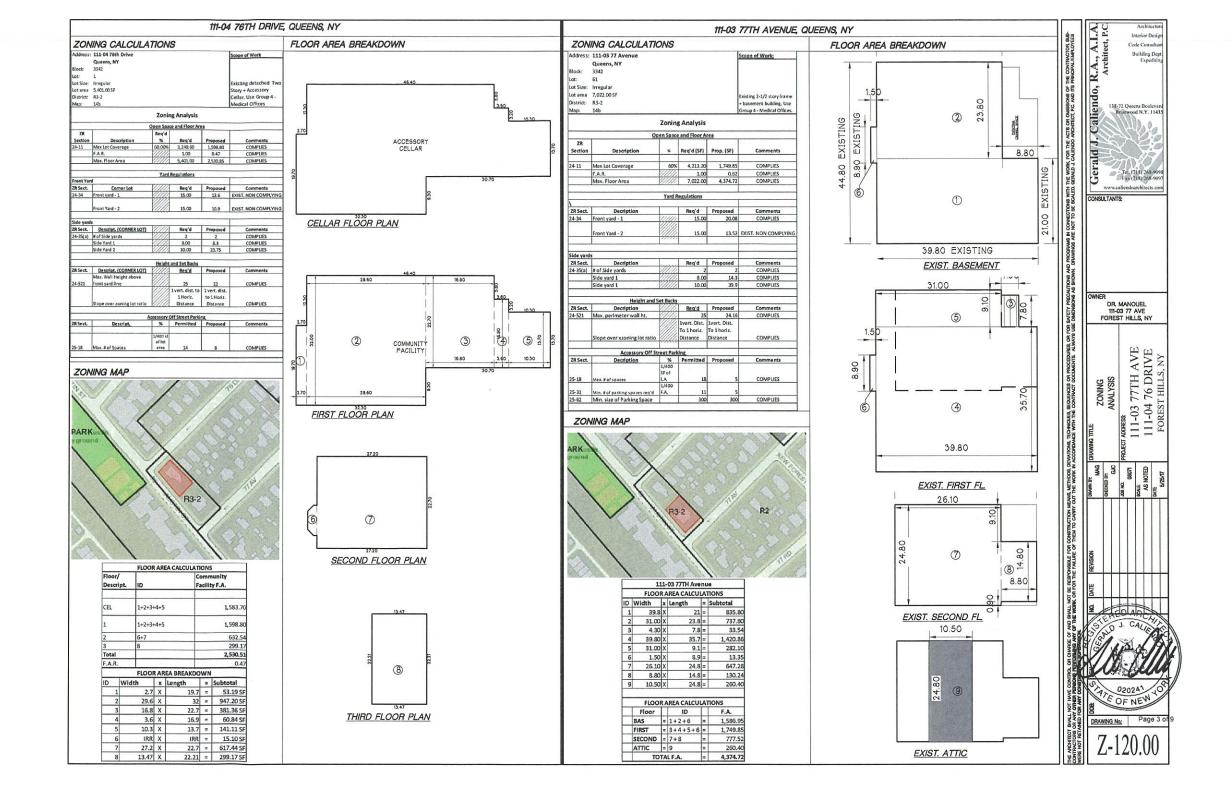
Rezoning from R2 to R3-2

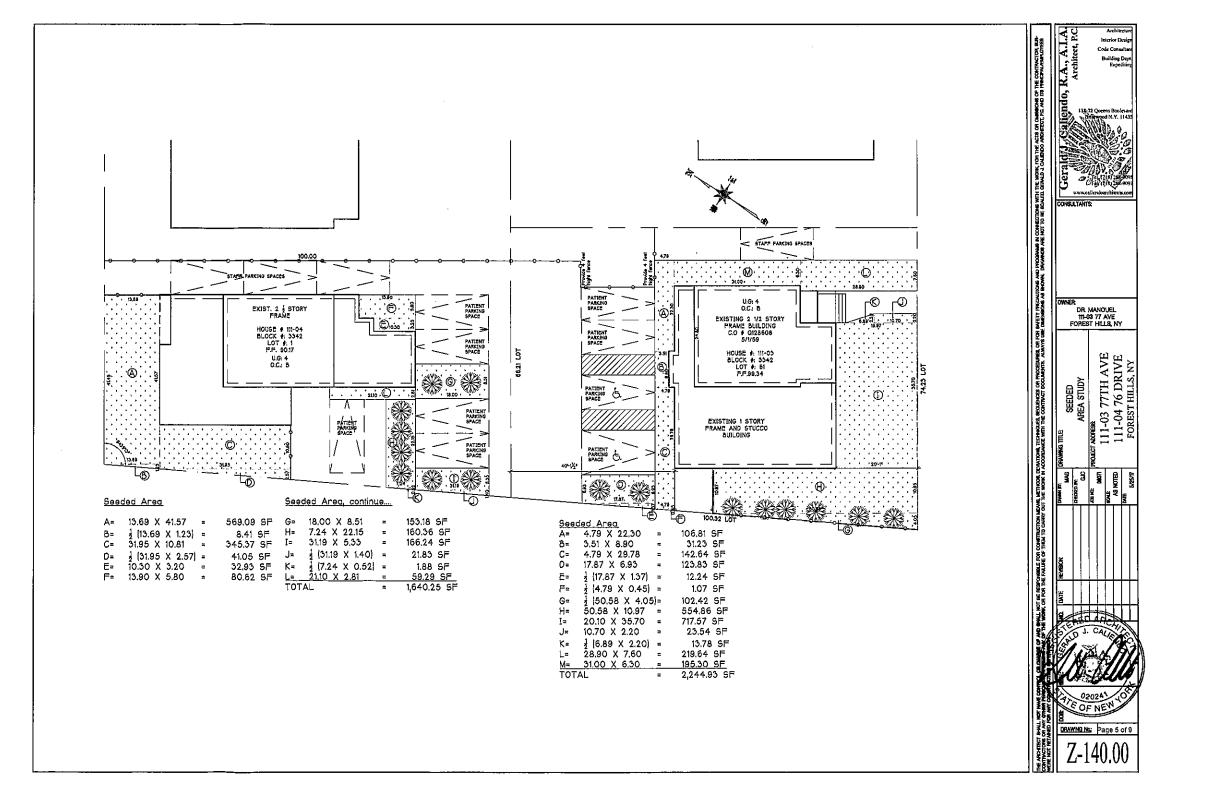
76th Drive & Austin Street Rezoning, Queens

Zoning Comparison Table

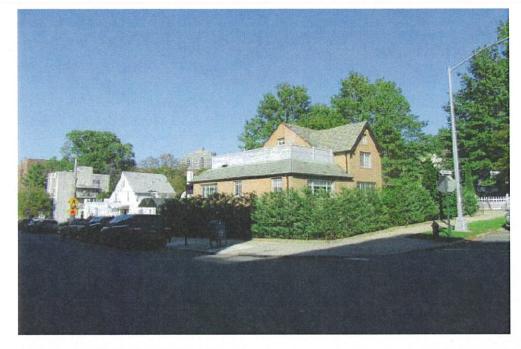
	Existin	ng Zoning (R2)	Proposed Zoning (R3-2)	
		3 3 ()		
	ZR Section #	R2	ZR Section #	R3-2
USE GROUPS	22-10	1, 3, 4	22-10	1, 2, 3, 4
Residential	23-141	0.5	23-142	0.5
Affordable Independent Residences for S	Senidn/a	n/a	23-144	0.95
Community Facility	24-11	1	24-11	1
Commercial	n/a	n/a	n/a	n/a
Commercial and Community Facility	n/a	n/a	n/a	n/a
Manufacturing	n/a	n/a	n/a	n/a
YARDS				
Minimum Front Yard	23-45	15'	23-45	15'
Minimum Side Yard	23-35	5' (1) / 13' (total) / 20' (corner lo	23-35	5' (1) / 13' (total) / 20' (corner lot
Minimum Rear Yard	23-47	30'	23-47	30'
HEIGHT AND SETBACKS	·			,
Minimum Base Height	23-631(a)	n/a	23-631(b)	n/a
Maximum Base Height	23-631(a)	25'	23-631(b)	21'
Maximum Building Height	23-631(a)	sky exposure plane	23-631(b)	35'
Maximum Number of Stories	23-631(a)	n/a	23-631(b)	n/a
Maximum Height of Front Wall	23-631(a)	25'	23-631(b)	21'
Sky Exposure Plane	23-631(a)	1 to 1	n/a	n/a
Setbacks from Narrow Streets	n/a	n/a	n/a	n/a
Setbacks from Wide Streets	n/a	n/a	n/a	n/a
OPEN SPACE		·	-	
Minimum Open Space Ratio	23-141	150.0	23-142	65%
LOT COVERAGE			-	
Corner Lot	23-141	n/a	23-142	35%
Max Interior/Through Lot	23-141	n/a	23-142	35%
DENSITY				
Dwelling Units	23-22	1,900 sf/DU	23-22	625* or 870 sf/DU
PARKING				
Residential	25-23	100%	25-23	100%
Commercial	n/a	n/a	n/a	n/a
Income-Restricted Housing Units	12-10/25-251	n/a	12-10/25-251	50% or None (Transit Zone)
Government Assisted Parking	12-10/25-253	n/a	12-10/25-253	80%
LOADING			,	
Commercial	n/a	n/a	n/a	n/a

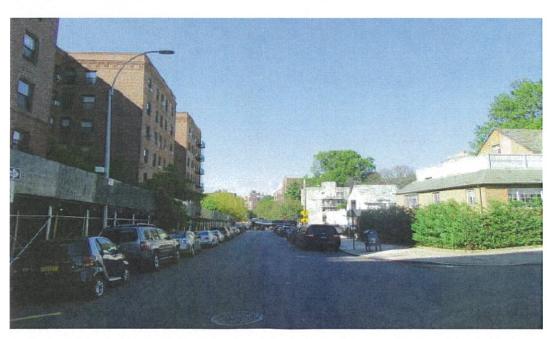
^{*}For single and two-family detached and semi-detached residences













Paul D. Graziano Associated Cultural Resource Consultants 146-24 32nd Avenue Flushing, NY 11354 (718) 309-7522

paulgrazianohdc@yahoo.com

June 20th, 2019

RE: Kissena Center (Kissena Boulevard Rezoning) – EAS 18DCP188Q City Council Zoning and Franchises Subcommitee, Francisco Moya, Chair

My name is Paul Graziano and I am an urban planning consultant retained by the Kissena Park Civic and Holly Civic associations in reference to the Kissena Center ULURP application to change the zoning along the east side of Kissena Boulevard from 45th Avenue to Laburnum Avenue (Block 5208, Lots 1, 5 and 32 and Block 5200 Lots 39, 49, 50, and 151) from R3-2 and R3-2/C2-2 to R7A and R7A/C2-3 with Mandatory Inclusionary Housing, later amended to R6A by the City Planning Commission (CPC). My previous testimony for Community Board 7 and the Queens Borough President, including an examination, analysis and review of the original EAS document submitted by AKRF on behalf of the owner of Block 5208, Lot 5, Kimco Realty is included as an attachment to this testimony; said entity is the instigator of this rezoning effort, with the New York City Department of City Planning in a supporting role due to the promise of new construction of incomecontrolled residential units as per the Mandatory Inclusionary Housing program.

To be brief: even with the modest change by the CPC from R7A to R6A – which will lower the maximum heights of the proposed development by a single storey or 10 feet (to 85 feet) and a decrease in allowable floor area ratio (FAR) from 4.6 to 3.6 – the resulting development will still be grossly out of character with the surrounding community of primarily detached and semi-attached 1 and 2-family houses. There is no question that, should it be approved by the City Council, the precedent that will be set by this action will significantly shift the long-delineated boundary between the high-density precincts of downtown Flushing and the low-density Holly and Kissena Park neighborhoods. Holly Avenue at Kissena Boulevard has never been considered part of downtown Flushing. In fact, a detailed examination of zoning actions since the establishment of the 1961 Zoning Resolution reveals that there have been only two upzoning amendments since in the immediate area that could be described as moving the boundary of high-density zoning south of 45th Avenue: the first, effective December 7th, 1967, changed the zoning on Colden Avenue between 45th and Juniper avenues from R3-2 to R6; the second, effective June 9th, 1994 (930584ZMQ-A-1678) rezoned the frontage on both sides of Kissena Boulevard from 45th to Geranium avenues from R3-2 to R6. Unlike the current proposed rezoning, both of the previous actions essentially legalized existing highdensity buildings, not creating opportunities for significant out-of-scale development. As discussed in my previous testimony, along Kissena Boulevard there is a clear division – both zoning and visual – between existing high-density development north of Holly Avenue and low-density development south of Holly Avenue (see map figures attached to this testimony - high density zoning in blue/low density zoning in yellow). And, the applicant's proposed 5-storey deed restriction - which has not been agreed to - will not change the six-fold increase in FAR from a 0.6 in R3-2 to 3.6 in R6A.

In conclusion, the application should be denied on A) the lack of merits and public interest behind this proposed rezoning; B) the negative effects that the proposed zoning will have on the immediate surrounding neighborhood; C) the purposefully misleading and inaccurate renderings and data within the EAS proffered by the developer, as described in the previous testimony and attachments; and D) the precedent that will be set for an expansion of high-density development into low-density communities. Finally, the applicant has not been honest or transparent in its meetings and communications with the representative civic organizations whatsoever as well as key elected and appointed officials. A last-minute specious deed restriction offer reeks of desperation; rewarding a developer for this kind of behavior does not reflect well on the ULURP process.

Submitted by:

Paul Graziano, Principal Associated Cultural Resource Consultants

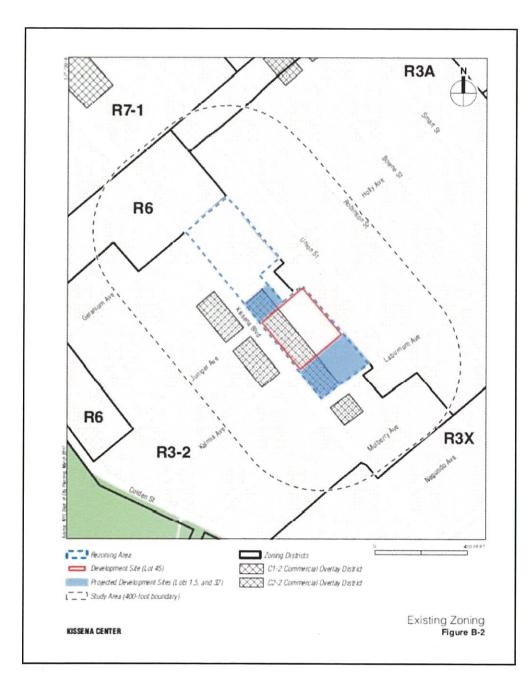
ACRC

Associated Cultural Resource Consultants

Register Nominations Historic Preservation

Urban Planning Land Use

Figure 1a: Existing and Proposed Zoning - EAS



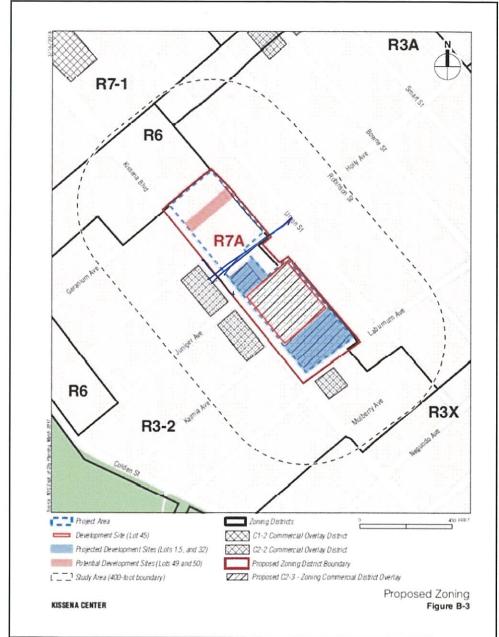
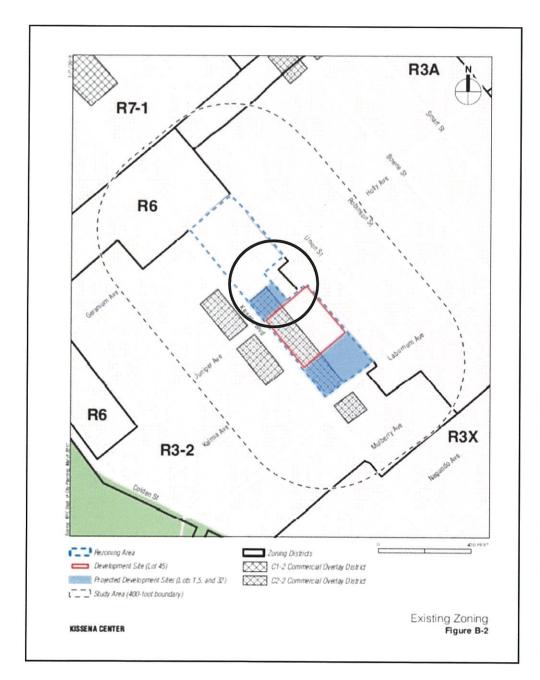




Figure 1b: Existing and Proposed Zoning - EAS



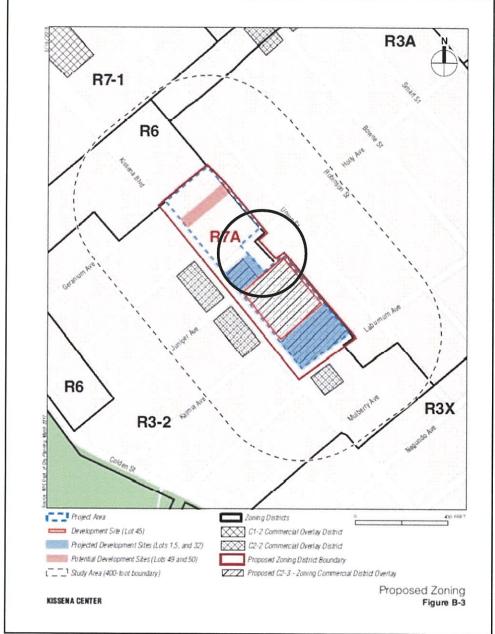




Figure 1c: Existing and Proposed Zoning - Development Sites - NYCZola

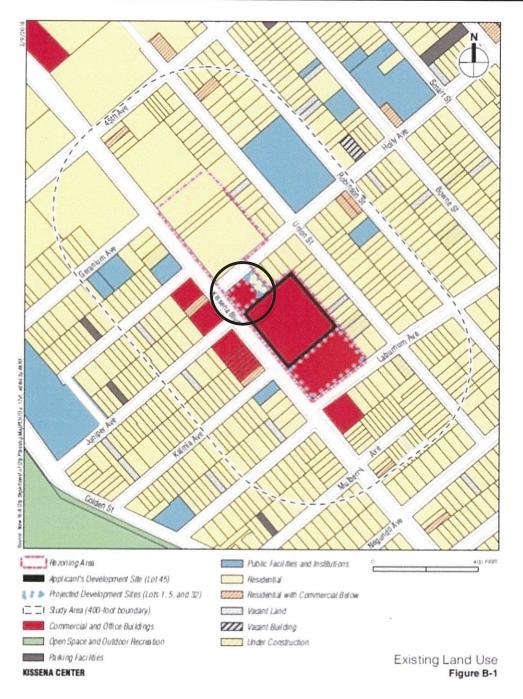


Figure 2a: Existing Zoning - NYCZola

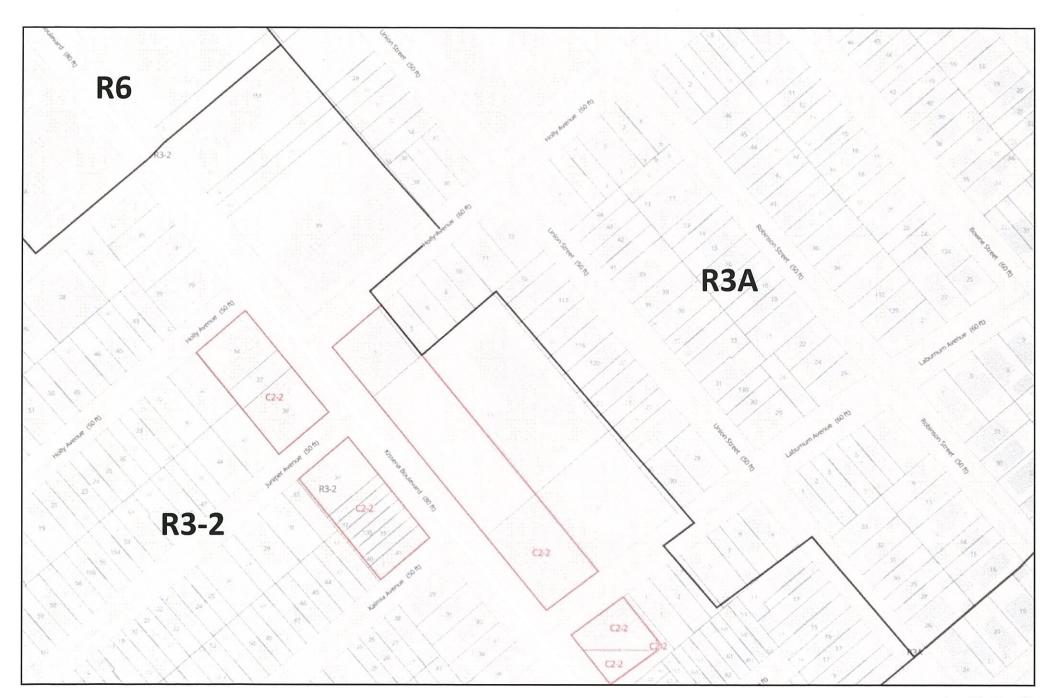


Figure 2b: Existing Zoning - Development Sites - NYCZola

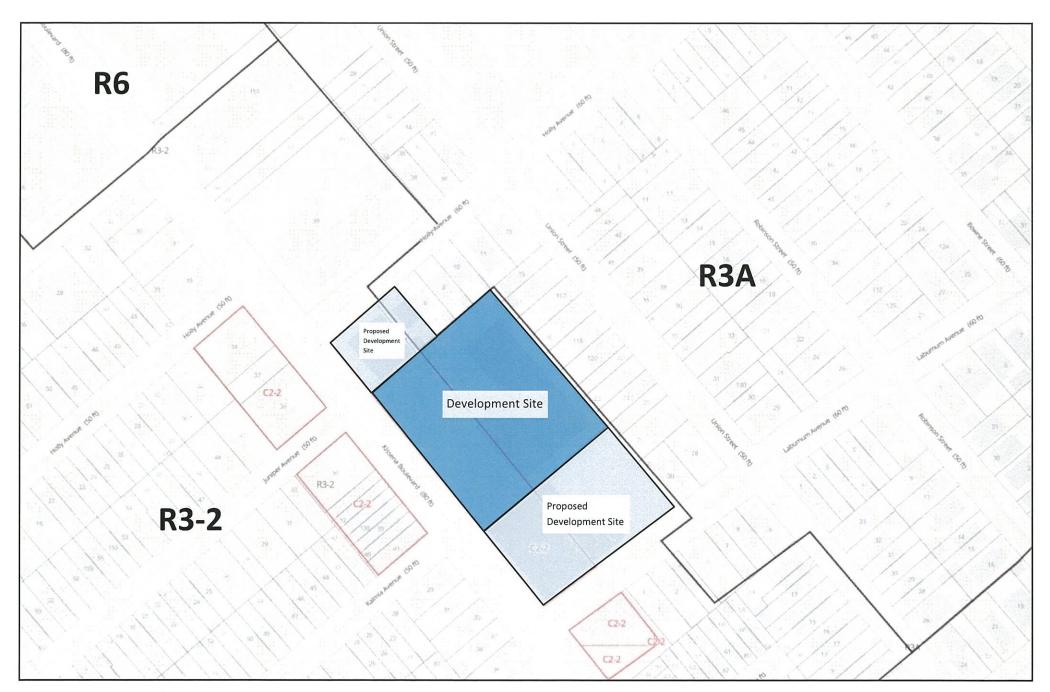


Figure 2c: Existing Zoning - Development Sites - NYCZola

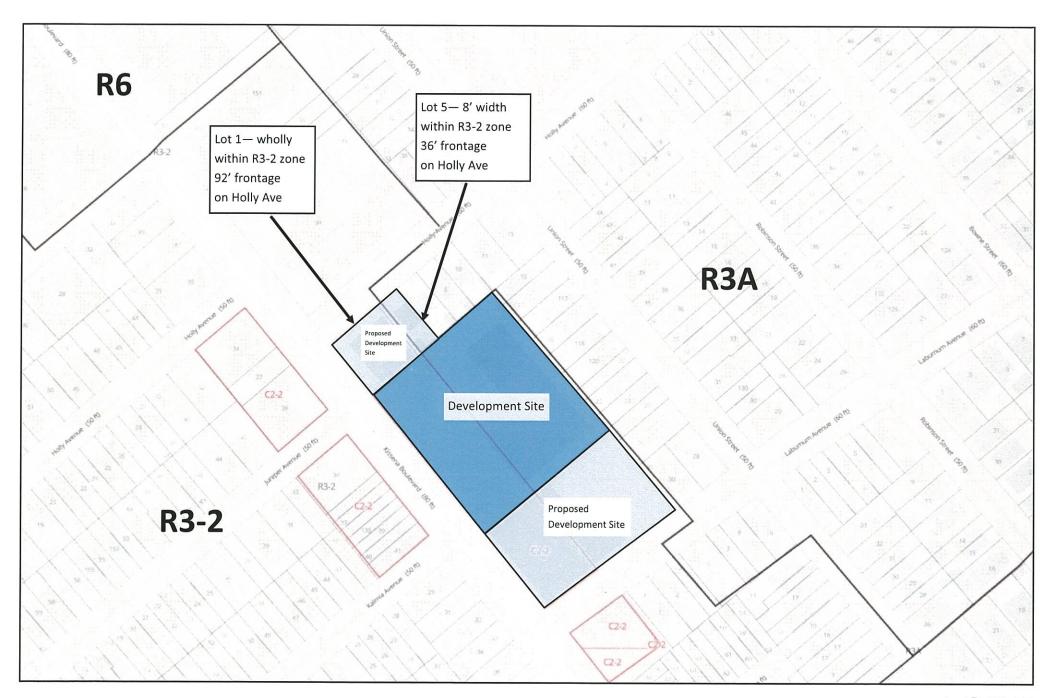


Figure 2d: Existing Zoning - Development Sites - NYCZola

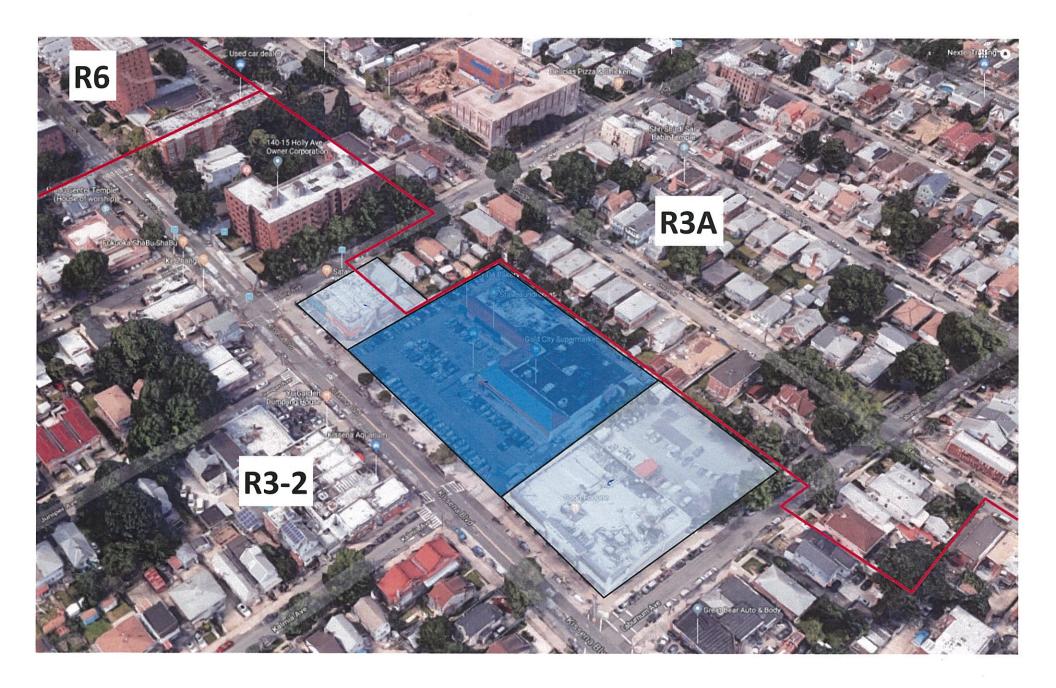


Figure 2e: Existing and Proposed Zoning - Development Sites - NYCZola

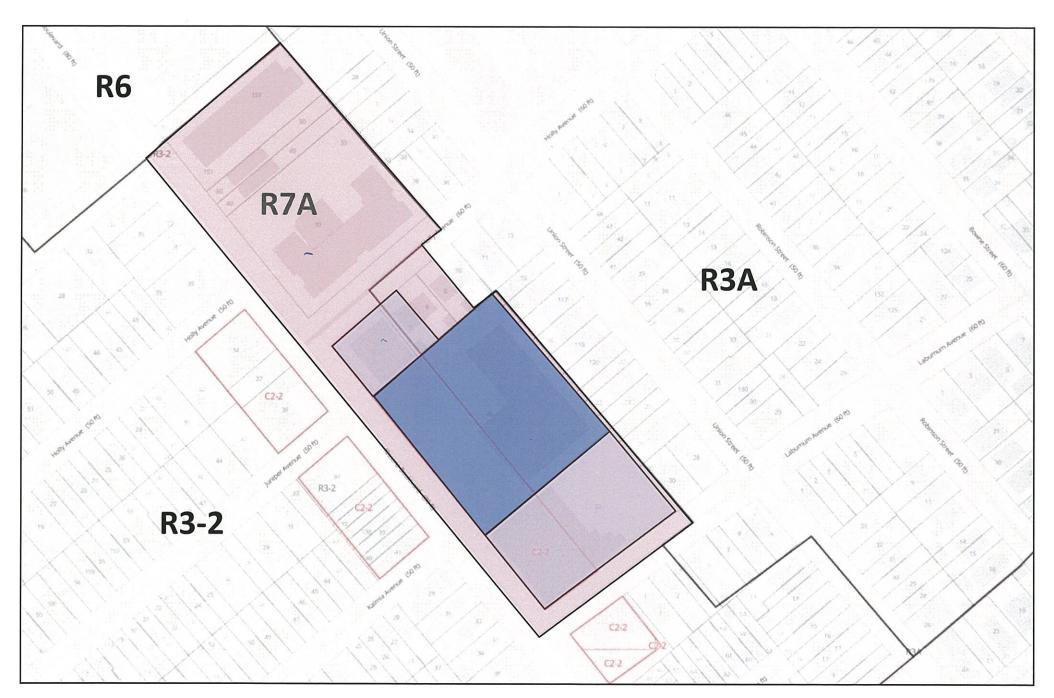


Figure 2f: Existing and Proposed Zoning - Development Sites - NYCZola

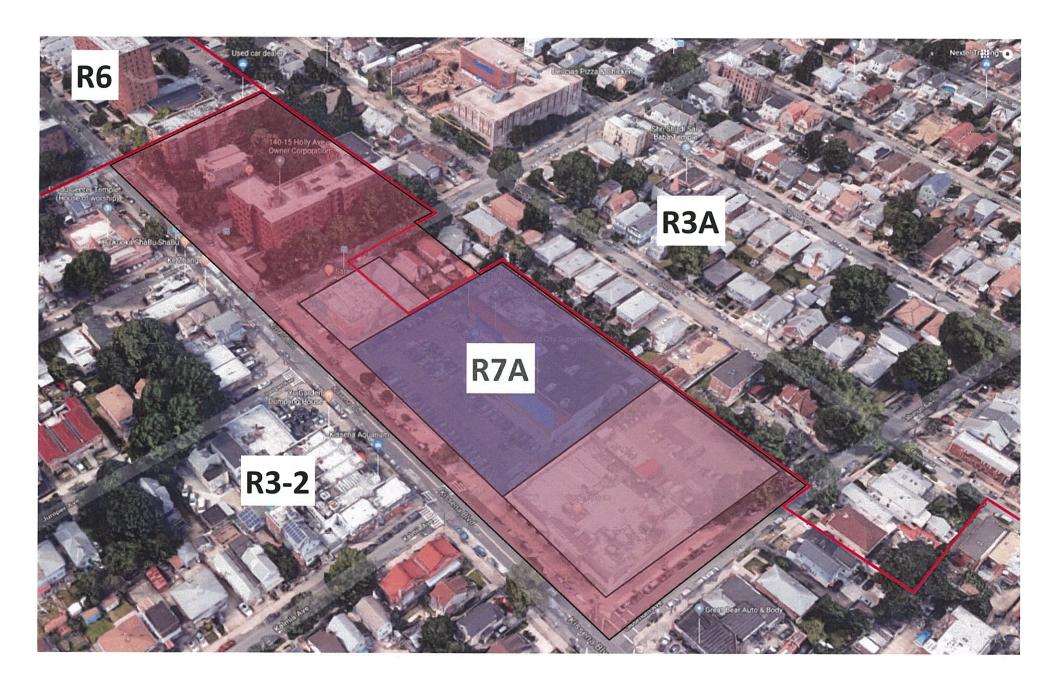


Figure 2g: Existing and Proposed Zoning - Development Sites - NYCZola

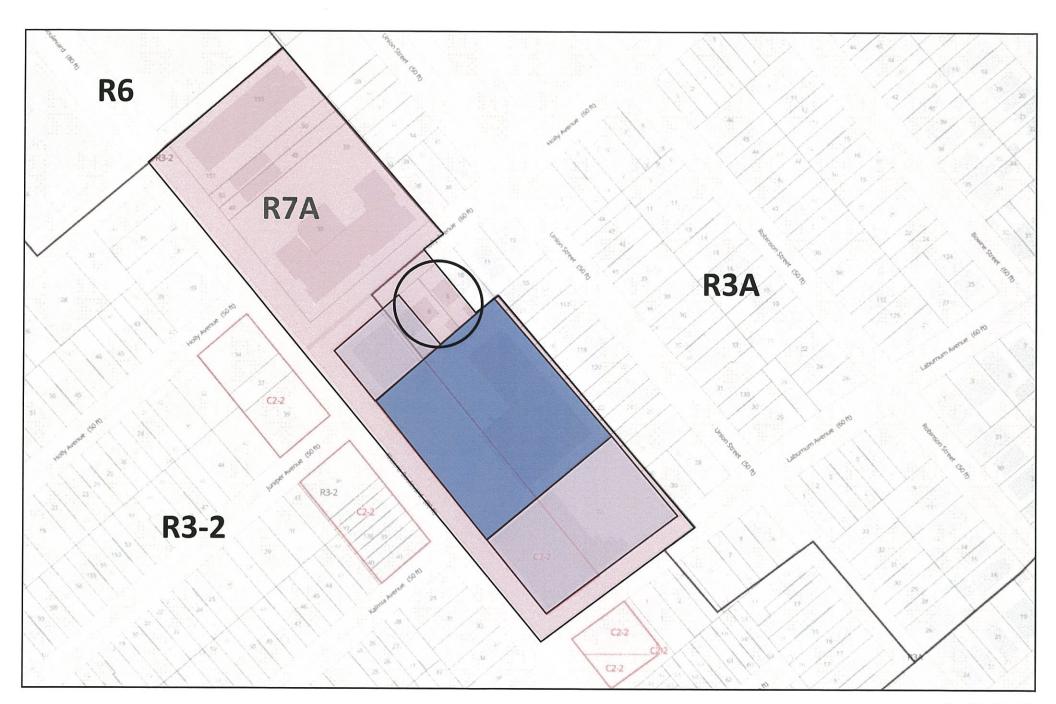
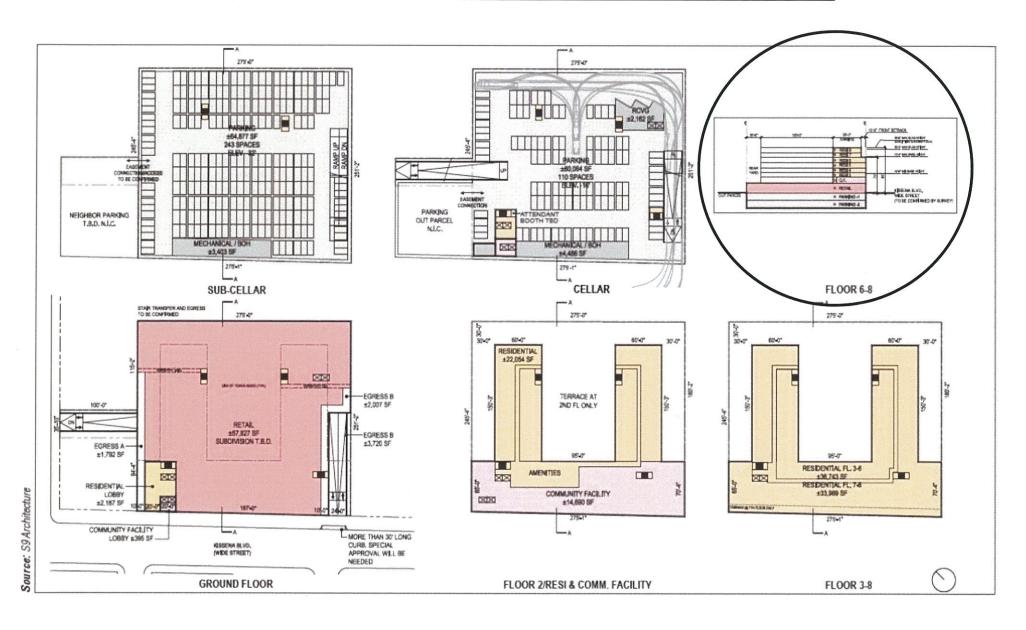


Figure 2h: Existing and Proposed Zoning - Development Sites - NYCZola



Figure 3a: Sectional Plans - Development Site (Lot 45)



Plans and Sections for the Development Site (Lot 45)

Figure 3b: Sectional Plans - Development Site (Lot 45)

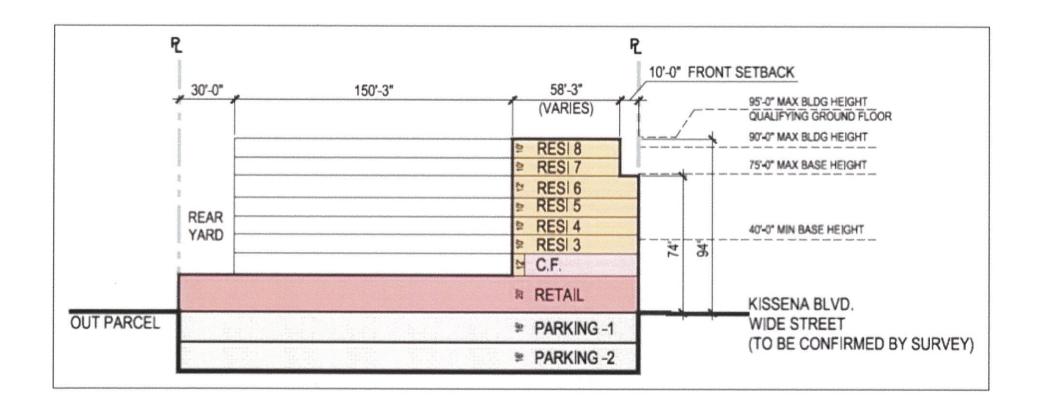
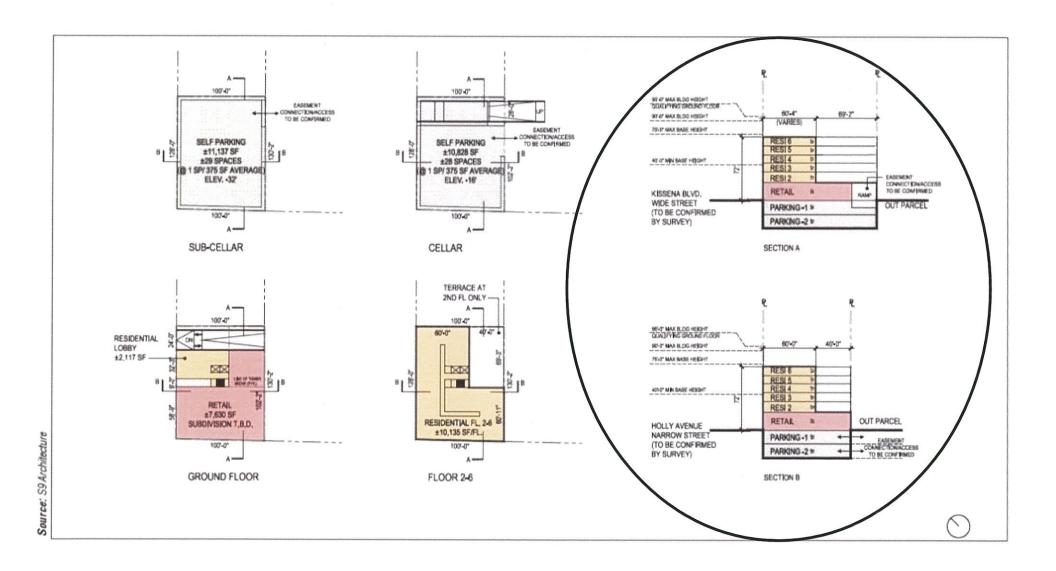


Figure 3c: Sectional Plans - Proposed Development Site "A" (Lots 1 & 5)



Plans and Sections for Projected Development Site A (Lots 1 and 5)

Figure 3d: Sectional Plans - Proposed Development Site "A" (Lots 1 & 5)

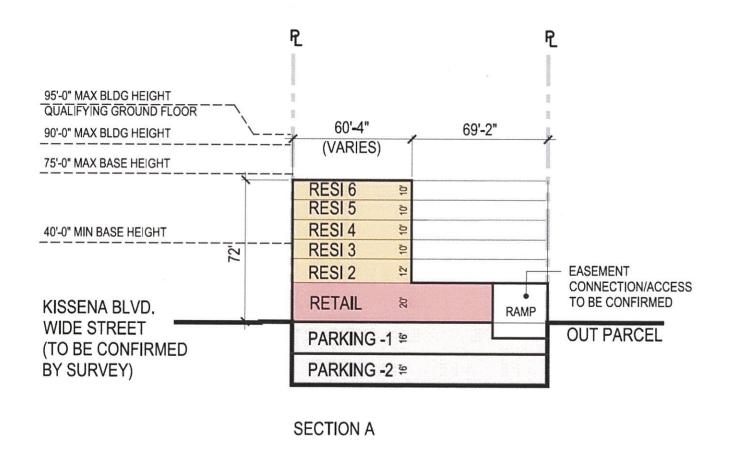


Figure 3e: Sectional Plans - Proposed Development Site "B" (Lot 32)



Plans and Sections for Projected Development Site B (Lot 32)

Figure 3f: Sectional Plans - Proposed Development Site "B" (Lot 32)

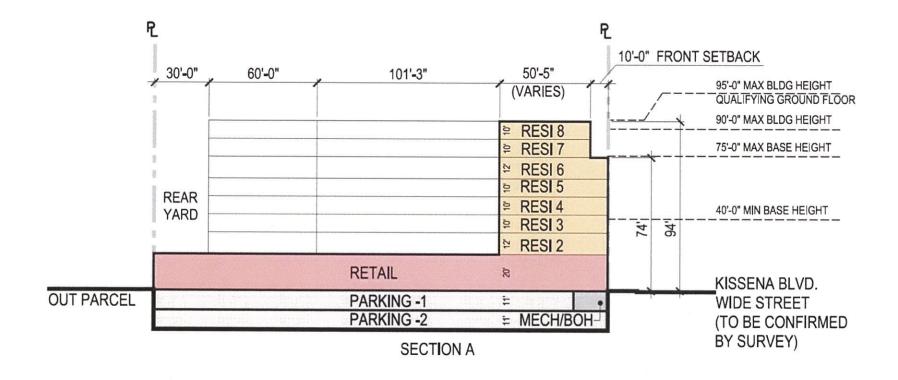


Figure 4a: Rendering of Development Site & Projected Development Sites

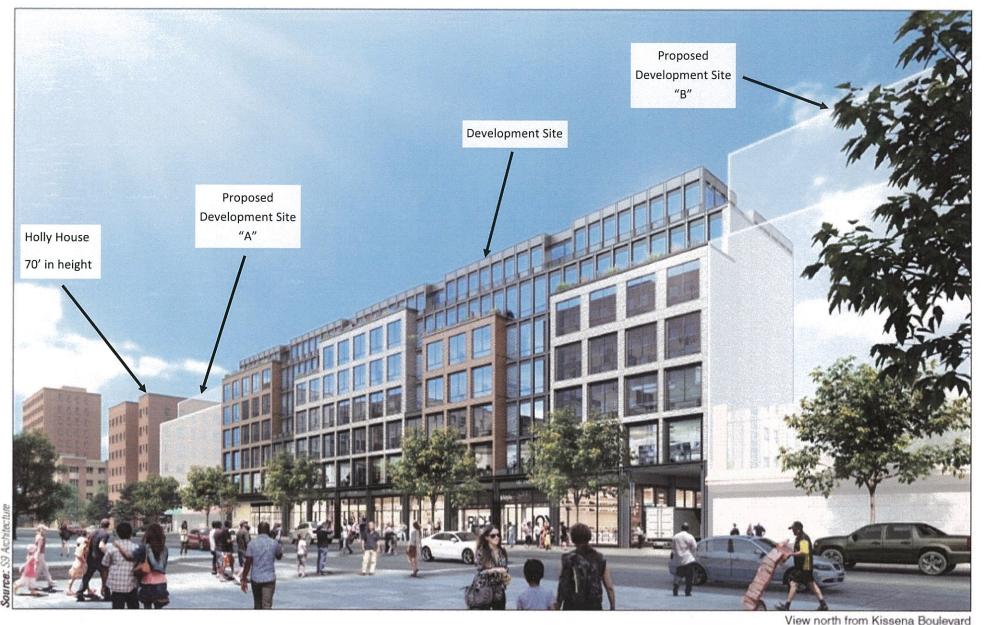


View north from Kissena Boulevard

Illustrative Rendering of the Development Site and Projected Development Sites

ACRC

Figure 4b: Rendering of Development Site & Projected Development Sites



Illustrative Rendering of the Development Site and Projected Development Sites

Figure 4c: Rendering of Development Site & Projected Development Sites



View north from Kissena Boulevard

Illustrative Rendering of the Development Site and Projected Development Sites

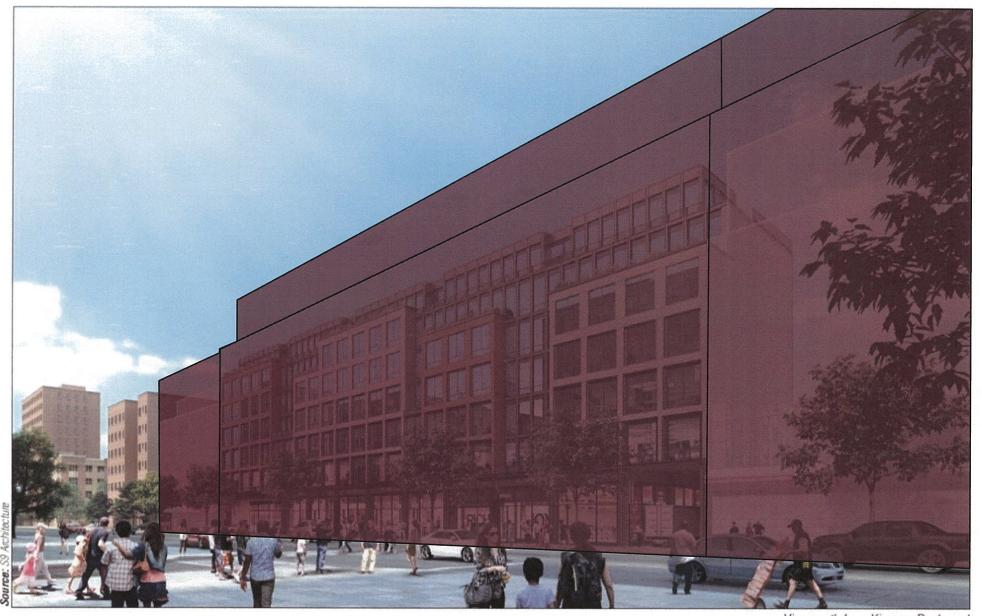
Figure H-14 ACRC

Figure 4d: Rendering of Development Site & Projected Development Sites



Illustrative Rendering of the Development Site and Projected Development Sites

Figure 4e: Rendering of Development Site & Projected Development Sites



View north from Kissena Boulevard

Illustrative Rendering of the Development Site and Projected Development Sites

Figure 5a: Rendering of Projected Development Site "A" - Holly Avenue



View southwest along Holly Avenue towards Kissena Boulevard

Figure 5b: Rendering of Projected Development Site "A" - Holly Avenue



View southwest along Holly Avenue towards Kissena Boulevard

Figure 5c: Rendering of Projected Development Site "A" - Holly Avenue



View southwest along Holly Avenue towards Kissena Boulevard

Over the years, the Federal government made promises and treaties with the local inhabitants. And over the years, every treaty with Native Americans has been broken when it was made clear that a profit could be made.

And now, our city government is considering breaking the zoning promise made to Flushing residents, because someone discovered he could make a profit.

When zoning laws were enacted, Flushing residents were promised that south of Holly Avenue to the Long Island Expressway would remain low-density residential.

It's what the residents wanted then, and still want.

Our homes have appreciated in value because of our low-density status, and many are now worth a million dollars or more.

In what other city can you imagine the government telling owners of million-dollar homes that it will be acceptable to plop a high-density apartment building in their midst, and that they should be happy to have an 85' wall abutting their backyard?

If the residents living south of Holly Avenue wanted to live in a high-density area, we would have sold our house and moved to downtown Flushing or Manhattan. We live in a suburban enclave because that's the lifestyle we want.

KIMCO's claim that they can solve the traffic problems on Kissena Blvd. by adding 300-400 parking spaces for more traffic is laughable. And the relocation of traffic lights can be accomplished without rezoning.

KIMCO's claim that the building will add neighborhood jobs is specious. The locals already have jobs to support their

expensive homes. Any jobs added will be for outsiders, not the local community, and will last only until construction is done.

KIMCO's claim that they will add much-needed low-cost housing has some truth—but to allow that by rezoning Kissena Blvd. is to penalize the local residents to provide housing for folks who don't live here. And since there are already many available properties north of Holly Avenue that are already zoned R-6A or R-7A, it is punitive to grant the rezoning on Kissena Blvd.

KIMCO estimates that their apartments will add about 130 school-age children to the area. The local school is already operating at 172% capacity and there will be nowhere to accommodate the additional children.

KIMCO proposes to eliminate street parking on Kissena Blvd. to provide for turning lanes in and out of their property. This will unfairly put the local shops across the street out of business while profiting only KIMCO.

I also understand that a CB7 Board Member has been circulating a petition in support of KIMCO. May I respectfully suggest that the addresses of all signers be verified, and that anyone who does not live south of Holly Avenue have his signature discounted, since he has no stake in this rezoning proposition.

I urge you to disapprove the request for rezoning on Kissena Blvd.

Sincerely, Kathleen G Kennedy 157-18 Laburnum Avenue Flushing, NY 11355

Re: Kimco project proposal at 46-15 Kissena Blvd.

To: All concerned parties

By now almost everyone is aware of the aggressive proposal for the **rezoning to R7** by **Kimco** Realty for the property at **46-15 Kissena Blvd.** in Flushing.

Myself, along with many other concerned citizens have lived in Flushing for decades. I have lived within walking distance of the Kimco property for sixty five years. Collectively, we have hundreds of years of living and working in a Flushing neighborhood.

No developer, or city agency is better qualified, has that broad depth or knowledge concerning the issues of the area in question better than those who live here, raise families, and work here every day, twenty four seven in their neighborhood year after year.

In comparison, developer studies are at best superficial and coincidentally often concur with their plans. The terms, "growth", "good Intentions" are nothing less than placebos for corporate profits. To believe otherwise would indicate arrogance or simply be naiveté. Yet, for selfish agendas, that have proven repeatedly to create negative changes, the trend continues. Flushing continues to be routinely overdeveloped in spite of the complaints of how the quality of life is disappearing at a rapid pace, condemning Flushing and the citizens of a future where safety, tranquility, and the ambiance of a true residential neighborhood was in reality, sold out to return a profit to their investors and stock holders. A truly putrid legacy to leave those who come after us.

I am asking the Planners and elected officials to listen to your constituents, your neighbors and not the big money whose primary goal is not in the best interests of our neighbors or for the Flushing we know and the Flushing of the future for that matter. This rezoning should never happen. It is of no substantial necessity to the community and will only increase many aspects that have already negatively impacted our quality of life.

Respectfully,

Suzanne and Louis Morselli KISSENA PARK CIVIC ASSOCIATION MEMBERS OF THE BOARD OF DIRECTORS From: Liz <lizn513@aol.com>

To: neeshasmom <neeshasmom@aol.com>

Subject: I Stand with Kissena Park Civic Date: Tue, Jun 18, 2019 8:41 pm

From Liz Nacinovich 32-28 164 Street Flushing, NY 11358

I stand with the Kissena Park Civic Association in their opposition of the proposed rezoning of the mini mall at 46-12 Kissena Blvd. When will this incessant overdevelopment end? We are at our breaking point in northeast Queens. The Main St. area of Flushing has been so overdeveloped that our quality of life has been irreparably diminished. The negative affect on traffic, education, sewer capacity, air traffic routes, etc....has been undeniable. The stress that this unfettered development has had on the local city services such as police, fire and sanitation are unconscionable. Our infrastructure is straining at the seams while the skyline of Main Street begins to look like a mini Manhattan. We are among the most taxed neighborhoods in the city and we need some relief from this scourge! I speak on behalf of the five registered voters that reside in my home when I say we will fully support any, and all, local politicians who will take up this fight for their constituents. For this reason I heartily stand with my neighbors of the Browne Park Civic Association!

Sincerely, Liz Nacinovich

Sent from my iPad

From: Janet McCreesh <janet.mccreesh@gmail.com>

To: neeshasmom <neeshasmom@aol.com>
Subject: Here's a testimony from one of our members.

Date: Tue, Jun 18, 2019 8:34 pm

To:neeshasmom Details

Please do not allow this to happen. Our neighborhoods are already saturated with overdeveloped properties! What was once a beautiful residential area has turned into an ugly commercial tenement where any buyer can build outward and upward with seemingly no end in sight. Affordable housing??!! I'd like to live on Sutton Place, can someone build me a place to live there? Why should we even entertain the notion of re-zoning an area just to accommodate this 7 story building which will serve no apparent purpose other than to line the pockets of its owner? I don't even recognize most of the streets in Flushing anymore! While I realize that times change, the neighborhood that you bought into as residential shouldn't have to look like a slum! PLEASE VOTE AGAINST THIS! Enough is enough!

Romeo Di Giallonardo

From: Mary Hogan <maryhogan910@icloud.com>
To: neeshasmom <neeshasmom@aol.com>
Subject: Rezoning of property at 46-15 Kissena Blvd ext

Date: Wed, Jun 19, 2019 3:20 pm

To the members of the City Council

As a lifelong resident of Bayside and Flushing, a homeowner in the Kissena Park neighborhood, and a member and Past President of the Kissena Park Civic Association

I urge you not to approve the up-zoning of the property at 46-15 Kissena Blvd.

The people who live in Holly and Kissena Park cherish our way of life and the suburban character of our lovely tree lined one and two family neighborhood that in 2005 we worked to have rezoned for low-density.

This zoning change sought by KIMCO will set off a chain reaction, a domino effect that will eventually destroy the character of this neighborhood that surrounds our beautiful pastoral Kissena Park.

The members of the City Council are elected by the people to represent the people, the citizens who live and vote in our city. You were elected to represent the needs and desires of the electorate who have a strong vested interest and investment in our neighborhoods. You were not elected to represent the developers and foster their desire to simply line their pockets and move on to the next neighborhood or the next city.

Please do not permit the destruction of another neighborhood! PLEASE VOTE NO!!!

Mary Hogan Immediate Past President Kissena Park Civic Association From: Neesha Seervai <neeshaseer@aol.com>

To: Mom <neeshasmom@aol.com>

Subject: City Council Letter

Date: Wed, Jun 19, 2019 4:24 pm

Dear City Council,

I strongly protest the rezoning of 46-15 Kissena Blvd from C3-2 to either R-6A or R-7A to enable KIMCO to build a high-rise apartment building.

The area of Flushing south of Holly Avenue was deliberately zoned as R2 or R3 to keep the 1- or 2-family, low-rise, low-density homes in a suburban atmosphere. We wanted it that way when the zoning was done and we still want it to remain suburban now.

Our schools operating well beyond capacity and cannot accommodate the number of children KIMCO suggests. The current traffic on Kissena Blvd, the main thoroughfare between the LIE and downtown Flushing, with 4 bus routes and local car traffic, already exceeds the road's capacity, and adding 300-400 cars will be a dangerous disaster.

And none of the residents of this area will happily accept a multi-story wall facing his backyard and cutting off breezes and sunlight.

The residents south of Holly don't want to be downtown Flushing, with its overcrowding and congestion. Approving the re-zoning will merely open the floodgates for more high-density construction and destroy the charm of our park-like area.

Please do not approve the re-zoning.

Sincerely

Neesha Seervai 157-18 Laburnum Avenue Flushing, NY 11355 Avenue

11355-3503

14216 Poplar

Flushing, NY

June 20, 2019

New York City Council

Ref:

Kimco's Plan to change the zoning and build an out-of-character apartment building in a residential neighborhood.

I have been involved with the contextual rezoning of our neighborhoods in the Kissena Park area of Flushing for over 25 years. As a result of our efforts to protect the residential character of our community we were successful in downzoning a major part of this area according to its contextual development since the 1961 zoning resolution was passed. Holly Avenue has historically been the border line between the high-density apartment buildings on its Northern side while the low-density residential area begins on its Southern side. Allowing construction of this 5-story high-density apartment building in this area reserved for residential homes will be detrimental to the character of the entire community and set the stage for additional high-density construction in other parts of this fine, long established, residential neighborhood. It will also act as a precedent to up-zone other residential areas throughout the City making the only choice for those seeking to live in residential communities to leave the City for greener pastures.

I respectfully request all the members the City Council to agree with Council Member Koo's request to deny any zoning changes that would allow high-density construction in this long-time residentially zoned community. This will protect the present and future characteristics of this, and all NYC residential communities, today and in the future.

Joseph Amoroso Previous Zoning Chair of the Kissena Park Civic

Association and the

Queens Civic Congress

Beverly McDermott 142-09 Poplar Ave. Flushing, N.Y. 11355 President Kissena Park Civic Association Director of The Friends Of Kissena Park June 20, 2019

Kimco Zoning Request and Building Proposal

The Kissena Park Civic Association has always been a strong proponent of any issue that affects the quality of life and character of our residential neighborhood. To that end we launched a down zoning program about 15 years ago to preserve the character and stabilize the skyline to conform with the 1 and 2 story homes we inhabit. The only exception was the commercial area on Kissena Blvd. between 46th Ave. and Laburnam Ave. because the grocery market filled the needs of local residents and did not have a towering skyline.

Zoning issues should not be taken for granted and should not be used as bargaining chips by developers or elected officials as taxpayers are then burdened with the results of bad decisions. It appears that the Kimco Corporation views the zoning issue as a mere stumbling block to defile our community with a building that does not fit the present context as prescribed by the zoning code with such a tall structure.

The issues subsequent to such a change are numerous. Quality of life issues such as traffic control which would have an outreaching impact on the entire community creating parking issues and redirected traffic into the surrounding streets creating noise and pollution. The impact of such a tall structure and security wall to the immediate neighbors is appalling cutting of the light and air flow. No one can guarantee how much noise will emanate from air conditioning equipment or the stench from numerous exhaust fans.

Schools, public transportation and hospitals in this area are already overwhelmed in their efforts to provide for the community. In particular, the schools are operating over their peak to the breaking point as well as hospital emergency rooms. There is no easy fix to the traffic flow because the road is simply too narrow to accommodate the cars, trucks, buses and emergency vehicles that traverse all day and all night. It is so bad that cars, trucks, ambulances and fire engines use alternate streets in the surrounding area on a 24 hour basis in order to avoid the Kissena Blvd. traffic jam.

No matter how hard the Kimco Corporation tries to justify their proposal it all boils down to the issue of zoning. This zoning change is a threat to our rights as taxpayers to protect our quality of life.

It is a dangerous precedent that cannot be ignored akin to inviting termites into your home and expecting they will not infiltrate your neighbor's homes.

Our homes and our collective view of our community should be respected thus we strongly urge Councilman Peter Koo and the members of the council to support us and turn down this proposal to change the current zoning.

We cannot afford this dangerous precedent if we wish to maintain our quality of life and sustain our identity as a low-density residential community.

14216 Poplar Avenue Flushing, NY 11355-3503 June 20, 2019

New York City Council

Ref:

Kimco's Plan to change the zoning and build an out-of-character apartment building in a residential neighborhood.

I have been involved with the contextual rezoning of our neighborhoods in the Kissena Park area of Flushing for over 25 years. As a result of our efforts to protect the residential character of our community we were successful in downzoning a major part of this area according to its contextual development since the 1961 zoning resolution was passed. Holly Avenue has historically been the border line between the high-density apartment buildings on its Northern side while the low-density residential area begins on its Southern side. Allowing construction of this 5-story high-density apartment building in this area reserved for residential homes will be detrimental to the character of the entire community and set the stage for additional high-density construction in other parts of this fine, long established, residential neighborhood. It will also act as a precedent to up-zone other residential areas throughout the City making the only choice for those seeking to live in residential communities to leave the City for greener pastures.

I respectfully request all the members the City Council to agree with Council Member Koo's request to deny any zoning changes that would allow high-density construction in this long-time residentially zoned community. This will protect the present and future characteristics of this, and all NYC residential communities, today and in the future.

Joseph Amoroso Previous Zoning Chair of the Kissena Park Civic Association and the Queens Civic Congress

Center Blvd Restaurant LLC 201 50th Ave. LIC, NY 11101

6/18/19

Honorable Council Member Van Bramer 250 Broadway New York, NY 10007

Dear Honorable Chair Moya and CM Van Bramer,

Please accept this letter as confirmation of our agreement with you.

As per our agreement with Community Board 2 of Queens on 6/20/19, the Sidewalk Café seating on NYC property, will be reduced from 24 tables and 86 seats to 12 tables and 48 seats.

The hours of operation will be 11am to 10pm, Sunday to Thursday and 11am to 11pm on Friday and Saturday. These are the hours agreed to with the Community Board at the hearing. We did not propose later hours.

The new plans and compliance checklist showing 12 tables and 48 seats has already been submitted to the NYC Dept. of Consumer Affairs.

We will store all the Sidewalk Café furniture against the restaurant façade on our private property at night.

If anything else is required, please contact my representative, Michael Kelly, at (914) 740-3580.

Sincerely,

Robert Briskin Member

> State of New York County of Queens

Subscribed and sworn to (or affirmed) before me

day of_ 1000 RISKIN

My Commission Expires

ARTHUR MULLAKANDOV

Notary Public, State of New York Registration #01MU634124

Qualified In Queens County

Commission Expires



Lorelei Salas Commissioner

42 Broadway New York, NY 10004

Dial 311 (212-NEW-YORK)

nyc.gov/consumers

Dr. M

March 22, 2019

Debra Markell Kleinert 43-22 50th Street Woodside, NY 11377



De project

REQUEST FOR COMMUNITY BOARD RECOMMENDATION

Dear Debra Markell Kleinert

The Department of Consumer Affairs (DCA) has received a petition from the below business applicant.

Pursuant to Section 20-226(c) of the NYC Administrative Code, the Community Board has 45 days to review a sidewalk café petition. **DCA must receive your recommendations on this petition no later than May 06, 2019.** You may use the enclosed Recommendation Form to submit your recommendation.

Consumer Affairs - Cenki Blut. Rest. LC dba American Bass -20150 Ave.; LIC - Appl. # 3005 2019-Aswc-Greed. Fileweek Cafe Recomm.



3005-2019-ASWC*

Sidewalk Café Recommendation Form

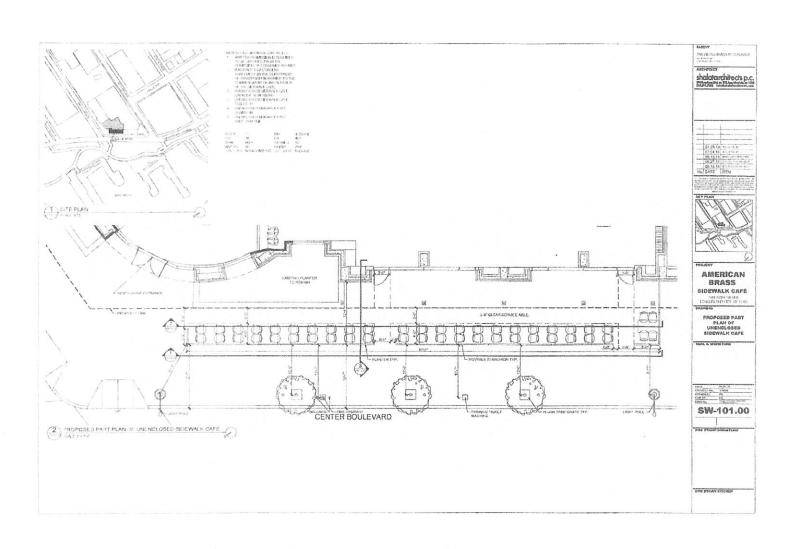
NYC Department of Consumer Affairs

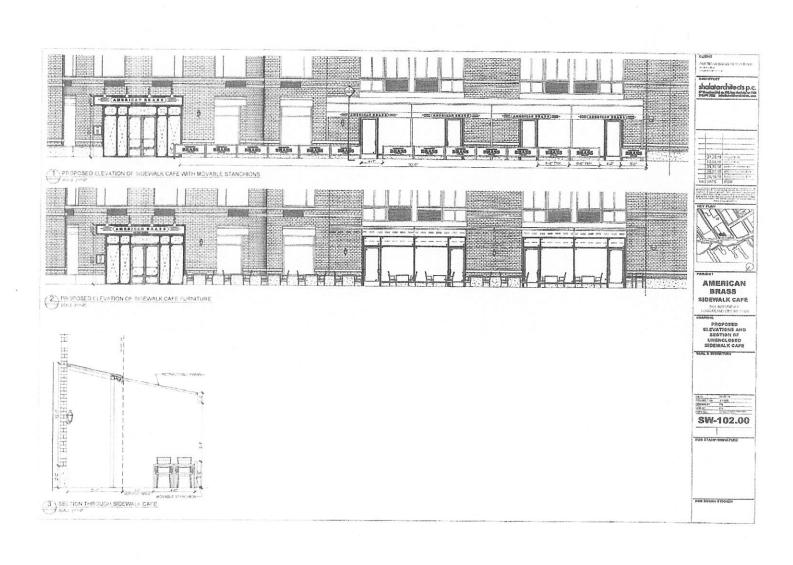
FROM: Debra Markell Kleinert

TO:

	Re:	License/Application #: 3005-2019-ASWC Business Name: Center Blvd Restaurant LLC
		Business Address: 201 50TH AVE LONG ISLAND CITY, NY 11101-5824
	The state of the s	
	The CB#	± 402 recommends the following:
		We have "NO OBJECTION" to the stated use.
		We have the following "OBJECTIONS" to the stated use.
A 6.30	31 nod 33	o full board meeting held on June 6, 2019 nothing to support this application was and seconded the vote was infavor, or opposed, of absentions.
/		Market Deha Market Heiner
)_4//	Title Date Date Email







KISSENA BLVD. FLUSHING, NY

NEW YORK CITY COUNCIL ZONING AND FRANCHISES SUBCOMMITTEE HEARING 06.20.2019

S9ARCHITECTURE

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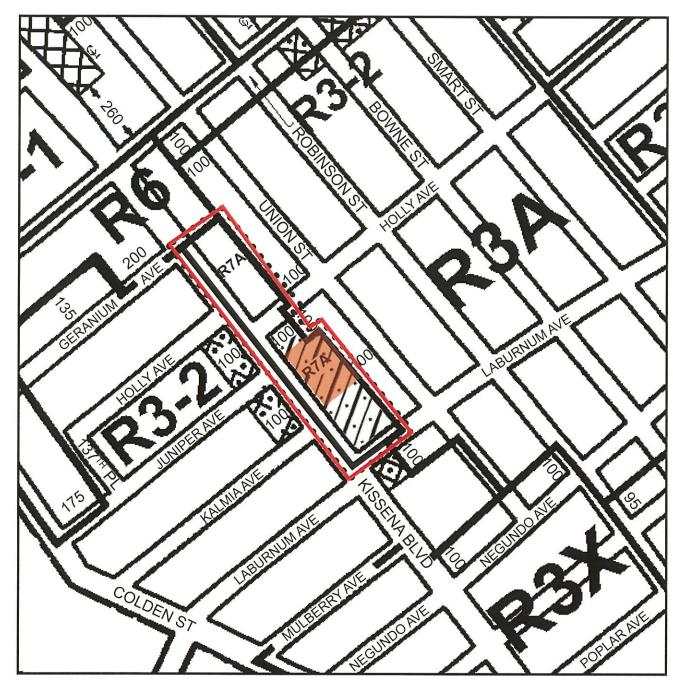
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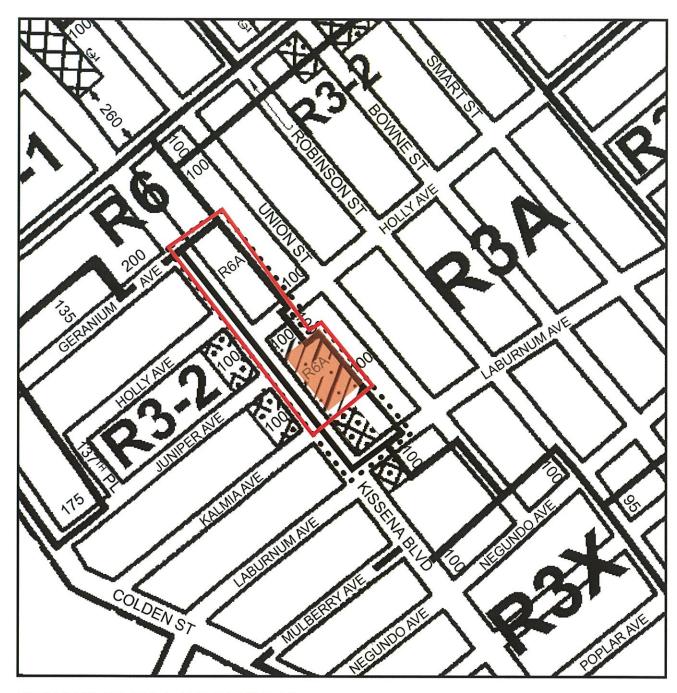
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ORIGINAL R7A PROPOSAL- AREA BEING REZONED IS OUTLINED WITH DOTTED LINE CHANGE R3-2 DISTRICT TO AN R7A DISTRICT.

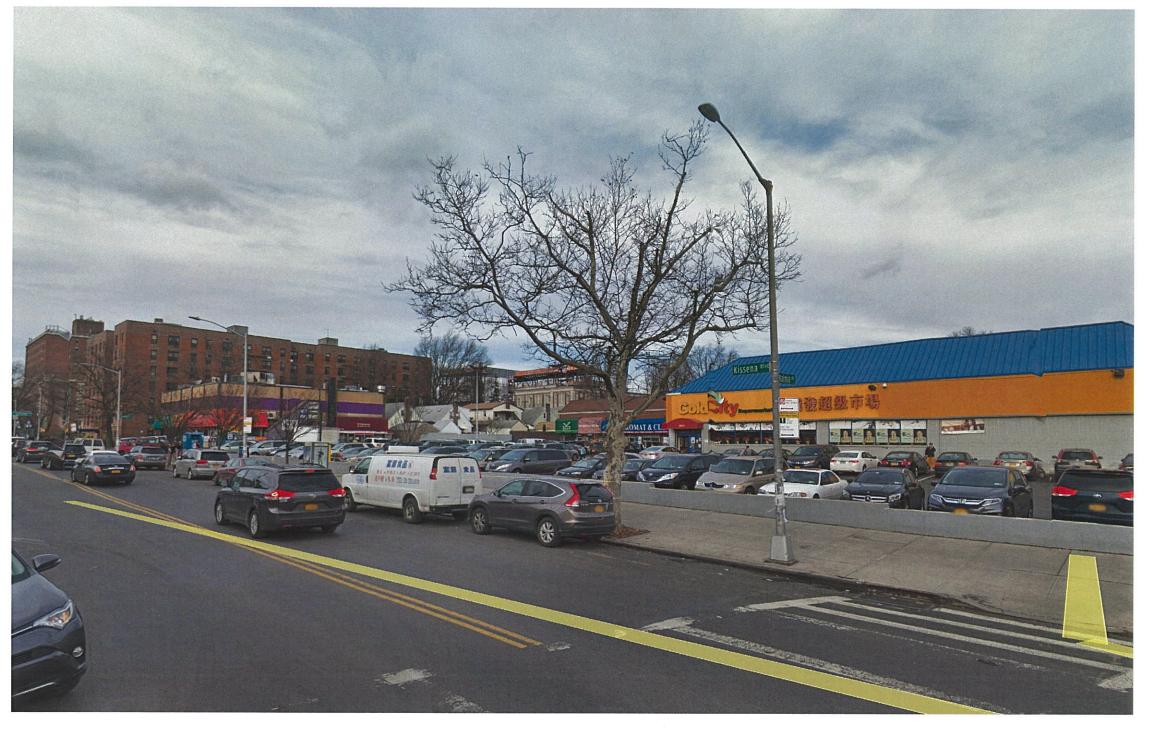
CHANGE R3-2/C2-2 DISTRICT TO AN R7A/C2-3 DISTRICT.

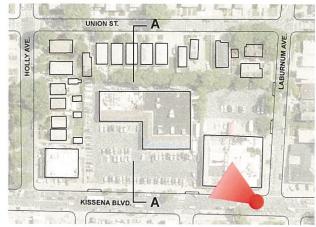
CHANGE R3-2 DISTRICT TO AN R7A/C2-3 DISTRICT.



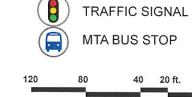
REDUCED R6A PROPOSAL

- DOWN-ZONE PROPOSAL FORM R7A TO R6A
- REDUCE REZONING AREA TO EXCLUDE LOT 32















R7A (VIEW FROM KISSENA BLVD LOOKING NORTH)

FOR ILLUSTRATION PURPOSE ONLY.
THE ACTUAL FACADE TO BE DESINGED ACCORDINGLY
KISSENA BLVD. FLUSHING, NY
S9ARCHITECTURE

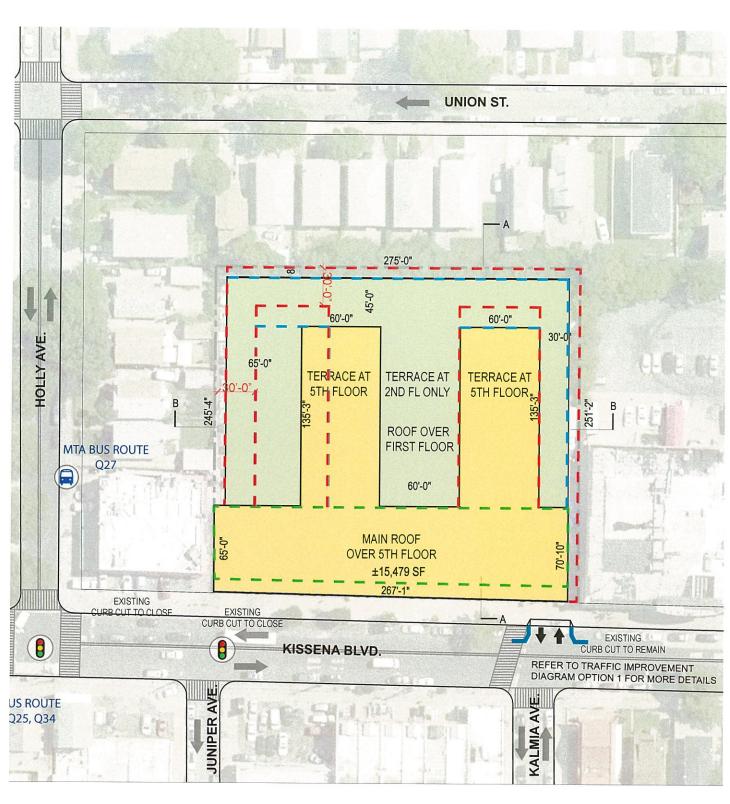
R6A (VIEW FROM KISSENA BLVD LOOKING NORTH)

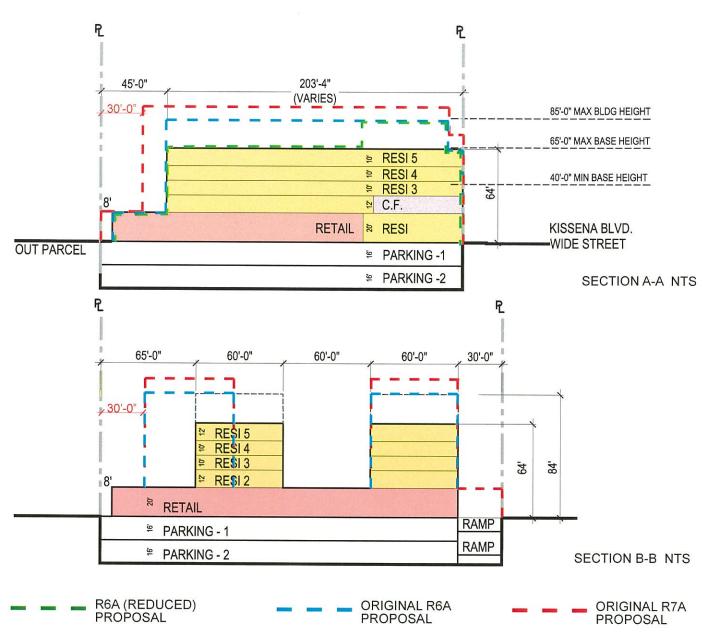




FOR ILLUSTRATION PURPOSE ONLY.
THE ACTUAL FACADE TO BE DESINGED ACCORDINGLY

R6A 5 STORY (VIEW FROM KISSENA BLVD LOOKING NORTH)





- DECREASE IN HEIGHT FROM 95' TO 65'
- DECREASE IN DENSITY BY 53% (DECREASE IN UNITS FROM 244 TO 114)
- INCREASE SETBACKS FROM 0' TO 8'
- INCREASE RESIDENTIAL REAR YARD FROM 30' TO 45'
- INCREASE THE RESIDENTIAL SIDE SETBACK FROM 30' TO 65' AT THE HOLLY/ SOUTH SIDE



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ZONING DISTRICT	R7A	R6A(PROPOSED)	R6A(REDUCED)	R6A(5 STORY)	GAIN / (REDUCTION)	
LOT AREA	68,280 SF	68,280 SF	68,280 SF	68,280 SF		
REZONING AREA				•	w/o LOT 32	
FAR MAXIMUM PERMITTED						
COMMERCIAL	2.00	2.00	2.00	2.00	0.00	0%
COMMUNITY FACILITY	4.00	3.00	3.00	3.00	-1.00	-25%
RESIDENTIAL	4.60	3.60	3.60	3.60	-1.00	-22%
FAR MAXIMUM PROPOSED						
COMMERCIAL	0.78	0.73	0.75	0.76	-0.02	-3%
COMMUNITY FACILITY	0.22	0.22	0.22	0.22	0.00	0%
RESIDENTIAL	3.49	2.61	2.25	1.73	-1.76	-50%
TOTAL	4.49	3.56	3.22	2.71	-1.78	-40%
ZONING FLOOR AREA						
COMMERCIAL	53,008 SF	49,553 SF	51,501 SF	51,648 SF	(1,360) SF	-3%
COMMUNITY FACILITY	15,085 SF	15,083 SF	14,784 SF	15,104 SF	19	0%
RESIDENTIAL	238,621 SF	178,208 SF	153,423 SF	118,197 SF	(120,423) SF	-50%
RESIDENTIAL UNITS						
AFFORDABLE	73	55	43	34	(39)	-53%
MARKET RATE	171	128	100	80	(91)	-53%
TOTAL UNITS	244	183	143	114	(130)	-53%
PARKING						
COMMERCIAL (1/300 SF)	177	165	172	173	(4)	-2%
COMMUNITY FACILITY (1/400 SF)	38	38	37	38	0	0%
AFFORDABLE PARKING	11	55	43	34	23	211%
MARKET RATE PARKING	86	128	100	80	(6)	-7%
PROPOSED TOTAL	312	380	352	325	13	4%
BUILDING HEIGHT	95'	85'	85'	65'	(30)'	-32%
REAR SETBACK	0'	8'	8'	8'	8	OZ /0

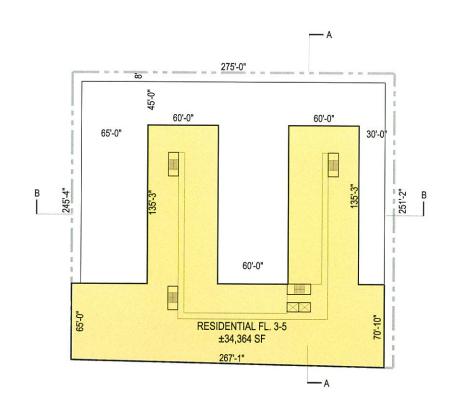
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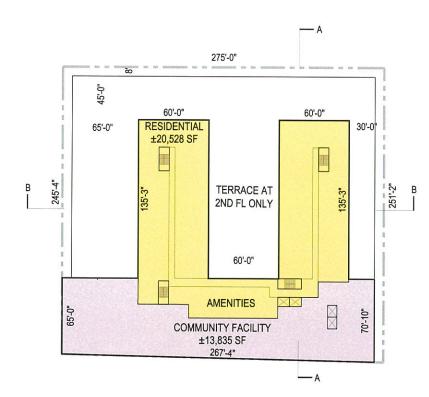
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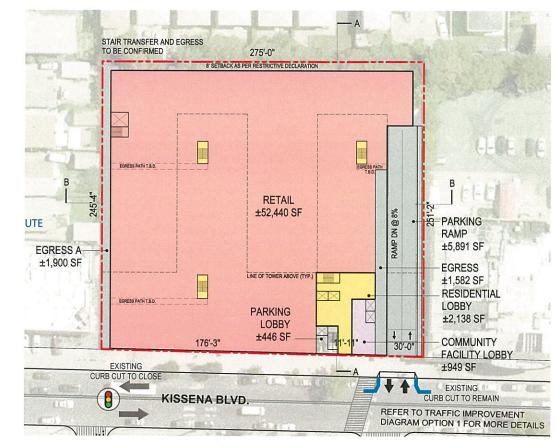
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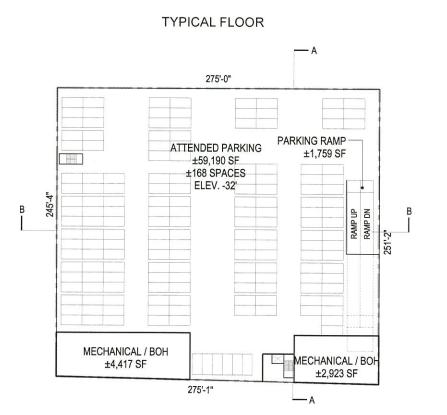
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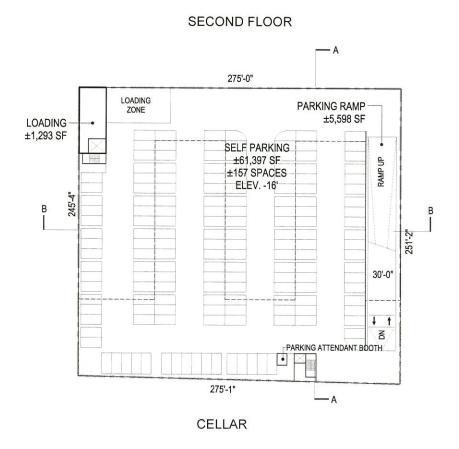








SUB-CELLAR



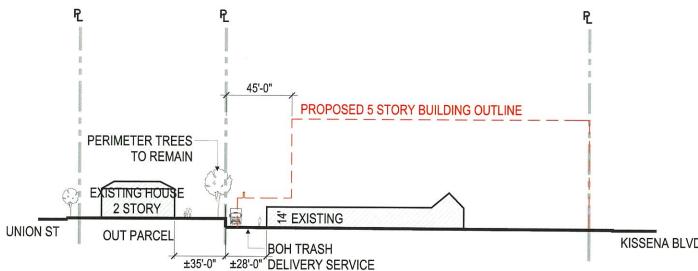


KISSENA BLVD. FLUSHING, NY **S9**ARCHITECTURE

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PROPOSED PLANS



SECTION A-A - EXISTING

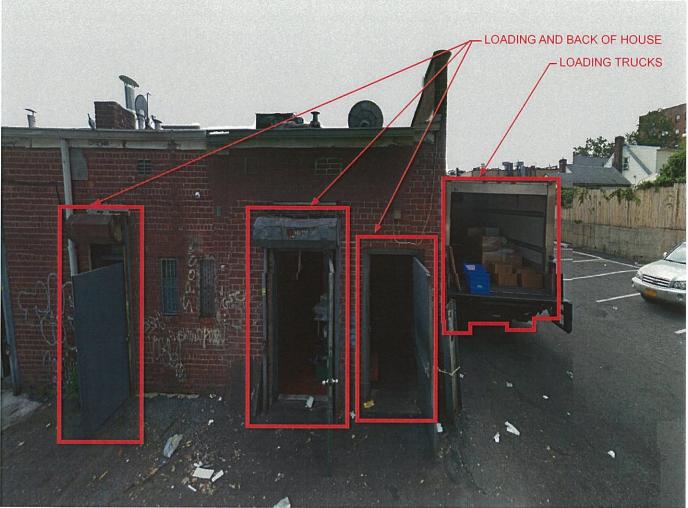


SUPERMARKET BACK OF HOUSE IMPACT AND DISADVANTAGES ON THE ADJACENT PROPERTIES

- GARBAGE: SMELL, NOISE, TRUCK LIGHTS
- MECHANICAL EXHAUST
- PICK UP AND DELIVERY
- PESTS



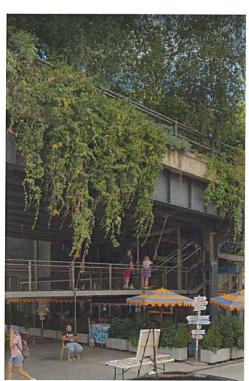




PROPOSED DEVELOPMENT:

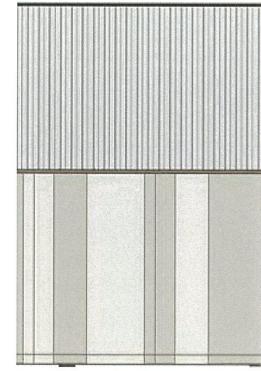
IMPROVEMENTS RELATED TO THE ADJACENT PROPERTIES

- ELIMINATING : SMELL , NOISE, TRUCK LIGHTS, PESTS
- RELOCATING MECHANICAL EXHAUST AWAY FROM NEIGHBORING PROPERTIES
- INDOOR PICK UP AND DELIVERY, ACCESS FROM THE FRONT OF THE PROPERTY
- WELL DESIGNED ATTRACTIVE FENCE







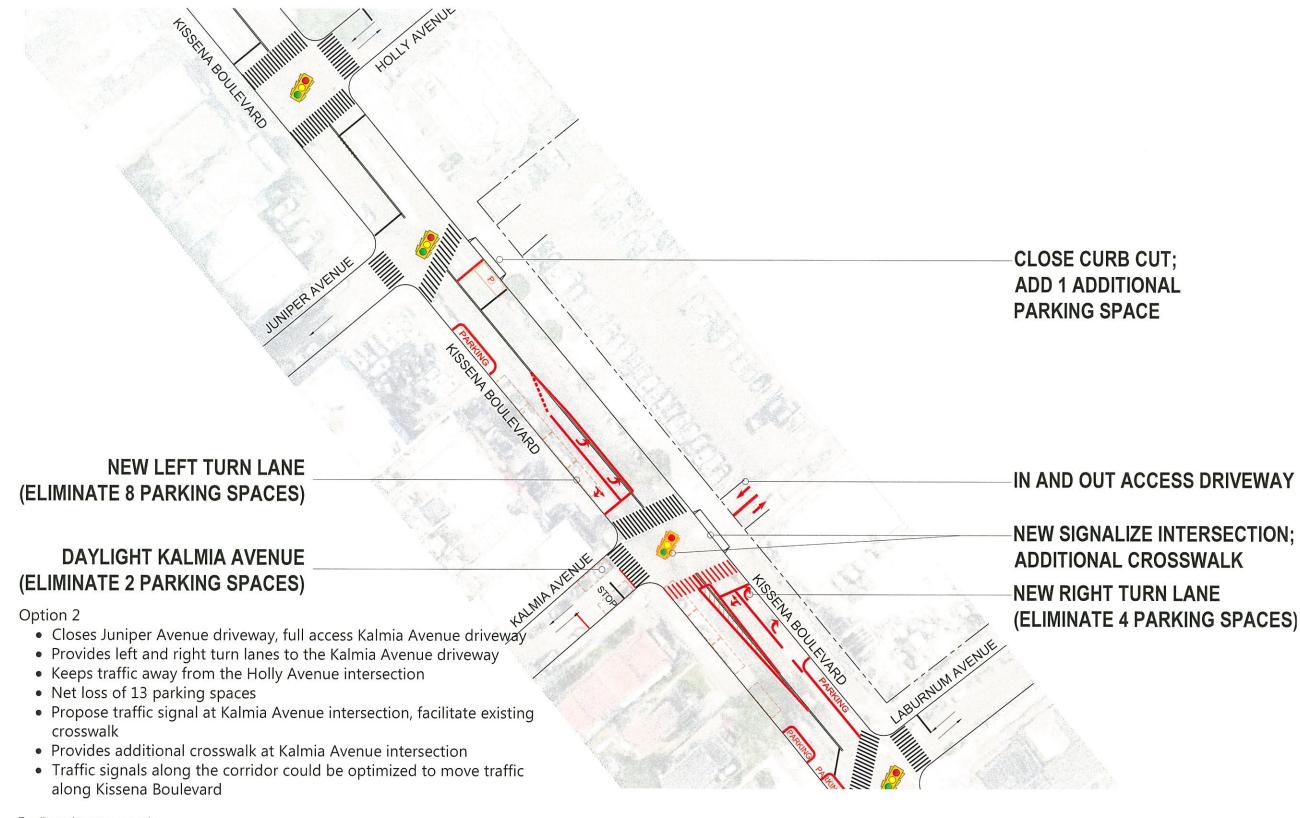




1- NATURAL GREEN WALL

2- ARTIFICIAL GREEN WALL

3- STONE PANEL WALL



For discussion purposes only

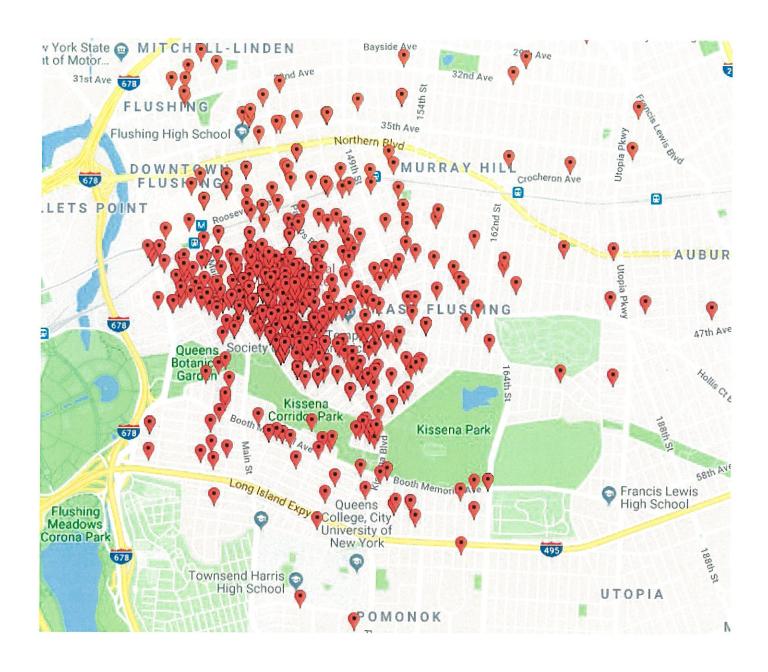
Improvements shown in red are optional improvements, for discussion, to address issues identified from the community board

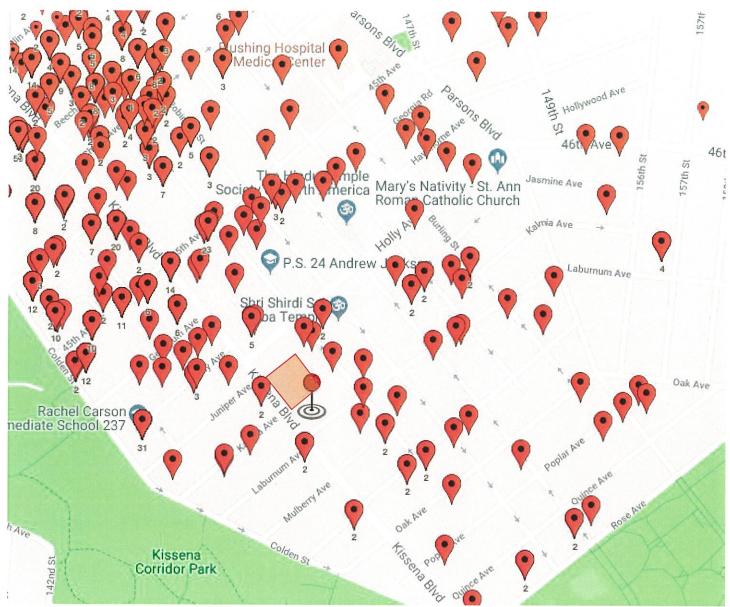
OWNER RESPONSIVENESS TO COMMUNITY CONCERNS

PROJECT BENEFITS

- BULK
- HEIGHT AND SETBACK
- NUMBER OF OFF-STREET PARKING SPACES
- REZONING AREA
- TRAFFIC

- NEIGHBORHOOD INVESTMENT
- JOB CREATION
- COMMUNITY FACILITY SPACE
- AFFORDABLE HOUSING
- IMPROVED GROCERY STORE
- IMPROVEMENTS TO EXISTING ACCESS AND STREETSCAPE
- IMPROVEMENT TO REAR CONDITIONS





FULL SUPPORT MAP

ENLARGED SUPPORT MAP WITH SITE LOCATION



23rd Avenue Rezoning

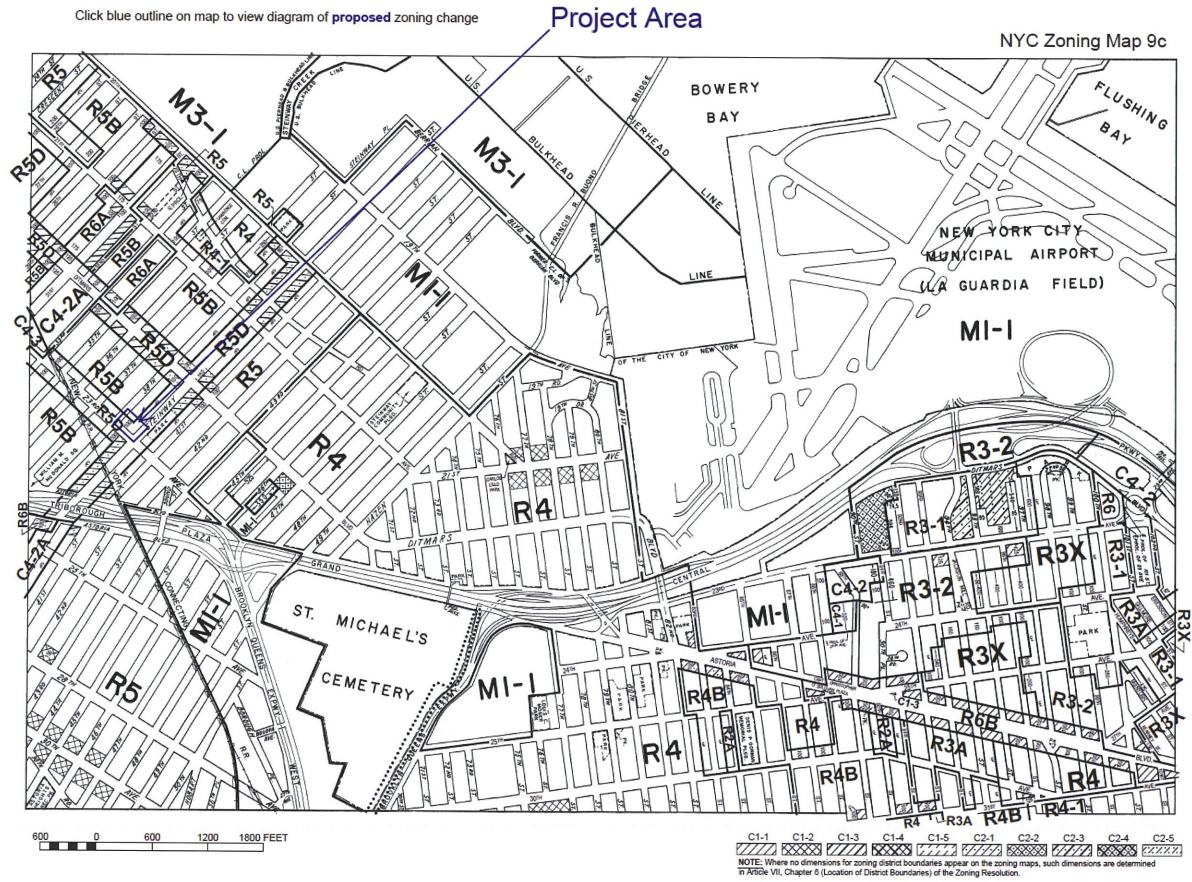
City Planning Application (180315ZMQ)

Presentation to

City Council Subcommittee on Zoning and Franchises

June 20, 2019

Greenberg Traurig, LLP
On behalf of 23rd Avenue Realty LLC, owner of 38-01 23rd Avenue



Legend

---- Streets

Miscellaneous Text

Possession Hooks

----- Boundary Lines

1 Lot Face Possession Hooks

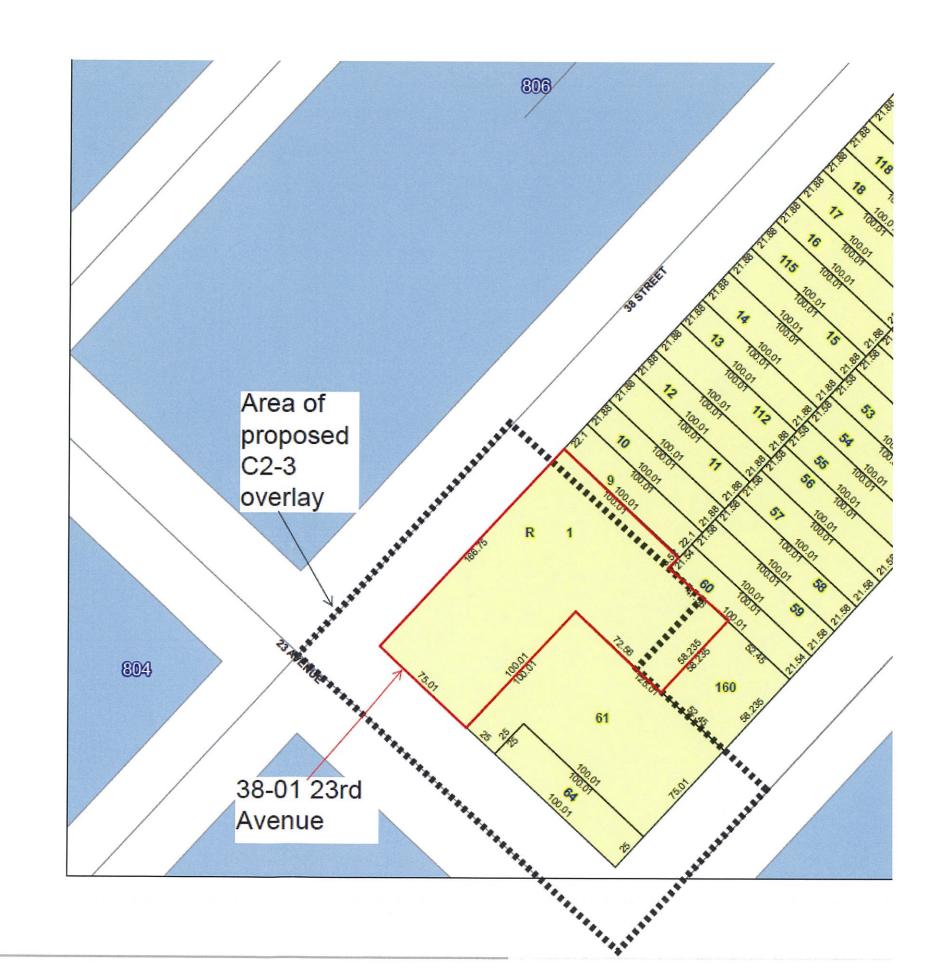
Regular

Underwater

Tax Lot Polygon

Condo Number

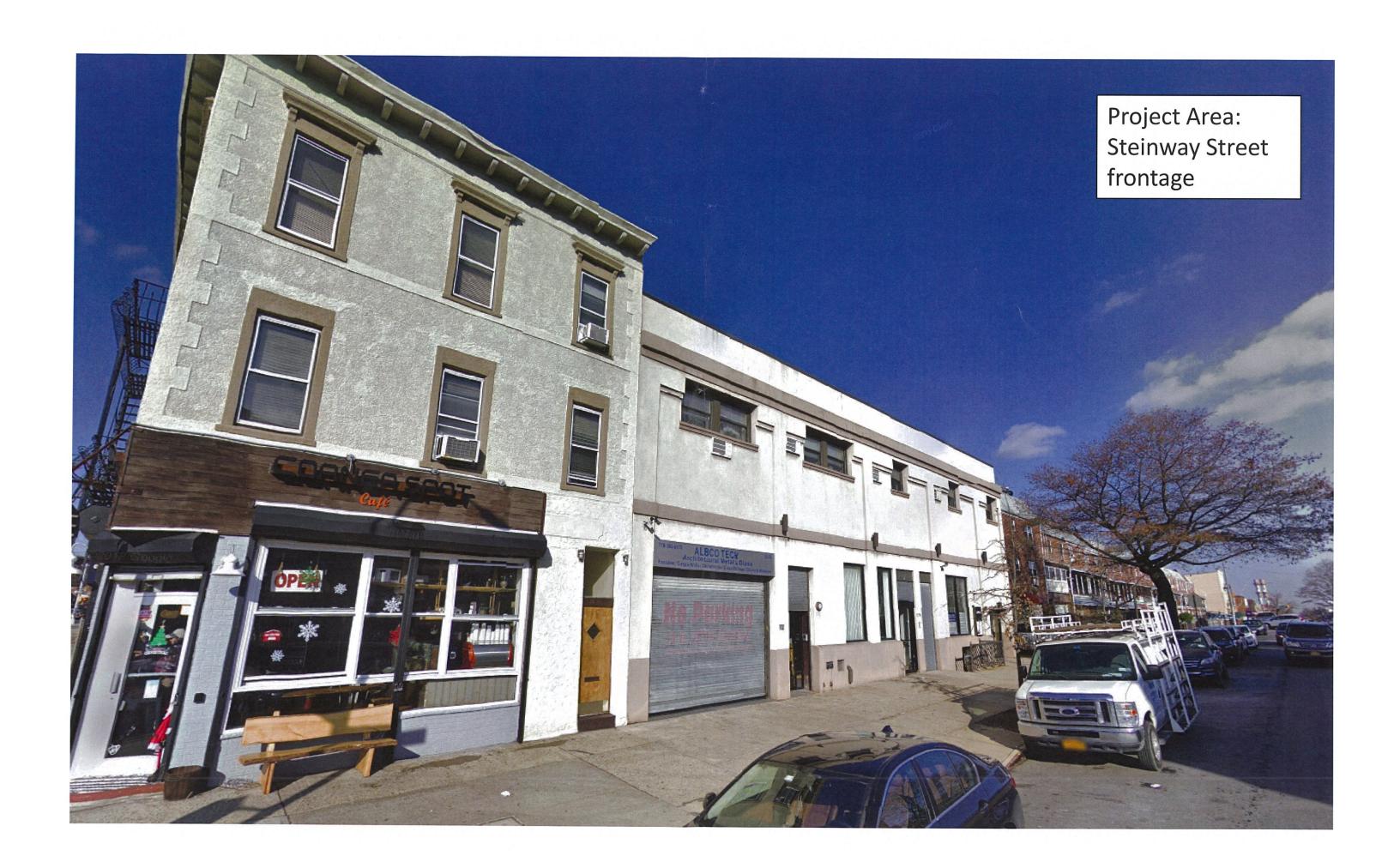
Tax Block Polygon

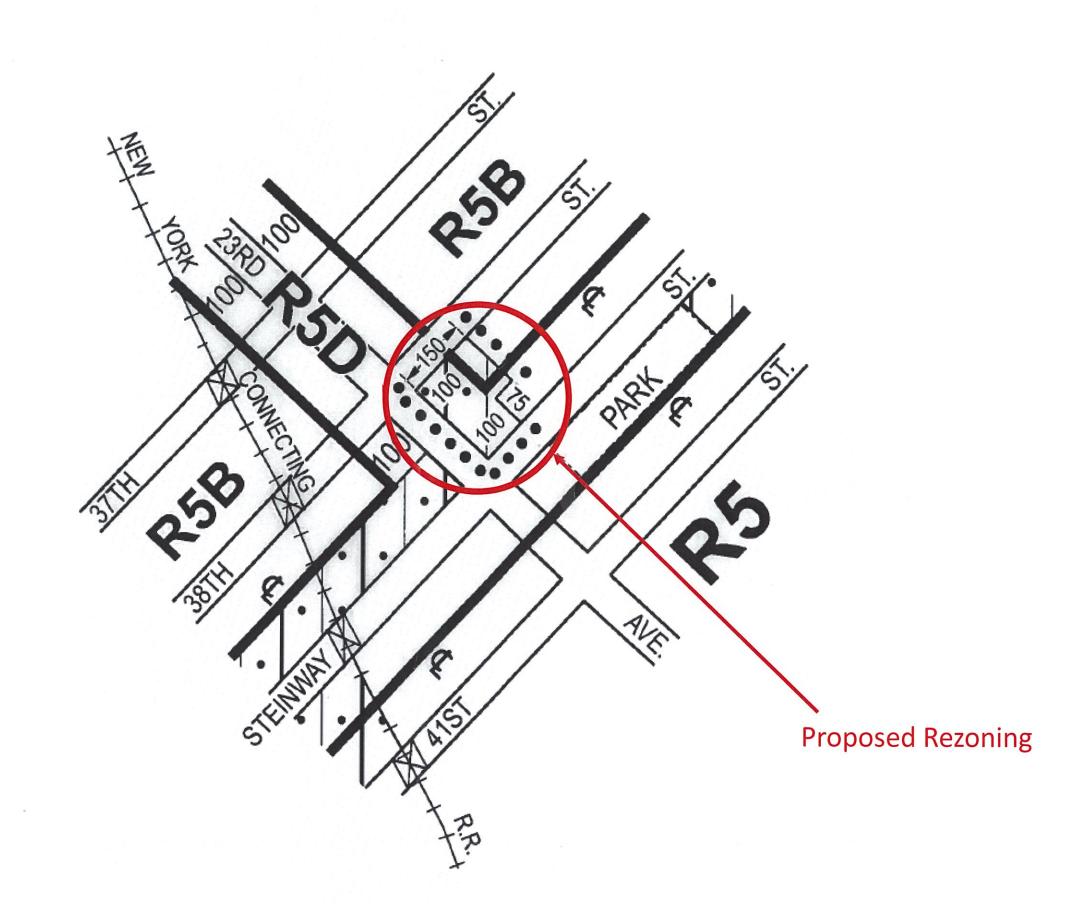




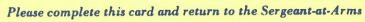






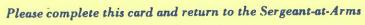


	Appearance Card	438
I intend to appear and	speak on Int. No.	Res. No
	in favor in opposit	ion ,
	Date: _	6/20/19
Name: Robert	(PLEASE PRINT)	
	esty Rd- Scans du	le My 10583
	BUND Pertay rand	,
Address: 2015	a Ave LIC	My 16101
A State of S		02000
	THE COUNCIL	
THE (CITY OF NEW Y	ORK
Г	Appearance Card	
L		- MUN 0316
	peak on Int. No n favor	
	Date:	
	(PLEASE PRINT)	
	d Lobet	
Address: 18 Fast	4 41 5, 5th foor	
I represent: Alle De	thepedic & Sports or	tedicine
Address:		
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	THE COUNCIL	ODK
THE C	ITY OF NEW Y	URK
	Appearance Card	
T	I I N	P. N. 19 200
I intend to appear and sp	oeak on Int. No n favor	n
	Date:	6/20
> 00	(PLEASE PRINT)	
Name: David K	Osen berg	0.01-7
Address: 18 Eas	parts Medine (Applic	18017
I represent: Atle	parts Medicine (Applica	cat
Address:		



Appearance Card
I intend to appear and speak on Int. No. 456 Res. No.
in favor in opposition
Date:
Name: Seth Wight
Address: //- Valgon
I represent: Applicant
Address:
THE COUNCIL
THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No. 466 Res. No.
in favor in opposition
Date:
Name: Ethan Good Man
Address: 101 Park
I represent: Applicat
Address:
THE COUNCIL
THE COUNCIL
THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No. 4/66 Res. No.
in favor in opposition
Date: 6-10-19
Teff Peul (PLEASE PRINT)
Name: Teff Review Address: 2925t
represent:
Address:
Address:

	Appearance Card		
I intend to appear and	speak on Int. No.	Res. I	No.
	in favor in oppositi	on	
	Date:	6/20/1	9
	(PLEASE PRINT)	/ /	
Name: Tall	Maceluso		
Address: 38-01	300 A sonue,	Aster	a NY
I represent:	cart		
Address: 38-01	03rd Avenue,	Asdorio	My
	THE COUNCIL		
THE	CITY OF NEW Y	ORK	
	Appearance Card		
I intend to appear and	speak on Int. No. 466	Res. N	0.
• •	in favor in opposition		
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D +1	(PLEASE PRINT)	- [
Name: Selty	Machinos	> 4	
Address:	N. 08-2+ 11	t	
I represent: MCK	7		
Address:			
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	THE COUNCIL		
THE	CITY OF NEW Y	OKK	
	Appearance Card		
I intend to appear and speak on Int. No. 1438 Res. No.			
I intend to appear and s	in favor in opposition	on	0.
_	Date:		
0. 5	(PLEASE PRINT)		
Name: Kobert B	riskin		
Address: 2-01 50th out			
I represent: Center Blud Rostaurant 110			
Address: 7-0150	th ave LIC, NY	11109	
	/		



	Appearance Card
	peak on Int. No Res. No
23rd Ave.	in favor in opposition
	Date: 06.20.19
Name: Rachel Scall	(PLEASE PRINT)
Address:	, Greenberg Traveig
	ve Realty LC
Address:	
A STATE OF THE STA	
	THE COUNCIL K.55em
THE C	THE COUNCIL K.55em ITY OF NEW YORK Responsy
	Appearance Card
I intend to appear and sp	péak on Int. No Res. No
□/iı	n favor in opposition Date: 6/20/19
+ "	
Name: Tellence	(PLEASE PRINT)
Address: POB	1x 5415/2 Flushing 1/8
I represent: George	Washington Political Club
Address: Flus	hing & WY
The second secon	THE COUNCIL
	THE COUNCIL Rissena
THE	CITY OF NEW YORK
	Appearance Card
	peak on Int. No Res. No
□/ iı	n favor
	Date:
Name: Jack	(PLEASE PRINT)
Address: 45 - 7	Zhang Zkissena
	SAT
Address:	
•	his card and return to the Sergeant-at-Arms

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,	K. Ssena	
7	Ranger -	

Appearance Card I intend to appear and speak on Int. No. _____ Res. No. _ in favor in opposition Date: _ (PLEASE PRINT) Klysond Appearance Card I intend to appear and speak on Int. No. _____ Res. No. ____ ☐ in favor ☐ in opposition Date: _____ (PLEASE PRINT) Address: Kissena Address: THE COUNCIL THE CITY OF NEW YORK Appearance Card I intend to appear and speak on Int. No. _____ Res. No. ____ in favor in opposition Date: _____ (PLEASE PRINT) Name: Billy Azurin Address: \$ 42 - 1 9 I represent: \tissyum Address:

THE COUNCIL THE CITY OF NEW YORK TREZONE

Appearance Card
I intend to appear and speak on Int. No Res. No
in favor bin opposition
Date:
Name: KeNIN FORCESTAL
Address: 82-36 166 St JAMALANG
I represent: Queen Civic (on grass
Address: 57me
THE COUNCIL Kisseng
THE CITY OF NEW YORK Rezaning
Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Date:
Mic lace (PLEASE PRINT)
Name: COL IV S7+h St
Address:
I represent: MYSD F
Address:
THE COUNCIL Kissena
THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Endney Guite (PLEASE PRINT)
·
Name: Jazmine Javier-LaRosa
Address:
I represent: 32B
Address:
Please complete this card and return to the Sergeant-at-Arms

THE COUNCIL Kissena THE CITY OF NEW YORK Regaring

	Appearance Card
I intend to appear and	speak on Int. No Res. No
	in favor in opposition
	Date: 6/20/2019
g-max	(PLEASE PRINT)
Name: <u>Ludney</u>	Guitenneize-Larosa 6/201
Address:	1/
I represent: 32 B	JBJ
Address:	
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	THE COUNCIL
THE	CITY OF NEW YORK
	The seminary
	Appearance Card Jains
I intend to appear and	speak on Int. No Res. No
	in favor in opposition
	Date:
1.10-1	(PLEASE PRINT)
Name: CHITOL	MARRONE
Address: 6/-19	16ST made ver che
I represent: Hall	y Cenec
Address:	/
- Made ground	THE CONTROL KISSENA
	THE COUNCIL RE 710106
THE	CITY OF NEW YORK
	Appearance Card
I intend to appear and	speak on Int. No Res. No
	in favor in opposition
V *	Date:
Disting	(PLEASE PRINT)
Name: 15/1/36	11/1/1/085
Address: <u>73-70</u>	KISSENH BLUG PLUSITIII
I represent: HOLL	Y C/U/C
Address:	

THE COUNCIL THE CITY OF NEW YORK KISSENA

	Appearance Card	ZONING
I intend to appear and	speak on Int. No.	Res. No.
	in favor in opposit	ion
	Date:	6/20/19
06.160.	(PLEASE PRINT)	
Name: BEVERLY	MCDERMOTT	
Address: 142-09	POPLAR AVE	1
I represent: KISSE	NA PARK CIVIC	ASSOC-
Address: FLosher	ng NY	
	THE COUNCIL	
(DITTE)	THE COUNCIL	
THE	CITY OF NEW Y	ORK KISSEDE
	Appearance Card	ZONAG
L		
	peak on Int. No.	
	in favor in opposition	120/29
		0/00/07
Name: DOROCH	(PLEASE PRINT)	
Address: 140-2		
	y cource As	
	7 0.0.0 0.0	> \ .
Address:	day - Marie	
	THE COUNCIL	sbboged
THE	ITY OF NEW YO	DRK KIMCO
		UILIX
2	Appearance Card	
Lintand to annear and er	oeak on Int. No.	Res No
	n favor Kin opposition	n ,
	Date:	6/20/2019
	(PLEASE PRINT)	1
Name: CARSIT	EN GLAFIE	Communication
Address: 47-38	, 179 Str. +	Lus hing NY
I represent: KISSEN	na PKCIVIC	ASSOC
Address: Som	9	

THE COUNCIL THE CITY OF NEW YORK Kassena

~	Appearance Card Zoning
I intend to appear and spe	eak on Int. No Res. No
	favor in opposition
	Date: 6 20 (7)
100	(PLEASE PRINT)
Name: Senn	1 (JANO)
Address: 46-	30 (11:0n S)
I represent:	\$
Address:	Appendigues and appendigues an
T	HE COUNCIL
, 1,8 incu	TY OF NEW YORK KISSENA
100 11	Appearance Card 2011
Lintanda	L. N. B. N.
	ak on Int. No Res. No
,	Date: 6/26/18
,	(PLEASE PRINT)
Name: PAUCIN	Z R/A
Address: 46-26 (min St.
I represent:	
Address:	
T	HE COUNCIL TO SSO NA
	TWOENEW VADE ZONINO
THE CI	TY OF NEW YORK
	Appearance Card
	favor ht in opposition
	Date:
RIV	(PLEASE PRINT)
Name:	Walls to The
Address:	134 406 12
I represent: Holy	CIVIC ASSOC
Address:	
Please complete this	s card and return to the Sergeant-at-Arms

THE COUNCIL FISSENG THE CITY OF NEW YORK ZON MG

Appearance Card I intend to appear and speak on Int. No. _____ Res. No. _ in favor in opposition Date: _ Address: I represent: Address: THE COUNCIL Appearance Card I intend to appear and speak on Int. No. _____ Res. No. _ in opposition in favor Date: Name: Address: I represent: Address: Appearance Card I intend to appear and speak on Int. No. _____ Res. No. _ in opposition in favor Date: (PLEASE PRINT) Name: Address: I represent: Address: Please complete this card and return to the Sergeant-at-Arms

THE COUNCIL **Y OF NEW YORK** Appearance Card I intend to appear and speak on Int. No. _____ Res. No. in favor in opposition Date: Address: I represent: Address: THE COUNCIL K. SJena Appearance Card I intend to appear and speak on Int. No. _____ Res. No. ____ in favor in opposition Date: _ (PLEASE PRINT) Name: Address: I represent: Address: THE CITY OF NEW YO Appearance Card I intend to appear and speak on Int. No. _____ Res. No. ___ in favor in opposition Date: _ (PLEASE PRINT) Name: Address: I represent: Address: Please complete this card and return to the Sergeant-at-Arms

Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Date:
Name: John Clifford
Address:
I represent: 59 Architecture
Address: 460 W 34th NY, NY
THE COUNCIL THE CITY OF NEW YORK Rezenio
Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Date:
(PLEASE PRINT)
Name: MARMA Flores. VOZGUEZ
Address: 143.40 (115 + Ave 314 + 165) 14/1/31/
I represent: Me d'strict Am District Endes:
Address:
THE COUNCIL
THE CITY OF NEW VODE
THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Date: 6/20//1
(PLEASE PRINT)
Name: Amy Wa
Address: 40-01 Kisserak lug Tlushing, 12/11/55
I represent: AWLLC
Address: 46-0 Kissena Blud Flushing, NYIDS
Please complete this card and return to the Sergeant-at-Arms

r		1	
	Appearance Card		
I intend to appear and	speak on Int. No.	Res.	No
	in favor in oppositi		
	Date:		
Name: Wentao Z	(PLEASE PRINT)		
47-10	7		***************************************
Address:			
I represent:			
Address:	+	-	
	THE COUNCIL		
THE	CITY OF NEW Y	ORK	Victoria
	CITI OF NEW 1	UIUN	Couter
	Appearance Card		
I intend to appear and	speak on Int. No.	Res.	No.
	in favor		
	Date:		
Andre	(PLEASE PRINT)		
Name: The Men	011-021	MIL	
Address:	Orholia St. Blelyn	, 10	
I represent: Opan	Wew Jork		
Address:	terminate and		A
	THE COUNCIL		-
THE (CITY OF NEW Y	ORK	hissenel
Inc	ALL OF NEW 1	UIIN -	
	Appearance Card		
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	n favor in apposition	m	1.
	Date:	6/20/	19
201	(PLEASE PRINT)	= A\/1	1
Name:	NOM'V CE	/	
Address:	1/= ANA 100	005	C 14 14 PM
I represent:	-NJ SHIMITON	C 401	COMMERC
Address: 75-20	ASTOR'A BLVD	77/6/6	2010 1/13
Planes complete t	his and and return to the Ser	racant-at-A	1,

THE COUNCIL Kisseng THE CITY OF NEW YORK Bud

Appearance Card
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Date:
Nemo: YOUN LI) W -8
Address: 4547 Kissena 3 Vol
I represent: Wy Self
Address:
THE COUNCIL Kisseng
THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No Res. No in favor in opposition Date:
(PLEASE PRINT)
wante.
Address: Ut Wicken & Riva.
I represent:
Address:
THE COUNCIL Kissen Blvd THE CITY OF NEW YORK
Appearance Card
I intend to appear and speak on Int. No Res. No lin favor in opposition
Date:
Name: Takenny Zhang Address: 4837-739 Funipher 129
I represent: 2400 SAT
Address:

Appearance Card
I intend to appear and speak on Int. No Res. No
in favor in opposition
Date: 6 20 19
(PLEASE PRINT)
Name: Jack Long
Address: 40-12 Holly Ave Flushing, NY 1855
I represent: Champs Enterprises
Address: 40-0 Kisseng Blud Flushing, Wilsza
Please complete this card and return to the Sergeant-at-Arms
THE CITY OF NEW YORK Appearance Card
I intend to appear and speak on Int. No Res. No in favor in opposition
Date: 6/20
(PLEASE PRINT)
Name: Ti cheu
Address: 46-30 Kisserva 12/V.
I represent:
Address: