

# BRONX COMMUNITY BOARD 8

## EDUCATION, LIBRARIES & CULTURAL AFFAIRS COMMITTEE

*PUBLIC HEARING WITH THE NYC SCHOOL CONSTRUCTION AUTHORITY ON THE SITE  
SELECTION FOR A NEW PRIMARY SCHOOL AT THE VAN CORTLANDT MOTEL*

Held on October 24, 2023 AT 7:00 pm at the BXC8 Office

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### PRESENT - (In Person)

Sylvia Alexander

Jillian Baez

Sebastian Chittilappilly

Emily Hausman

Rita Pochter-Lowe

### AFFILIATION

Chair, ELCA Committee

CB8-Committee Member

CB8-Committee Member

CB8-Committee Member

CB8-Committee Member

### EXTRAORDINARY CIRCUMSTANCES - ON ZOOM

Judith Green

CCM-Committee Member

Georgia Santiago

CB8-Committee Member

### ABSENT

Constance Barnes-Watson

CB8-Committee Member

Margret Donato

CB8-Committee Member

### STAFF

Pablo Romano (Community Associate) – Tech Support

### GUESTS

Nicole Holloway

SCA-Presentation

Yvonne Knight

SCA-Presentation

Councilman Eric Dinowitz

NYC Council District 11-BX

Jenna Klaus

Rep. CM Dinowitz

Randi Martos

Rep. Assemblyman Jeffrey Dinowitz

Julie Reyes

CB8-Chair

Bob Bender

CB8

Steve Froot

CB8

Rosemary Ginty

CB8

Ramdat Singh

CB8

Laura Spalter

CB8

Marty Wolpoff

CB8

Martha Gonzales

Manager, Kingsbridge Branch library

Rebecca Brown

Manager, Riverdale Branch Library

Plus 30 Participants on Zoom

The Public Hearing came to order at 7:30PM.

The Chair welcomed members and guests and called on Nicole Holloway to start her presentation of the School Construction Authority's proposed site for a new primary school at the Van Cortlandt Motel.

The proposed site is located at 6389-6393 Broadway on the southwest corner of the intersection of Broadway and 256 Street in the Riverdale neighborhood of the Bronx. The site is approximately 32,675 square feet (0.75 acre) lot. The school will have 547 seats (grades PreK-5) and will be a zoned school, with a play area of 11,000 square feet. There will not be parking on site. A Q&A followed the presentation. As follows:

1. There was concern that the "W" residence is located so close to the site.
2. Will there be any air right transfers to maximize lot.
3. Traffic concerns and speeding danger are present on Broadway.
4. Where will the students come from and what about class sizes. (Up to DOE)
5. Expressed strong desire to have a middle school.

The community was encouraged to submit any questions to the board office and they will be forwarded to SCA.

The Public Hearing adjourned at 8:05PM.

The ELCA mtg was called to order. The minutes of May & June were approved as written.

The Chair opened discussion on a resolution drafted regarding the site selection of the Van Cortlandt Motel for a primary school.

WHEREAS, On October 3, 2023 the School Construction Authority notified Bronx Community Board No. 8 that Pursuant to Section 1731 of the New York City School Construction Authority Act notice that a proposed site selection of Block 5841, Lots 1968, 1978 and 1988, located in the Borough of the Bronx, for the construction of a new, approximately 547-seat Primary School in Community School District No. 10, including a statutory due date of November 21, 2023 for submitting comment, and

WHEREAS the proposed site is located at 6389-6393 Broadway on the southwest corner of the intersection of Broadway and West 256 Street in the Riverdale neighborhood of the Bronx. The site is currently occupied by a two-story motel with accessory parking. The proposed site is to be acquired by the

New York City School Construction Authority, on behalf of the New York City Department of Education, is an approximately 32,675 square foot (0.75 acre) lot, and

WHEREAS the proposed citywide zoning changes in “City of Yes” will facilitate development opportunities for affordable housing and increase our student population, and

WHEREAS the New state law mandates smaller class size necessitates construction of additional schools or face losing current specialized rooms for music, art, science, and libraries, and

WHEREAS the proposed local sites for housing migrant families (such as Stagg’s Waldo Avenue/West 238 Street dormitory) will continue to increase our school population,

WHEREAS the NYC School Construction Authority Act, section 1731, paragraph #3 states: Within forty-five days after publication of such notice, each affected community school board or community board shall prepare and submit to the authority, written comments on the site plan.....Each comment received by the authority on such plan at the time prior to action being taken by the authority in connection with such action.

THEREFORE, BE IT RESOLVED, that the Bronx Community Board No. 8 Community Residents and Education, Libraries & Cultural Affairs Committee (ELCA) shall prepare written comment on the 6389-6393 Broadway site as received on October 24,2023 Public Hearing prior to the forty-five-day limit (i.e., November 21,2023), and

BE IT FURTHER RESOLVED that Bronx Community Board No. 8 be allowed to comment on the findings discovered through the State Environmental Quality Review (SEQR) before issue goes to the City Council for a vote, and

BE IT FURTHER RESOLVED that the School Construction Authority returns to Bronx Community Board No. 8 at the earliest possible time with a site plan including design and operational details and information note, available at this time and

BE IT FURTHER RESOLVED that the Bronx Community Board No. 8 and the Education, Libraries & Cultural Affairs Committee believe that after all other

requirements are acknowledged, the Van Cortlandt Motel site is an appropriate site for a primary school.

VOTE: IN FAVOR - 7

S. Alexander, J. Baez, S, Chittiliappilly, E. Hausman, R. Pocter-Lowe, G. Santiago, J. Green (CCN)

The meeting was adjourned at 8:45PM.

Respectfully Submitted:

**Sylvia Alexander, Chair, ELCA**