

**MINUTES OF PUBLIC MEETING
New York City Loft Board Public Meeting Held at
22 Reade Street, Main Floor
Spector Hall**

January 16, 2014

The meeting began at 1:07 p.m. The attendees were Tayo Kurzman, Fire Department Representative; Chuck Delaney, Tenants' Representative; Elliott Barowitz, Public Member; Daniel Schachter, Public Member; Mark Foggin, Manufacturing Representative, Gina Bolden-Rivera, Public Member, Matthew Mayer, Owners' Representative, LeAnn Shelton, Public Member and Chairperson Designee Susan Pogoda.

INTRODUCTION

Chairperson Susan Pogoda introduced herself and welcomed those present to the January 16, 2014 public meeting of the New York City Loft Board.

VOTE ON AMENDED NOVEMBER 21, 2013 MINUTES

Motion: Mr. Foggin moved to accept the November 21, 2013 minutes. Mr. Delaney seconded the motion.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

VOTE ON DECEMBER 12, 2013 MINUTES

The Board voted to accept the minutes with the addition of the discussion on outreach.

Motion: Mr. Barowitz moved to accept the December 12, 2013 minutes. Ms. Bolden-Rivera seconded the motion.

Members Concurring: Barowitz, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter (7)

Members Abstained: Mayer, Shelton (2)

REPORT OF EXECUTIVE DIRECTOR

Ms. Alexander stated that she would present the statistics at the February meeting as well as a link to the updated map.

Ms. Alexander also stated that four new buildings had registered and seven new buildings were impacted by new coverage applications.

Ms. Alexander confirmed that the five-year report was now available on-line. Both the report and the Loft Board website now contain information regarding the March statute of limitations.

Ms. Alexander stated that all but eight buildings under the Loft Board's jurisdiction have completed their annual registration. There are four enforcement actions for failure to register on this month's calendar and four will be on the February calendar.

Regarding outreach, **Ms. Alexander** stated that she has been in communication with Councilman Levin, and will be working with him to do outreach in Brooklyn. She will send the members updates as to when and where outreach will occur.

BOARD DISCUSSION

Chairperson Pogoda suggested that the Board table policy-related discussions, including discussions regarding enforcement, until the Mayor appoints the new Chairperson.

Mr. Delaney requested that the Board discuss the March deadline for filing registration and coverage applications at the next meeting.

Ms. Alexander asked members to email her any suggestions they might have regarding policy or enforcement initiatives before the next meeting in order to provide the staff an opportunity to prepare the new Commissioner.

Mr. Delaney requested that the Loft Board staff provide a summary of outstanding litigation regarding the Loft Board, including any pending Article 78 cases.

DISCUSSION AND VOTE ON SUMMARY CALENDAR CASES

| | | | | |
|---|---|----------------------------------|---------|-------|
| 1 | Barry Ledoux A/K/A Barry Sonnier and Elina Cardet | 191 Chrystie Street | TH-0192 | MC/MC |
| 2 | Barry Ledoux A/K/A Barry Sonnier and Elina Cardet | 191 Chrystie Street | TM-0073 | MC/MC |
| 3 | Barry Ledoux A/K/A Barry Sonnier and Elina Cardet | 191 Chrystie Street | TN-0220 | MC/MC |
| 4 | Dennis Glenn | 31-33 Second Avenue | TR-0968 | MC/MC |
| 5 | Terry Davidson and Lila Frodeson | 31-33 Second Avenue | TR-0989 | MC/MC |
| 6 | Enis Sefersah | 110 North Sixth Street, Brooklyn | TR-1057 | MC/MC |
| 7 | Lou Sager | 598 Broadway | TR-1072 | MC/MC |

Motion: Mr. Delaney moved to accept the proposed order. Mr. Mayer seconded the motion.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

DISCUSSION AND VOTE ON MASTER CALENDAR CASES

| | | | | |
|----|---|---------------------------------|---------|-------|
| 8 | 35 West 26 th Street Realty, LLC | 35 West 26 th Street | FO-0698 | MC/MC |
| 9 | Harrison Knickerbocker Realty Corp. | 54 Knickerbocker Avenue | FO-0700 | MC/MC |
| 10 | Moore Street Building Corp. | 42 North Moore Street | FO-0702 | MC/MC |
| 11 | Sharf Machinery LLC | 467 Troutman Street, Brooklyn | FO-0703 | MC/MC |

Motion: Mr. Delaney moved to accept the proposed order. Mr. Foggin seconded the motion.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

DISCUSSION AND VOTE ON MASTER CALENDAR CASES

| | | | | |
|----|----------------------------------|-----------------------------------|---------|-------|
| 14 | 841-853 Broadway Associates, LLC | 841-853 Broadway | LE-0605 | MC/MC |
| 15 | P & M RE Partners, LLC | 66-68 Washington Avenue, Brooklyn | LE-0622 | MC/MC |
| 16 | Panasia Estate, Inc. | 51 West 19 th Street | LE-0628 | MC/MC |

Motion: Ms. Shelton moved to accept the proposed orders. Mr. Delaney seconded the motion.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

DISCUSSION AND VOTE ON MASTER CALENDAR CASE

| | | | | |
|----|---|------------------|--------------------|-------|
| 12 | Tessa Grundon, Jean Luc Fievet, and Mark Veeder | 59 Crosby Street | TR-0826 TR-0837 | MC/MC |
|----|---|------------------|--------------------|-------|

Motion: Mr. Mayer moved to accept the proposed order. Ms. Shelton seconded the motion.

Members Concurring: Mayer, Kurzman, Pogoda, Bolden-Rivera, Foggin, Shelton (6)

Members Abstained: Barowitz, Schachter (2)

Members Against: Delaney (1)

CHAIRPERSON POGODA CALLED FOR THE DISCUSSION OF NEXT MASTER CASE BE HELD IN EXECUTIVE SESSION BECAUSE THERE IS A RELATED CASE CURRENTLY BEING LITIGATED IN STATE COURT.

Mr. Delaney suggested the Board vote on whether to hold the executive session.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

VOTE ON MASTER CALENDAR CASE

| | | | | |
|----|--|-------------------------------|-------------------------------|-------|
| 13 | Matter of Tenants of 13-15 Thames Street, Fiona Campbell Stone, Peter Aleksa, Bernard Walker, Vlad Teichberg, Jason Beckford, Stephen Westbrook, William Foster, Elaine Choi | 13-15 Thames Street, Brooklyn | TR-0842 TR-0889 TN-0217 | MC/MC |
|----|--|-------------------------------|-------------------------------|-------|

Motion: Ms. Shelton moved to accept the proposed order. Mr. Foggin seconded the motion.

Members Concurring: Barowitz, Mayer, Kurzman, Pogoda, Delaney, Bolden-Rivera, Foggin, Schachter, Shelton (9)

Members Absent: (0)

Ms. Pogoda concluded the January 16, 2014 Loft Board public meeting at 2:45 pm and thanked everyone for attending. The next public meeting will be held at Spector Hall, 22 Reade Street, on February 20, 2014 at 1:00 p.m.