



BROOKLYN COMMUNITY BOARD 14

FLATBUSH – MIDWOOD COMMUNITY DISTRICT

810 East 16th Street
Brooklyn, New York 11230-3010

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ANTONIO REYNOSO
Borough President

KARL-HENRY CESAR
Chair

SHAWN CAMPBELL
District Manager

SEPTEMBER 2025

IMPORTANT NOTICE

Please be advised this mailing may contain important governmental notifications and/or announcements on issues of interest to your neighborhood. You are encouraged to attend and participate in any meetings of interest to you.
All meetings in bold are open to the public.

Tuesday	September 2	Borough Board Meeting	209 Joralemon Street	6:00 PM
Thursday	September 4	Public Hearing on LPC Application and Housing and Land Use Committee Meeting	810 East 16th Street	6:30 PM

MONDAY, SEPTEMBER 8, 2025

REGULAR MONTHLY MEETING OF
BROOKLYN COMMUNITY BOARD 14

IN PERSON – East Midwood Jewish Center
1625 Ocean Avenue between Avenues K and L

Watch on YouTube: <https://youtube.com/live/hmPR0Na4tI0>

6:30 PM – Public Hearing on FY2027 Community Budget Recommendations
6:40 PM – Public Hearing on Dining Out NYC Application
7:00 PM – Regular Monthly Meeting of Brooklyn Community Board 14

Tuesday	September 9	Borough Service Cabinet Meeting	Online meeting	10:00 AM
Monday	September 15	Agency Budget Consultations	Online meeting	All Day
Monday	September 15	Community Environment, Cultural Affairs and Economic Development Committee Meeting	Online meeting	6:30 PM
Wednesday	September 17	70th Precinct Community Council Meeting	175 Lawrence Ave	7:30 PM
Thursday	September 18	Agency Budget Consultations	Online meeting	All Day
Monday	September 29	Public Hearings on BSA Applications	810 East 16th Street	6:30 PM
Tuesday	September 30	Agency Budget Consultations	Online meeting	All Day

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	1 Office closed	2 6:00 PM Borough Board Meeting	3	4 6:30 PM Public Hearing Housing and Land Use Committee Meeting	5	6
7	8 6:30 PM Public Hearings (2) and Monthly Board Meeting	9 10:00 AM Borough Service Cabinet Meeting	10	11	12	13
14	15 All Day Agency Budget Consultations 6:30 PM Community Environment, Cultural Affairs and Economic Development Committee Meeting	16	17 7:30 PM 70th Precinct Community Council Meeting	18 All Day Agency Budget Consultations	19	20
21	22	23	24	25	26	27
28	29 6:30 PM Public Hearings (2)	30 All Day Agency Budget Consultations				

SEPTEMBER 2025

Dear Community Resident: Please be advised that Brooklyn Community Board 14 has scheduled the following meetings for this month. Public discussion is encouraged at committee meetings and public hearings. There will be no public discussion at the regular monthly board meeting on any matter on which a public hearing or meeting was previously held. To make announcements of civic interest at the regular monthly board meeting or to submit testimony at a public hearing, please pre-register by phone, email or on the website. Meetings are also livestreamed on the CB14 YouTube channel: www.youtube.com/c/BrooklynCommunityBoard14.

Thursday, September 4, 2025, Public Hearing on Landmarks Preservation Commission Application and Housing and Land Use Committee Meeting, CB14 District Office, 810 East 16th Street, 6:30 PM

- 6:30 PM – Public Hearing on Landmarks Preservation Commission Application.** B'ShERT Synagogue, 83 Marlborough Road. Applicant's Representative: Christian Kaulius, Brawer Hauptman + Larkin Architects, 215-829-0084
- 7:00 PM – Housing and Land Use Committee Meeting**
1. Overview of Land Use, ULURP, Zoning, and Zoning Text Amendments – Hanif Yazdi, Borough Planner, Department of City Planning
 2. Overview of the Board of Standards and Appeals (BSA) Application Process – Chris Yoon, Commissioner, BSA
 3. Other Business

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**IN PERSON – East Midwood Jewish Center
1625 Ocean Avenue between Avenues K and L**

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- 6:30 PM – Public Hearing on Community Budget Recommendations on NYC Capital and Expense Budgets for Fiscal Year 2027** More information at cb14brooklyn.com/city-budget
- 6:40 PM – Public Hearing on Dining Out NYC Application: Burnt Toast Inc DBA La Puerta Roja, 1120 Cortelyou Road, Sidewalk Café**
- 7:00 PM – Regular Monthly Meeting of Brooklyn Community Board 14**

A G E N D A

1. CALL TO ORDER
2. MINUTES
3. DISTRICT MANAGER'S REPORT
4. CHAIR'S REPORT
 - a) Committee of the Whole Report – Dining Out NYC Applications
 - b) Recommendation – LPC application: B'ShERT Synagogue, 83 Marlborough Road
 - c) Recommendation – Community Budget Recommendations on NYC Capital and Expense Budgets for Fiscal Year 2027
 - d) Recommendation – Dining Out NYC Application: Burnt Toast Inc DBA La Puerta Roja, 1120 Cortelyou Road, Sidewalk Café
 - e) Committee Appointments Report
 - f) Borough Board Report
5. TOPICAL COMMITTEES – REPORTS AND ITEMS:
 - a) Transportation Committee
 - b) Housing and Land Use Committee
 - c) Community Safety Committee
 - d) Community Environment, Cultural Affairs and Economic Development Committee
 - e) Human Services Committee
 - f) Youth Services, Education and Libraries Committee
6. AD HOC COMMITTEES
 - a) Transition Committee
7. PUBLIC SESSION
8. ADJOURNMENT

Monday, September 15, 2025, Community Environment, Cultural Affairs and Economic Development Committee Meeting, Online via Webex, 6:30 PM

1. Report on the Reconstruction of the Ocean Avenue Perimeter of Prospect Park – Deborah Kirschner, Vice President, Communications and External Relations, Prospect Park Alliance
2. Other Business

Monday, September 29, 2025, Public Hearings on BSA Applications, CB14 District Office, 810 East 16th Street, 6:30 PM

- 6:30 PM – Public Hearing on BSA # 1-88-BZ.** AMENDMENT: To allow for the addition of a partial fourth and a partial fifth floor in the R5 / C2-3 portion of the premises, contrary to the underlying floor area/FAR (ZR 33-121), wall height and sky exposure plane (ZR 33-432), rear yard (ZR 33-292), and parking (ZR 36-21) regulations. **1593 Coney Island Avenue**, Block 6731, Lots 65, 165, 70, 73, 75, 76, BSA # 1-88-BZ - Applicant's Representative: Jay Goldstein, Esq., 646-535-3771
- 7:00 PM – Public Hearing on BSA # 2025-16-BZ.** VARIANCE AND SPECIAL PERMIT: This application is filed pursuant to Sections 72-21 and 73-134 of the Zoning Resolution of the City of New York, as amended (the "Zoning Resolution" or "ZR"), to permit the change of use of an existing house of worship in Use Group ("UG") III(B) to an ambulatory diagnostic or treatment health care also in UG III(B) in excess of 1,500 square feet located within an R3X zoning district, contrary to use regulations (ZR §§ 22-131(B) and 22-132(b)), front yard (ZR § 24-34), height and setback (ZR § 24-521) and parking (ZR § 25-31) regulations. Because the existing house of worship was also constructed pursuant to a variance granted on June 23, 2009, the proposed change of use is also contrary BSA Calendar No. 10-09-BZ. **583 East 23rd Street**, Block 5223, Lot 2, BSA # 2025-16-BZ - Applicant's Representative: Richard Lobel, Esq., 212-725-2727