



# Queens Civic Congress

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## QUEENS CIVIC FORUM WEIGHS COMMUNITY FACILITY REFORM

The Queens Civic Congress hosts a panel discussion on the City's Proposed Community Zoning Resolution Text Change, Monday, March 15, 8:00 p.m. at the Kew Gardens Community Center, 80-02 Kew Gardens Road. At Union Turnpike and Queens Boulevard, announced QCC President Sean M. Walsh. The panel includes NYC City Council Land Use Division Director Gail Benjamin, Department of City Planning Queens Office Director John Young, Planning and Development Director Irving Poy in the Queens Borough President's Office, Citywide Coalition on Community Facilities Chair Andrew Berman (also Executive Director of the Greenwich Village Society for Historic Preservation) and Queens Civic Congress President Sean M. Walsh.

"The City Planning Commission's recent proposal to amend the Community Facility provisions of the Zoning Resolution represents the most significant change to the Zoning Resolution since contextual zoning." Stated Mr. Walsh. "The growing impact of community facilities on residential neighborhoods poses a problem not only in Queens but throughout the entire city.

The Queens Civic Congress, an umbrella group of over 100 civic, community, condo, co-operative, homeowner and tenant organizations in the Borough of Queens, also invited the Borough's 14 Community Boards to participate in the forum, advised Corey B. Bearak, Executive Vice President for Legislative and Public Affairs. "Our membership represents almost every community in the borough."

The Queens Civic Congress' testimony before the joint City Planning Department and City Council Environmental Impact Statement hearings and additional information is available on the Queens Civic Congress web site: [www.queensciviccongress.org](http://www.queensciviccongress.org).

In that testimony, the Queens Civic Congress found the proposal does not adequately address the problem or measure the impact of community facilities. Mr. Walsh explained, "While community facilities provide essential services for all of our citizens, let us also clearly understand the impact these facilities have on the quality of life and the economic impact on surrounding residents."

Specifically the Queens Civic Congress noted the failure of the City proposal to address "ancillary" and "commercial" uses of community facilities. The evaluative process of the CEQA scoping criteria ignores both, thereby ignoring their impact. The present zoning text permits institutions such as universities,

medical facilities, houses of worship, and other community facilities to take advantage of their Use and Bulk exception to use part of their property for profitable or income producing enterprises unrelated to their not for profit mission.

Executive Vice President for Land Use and Development Patricia Dolan, who testified in July 2003 on proposed changes in community facilities zoning, added: City Planning needs to re-think the automatic as of right use and bulk exemption extended to a community facility.

The Queens Civic Congress Platform may be viewed on the internet at <http://www.queensciviccongress.org/platform/platform-2002-2003.php>.

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### **Queens Civic Congress Members**

Assoc. of Old Forest Hills Bayside Hills Civic Assoc. Bayswater Civic Assoc. Bay Terrace Community Alliance Beachside Bungalow Preservation Assoc. Bellaire/Belvill Civic Assoc. Belle Harbor Property Owners Bellerose-Commonwealth Civic Assoc. Bellerose-Hillside Civic Assoc. Bell Park Manor-Terrace Community Council Bowne Park Civic Assoc. Briarwood Community Assoc. Cambria Heights Civic Assoc. College Point Civic Taxpayers Assoc. COMET Concerned Citizens of Laurelton Creedmoor Civic Assoc. Doug-Bay Manor Civic Assoc. Douglaston Civic Assoc. Douglas Manor Assoc East Flushing Civic Assoc. Federation of Laurelton Block Associations Floral Park Community Council Flushing on the Hill Civic Assoc. Flushing Heights Civic Assoc. Flushing Suburban Civic Assoc. Forest Hills Chamber of Commerce Forest Hills Community & Civic Assoc. Forest Hills Crescents Assoc. Forest Hills-Van Court Assoc. Fresh Meadows Homeowners Assoc. Georgetown Mews Glen Oaks Village Owners Greater Whitestone Taxpayers Civic Association Harding Heights Civic Assoc. Harrison Place/Sunnyside Gardens Hillcrest Estates Civic Assoc. Hilltop Village Co-op #4 Hollis Hills Civic Assoc. Holliswood Civic Assoc. Hollis Park Gardens Assoc. Holly Civic Assoc. Howard Beach Civic Forum Hunters Point Community Coalition Hyde Park Gardens Jackson Heights Beautification Group Jamaica Estates Assoc. Jamaica Hill Community Assoc. Joint Community Council College Point Juniper Park Civic Assoc. Kew Forest Neighborhood Civic Assoc. Kew Gardens Civic Assoc. Kew Gardens Hills Civic Assoc. Kissena Park Civic Assoc. Little Neck Bay Civic Assoc. Little Neck Community Assoc. Little Neck Pines Assoc. Locust Manor Neighborhood Civic Assoc. Lost Community Civic Assoc. Malba Civic Association Middle Village Property Owners Mitchell-Linden Civic Assoc. 97 Place Block Assoc. Newtown Civic Assoc. North Bellerose Civic Assoc. North Flushing Civic Assoc North Hills Estates Civic Assoc. North Queens Homeowners Civic Assoc. North Star Civic Assoc. Norwood Neighborhood Association Oakland Terrace/Gardens Council Off Broadway Homeowners Ozone Tudor Civic Assoc. Queensboro Hills Neighborhood Assoc. Queens Colony Civic Assoc. Queens Community Civic Corp. Queens Village Civic Assoc. Ramblersville-Hawtree Civic Assoc. Richmond Hill Historic Assoc. Ridgewood Property Owners Assoc. Robinwood Property Owners Rockaway Action Committee Rockaway Beach Civic Assoc. Rocky Hill Civic Assoc. Rosedale Civic Assoc. Royal Ranch Assoc. Sagamore Douglaston Civic Assoc. Southeast Queens Coalition of Concerned Neighbors South Ozone Park Coalition of Block Associations South Ozone Park West Civic Assoc. Springfield/Rosedale Community Assoc. Sunnyside Gardens Harrison Place Surrey Estates Civic Assoc. The Federation of Civic Associations of Southeast Queens The Property Civic Assoc. Union Turnpike Merchants Assoc. United Forties Civic Assoc. United Neighbors Civic Assoc. of Jamaica Utopia Estates Civic Assoc. Utopia Improvement Assoc. Village Mall at Hillcrest Waldheim Neighborhood Assoc. Wayanda Civic Assoc. West Cunningham Park Civic Assoc. Westmoreland Assoc. Woodside Community Council