

**ANNOTATED AGENDA**  
**CITY COUNCIL OF THE CITY OF YONKERS**  
**STATED MEETING**  
**TUESDAY, MAY 10, 2011**

Committee of the Whole 7:30 P.M.  
Stated Meeting 8:00 P.M.  
City Council Chambers

TIME: 8:00PM

PRESENT:           PRESIDENT OF THE COUNCIL  
                          CHUCK LESNICK

DISTRICT:

          1           MAJORITY LEADER PATRICIA D. McDOW  
          5           MINORITY LEADER JOHN .M. MURTAGH

COUNCIL MEMBERS:  
DISTRICT:

          2           WILSON A. TERRERO  
          3           JOAN GRONOWSKI  
          4           DENNIS E. SHEPHERD  
          6           JOHN LARKIN

Recitation of the Pledge of Allegiance to the Flag followed by a minute of silence to invoke God's guidance and Blessing upon our deliberations.

Minutes of the stated meeting held on April 26, 2011 and a special meeting held on May 3, 2011 approved on motion of Majority Leader Patricia McDow.

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**COMMUNICATIONS FROM CITY OFFICIALS**

**NONE**

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**COMMUNICATIONS - GENERALLY**

1. FROM THE TOWN BOARD OF THE TOWN OF GREENBURGH;  
NOTICE OF A PUBLIC HEARING TO BE HELD AT GREENBURGH  
TOWN HALL, 177 HILLSIDE AVE, GREENBURGH, NEW YORK, 10607  
ON WEDNESDAY, MAY 11, 2011 AT 8:30PM. RE: TO CONSIDER  
PETITION SUBMITTED BY DANFOR REALTY CO. FOR AMENDMENT  
TO ZONING MAP.
  
2. FROM THE WESTCHESTER PLANNING BOARD TO THE CITY  
COUNCIL DATED MAY 9, 2011 IN RESPONSE TO THE COUNCILS  
REFFERAL OF A CHANGE DEFINITION OF COMMUNITY  
RESIDENTIAL FACILITY TO INCLUDE ACCESSORY SCHOOL AND  
ADD COMMUNITY RESIDENTIAL FACILITY AS PERMITTED USE IN IP  
DISTRICT; ZONING ORDINANCE AMENDMENTS.

**FILED**

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**COMMITTEE OF THE WHOLE**

<b><u>NAME</u></b>	<b><u>ADDRESS</u></b>	<b><u>ITEM NO.</u></b>
HESTIA DE VRIES	74 HILLCREST AVE	1-6

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**RECEPTION OF PETITIONS**

PETITIONER: Albert B. Delbello, Esq  
On behalf of Robert Martin Company, LLC

PROPERTIES: South Westchester Executive Park  
Multiple Properties

ZONE CHANGE: To permit proposed residential, supermarket  
and retail uses.

**REFERRED TO PLANNING**

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**RESOLUTION NO.71-2011**

1. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF THE CITY COUNCIL APPROVING AMENDMENT TO SITE DESIGNATION AREA FOR THE RAVINE AVENUE URBAN RENEWAL AREA IN ACCORDANCE WITH SECTION 504 OF ARTICLE 15 OF THE GENERAL MUNICIPAL LAW

WHEREAS, the Yonkers Community Development Agency (the "Agency") by Resolution No. 7-2005 adopted on January 26, 2005 recommended an urban renewal "Site Designation" for the Ravine Avenue area; and

WHEREAS, City Council of the City of Yonkers (the "City Council") by Resolution No. 158-2005 adopted on June 14, 2005, designated the "Ravine Avenue Urban Renewal Area" in accordance with the provisions of Section 504 of Article 15 of the N.Y.S. General Municipal Law; and

WHEREAS, the Agency by Resolution No. 2 - 2011 adopted on January 11, 2011 recommended the expansion of the Ravine Avenue Urban Renewal Area to include the following revised boundaries within approximately 114 acres:

The southern end of the Ravine Avenue Urban Renewal Area is bordered by Babcock Place. The northern end of the URA is bordered by Glenwood Avenue and provides transit access to the Metro-North Glenwood Station. The western edge of the URA is defined by the Metro-North railroad tracks and, to the east, the area is bounded by the State's Old Croton Aqueduct Trailway system (See Exhibit 1: Warburton- Ravine Boundary Map, showing original boundaries and revised and expanded boundaries) and the Agency has identified numerous tax parcels as Blighted Properties within the proposed expanded Ravine Avenue Urban Renewal Area which are mapped and attached hereto as Exhibit A; and

WHEREAS, the proposed expanded Ravine Avenue Urban Renewal Area is in need of substantial improvement because of substandard, unsanitary, deteriorated or deteriorating conditions, factors, and characteristics, and the Agency is interested in improving the residential character and expanding business opportunities in the proposed expanded Ravine Avenue Urban Renewal Area; and

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**RESOLUTION NO.71-2011 (CONTINUED)**

WHEREAS, SEQRA regulations set forth at 6 N.Y.C.R.R. §617.5 (17), (18) and (21) contemplate that when an agency is interested in mapping existing roads, streets, highways, natural resources, land uses and ownership patterns and the collection of information including basic data collection and research, water quality and pollution studies, traffic counts, engineering studies, surveys, subsurface investigations and soils studies that do not commit the agency to undertake, fund or approve any Type I or Unlisted Action under SEQRA, or when conducting concurrent environmental, engineering, economic, feasibility and other studies and preliminary planning and budgetary processes necessary to the formulation of a proposal for action, provided those activities do not commit the agency to commence, engage in or approve such action, the activity is deemed to be a Type II Activity and no SEQRA action is required,

NOW THEREFORE BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF YONKERS:

Section 1. That in accordance with Section 504 of Article 15 of the General Municipal Law, the Site Designation for the Ravine Avenue Urban Renewal Area is hereby expanded and revised as recommended by the Agency to include a number of sites which are in need of substantial improvement because of substandard, unsanitary, deteriorated or deteriorating conditions, and other factors and characteristics contributing to urban blight, and the expanded and revised Ravine Avenue Urban Renewal Area is hereby found to be appropriate for urban renewal as defined in Section 502 of Article 15 of the General Municipal Law.

Section 2. That the expanded and revised Site Designation recommended by the Agency is hereby approved, subject to further study and investigation by the Agency and the Planning Board, and the expenditure of funds necessary to prepare mappings and other required materials is hereby approved in order to assist in the Agency's determination as to whether an urban renewal area and plan should be created for the Ravine Avenue Urban Renewal Area.

Section 3. That based upon the aforementioned studies and investigation to be undertaken, the Agency is hereby authorized to prepare or cause to be prepared an urban renewal plan for the expanded and revised Ravine Avenue Urban Renewal Area, and an implementation or development plan for the proposed area and submit same to the Planning Board for the purpose of determining whether such creation of a

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**RESOLUTION NO.71-2011 (CONTINUED)**

new urban renewal plan complies with the requirements of Section 502(7) of Article 15 of the General Municipal Law and conforms to the findings made under this resolution and Section 504 of Article 15 of the General Municipal Law.

Section 4. That Resolution No. 158-2005 adopted by the City Council on June 14, 2005 in connection with the Site Designation for the Ravine Avenue Urban Renewal Area is hereby amended by this resolution.

Section 5. That no SEQRA action is required because the proposed action is a Type II Activity under 6 N.Y.C.R.R. §617.5(17), (18) and (21).

Section 6. That this resolution is to take effect immediately

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

**ANNOTATED AGENDA**  
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**RESOLUTION NO.72-2011**

2. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF THE CITY COUNCIL DECLARING LEAD AGENCY STATUS FOR THE RAVINE AVENUE URBAN RENEWAL PLAN AND MASTER PLAN

WHEREAS, the following area in the City of Yonkers, hereinafter referred to as the "Ravine Avenue Area," includes approximately 80 acres of a former neighborhood shopping district consisting of a strip of Warburton Avenue at its most eastern boundary, which shopping district has fallen into decline, and is otherwise comprised primarily of one and two family structures along with some walk-up apartments dating back to the late 19<sup>th</sup> century or early 20<sup>th</sup> century, a number of which have been lost to fire and/or abandonment resulting in a considerable number of vacant lots: and

WHEREAS, the City of Yonkers is proposing to redevelop the area known as "Ravine Avenue", which area includes a number of sites which are in need of substantial improvement because of substandard, unsanitary, deteriorated or deteriorating conditions, and other factors and characteristics contributing to urban blight, by causing the preparation of an Urban Renewal Plan and a Master Plan; and

WHEREAS, the proposed redevelopment of the Ravine Avenue area is anticipated to promote economic development in the City's downtown district and other areas and improve the living and working conditions of many residents of the area; and

WHEREAS, the State Environmental Quality Review Act ("SEQRA") requires the City to consider all environmental factors associated with the proposed redevelopment prior to further action being taken; and

WHEREAS, the City Council desires to establish itself as Lead Agency in order to initiate a review process for the proposed redevelopment in accordance with Part 617 (6NYCRR Part 617), the Statewide implementing regulations pertaining to SEQRA.

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**RESOLUTION NO.72-2011 (CONTINUED)**

THEREFORE, BE IT RESOLVED that the City Council of the City of Yonkers has established itself as Lead Agency on the "Project" described herein and will continue its review of the environmental assessment of this action.

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

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**RESOLUTION NO.73-2011**

3. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF YONKERS CITY COUNCIL AUTHORIZING THE ISSUANCE OF A DETERMINATION OF SIGNIFICANCE PURSUANT TO THE STATE ENVIRONMENTAL QUALITY REVIEW ACT ("SEQRA") RELATING TO THE RAVINE AVENUE URBAN RENEWAL PLAN OF THE CITY OF YONKERS.

WHEREAS, there is pending before the Yonkers City Council an Urban Renewal Plan (the "plan") intended to improve the overall character and vitality of the Ravine Avenue area of the City of Yonkers, and

WHEREAS, the City Council has determined that the proposed plan, intended to improve the overall character and vitality of the Ravine Avenue area, by improving and enhancing existing open space, creating traffic and parking improvements, encouraging development on vacant lots, and establishing connections between the project area and the Alexander Street development and waterfront, is a Type I Action under the State Environmental Quality Review Act ("SEQRA") requiring the City Council to comply with the regulations promulgated pursuant to SEQRA; and

WHEREAS, an Environmental Assessment Form has been prepared to assist the City Council in complying with its responsibilities under SEQRA; and

WHEREAS, the City Council has carefully considered the proposed action and has reviewed the Environmental Assessment Form and the criteria set forth in Section 617.7 of 6 NYCRR Part 617 of the SEQRA regulations and has identified and carefully considered the relevant areas of environmental concern as are fully set forth in said Environmental Assessment Form to determine if the proposed action will have significant impact upon the environment; and

NOW THEREFORE, BE IT RESOLVED, by the Yonkers City Council that based upon its review of the Environmental Assessment Form and for the reasons set forth in said Environmental Assessment Form, it is determined that there will be no adverse impact on the environment from the proposed Ravine Avenue Area Plan

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**RESOLUTION NO.73-2011 (CONTINUED)**

BE IT FURTHER RESOLVED, that the City Council President is authorized and directed to sign the Determination of Significance on the Environmental Assessment Form, on behalf of the City Council pursuant to Article 8 of the Environmental Conservation Law, indicating that the proposed action will not result in any significant adverse environmental impacts and to immediately transmit same to be filed and made available pursuant to the requirements of 6 NYCRR Part 617; and

BE IT FURTHER RESOLVED, that this Resolution shall take effect immediately.

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

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**RESOLUTION NO.74-2011**

4. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF YONKERS CITY COUNCIL AUTHORIZING THE ISSUANCE OF A DETERMINATION OF SIGNIFICANCE PURSUANT TO THE STATE ENVIRONMENTAL QUALITY REVIEW ACT ("SEQRA") RELATING TO THE RAVINE AVENUE MASTER PLAN OF THE CITY OF YONKERS.

WHEREAS, there is pending before the Yonkers City Council a Master Plan (the "Master Plan") intended to improve the overall character and vitality of the Ravine Avenue area of the City of Yonkers, and

WHEREAS, the City Council has determined that the proposed plan, intended to improve the overall character and vitality of the Ravine Avenue area, by improving and enhancing existing open space, creating traffic and parking improvements, encouraging development on vacant lots, and establishing connections between the project area and the Alexander Street development and waterfront, is a Type I Action under the State Environmental Quality Review Act ("SEQRA") requiring the City Council to comply with the regulations promulgated pursuant to SEQRA; and

WHEREAS, an Environmental Assessment Form has been prepared to assist the City Council in complying with its responsibilities under SEQRA; and

WHEREAS, the City Council has carefully considered the proposed action and has reviewed the Environmental Assessment Form and the criteria set forth in Section 617.7 of 6 NYCRR Part 617 of the SEQRA regulations and has identified and carefully considered the relevant areas of environmental concern as are fully set forth in said Environmental Assessment Form to determine if the proposed action will have significant impact upon the environment; and

NOW THEREFORE, BE IT RESOLVED, by the Yonkers City Council that based upon its review of the Environmental Assessment Form and for the reasons set forth in said Environmental Assessment Form, it is determined that there will be no adverse impact on the environment from the proposed Ravine Avenue area plan

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**RESOLUTION NO.74-2011 (CONTINUED)**

BE IT FURTHER RESOLVED, that the City Council President is authorized and directed to sign the Determination of Significance on the Environmental Assessment Form, on behalf of the City Council pursuant to Article 8 of the Environmental Conservation Law, indicating that the proposed action will not result in any significant adverse environmental impacts and to immediately transmit same to be filed and made available pursuant to the requirements of 6 NYCRR Part 617; and

BE IT FURTHER RESOLVED, that this Resolution shall take effect immediately.

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

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**RESOLUTION NO.75-2011**

5. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YONKERS  
APPROVING THE RAVINE AVENUE URBAN RENEWAL PLAN

WHEREAS, the Yonkers Community Development Agency (the "Agency") by Resolution No. 2--2011 adopted on January 11, 2011 and the City Council of the City of Yonkers by Resolution No. 75-2011 adopted on May 10, 2011, approved and authorized site designation for parcels bounded by the south by Babcock Place, to the north by Glenwood Avenue, to the east by the Old Croton Aqueduct Railway System and to the west by the Metro-North railroad tracks, in accordance with Section 504 of Article 15 of the New York State General Municipal Law (the "Ravine Avenue Urban Renewal Area"); and

WHEREAS, the City of Yonkers (the "City") in cooperation with the Agency, in accordance with Articles 15 and 15-a of the N.Y.S. General Municipal Law, caused to be prepared an urban renewal plan for the area known as the Ravine Avenue Urban Renewal Area (the "Urban Renewal Plan"); and

WHEREAS, the completion of a Full Environmental Assessment Form ("EAF") in connection with the Ravine Avenue Plans was undertaken; and

WHEREAS, the Planning Board held, upon due notice, a public hearing on the Ravine Avenue Urban Renewal Plan in accordance with Section 505(2) of Article 15 of the General Municipal Law; and

WHEREAS, the Planning Board, at its meeting held on September 15, 2010, unqualifiedly approved the Urban Renewal Plan for approval by the City Council, determined that the Ravine Avenue Urban Renewal Plan is in compliance with the provisions of subdivision 7 of Section 502 of Article 15 of the General Municipal Law, found that it conformed to a comprehensive community plan for the development of the municipality as a whole, confirmed the finding made pursuant to Section 504 of the General Municipal Law, and directed the Planning Director to submit to the City Council the report of the Planning Board certifying such unqualified

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**RESOLUTION NO.75-2011 (CONTINUED)**

approval and such determination and findings, and requesting further proceedings under subdivision 3 of Section 505 of Article 15 of the General Municipal Law; and

WHEREAS, the City Council of the City of Yonkers by Resolution No.75-2011 adopted on May 10, 2011 was authorized to undertake all actions required under the New York State Environmental Quality Review Act (Article 8 of the Environmental Conservation Law of the State of New York) and the regulations issued thereunder by the Commissioner of the Department of Environmental Conservation of New York State (6 NYCRR Part 617) (such Act and regulations being herein below referred to as "SEQRA"), to complete and file a Notice of Lead Agency Designation/Coordinated Review for the purpose of securing Lead Agency Status for the Agency and to approve the environmental review of the proposed Urban Renewal Plan, the Ravine Avenue Master Plan ("Master Plan") for the Ravine Avenue Urban Renewal Area under SEQRA (hereinafter referred to collectively as the "Ravine Avenue Plans"); and

WHEREAS, the City Council by Resolution No.75-2011 on May 10, 2011, based upon its review of the Full Environmental Assessment Form and for the reasons set forth in said Environmental Assessment Form, determined that there would be no adverse impact on the environment from the proposed Ravine Avenue Urban Renewal Plan; and

WHEREAS, in accordance with a recommendation heretofore made by the Planning Board, the City Council reserves the right to conduct proceedings with respect to the Master Plan pursuant to Section 28-a of the General City Law; and

WHEREAS, the approval being sought hereunder is limited to the Ravine Avenue Urban Renewal Plan; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Yonkers that, after a public hearing held on due notice pursuant to Section 505(3) of Article 15 of the General Municipal Law, the proposed Ravine Avenue Urban Renewal Plan as submitted by the Planning Board to the City Council, is hereby approved; and be it further

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**RESOLUTION NO.75-2011 (CONTINUED)**

RESOLVED, that the factors and characteristics in the Ravine Avenue Urban Renewal Area contributing to urban blight are hereby found to be appropriate for urban renewal as defined in Section 502 of Article 15 of the General Municipal Law; and be it further

RESOLVED, that in accordance with Section 505(4) of Article 15 of the General Municipal Law, the City Council hereby makes the following additional findings:

( a ) The Ravine Avenue Urban Renewal Area is a substandard or insanitary area, or is in danger of becoming a substandard or insanitary area and tends to impair or arrest the sound growth and development of the municipality.

( b ) Any financial aid provided to the municipality is necessary to enable the project to be undertaken in accordance with the Ravine Avenue Urban Renewal Plan (the "Urban Renewal Plan").

( c ) The Urban Renewal Plan affords maximum opportunity to private enterprise, consistent with the sound needs of the municipality as a whole, for the undertaking of the urban renewal program contained in the Urban Renewal Plan.

( d ) The Urban Renewal Plan conforms to a comprehensive community plan for the development of the municipality as a whole.

( e ) There is a feasible method for the relocation of families and individuals from the Ravine Avenue Urban Renewal Area into decent, safe and sanitary dwellings which are or will be provided in the urban renewal area or in other areas not generally less desirable in regard to public utilities and public commercial facilities, at rents or prices within the financial means of such families or individuals, and reasonably accessible to their places of employment.

( f ) The undertaking and carrying out of the urban renewal activities in stages is in the best public interest and will not cause any additional or increased hardship to the residents of the Ravine Avenue Urban Renewal Area; and be it further

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RESOLUTION NO.75-2011 (CONTINUED)

RESOLVED, that, this resolution shall take effect immediately

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A  
STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF  
7-0.

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**RESOLUTION NO.76-2011**

6. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YONKERS  
APPROVING THE RAVINE AVENUE MASTER PLAN

WHEREAS, the Yonkers Community Development Agency (the "Agency") by Resolution No. 2-2011 adopted on January 11, 2011 and the City Council of the City of Yonkers by Resolution No. 76-2011 adopted on May 10, 2011, approved and authorized site designation for parcels bounded by the south by Babcock Place, to the north by Glenwood Avenue, to the east by the Old Croton Aqueduct Trailway System and to the west by the Metro-North railroad tracks, in accordance with Section 504 of Article 15 of the New York State General Municipal Law (the "Ravine Avenue Urban Renewal Area"); and

WHEREAS, the City of Yonkers (the "City") in cooperation with the Agency, in accordance with Articles 15 and 15-a of the N.Y.S. General Municipal Law, caused to be prepared an urban renewal plan for the area known as the Ravine Avenue Urban Renewal Area (the "Urban Renewal Plan") and a Ravine Avenue Master Plan (the "Master Plan") (and collectively, the "Ravine Avenue Plans"); and

WHEREAS, the completion of a Full Environmental Assessment Form ("EAF") in connection with the Ravine Avenue Plans was undertaken; and

WHEREAS, the Planning Board held, upon due notice, a public hearing on the Ravine Avenue Renewal Plans in accordance with Section 505(2) of Article 15 of the General Municipal Law; and

WHEREAS, the Planning Board, at its meeting held on September 15, 2010, unqualifiedly approved Master Plan for approval by the City Council,

WHEREAS, the City Council of the City of Yonkers by Resolution No.76-2011-2011 adopted on May 10, 2011 was authorized to undertake all actions required under the New York State Environmental Quality Review Act (Article 8 of the

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**RESOLUTION NO.76-2011 (CONTINUED)**

Environmental Conservation Law of the State of New York) and the regulations issued thereunder by the Commissioner of the Department of Environmental Conservation of New York State (6 NYCRR Part 617) (such Act and regulations being herein below referred to as "SEQRA"), to complete and file a Notice of Lead Agency Designation/Coordinated Review for the purpose of securing Lead Agency Status for the Agency and to approve the environmental review of the Ravine Avenue Master Plan for the Ravine Avenue Urban Renewal Area under SEQRA; and

WHEREAS, the City Council by Resolution No.76-2011 on May 10, 2011, based upon its review of the Full Environmental Assessment Form and for the reasons set forth in said Environmental Assessment Form, determined that there would be no adverse impact on the environment from the proposed Ravine Avenue Urban Renewal Plan

WHEREAS, the approval being sought hereunder is limited to the Ravine Avenue Master Plan; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Yonkers that, after a public hearing held on due notice, the proposed Ravine Avenue Master Plan as submitted by the Planning Board to the City Council, is hereby approved; and be it further

RESOLVED, that, this resolution shall take effect immediately

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

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**RESOLUTION NO.77-2011**

7. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS TERRERO, SHEPHERD AND LARKIN;

RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR A GRANT FROM NEW YORK STATE DEPARTMENT OF HOUSING AND COMMUNITY RENEWAL MAIN STREET PROGRAM IN ORDER TO ASSIST WITH THE REDEVELOPMENT AND RESTORATION OF A PORTION OF THE MILL STREET BLOCK.

WHEREAS, the City of Yonkers is eligible to apply for up to Five Hundred Thousand Dollars (\$500,000.00) in grant funds, from the New York State Department of Housing and Community Renewal Main Street Program and through the application demonstrate the qualifications of the City for the grant and the eligibility of the City for the full grant amount; and

WHEREAS, the City of Yonkers' additional contributions may consist of grants from other federal, state and local entities, such as the Rental Rehab Loan Fund, the Yonkers Small Business Revolving Loan Fund and Westchester County lead paint funds which will be used to leverage the Main Street grant if awarded; and

WHEREAS, the project is a part of the Yonkers Main Street Program, specifically the Mill Street Block, and will consist of the restoration and rehabilitation of a part of the Mill Street Block, adjacent to Getty Square and the entire block will undergo a much needed façade restoration and the reactivation of several stores and upper level residential apartments; and

WHEREAS, the receipt of these grant funds will aid in needed restoration, assist in bringing pedestrian traffic into the area, help to retain existing businesses, and to attract new business into the area; and

WHEREAS, the City of Yonkers recently received a Five Million, Four Hundred Thousand Dollar (\$5,400,000.00) NY RESTORE grant from the New York State Empire State Development Corporation for the renovation of the Old Main Street Library Building near the Mill Street Block; and

WHEREAS, the economic revitalization of this area is in the best interests of the City; and

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**RESOLUTION NO.77-2011 (CONTINUED)**

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Yonkers, that the City Council hereby authorizes the Mayor or his designee to make a grant application for Five Hundred Thousand Dollars (\$500, 000.00) in available funding under the New York State Department of Housing and Community Renewal Main Street Program Grant for the restoration of the Mill Street Block in Yonkers; and be it further

RESOLVED, that this resolution shall take effect immediately.

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A ROLL CALL VOTE OF 6-1. COUNCILMEMBER GRONOWSKI VOTING "NAY".

**ANNOTATED AGENDA**  
**CITY COUNCIL OF THE CITY OF YONKERS**  
**STATED MEETING**  
**TUESDAY, MAY 10, 2011**

**RESOLUTION NO.78-2011**

8. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

BE IT RESOLVED that the Yonkers City Council hereby gives its advice and consent to the reappointment of George DeGabriel of Yonkers, New York as a 'resident' Member of the Yonkers Community Development Agency for the four-year term that began on June 1, 2010 and ends on May 31, 2014.

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF 7-0.

**ANNOTATED AGENDA**  
**CITY COUNCIL OF THE CITY OF YONKERS**  
**STATED MEETING**  
**TUESDAY, MAY 10, 2011**

**RESOLUTION NO.79-2011**

9. BY: COUNCIL PRESIDENT LESNICK, MAJORITY LEADER McDOW, MINORITY LEADER MURTAGH, COUNCILMEMBERS GRONOWSKI TERRERO, SHEPHERD AND LARKIN;

BE IT RESOLVED, that the following applicant(s) are hereby appointed and/or reappointed to the office of Commissioner of Deeds for a period of two years to expire on May 31, 2013.

Leona Torres  
538 Riverdale Avenue  
Yonkers, New York 10705

Law Firm

RENEWAL

Jacqueline Rivera  
39 Hudson Terrace, Apt.310  
Yonkers, New York 10701

Law Firm

NEW

Michael Wittner  
733 Yonkers Ave. Suite 200  
Yonkers, New York 10704

Law Firm

NEW

Sonia Diaz  
263 Palisade Ave, 3N  
Yonkers, New York 10703

Yks schools

RENEWAL

**ANNOTATED AGENDA**  
**CITY COUNCIL OF THE CITY OF YONKERS**  
**STATED MEETING**  
**TUESDAY, MAY 10, 2011**

**RESOLUTION NO.79-2011 (CONTINUED)**

Evelyn Rosado  
26 Loudoun Street, Apt 2w  
Yonkers, New York 10705

Yks Schools

RENEWAL

Marian Marji  
248 Elm Street  
Yonkers, New York 10701

NYS Assembly

NEW

THIS RESOLUTION WAS ADOPTED BY THE CITY COUNCIL AT A  
STATED MEETING HELD ON TUESDAY, MAY 10, 2011 BY A VOTE OF  
7-0.

**ANNOTATED AGENDA**  
**CITY COUNCIL OF THE CITY OF YONKERS**  
**STATED MEETING**  
**TUESDAY, MAY 10, 2011**

**COMMITTEE REPORTS**

THIS MEETING WAS ADJOURNED AT 8:05PM