

Clock ticks for Armory merchants

BY BEN KOCHMAN

Stay and bear a sky-high rent spike — or set up shop somewhere else.

Over a dozen businesses in the shadow of the Kingsbridge Armory facing drastic rent hikes in August were as of Wednesday, July 23 still mulling those bleak options.

The shops at 2-12 W. Kingsbridge Road and 2643-47 Jerome Avenue — including a popular diner, gift shop and copy center — heard what choices were on the table at an emergency meeting convened at Community Board 7 Tuesday, July 22.

Mulling move elsewhere

Staff on the board gave out a list of vacant sites in the area where the shops might be able to relocate. They also distributed a list of lawyers that could represent the stores for free in a potential dispute.

The Kingsbridge Road Merchants Association, a coalition of the strip's shops, was expected to meet later that week to hammer out a strategy.

If the shops do decide to leave, staff from the city Department of Small Businesses said at Tuesday's meeting that they would provide free legal help and work with local business improvement districts to help find the shops new leases somewhere else.

Property owner horror stories

But for now, the stores in the Armory's shadow are still unsure of their next move.

The only thing they agree on for sure is that they are fed up with their dealings with Levites Realty Management, the Yonkers-based real estate company

Continued on Page 4



Coasting On Haight Avenue

Lindon Kukaj rode to the Haight Avenue Annual Block Party in style on Saturday, July 19. See more photos from the block party on page 7.

A 'GRAND' FOR HIV TENANTS

Use for property surprises residents

BY PATRICK ROCCHIO

Rumors that were swirling around Pelham Bay that a group known for servicing people with HIV has leased the vacant Pelham Grand building now appear to be true.

It is a revelation that appears to have surprised both the community and elected officials about the eventual use of the long-vacant former Our Lady Of Mercy Hospital - Durso Pavilion.

Allied Service Center NYC confirmed Tuesday, July 22 that it has

leased the building to provide supportive housing for low-income individuals, and that about a dozen rooms were occupied in mid-July.

ASCNYC was one of four social service agencies that made presentations to the Community Board 10 Municipal Services Committee on May 13. At the time, the group's representatives said that it did not plan to use City money.

"Our supportive housing program is saving New York City taxpayer dollars by leveraging

Continued on Page 4

Choreographed dance artistry showcased in Bronx parks

BY JAIME WILLIAMS

Bronx parks will play stage this August when Dancing in the Streets launches a series of site-specific performances called Dancing Through the Bronx.

The 30-year-old organization specializes in innovative public performances, which it will bring to three Bronx parks over the course of several days.

"Free, adventurous performances in unexpected places," is how director Aviva Davidson describes the site-specific dances created to incorporate the environment.

Previously a city-wide program, Dancing in the Streets relocated to the south Bronx in 2011 and shifted its focus to promoting natural, architectural, and cultural treasures

of the Bronx through dance, said Davidson.

Dancing in the Streets is committed to putting down roots in the Bronx, said Davidson, and they have been building relationships with other local organizations. In the case of the Dancing Through the Bronx series, the locations were chosen based on the involve-

Continued on Page 11



Bronx choreographer Ni'Ja Whitson Adebajo at Wave Hill in Riverdale, where her pieces will be performed on Wednesday, August 13 as part of Dancing Through the Bronx.

Photo courtesy of Dancing in the Streets

City stymies too-skinny Throggs Neck house

BY BEN KOCHMAN

A thin house being built in Throggs Neck is now on thin ice.

The city has put the kibosh on a skinny planned home on Revere Avenue until it gets the skinny on whether the Department of Buildings erred in approving the house's design.

DOB says it will soon slap the property owner at 848 Revere Avenue with a temporary stop-work order, until the city reviews the plans of the two-family home currently under construction on a 22-foot wide building lot.

Simply too thin!

New rules drawn up in a 2003 "downzoning" — created in response to complaints that too much density would ruin the nabe's

residential character — require any new home built in the rezoned portion of Throggs Neck to be at least 25 feet wide and provide eight feet of space between it and the adjacent home, in what is called a side yard. New two-family homes must have at least three on-site parking spaces.

But plans for the new home approved by DOB in 2010 and designed by architect Gino Longo call for a mere 14-foot wide home with only two off-street parking spaces. The designs do, however, comply with the most recent zoning by having an eight-foot side yard.

The councilman who pushed for the 2003 downzoning was shocked to hear that the city had approved a design he called "out-

dated."

"This is a classic case of over development," said Councilman Jimmy Vacca, who pushed for the changes back when he was district manager of Community Board 10. "We need to be using the most current zoning. It's 2014! This should be academic!"

City: Sorry, we messed up

The building's owner was peeved to learn of the scrutiny surrounding the house, since the city had already signed off on the plans and given him a permit to start construction.

"This is not something that we just came up with on our own," said Anthony Iocovello of Throggs Neck-based Iocovello and Sons. "There has already been

a full review, and we have met all of the city's requirements."

The Buildings Department now admits that whoever vetted the plan back in 2010 approved it without understanding the specific nuances of Throggs Neck zoning.

"The plan examiner that reviewed it either overlooked it or was not looking at it," said department spokesman Alex Schnell.

Neighbors were relieved to hear that the city was finally coming around to what they have long charged was simply too skinny a house.

"It looks like a shoebox," said Denise Schumacher, who lives next door. "There's no room for it, and there never was room for it."



Councilman Jimmy Vacca is demanding that the city put the squeeze on a super-skinny house being built on Revere Avenue.

Community News Group / Ben Kochman

Summer fun at Bartow-Pell Mansion

BY JAIME WILLIAMS

One local camp's alternative is giving kids a chance to get their hands dirty in the shadow of a 19th century mansion.

The Bartow-Pell Mansion Museum Adventures is a week-long summer program based in the property's children's garden.

The program incorporates the mansion's his-

tory while maintaining an outdoor focus for the small group of kids capped at 12, said museum director Ellen Bruzelius.

"It all gets wrapped together: the environment, nature, history, architecture and fine arts, into a week-long, very fun, diverse group of activities," she said.

The programming varies between three successive

sessions in July, so some kids attend all three, said Bruzelius.

This summer's activities included a lesson about bees from the makers of City Island Gold honey and a visit with a horse from the Bronx Equestrian Center who was fed carrots plucked straight from the garden.

There are craft projects like making boats to float in the mansion's fountain, a bird walk with the wildlife manager of Pelham Bay Park, and role-playing as the Bartow family and their guests at a 19th century party.

And in addition to all these activities, each day the kids spend time in the garden, tending to and picking plants.

The outdoor focus of the program is designed to help the kids, who come from the Bronx or nearby Pelham and Mount Vernon, get familiar with nature they might

otherwise not get exposure too, said Garden Educator and Adventures coordinator Lauren Gill.

"The goal is to give them a comfort level with being outside," she said.

Caring for the plants gives the kids a great combination of physical activity and introduction to the freshest form of food, said Bruzelius.

"For city kids to be able to pick peas and beans in a garden and eat them, it's pretty fabulous," said Bruzelius.

The garden, which features a wide range of vegetables including beets and radishes, as well as herbs and edible flowers, is also a natural way to promote healthy eating, said Bruzelius. The kids eat the fresh vegetables off the plant in addition to getting cooking lessons.

"It makes them interested in what they're putting in their bodies," Bruzelius said about the experience.



Carolyn Dudek shows off a radish to garden educator Lauren Gill and museum director Ellen Bruzelius at the Bartow-Pell Mansion Museum Adventures summer program.

One camper particularly enjoyed the "farmers market" the kids put on for their families at the end of the week.

"It was just fun getting to bring some plants home," said Jonah Sherbansky.

Another camper, Tyler Goncalves, is in his fourth year with the Adventures program and hasn't gotten bored yet. He said he loves

the gardening and getting to know the plants.

"Each year I learn a little more than the year before," he said.

Bruzelius said she loves to see the number of kids who enjoy the program enough to come back year after year.

"I don't think you can have any better endorsement than that," said Bruzelius.



Noelia Almonte, Lorelei Woodruff and Sophia Tavaréz check out the edible flowers in the garden. Community News Group / Jaime Williams

Ready to learn
more **about**
relapsing **MS?**

You and your loved one are invited to an MS LIVING EVENT. Hear from MS experts and others who are living with MS. Plus, get some answers about dealing with MS and information on **an oral treatment.**

Amy Ruth's Restaurant, 113 West 116th street, Harlem, NY 10026
Tuesday, August 5, 2014 at 6:30 PM Eastern

EXPERT SPEAKERS

Jai Perumal, MD

Director at Nyack Hospital MS Center

Weill Cornell MS Center

FYI

A meal will be provided

Free parking or valet available

PLEASE RSVP AT

mslivingevents.com or call **1-866-703-6293**

Register today. Space is limited.

Event ID: TR264653 (1160585)

US.MS.MSX. 14.03.017

Pelham Grand use supprises residents

From Page 1

federal resources,” stated Sharen Duke, executive director and CEO of ASCNYC. “The program will create jobs by tapping local businesses. And, most importantly, we’re giving vulnerable New Yorkers a second chance to reclaim their health and their lives.”

Locals respond

Joe Oddo, treasurer of the Pelham Bay Taxpayers Association, said that he was notified recently by the landlord, Moujan Vadhat, that the building had been leased to a social service provider. He said he was not told which one, but that based on what Vadhat said about the lessee, he believed that of the four that made the presentation to CB 10, it had to be ASCNYC.

He added that he had contacted ASCNYC, and asked them to meet with the

community, at which point, they scheduled a meeting with just him.

As of press time, he wasn’t optimistic about the community’s response.

“My gut feeling is if they go into the building and it is not a spectacularly run operation, it is going to be a negative for the neighborhood,” he said. “Even if it is a spectacularly well-run, some people are just not going to want to be near it.”

When it seemed probable that ASCNYC had leased the building, newly elected CB 10 chairman Martin Prince said that the board would work with both the social service provider and the community, and ease any reservations the community had about the situation.

“Whoever comes into the community needs to work with the community using their resources to be

good neighbors,” he said.

Electeds respond

Several different plans had been floated for the vacant building as it appeared the landlord was getting ready to lease, including senior housing and housing for veterans.

“It is unfortunate that the landlord and this organization moved ahead with this project without notifying local elected officials and community leaders,” said Senator Jeff Klein. “However I am still confident that the potential for 1870 Pelham Parkway South to stand as a senior housing development still exists if we work together moving forward. I will continue to fight for an alternate plan that incorporates the concerns and wishes of the community.”

Councilman Jimmy



The “For Lease” sign at the former hospital building at 1870 Pelham Parkway is no longer there, and the building apparently has been occupied. Community News Group / Photo by Patrick Rocchio

Vacca said: “For years, we sought to have senior housing or assisted living housing for the elderly here. Even an elementary school was

proposed for this site. If the rumors I hear are true, then the promises we heard for years will have been broken, and a need our community has

will not have been met. We need to know why this building cannot be used for senior housing, as was intended since it closed as a hospital.”

Clock ticks for Armory merchants

From Page 1

that sent them notices in early July announcing the rent hike.

The stores say they had been stymied in their attempts to get long-term leases ever since a new property owner — identified in city records only as New Kingsbridge LLC — took over the building a few years ago.

All of the mom-and-pop shops are directly across the street from the long-dormant Armory, which city officials announced in 2013 would be developed into the world’s largest ice skating complex, bringing thousands of visitors a day to the area.

One storeowner said that Levites Realty told him that even if he came up with the newly hiked

rent, the new owner would not want to keep them in the building.

“He told me, no matter what, he’s not giving me a lease,” said Ahward Narine of Pace Copy Center, who recently received notice that his rent would rise from \$1785 to \$4000 in August.

Holding out for a meeting

Levites have yet to respond to calls from this newspaper, and did not show at Tuesday’s meeting after being invited.

But the board’s chairperson said she still held out hope that the new owner would be willing to meet with them and negotiate.

“We need to sit down in a room with the owner and

discuss what is feasible,” said Adaline Walker-Santiago, chairperson of Community Board 7. “Maybe raise the rent 20, 30, percent, something they can manage.”

Big \$\$\$ in poor nabe

While the current business owners in the area continue to sweat it out, the new property owner has already put the commercial site on the lease market for some of the highest prices in the borough.

A listing on the website loopnet.com for the property — advertising a “prime corner location” — is asking \$100 per square foot.

That’s far over the median commercial rent in the borough, though not



Local business owners near the Kingsbridge Armory facing huge rent hikes convened for an emergency meeting on Tuesday, July 2 at Community Board 7 in hopes of finding a way to somehow stay in the neighborhood. Community News Group / Ben Kochman

as high as in nearby Fordham Road, where some rents run as high as \$200 per square foot.

The Kingsbridge Road/

Jerome Avenue property as a whole is 19,000 square foot — meaning such a deal would net the new owner \$1.9 million in annual rent.

And all in a community which, according to U.S. Census Bureau statistics, has a median income of under \$33,000 a year.



General Phone: (718) 742-3397
By Mail: Bronx Times Reporter
900 E. 132nd Street
Bronx, NY 10454

NEWS
Fax: (718) 518-0038
E-Mail: bronxtimes@cnglocal.com

DISPLAY ADVERTISING
Phone: (718) 742-3386
Fax: (718) 518-0038
E-Mail: lguerriero@cnglocal.com

CLASSIFIED
Phone: (718) 260-2555
Fax: (718) 260-2549
E-Mail: classified@cnglocal.com

BXTimes.com

MEMBER:

NEW YORK PRESS ASSOCIATION
NYPA

PUBLISHER: Laura Guerriero
V.P. OF ADVERTISING: Ralph D’Onofrio
CLASSIFIED DIRECTOR: Amanda Tarley

This newspaper is not responsible for typographical errors in ads beyond the cost of the space occupied by the error. All rights reserved. Copyright © 2014 by Bronx Times Reporter, Inc., a subsidiary of News Community Newspaper Holdings, Inc. The content of this newspaper is protected by Federal copyright law. This newspaper, its advertisements, articles and photographs may not be reproduced, either in whole or part, without permission in writing from the publisher except brief portions for purposes of review or commentary consistent with the law. Postmaster, send address changes to Bronx Times Reporter, 900 E. 132nd Street, Bronx, New York 10454.

Hutch traffic study plans delayed

BY PATRICK ROCCHIO

A coalition of community organizations discussing ways to deal with increased traffic congestion may have made an impact on a major city study of the Hutchinson River Parkway.

An advocacy group calling themselves the Inter-Association Traffic Steering Committee, made up of local leaders and community associations, have been working independently along with Senator Jeff Klein's office for several months to develop solutions to resolve an expected traffic nightmare once new construction of malls and other projects along the Hutch are completed.

The group's recommendations, based on their experiences living and working in communities along the Hutch from Co-op City to Ferry Point, were made known to the Department of City Planning at a recent meeting of an advisory committee for the Hutchinson

River Parkway Transportation Corridor Study.

Now it appears that DCP is listening, revising the release date for the final report from July to late summer or early fall so that they can consider additional stakeholder input.

"We have received substantial comments that we are working to address, some of which require coordination with other agencies," said a DCP spokesperson. "We are hopeful that the report will be released in late summer/early fall."

Development Galore

The Hutchinson River Parkway study is being done to come up ways to limit the effects of 10 planned and proposed developments, including three new malls and a hotel. Jeff Klein cheered DCP's openness.

"With so much new development on the horizon, there is no doubt that serious consideration must be paid

to traffic mitigation," said Klein. "That's why my office is committed to facilitating communication amongst the community and city and state agencies so that a nuanced, effective plan can be put into place ahead of time. DCP's willingness to incorporate community concerns and suggestions is critical to developing a balanced traffic plan and I will do everything possible to further support this collaboration."

Collaboration Ongoing

The situation is complicated because building the new infrastructure that the community wants would involve the federal, state, and local governments, as well as the acquisition of privately held land, said Arlene Grauer of the steering committee.

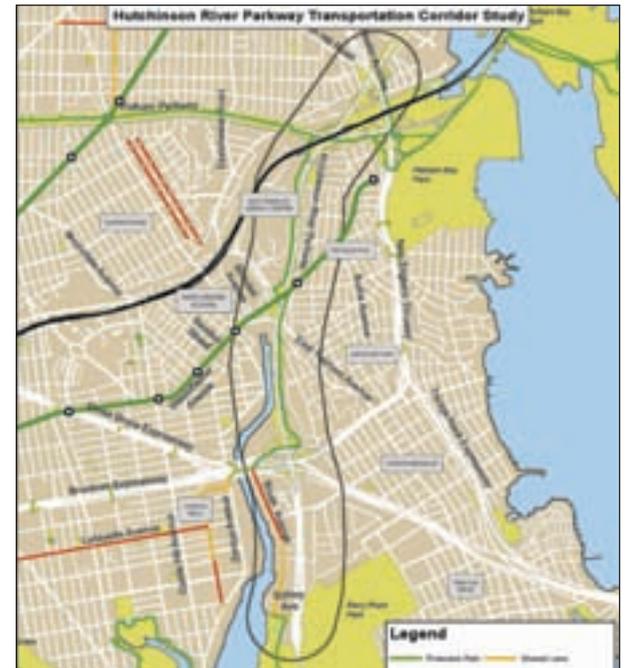
"It is really great that City Planning appears to have taken us seriously," said Grauer, adding that the group is cautiously optimis-

tic. "We are very happy that they have gone back to the drawing board."

Frank Vernuccio, who represents the Throggs Neck Merchants Association on the committee, stated in an e-mail that he was encouraged that DCP was not going along with a July rollout of the plan.

"Their concepts were completely inadequate, and indeed counterproductive," he stated. "A long range plan must include extensive work including new on/off ramps, increased lanes, etc. Immediate plans should include additional express bus service (especially to Manhattan's west side) from the new malls, the East Tremont business district, and Co-op City, as well as better local bus service."

According to members, other suggestions the committee made to DCP include improved access to the Hutchinson Metro Center, expanding Bassett Avenue to



The circled area is part of the Hutchinson River Parkway Transportation Study. The DCP is taking further time to consider community input. Photo courtesy of the Department of City Planning

Pelham Parkway, redesigning the Pelham Parkway cloverleaf, better truck traffic enforcement, and changing access to the parkway's service road in Ferry Point.

ATTORNEY

SE HABLA ESPAÑOL

ACCIDENT VICTIMS

AUTO ACCIDENTS • TRIPS AND FALLS • CONSTRUCTION INJURIES

FREE CONSULTATION • No Fee Unless Successful*

Our Lawyers Will Come To You!

Home, Office or Hospital Visits Available At No Charge

WILLS & REAL ESTATE • PERSONAL INJURY

Auto Accidents • Truck Accidents • Bus, Train, & Subway Accidents • No-Fault Cases
Spine & Neck Injuries • Slip & Fall • Pedestrian • Defective Products • Lead Poisoning
Schools & Playgrounds • Dog Bites

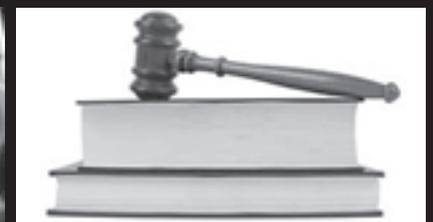
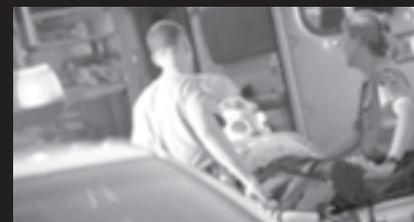


Construction Accidents • Stairways • Ladders
Scaffolds • Elevator/Escalator Injuries • Burns
Improper Security • Machine Accidents • Workers' Comp

MEDICAL MALPRACTICE/NURSING HOME INJURIES

Wrongful Death • Misdiagnosis • Birth Related • Cerebral Palsy

ARZE & MOLLIKA, LLP



Brooklyn: 2352 80th Street, Brooklyn, NY 11214

T: 718-996-5600

Manhattan: 39 Broadway, Suite 950, NY, NY 10006

T: 646-459-7548

*Past Results Do Not Guarantee Future Outcomes

Hutch Metro Center inks health tenant

BY BEN KOCHMAN

The Bronx's new health hub got even healthier.

Affinity Health Plan has signed a lease to move into 95,000 square feet of office space at the Metro Center Atrium — a massive mixed-use complex nearing completion at Pelham Bay's Hutchinson Metro Center. The low-income insurance provider will be the Atrium's largest tenant after it completes its move from its headquarters at 2500 Halsey St.. Affinity joins a legion of healthcare tenants at the complex, which is part of the larger, 42-acre Hutch Metro Center office park.

Montefiore Medical Center, Calvary Hospital, Fresenius Medical Care North America and Hanger Prosthetics are among the healthcare tenants that have already signed leases at the Atrium.

And the developer says he's not surprised that yet another healthcare company has chosen to lay

down its roots at the Hutch.

"The Metro Center Atrium has emerged as the premier location for healthcare companies and medical practices looking for state-of-the-art space in a convenient and central location with first-class amenities," said Joseph Simone, of Simone Development.

The Atrium, after it clears its review process with the Department of Buildings, will bring together many healthcare tenants who before were scattered throughout the borough. The health organizations are attracted by the amenities at the site, as well as the suburban levels of parking, said one member of the development team.

"We knew there was a need for medical practitioners to relocate to a full-service complex," said Joe Kelleher, president of Simone Metro Properties. "And here, with the ease of coming and going, there's nothing like it."

Doctors and patients will cer-

tainly have plenty to do before and after appointments. The Atrium also includes a 1,500 square-foot Dunkin Donuts on the ground floor, and a 50,000 square-foot LA Fitness health club long-delayed but set to open any day now.

The facility will also host the borough's first Marriott Inn hotel. Simone will also be announcing a "family-style" restaurant opening at the Atrium, as soon as the lease is finalized.

The 370,000 square foot Atrium also includes a Children's Corner day care center.

It's all a far cry from what the site looked like in 2001, when Simone first snapped up the land, which was once an abandoned mental health treatment center.

Now the Hutch hosts the 460,000 square-foot 1200 Waters Place building, the nine-story Tower One next door, the Atrium, and a 280,000 square-foot office park called Tower Two, which is currently under development.



The Atrium at the Hutch Metro Center has found its flagship tenant - a 95,000-square-foot headquarters for insurance provider Affinity Health.

File Photo

Throgs Neck LLers on a tear in upstate NY

BY PATRICK ROCCHIO

Throgs Neck Little League's 12U Allstars (12 and under) team is really on a tear.

The District 22 team defeated a powerhouse team from the South Shore of Staten Island 8-1 to win Section 5 of the Little League Tournament, which covers New York City and Nassau County, on Thursday, July 17.

They have now moved on to the New York State Little League Baseball Tournament in upstate Cicero, New York, where the early results as of press time have been equally as good.

According to TNLL president Frank Eisele, the Throgs Neck All Stars defeated a team from Whitestown, N.Y., near Syracuse N.Y. by a score of 7 to 1 on Monday, July 21.

Then, on Tuesday, July 22, they defeated another

team from the Buffalo, N.Y. area 5 to 3 behind two home runs, said Eisele.

"It is nice to see our boys are doing well," he said, adding the parents are excited. "One of our mom's streamed the game live."

Parents and boosters are getting behind the boys from the Bronx, and team manager Mike Hangan said that it was a team effort all the way.

"It is not a one-man show," he said. "It is all about the team playing together and working hard for the same common goal. It is a team sport."

He said that the team was confident.

"The team is ready to go play," said Hangan. "They are not afraid of anyone, and they are confident that they are going to be able to defeat anybody."

It was the first time

since 1967 that a team in the District 22 12U age range, which covers the east Bronx, has gone this far in the little league tournament baseball, said Hangan.

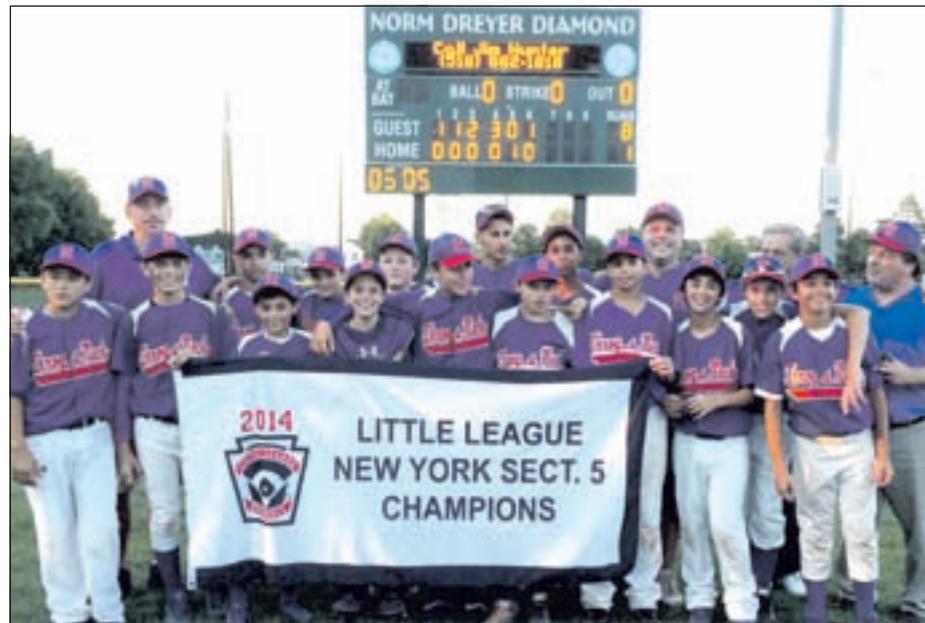
The last time that happened was with another Throgs Neck Little League team that three years later, in 1970, went to the finals of the little league World Series, said Eisele.

The Little League World Series is held every year in Williamsport, PA.

Hangan said that he was congratulated by the manager of the 1967 team Joe Routan.

"He said go get 'em and beat my record," said Hangan, who lives in Throgs Neck and who said he has been with the TNLL for about 10 years.

Hangan sees the strengths of his team as pitching and power hitting.



The team celebrates winning the New York Little League's Section 5 championship.

Photo courtesy of Donna Colon

"The believe, they work very hard, and they are not afraid of anybody," he said.

Update: The Throgs Neck Little League team is advancing to the semi-finals of the State

Tournament. They will play a team from Wappingers Falls, New York on Thursday, July 24.



BLOCK PARTY

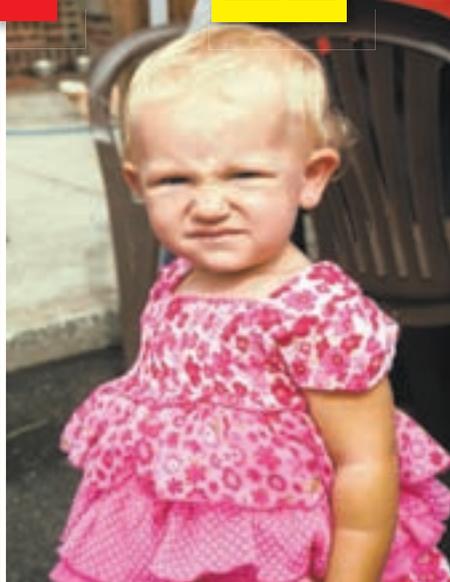
HAIGHT AVENUE

Morris Park was a-rocking Saturday, July 19 at the annual Haight Avenue block party. Locals served up Italian ices and barbeque, while a neighborhood band provided some live music. The event's purpose is to promote neighborhood unity, and to have a good time doing it. So kick back, Bronxites, and relive the peaceful summer afternoon in this tight-knit neighborhood through our excellent photos!

(Above) Friends and family of event organizer Lorena Giannotti put their hands in the air, like they just don't care, at Haight Avenue's annual block party.



State Senator Jeff Klein with event organizer Lorena Giannotti.
Laura Stone



Toddler Arianna O'Grady was dressed to impress.
Laura Stone



Christine Johnson bests her brother James with superior basketball skills.
Photo by Laura Stone



John Bennett and Daleek Chambers fire up the grill.
Photo by Laura Stone

Car(e)-free Grand Concourse returns

BY BEN KOCHMAN

Welcome back to the no-car — and all fun — zone.

A popular Bronx street party tradition nixed under Mayor Rudy Giuliani is coming back — albeit in a smaller form — to the Grand Concourse for three Sundays in August.

The middle lanes of the Grand Concourse between E. 165th and E. 167th streets will shut down for a few hours to car traffic for “Boogie on the Boulevard” on August 3, 10 and 17.

Blast from the past

Part block party, part street festival, the event is drumming up memories of the original Boulevard Boogie, which shut down three miles of the Grand Concourse to car traffic on summer Sundays in the early 1990s.

Former borough president Fernando Ferrer engineered those original car-free Sundays, before the event was axed in 1996 under Giuliani. Ferrer’s successor, Adolfo Carrion, brought the event back on a trial basis in 2006, but it petered out soon after.

Now, revelers will have the chance to set up chairs and hang out on the blacktop from 10 a.m. to 3 p.m. in a stress-free environment.

Locals join forces

And organizers have big plans for how to use the space, including setting up art installations, music performances and serving food.

“It’s not just about cars



They’re taking back the streets!: A group of Bronxites, led by Transportation Alternatives and the Bronx Museum, will close a stretch of the Grand Concourse to traffic and hang out on August Sundays.

Photo by Edwin Soto

moving back and forth,” said Hatuey Ramos-Fermin, curator of education at the Bronx Museum of Arts. “There are so many other things that we can do here.”

The Bronx Museum is co-sponsoring the 2014 version of car-free Sundays with pedestrian-friendly activist group Transportation Alternatives, who started a petition to bring the tradition back in late 2013.

Since then, a coalition of local businesses and leaders has joined the push, and the local 44th Precinct has given its stamp of approval.

“This is a great way to bring the community together,” said Community Board 4 district manager Jose Rodriguez, whose board voted 27-1 in January to approve the event.

The Borough of Walks

The city Department of Transportation approved the “Boogie on the Boulevard” as one of its “Weekend Walks” programs, which close down commercial streets to host public, pedestrian-friendly events.

Other Weekend Walks include one to be sponsored by the Pelham Bay Merchants Association on Saturdays August 16 and August 23, on Buhre Avenue between Crosby and Jarvis avenues.

That street party will include a rock climbing wall and karate and dance classes, as well as back-to-school gift packs.

The Westchester Square Business Improvement District also held its own Weekend Walk, on Lane Avenue between E. Tremont and Westchester avenues for two Saturday nights in June.

evening of Tuesday, July 22, according to sources.

Its “soft-opening,” a retail term basically meaning a dry run, is occurring from Wednesday, July 23 to Saturday, July 26.

Target, the large national retailer anchoring the complex at Lafayette Avenue and Brush Avenue, has a grand opening scheduled for Sunday, July 27.

The store had an opening celebration for company leadership on the

Target opens in Throggs Neck

BY PATRICK ROCCHIO

Target is open!

While construction at the Throggs Neck Shopping Center is moving towards a full opening in time for the “back to school” season, its anchor store just opened.

Patrol nabs crook in broad daylight

BY BEN KOCHMAN

This alleged petty thief picked the wrong Morris Park home to break into.

A retired police detective tracked down a bandit who he claims snuck into his Hone Avenue home and grabbed cash in the middle of the afternoon on Thursday, July 17.

And he got a serious boost from a neighborhood watch group.

In a scene ripped from the pages of an action movie script, homeowner Henry Ruiz teamed up with the Morris Park Community Association’s civilian patrol to track down the alleged crook after a chase through the residential neighborhood’s streets.

Shirtless scamper

Ruiz was sleeping on his couch just after 1 p.m. when he claims a white male wearing a white shirt and black shorts entered his home on Hone Avenue between Rhinelander and Morris Park avenues through a window. The miscreant then allegedly grabbed some cash from a nightstand, before knocking it over — waking the retired NYPD detective from his slumber.

The alleged scoundrel then hopped out of the window and took off down the street toward Rhinelander Avenue, said Ruiz.

The tattooed 20-year police force veteran hightailed it after the cash snatcher, who he spotted changing out of his white t-shirt into a black tank top at the street’s corner.

It was then that Ruiz spotted the familiar blue and white Morris Park patrol car, driven by volunteers who cruise the neighborhood alerting the authorities to crime.

Ruiz — himself, wearing just a pair of shorts — hopped into the back of the car. The volunteers on patrol, who requested to stay



NOT IN MY HOUSE: Retired NYPD detective Henry Ruiz, with a boost from the Morris Park Community patrol, chased down a bandit who allegedly broke into his Hone Avenue home last week.

Photo by Walter Pofeldt

anonymous, started following the alleged rapschallion down Rhinelander Avenue toward Paulding Avenue.

As the patrol car approached the man Ruiz says unlawfully entered his home, the man took off running. Patrol volunteers are instructed not to chase suspects, but Ruiz himself hopped out of the patrol car and chased down the alleged bandit.

The shirtless former fuzz scampered some five residential blocks before pinning the pilferer down on Rhinelander and Mulliner Avenues.

Neighborhood love

Ruiz says he could not have done it without the Morris Park volunteers.

“I cannot say anything bad about them,” he said. “They did a great job.”

The president of the community group that runs the patrols said he was glad to be of service.

“Our job is to look after people in our community,” said Tony Signorile, president of the Morris Park Community Association. “And in this case, we did that.”

Cops at the 49th Precinct soon swooped in to make the arrest and charge the man with attempted burglary. But not before Ruiz sent a parting message to the man he says broke into his home.

“I told him don’t show up on this street again,” Ruiz recalled saying.

Push for canine run on Pelham Parkway

BY JAIME WILLIAMS

A group of locals want to make it easier for man's best friend to enjoy Pelham Parkway alongside their owners.

The Pelham Parkway Neighborhood Association is pushing for a dog park on their neighborhood's greenway or in nearby Bronx Park East.

While the idea for a dog park on Pelham Parkway is not new, it was suggested again by a resident a few weeks ago and the association decided to run with it, said vice president Andrea Siegel.

"We have wanted this for quite a while," said Siegel.

She said that in the past few weeks over 100 people along Pelham Parkway were asked for their opinion on the idea, and everyone responded favorably.

Association president Edith Blitzer said she has talked to her fair share of neighbors as well.

"A lot of them are dog owners, and they're all for it," said Blitzer.

One such dog owner is Pelham Parkway resident John Batista,

who has a French Papillon and Siberian Husky puppy.

At the moment, the closest dog park to Batista is in Pelham Bay Park.

"It's not convenient," he said. "I have to pack up two dogs and drive."

He'd like to have a place for his dogs to run around in his own neighborhood. The benefits of a dog park include keeping the animals socialized and well-mannered as well as healthy, said Batista.

In addition to wanting to give his dogs more exercise, Batista said he likes the idea of the park as a gathering place for dog lovers and a way to meet his neighbors.

"When everybody gets to know each other, it's better for the community," said Batista.

Blitzer agrees that the dog park could strengthen the neighborhood by functioning as a meeting place.

"The community will get together, that's what's important," said Blitzer.



Sandra Martinez and her dog Benji take a break while walking along Pelham Parkway, where community members are pushing for a dog park.

Photo by Silvio Pacifico

The proposed park is in the very early stages of planning, Siegel said, and the association has reached out to the local councilmen, Councilman Jimmy Vacca and Councilman Ritchie Torres, for help. The park could go in either the Pelham Parkway greenway or Bronx Park East, depending on who can secure the funding or which location is determined to be more feasible.

Although it will take some time, Siegel said she's committed to seeing the project through to completion as a service to her neighbors.

"I will do whatever I can to see this succeed," she said.

Rape suspect sought

BY PATRICK ROCCHIO

Police are searching for a suspect who they believe raped a 24-year-old woman at gunpoint.

The New York City Police Department is asking for the public assistance in identifying a man who allegedly approached the victim near East Tremont Avenue and Meyers Street and then sexually assaulted her.

The assault occurred at around 5:30 a.m. on Sunday, July 20. The suspect was last seen wearing white medical scrubs and red sneakers, according to the NYPD.

The Special Victims Unit is handling the case. The suspect is a male black, a NYPD source said.

There is surveillance camera footage of the suspect that police have released.

Anyone with information about this incident can call the NYPD Crime Stoppers hotline at 1-800-577-TIPS (8477).

You can also submit your tips by texting them to 274637 (CRIMES). Text the tip and then enter TIP577.

Visit the NYPD Crimes Stop-



Police released this still from surveillance video of a man who they say is suspected of rape. He was caught on camera near E. Tremont Avenue and Meyers Street.

Photo courtesy of the NYPD

pers online at <http://WWW.CRIMESTOPPERS.COM>

A local leader in the Waterbury-LaSalle community, where the assault occurred, expressed her dismay.

"This is definitely outrageous and it calls attention to the fact that we need more police on the street," said Mary Jane Musano, board member at the Waterbury-LaSalle Community Association. "This is very scary."

Save St. Mary's!

BY PATRICK ROCCHIO

Some City Islanders are concerned about a plan that could see the island's Catholic parish turned into a "worship site."

The St. Mary Star of the Sea parish has been recommended for a merger with Pelham Bay's Our Lady of Assumption Church. The recommendation was initiated by an Archdiocese-wide pastoral planning commission, "Making All Things New."

The recommendation still has to be approved by Timothy Cardinal Dolan when he makes his decisions about the "Making All Things New" recommendations. This is expected in September.

This would mean that a priest would not be stationed at all the times on City Island.

Community Concerns

Members of a "core group" that represented St.

Mary's, as well as parishioners who wrote letters to the committees part of "Making All Things New," expressed their desire to see St. Mary's remain a full-fledged parish.

"It would be very unfortunate for our community of City Island not to have the Catholic Church," said Deacon Bill Mueller, who was representing the parish. "Whether you are Catholic or not it, is an institution."

St. Mary's is important for property values because some people like to live near a Catholic Church, said Mueller.

If the parish became an alternate worship site, as proposed, a priest would come on Sundays and possibly Saturday evenings to say Mass, and if requested on special occasions, like weddings and funerals, he added.

Concerns would arise if

a priest from Pelham Bay tried to reach City Island to give last rites, known to Catholics as Anointing of the Sick, and got stuck in the summer traffic, according to a letter from the City Island Civic Association to Cardinal Dolan and Father John O'Hara, who is leading Making All Things New.

"St. Mary's represents the largest religious congregation on City Island and serves many important functions to those of and beyond the Catholic faith," read the CICA letter. "This includes food and clothing donations, youth programming, athletics, and group therapy for those suffering from addiction. All of these programs are invaluable and have historically been administered under the direction of a full-time resident pastor."

John Steine, who organized a letter writing cam-



Concerns have been voiced about the future of St. Mary Star of the Sea's Catholic parish on City Island.

Photo by Patrick Rocchio

paign to save St. Mary's, said that St. Mary's was needed because of City Island's isolation.

"Cardinal Dolan has received the recommendations from the Archdiocesan Advisory Group and the material prepared by the parish clusters," stated

Archdiocese of New York spokesman Joseph Zwillling in an e-mail. "He will be spending the summer reviewing all the material before making his decisions, which will be announced sometime in September. There hasn't been a decision reached and/or an-

nounced for any parish at this time."

Father Michael Chalinor, of St. Mary's did not respond and Monsignor Anthony Marchitelli of Our Lady of the Assumption Church is away on vacation and could not be reached.

► EMP., BUS. OPPS., EDU. SERV., & MISC.

► EMPLOYMENT SERVICES

► EMPLOYMENT SERVICES

► MEDICAL HELP WANTED

► HELP WANTED

► HELP WANTED

ABLE HEALTH CARE **HOME HEALTH AIDES!**

EARN UP TO \$34,000/YEAR
FREE Training Classes

Classes Start Soon
Call for complete schedule
NEW HIGHER PAY RATES

Staff Aide with Car Needed in All Areas

Full Time or Part Time
All Shifts - All Locations

Higher Pay
(up to \$13.00/hour)
Health Insurance
Vacation, Sick,
Personal Pay



Immediate work & bonus
for HHA's with certificates



Bronx/Westchester 914-470-9927
Brooklyn 718-947-3691 Queens 718-947-3671
Nassau 516-634-2115 Suffolk 631-729-2363
www.ablehealthcare.com

HHA'S CNA'S LPN's
Manhattan & Bronx
IMMEDIATE
631-979-7823
allstaffagency@optonline.net

► HELP WANTED

Auto Body Collision Repairman & Painter
Mon-Fri, 8am-5pm
Must have experience
Bronx location
718-584-0336

CATERING
Very busy upscale catering facility seeks:
• Banquet Servers
• Bartenders
• Lobby Greeters
IMMEDIATE HIRE!
Call 914-633-8221
Alacarbonara@thesurfclubonthesound.com

Hiring Bartenders & FOH Positions
P/T F/T 18 Years & up
NYC Night Clubs
Earn \$400 and Up Nightly
Customer Service Exp A+
Interviews Now
347-465-0823
347-356-2531

Make lots of fast cash this summer!!!
Work Nightclubs & lounges
Start ASAP
Bartenders, Models,
Bouncers, Corp. Guards
Now Hiring No Exp. necc.
917-816-4888
646-363-2430

Paramedics
Bronx based Ambulance Company
Seeks Full Time & Per Diem Paramedics
Salary + Weekly Bonus,
Medical Benefits.
APPLY IN PERSON:
1624 Stillwell Ave.
Bronx NY 10461

THE HARRIET TUBMAN CHARTER SCHOOL IS LOOKING FOR TEACHERS!
Interested?
Go to:
<http://edisonlearning.com/content/current-openings>

► BUSINESS FOR SALE

Grocery Store for sale
White plains Rd
thriving business area
Contact Agent:
dynastywealth@aol.com
917-302-2683

► BUSINESS FOR SALE

► BRONX APTS UNFURN

MORRISANIA & MT. EDEN AREAS
Beautiful 1-4 Bdrm Apts,
Walk-up Bldg. Renov Kit/
Bath, Nr Trans & School.
Sec 8 Ok
NO FEE- Call MARIA
914-632-1230

► BUSINESS FOR SALE

Newly Renovated Bar

1200 Sq Feet with full basement.
Pelham Bay area. Fully furnished with an ADT security system and cameras, Harbortouch POS register, WiFi and more. Area for kitchen built just needs to be equipped. Long Lease with landlord. Must see to appreciate. Great opportunity, great area and ample street parking. Full Liquor License until 4am.

Owner: 718-664-3129

► READERS AND ADVISORS

► READERS AND ADVISORS

Yes, he's back from the shadow of death, the Jamaican born Obeah man and spiritual case worker.

MR. B
CALL 718-523-1426

Guaranteed success where others fail. Power to help in all walks of life. Calls your friends and enemies by name, without asking you a single word. A visit to this Obeah worker from Jamaica will be of immense value to you.

► LEGAL NOTICES

► LEGAL

NOTICE OF SALE
CitiMortgage, Inc., in accordance with its rights as current secured party, will conduct a public sale of security: the proprietary lease and 38 shares of stock of EDGEWATER PARK OWNERS COOPERATIVE, INC. Said security is appurtenant to premises: located at 54 D EDGEWATER PARK UNIT 54 D, BRONX, NY 10465. Said sale includes the fixtures and articles of personal

property now or hereafter affixed to or used in connection with said premises. The sale shall be on August 11, 2014 at 1:00 PM at on the front steps of the Supreme Court of the State of New York, County of Bronx, located at 851 Grand Concourse, Bronx, NY 10451. The secured party reserves the right to bid. The secured party makes no representations or warranties as to the title or premises being sold

herein. The sale is subject to any conditions of transfer set by the cooperative corporation or its board, and subject to any tenants or occupants of the subject premises and the Terms of Sale to be read at the sale. Victor Rawner, Auctioneer, License # 1224356 ROSICKI, ROSICKI & ASSOCIATES, P.C. Attorneys for Secured Party Main Office 51 E Bethpage Road Plainville, NY 11803 516-741-2585

THE BRONX TIMES ONLINE Your world is 24/7. Now, so are we.

BXTimes.com



- Top Bronx News Stories
- Classifieds for The Bronx
- The Latest Bronx Sports Scores
- Food, Health & Technology



► MEDICAL HELP WANTED

► MEDICAL HELP WANTED

CNA's & LPN's
With LTC experience needed in
THE BRONX

GRAND OPENING OF OUR BRONX OFFICE
OPEN HOUSE DAILY
10am-3pm

337 EAST 149th Street
Bronx NY 10451

IMMEDIATE ORIENTATIONS
GREAT PAY

For Brooklyn & Queens Positions
Or info & dir.

Call **718-534-7400**
rebby@fsstaffinginc.com

Call
718-260-2555
To Advertise Here

National Night Out on Aug. 5

BY JAIME WILLIAMS

Thousands of Bronxites will turn out across the borough for the 31st annual National Night Out Against Crime on Tuesday, August 5.

The annual event was started in 1984 as a “lights on” campaign to demonstrate against crime across the country, said 49th Precinct community council member Hazel Miura, and has since become a popular event that brings the community together with the police.

“The aim is to let criminals know this is a community that won’t stand for crime, and that we support our local precinct,” said Miura.

The 49th precinct’s event will take place from about 6 p.m. to 9 p.m. on Pelham Parkway North at Wallace Avenue.

Miura said it’s one of the largest events in the borough, drawing about 5,000 people over the course of the night.

In addition to police from the local precinct, the event will host representatives from local organizations and city agencies who interact with residents.

“It’s just one day out of the year when everybody comes out,” said Miura.

There will be a bounce castle, slide, and climbing



The crowds gather for an outdoor movie screening in Co-op City at last year’s National Night Out in the 45th Precinct.

Photo by Alex Belisle

wall for kids, she said, and the event has a very family-friendly, fun atmosphere. It’s also educational, with police and other agencies offering helpful information for residents.

The neighboring 45th Precinct’s event will be similar, with games, snacks, and tables with information from a wide variety of agencies, said Community Affairs Officer Anne Marie Morrison.

The event starts at 6 p.m. on the Co-op City Section 1 greenway, (entrance at 140 Benchley Place), she said, and both youth and senior

groups will put on performances.

“There’s something for every age group,” said Morrison.

And then after it gets dark, around 9 p.m., Morrison said it’s all about the outdoor movies. This year’s choice is Iron Man 3.

The popular event in Co-op City usually draws at least 2,000 people, she said.

“It’s usually a very nice night,” said Morrison. “People love it.”

For information about other Bronx National Night Out events, call your local precinct.

Dance artistry in Bronx parks

From Page 1

ment of organizations who wanted help bringing attention to certain areas.

One performance will be at Wave Hill in Riverdale; the second at Hayden Lord Park in Morris Heights, presented with Bronx Pro Real Estate Management; and the third at Owen Dolen Park in Westchester Square, presented by Bronx Academy of Arts & Dance and Westchester Square BID.

“We selected the partner, not the parks,” said Davidson.

She’s hoping to expand the organization’s community partnerships and continue the festival on an annual basis, and she feels that shining a spotlight on gems in the Bronx can help combat the borough’s stereotypes.

“Our work can help change perspectives,” said Davidson.

The outdoor performances will feature contemporary dance and hip-hop by a range of choreographers, including three Bronx na-



Bronx choreographer Toni Renee Johnson at Hayden Lord Park in Morris Heights, where her piece will be performed on Thursday, August 14.

Photo courtesy of Dancing in Streets

tives.

Davidson said she hopes the festival will inspire people and give the audience a significant artistic experience.

“I hope they will be introduced to a dance form they’re unfamiliar with,” said Davidson. “And that they have a good time, enjoy it.”

Performances

6:30 p.m. on Wednesday, August 13 at Wave Hill, with choreography by Larry Keigwin, Ni’ja Whitson Adebajo, and James “Cricket” Colter. Presented in partnership with Wave Hill.

4:30 p.m. on Thursday, August 14, at Hayden Lord Park (1667 Andrews Ave S) with choreography by Larry Keigwin, Toni Renee Johnson, James “Cricket” Colter. Presented in partnership with Bronx Pro Real Estate Management.

2 p.m. Saturday, August 16 at Owen Dolen Park with choreography by Larry Keigwin, Arthur Aviles, James “Cricket” Colter. Presented in partnership with BAAD! Bronx Academy of Arts & Dance and Westchester Square BID.

For more information, visit www.dancinginthestreets.org.

www.divorcefast.com

**OBTAIN A
FAST DIVORCE**
in as little as
24 HOURS

THE PROCESS IS QUICK, EASY, LEGAL AND AFFORDABLE

WE ARE HERE TO HELP!!
Visit us online or
CALL NOW!

Serving the community for over 50 years

978-443-8387



Representatives from the 45th Precinct at last year’s National Night Out Against Crime in Co-op City.

Photo by Alex Belisle

Shop In Our Classified Pages and Save Money



Ready
to make
new friends.

Not ready
to give up their
independence.

Perfect for
Bronxwood.

- Enjoyable and affordable independent lifestyle
- Supervised, supportive and well appointed environment
- Seasoned, committed and caring staff
- Striving to promote your independence and progress
- Private or semi-private rooms with full bath and amenities
- Mediation Assistance Available
- Ability to come and go at your leisure
- Wide range of social activities
- Clinical, therapeutic and personal care services on-site
- Physical fitness and wellness programs
- Theater, media rooms, computer center, library, games and arts & crafts
- Tranquil outdoor lounges
- Restaurant style dining – 3 meals provided daily
- Serving The Bronx and greater NYC area for over 35 years



BRONXWOOD
ASSISTED LIVING

More than assisted living, better living.

799 East Gun Hill Road Bronx, NY 10467
Tel 718-881-9100 Fax 718-515-0150
www.bronxwood.com

Schedule a tour and receive a free gift with mention of this ad