

Bagel Cafe's lease not extended

BY STEVEN GOODSTEIN

A bagel shop in Bay Plaza Shopping Center, the last remaining 'mom and pop' operated store in the mall, has closed its doors for the last time.

Bagel Cafe, a 24-hour bagel shop which was located at 2214 Bartow Avenue, has closed after 25 years of business.

The beginning of the end for Bagel Cafe came when their lease expired and was not renewed by Prestige Properties in March.

Since the spring Bagel Cafe continued to operate at the location on a month-to-month basis, at a higher rent that was eventually rolled back in court. Efforts to renew the shop's lease did not succeed.

In November, Bagel Cafe received the news it was dreading - that it would have to relocate outside the mall by Sunday, November 30.

Bagel Cafe owner Charles Maselli believes that Prestige Properties' treated the longtime tenant poorly, with very little advance warning.

"It's unfortunate that the Bronx not only loses a small business, but a thriving business landmark, in a country where small businesses are rapidly disappearing," said Maselli, who grew up in the Bronx and remembers the many stores in Co-op City that have come and gone.

"However, we've had a great run, and I thank all the customers who supported me over the years, as well as everybody who signed petitions in support of the Bagel Cafe staying in business - it's touching how people have reacted."

In response to the prospect that Bagel Cafe was closing,
Continued on Page 4

ANALYSIS SAY THIN HOUSE IS 'SPECIAL'

Revere Avenue project considered a 'flake'

BY PATRICK ROCCHIO

Something smells on Revere Avenue, and it seems to be a fluke.

According to a highly technical analysis of information provided to Councilman James Vacca's office and the Bronx Times by the NYC Department of Buildings, the 'thin house' at 848 Revere Avenue in Throggs Neck actually appears to comply with an obscure section of the New York City Zoning Resolution that allows two-family homes to be built on lots smaller

in width than is normally permitted under the current zoning.

Because the undersized lot in question, which is in a Lower Density Growth Management Area, and the adjoining properties, were not owned by the same individuals on December 8, 2005, the date the rezoning went into effect, it falls into a special category.

Section 23-33 of the citywide zoning resolution permits the construction of a two-family residence in an R3A zone when a lot

Continued on Page 4



Albanian Independence

Valona Gjeka and Almeida Ceka were dressed to perform a traditional dance at the Albanian Independence Day celebration hosted by Assemblyman Mark Gjonaj on Sunday, November 30 at Maestro's Caterers.

Photo by Laura Stone

Country Club sewer change approved

BY PATRICK ROCCHIO

It now seems that a stalled sewer project in Country Club should be under way again after the start of the new year.

Reconstruction of the sewer was halted unexpectedly when the contractor discovered a very large boulder under Waterbury Avenue that was unexpected and needed a 'change order' from the city to pay for digging equipment that was not part of the original

contract.

A spokesman for the Department of Design and Construction, which is overseeing the reconstruction of several blocks of Country Club's sewers, stated that a requested change order has now been approved and that work should resume in early 2015.

"I spoke with Kenneth Kearns at Community Board 10, who stated that the funds have been
Continued on Page 11

Anita Valenti passes away

BY PATRICK ROCCHIO

A light has gone out in the Pelham Bay community.

Civita 'Anita' Valenti, president of the Pelham Bay Taxpayers and Community Association, who helped revitalize the organization in recent years, passed away at the age of 85 on Wednesday, November 26.

The cause was pancreatic cancer, her

Anita Valenti represented the fighting spirit and vibrancy of the Pelham Bay community. While short in stature, she had a large heart and great warmth.

Senator Jeff Klein

son Richard said.

Valenti was active in working with youth in St. Theresa Church's Catholic Youth Organization (CYO) in the 1960s, and a vice-president and founding member of the Pelham Bay Taxpayers and Community Association in the same time

period.

After a hiatus from the organization, she returned in 2007 to revitalize the civic group after the passing of its long-time president Michael Crescenzo, and a period during which it was dormant.

"She was just a good person who cared about the Pelham Bay neighborhood," said Councilman James Vacca, adding, referencing Valenti's short height, "she was tiny in her size but big in her outlook and always wanting to do so much."

He remembered that she was not afraid to pick up the phone if something was wrong in the community, and that she cared.

The councilman said that with the passing of Valenti, the Pelham Bay community needs to pull together and make sure that they have a civic organization to serve as the eyes and ears of the community and to assist elected officials like himself.

After 40 years in civic life, what drew Valenti back into the fray in 2007 was a change in the direction of St. Paul Avenue between Pelham Parkway South and East 196th Street that she felt was both unjust and not policy-wise in terms of traffic management.

After what turned out to be a five year battle, the street's traffic flow reverted to the direction it had been before the

change.

"She did what she set out to do," her son said. "She got the direction of St. Paul Avenue fixed - back to its original direction."

She had three children: Richard, Karen, and Joseph. She was the grandmother of six.

She met her husband Richard at the Stardust Ballroom on the Grand Concourse, her son said. They were married on September 6, 1951.

Valenti moved to Pelham Bay in 1942 after living around Morris and later Ropes avenues, and attended P.S. 71, said her son, as well as Christopher Columbus High School.

She received awards from Congressman Joseph Crowley, Senator Jeff Klein, Assemblyman Michael Benedetto, and was honored at a 45th Precinct Community Council Breakfast recently.

PBTCA treasurer Joseph Oddo said that in stories she recalled that when she moved to Pelham Bay, it was less like the city and more like the country.

A story that she told many people, said Oddo, was of being a teenager during World War II and waiting with friends for convoys of troops to drive along the Hutchinson River Parkway, which saw very little traffic because of gas rationing during the war.



Anita Valenti

Photo courtesy of Valenti family

She and her friends would speak to the troops before they were deployed to fight overseas, and Oddo said that the experience left her with a special fondness for veterans.

He said that she told him on occasions that anything the community could do to help veterans would be appreciated.

Klein said that he was deeply saddened by the loss of Valenti.

"Anita Valenti represented the fighting spirit and vibrancy of the Pelham Bay community," said the senator, adding "while short in stature, she had a large heart and great warmth."

Casio Announces Its New "Bronx" Factory Authorized G Shock Watch Dealer...

CASIO

Watches For The Time Of Your Life...

Bluetooth
SMART READY



MG MILLER

FINE WATCHES AND JEWELRY

3025 Middletown Road - 718.409.4431

•DON'T BELIEVE CLOSE OUT DEALS...OUR EVERYDAY LOW PRICES BEAT ALL ADVERTISERS



•OPEN 7 DAYS A WEEK •START YOUR HOLIDAY LAY-A-WAY •WWW.MGMILLERJEWELRY.COM

“THANKS TO MERCY, I’LL BE A CLASS OF 2015 GRADUATE...AND WALL STREET ANALYST.”



Christian Perez
B.S. - Finance, '15

WORK TOWARD YOUR DEGREE - ON YOUR TERMS

- RANKED AS ONE OF THE TOP 100 FOUR-YEAR COLLEGES FOR HISPANICS BY HISPANIC OUTLOOK IN HIGHER EDUCATION
- AFFORDABLE - ONE OF THE LOWEST PRIVATE TUITIONS IN THE COUNTRY
- OVER 90 DEGREE AND CERTIFICATE PROGRAMS
- A QUALITY, PRIVATE EDUCATION
- PERSONAL ATTENTION
- EXECUTIVE FACULTY WITH REAL-WORLD EXPERIENCE
- ACTIVE-LEARNING MODEL
- NETWORKING OPPORTUNITIES WITH LEADERS OF TOP COMPANIES
- FLEXIBLE SCHEDULING - DAYS, NIGHTS, WEEKENDS, ONLINE

MERCY
COLLEGE

LEARN MORE. APPLY TODAY.
1-877-MERCY-GO
WWW.MERCY.EDU/BXWEEKLY

DOBBS FERRY | MANHATTAN | BRONX | YORKTOWN HEIGHTS | ONLINE

'Thin house' on Revere Avenue is in compliance with zoning regs

From Page 1

"that has less than minimum lot area, or lot width," meets the zoning's density requirements. This section is called 'Special Provisions for Existing Small Lots'.

Thus the waif-like house, only a mere 14-foot wide, on a 22-foot wide lot, should be legal if it complies with all other regulations.

A Stop Work Order imposed for months was lifted in November, and construction resumed after an exhaustive review of the plans and ownership records by the DOB. This included a review by a senior plan examiner, sources said.

"The Stop Work Order on this property was rescinded after the applicant amended its plans to demonstrate compliance with all necessary building codes and zoning regulations," stated a DOB spokesman.

Councilman Vacca, who fought for the 2003 reduction in density of new construction when he was district manager of Community Board 10, labeled

the Revere Avenue situation a "fluke."

The apparent loophole should not affect the downzoning put in place in the last decade to halt overdevelopment, the councilman asserted.

"People should understand that by no means does this mean that the downzoning is no longer in effect," Vacca said. "This is a rare exception."

Vacca cautioned that he is still monitoring the situation, saying that a permit for construction of a garage at the site had yet to be approved according to the DOB searchable database.

He added he does not believe that the house is in context with the others on the block.

CB 10 district manager Kenneth Kearns sought to clarify a previous report in the Bronx Times that said that the board had reviewed the project with others.

The board reviewed the project after the Stop Work Order was issued, he said, but separately. He added

that the councilman, the community board, and the community all supported a DOB review of the plans.

John Marano, CB 10 first vice-chairman, said he will ask the board to look into the present zoning regulations, and if they find any other loopholes, they will open conversations with Councilman Vacca about closing them.

"The builders and architects find the loopholes so they can build what they want," said Marano. "Our job is to look into these loopholes and correct them, so it cannot happen again."

Normally, in R3A zones, the lot width has to be at least 25 feet, and the lot area needs to be no less than 2,375 square feet. There is also a requirement, normally, that the rear yard be a minimum of 30 feet to the rear property line.

Vacca said that he is also monitoring several other potential future development sites in his district, and is being vigilant



The rear of the house as seen from East Tremont Avenue.

as the economy improves and more construction will likely be started.

He stressed that the

changes he fought for when he was CB 10 district manager reduce the density of future developments, but

do not stop construction, remarking that even President Obama could not stop development.

Bagel Cafe's lease not extended

From Page 1

over 3,000 petitions were signed by individuals saddened by the news, including Senator Jeff Klein, Councilman James Vacca, Assemblyman Michael Benedetto, Senator Ruth Hassell-Thompson, Councilman Ritchie Torres and Congressman Eliot Engel.

"I'm not blowing this out of proportion - people are very upset about this," said Maselli. "This isn't how an establishment is supposed to be treated after 25 years."

Prestige Properties has stood by its actions,

however, claiming that Maselli's shop had "failed to meet the highest standards consistent with a first class shopping experience" after requesting

This isn't how an establishment is supposed to be treated after 25 years.

Charles Maselli

that he modernize and upgrade his shop, a request that Prestige Properties believes Maselli did not comply with.

Still, many of the Bagel Cafe faithful are sad to see it go. Longtime customer and Co-op City resident Julie Forman said he is going to miss his routines of going to Bagel Cafe before and after work, and more importantly, being treated like a friend instead of a customer.

"I've been going to this shop for as long as I can remember, and there has always been a sense of comfort and family here," said Forman, who doesn't know if he'll ever find another bagel shop to replace it.

Another longtime cus-

tommer, Dr. Alexander Gray, believes that there was no reason for the Bagel Cafe to be forced to leave.

"I always brought my wife and kids here - we always saw this as more of a family environment than a business," said Gray.

"It's always important for people to go to a place where they feel welcomed - where they don't feel like just another customer or a dollar sign. Bagel Cafe was that place, along with 24-hour service. Where else can you get that?" he said.



Owner Charles Maselli just before closing Bagel Cafe after 25 years on Sunday, November 30. Community News Group / Steven Goodstein



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: lguerrero@cnglocal.com

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

BXTimes.com

MEMBER:
NEW YORK PRESS ASSOCIATION
NYPA

CEO: Les Goodstein

PRESIDENT & PUBLISHER:
Jennifer Goodstein

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.

MOVADO.



CAPTAIN SERIES CELEBRATING DEREK JETER

A trio of special edition Movado watches designed to celebrate the extraordinary baseball career of NY Yankee Captain Derek Jeter.



EXCLUSIVE AT CAPUTO JEWELERS • LIMITED QUANTITIES AVAILABLE

Caputo 
JEWELERS Since 1981

AUTHORIZED DEALERS OF: ESQ • MOVADO • ACCUTRON • BULOVA • CITIZEN
Fine Custom Work And Jewelry Repairs • All Done On Premises

1063 Morris Park Avenue • Bronx, NY 10461 • 718-829-5815
caputojewelers.com • caputojewelers@gmail.com



Bronx attorney writes legal thriller

BY JAIME WILLIAMS

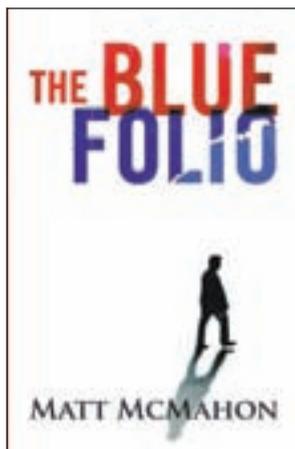
Bronx attorney Matt McMahon has written a legal thriller inspired by the current political climate.

McMahon recently published his first novel, titled 'The Blue Folio,' which draws on his knowledge as a trial lawyer to create intriguing courtroom drama.

McMahon, who grew up in the Bronx, is a partner with accident law firm of McMahon & McCarthy, which has offices in Woodlawn and Westchester Square.

The book, is set in the near future, and tells the story about how the American people call for a second constitutional convention in 2037, the 250th anniversary of the first convention.

The goal of the new constitution is to return the government from the grips of corporate interests back to the hands of the Ameri-



The Blue Folio, a recently published political thriller.

Courtesy of Matthew McMahon

can people.

But 22 years later, in 2059, the government is under strain as the president is put on trial for high treason under the laws of the rewritten constitution, and is facing the death penalty.

The political thriller

follows the story of a morally ambiguous attorney to the president, Bill Waverly, as he navigates the situation, where corporate interests have shifted from the forefront of government into the shadows.

"It's courtroom drama at the highest stakes," McMahon said about the book, which takes you inside a trial lawyer's head.

And although the book explores tricky political and legal issues, McMahon said it's an easy read.

"It's written to be very understandable and entertaining," he said.

The idea for the book came to McMahon 10 or 12 years ago, when he noticed that the political climate had become much more polarized.

"It became almost impossible talk to about politics," he said. "People get so angry and make it so personal."

He started thinking

hard about how the political situation—with historic disapproval rates—had developed, and how it could change. It couldn't be altered by ordinary political means, he said, since politicians are benefiting from the status quo. He became interested in the idea of a second constitutional convention.

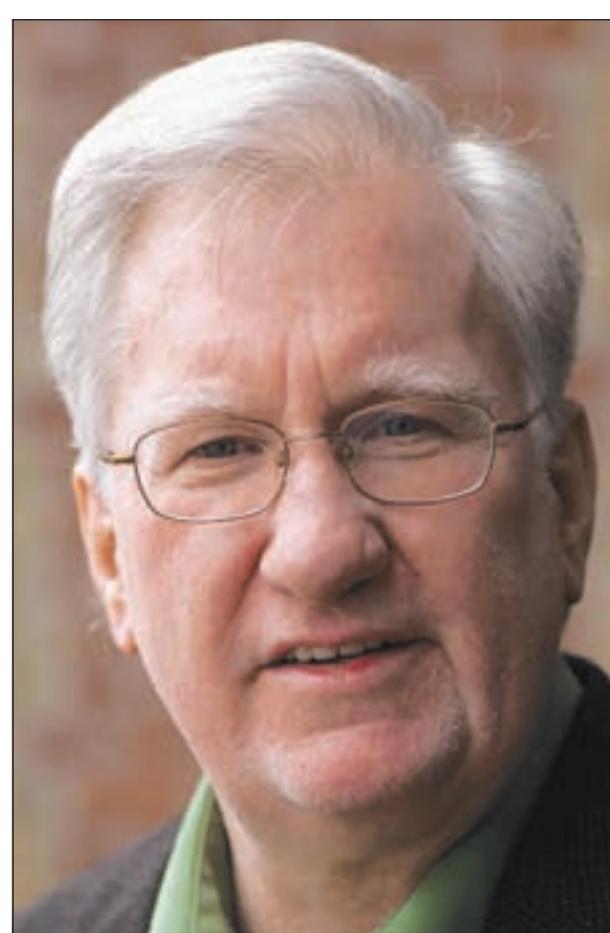
And although politics are at the core of the book, McMahon said the story is not geared toward either political party.

"It's very apolitical in the sense it doesn't take a liberal or conservative standpoint," he said.

McMahon said he feels the book would appeal to a wide audience, although fans of authors like Dan Brown might be particularly interested.

"It's a gripping thriller," he said.

"The Blue Folio was recently released by independent publisher Black Ostrich Press, and is available at BarnesandNoble.com or



Matthew McMahon, lawyer and author of recently published political thriller The Blue Folio. Photo courtesy of Matthew McMahon

8-story hi-rise under construction on Crotona Ave.

BY STEVEN GOODSTEIN

Community Board 6 has thrown its support behind a new hi-rise building currently in the works for Tremont.

The partially-built 8-story apartment building, located on 1802 Crotona Avenue, between East 175th Street and Crotona Park North, was started over a year ago by the Stagg Group, but only recently sought community support.

According to CB 6, on Wednesday, November 12, an overwhelming number of board members that were present voted to support the developer's plans.

Representatives from Stagg Group had met earlier with the Housing and Land Use Committee regarding a letter of support for an 'as of right' residential project, meaning that the development does not require any discretionary action by the City Planning Commission or Board of Standards and Appeals as long as it complies with all applicable zoning regulations, according to nyc.gov.

The 10,000 square foot building lot will feature 55 rental

units, including two studio, 41 one-bedroom and 12 two-bedroom apartments.

Twenty percent of the units will set aside for affordable housing, with the remaining 80% of the units rented at market rate.

According to Stagg Group, this housing project is an important step towards the continued development of the entire borough.

"As we've done with our other properties throughout the Bronx, we are transforming a vacant lot into beautiful homes for working families in the Crotona Park area," said Mark Stagg, CEO of Stagg Group.

"When we build in a neighborhood, we are not only investing in our property, we are investing in the surrounding area - strengthening the community, providing housing and jobs. This is a long-term commitment," Stagg added.

(Right) A rendering of the 8-story apartment building residence at 1802 Crotona Avenue.

Photo courtesy of Stagg Group





For you or a loved one:

LET'S TALK ABOUT LIVING WITH RELAPSING MS

Join us for 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.**

When:

Tuesday, December 9, 2014
6:30PM Eastern

Where:

Frankie And Johnnie's Pine Tavern Restaurant
1913 Bronxdale Avenue
Bronx, NY 10461

Expert Speakers

Jai Perumal, MD

Director, Nyack Hospital MS Center
Weill Cornell MS Center, New Rochelle, NY

A MEAL WILL BE PROVIDED. FREE PARKING

**Call 1-866-703-6293 to reserve your space.
or register at MSlivingevents.com**

EVENT ID: TR277888

US.MS.MSX.14.03.014



WORK PANTS

#874

\$23.99



WORK SHIRT

#1574

\$17.99

AVAILABLE AT:

SILBERMAN'S ARMY AND NAVY

1847 WESTCHESTER AVENUE

BRONX, NEW YORK 10472

718.792.7421

WorkingGear.com



This rendering of a five-building residential complex is just one of the proposed ideas for the vacant property at 320 W. Fordham Road. Photo courtesy of Greenberg Farrow

Vacant lot holds potential for hi-rises

BY STEVEN GOODSTEIN

A vacant lot in University Heights won't be vacant much longer.

A 160,000 square foot waterfront parcel, located on 320 W. Fordham Road, is currently being shopped to potential bidders and developers according to a listing by realty firm Massey Knakal.

Offered at \$30 million, the site, also known to some as 'Fordham Landing', offers a developer over 500,000 square feet for residential development and almost 1,000,000 square feet for community use.

Current renderings in the works depict a five-building residential complex harboring the Harlem River, even though this has been deemed 'just an option' as nothing has been officially decided yet concerning the vacant lot site, according to Massey Knakal.

We hope that this project generates more overall awareness about what this site, along with the north Bronx, has to offer to the rest of the borough.

Karl Brumback

Eventhough the site carries a hefty asking price it is only one-tenth the price of a similar site in Manhattan and one-fifth the price of a vacant site in Broohlyn or Queens, the broker claims.

"It's a straight up bargain," said Karl Brumback, vice president of Massey Knakal, who stated that the price, proximity and scale are all at a premium.

In the 1980s, during the Ed Koch-era, the site was rezoned R-7 for hi-rise residential development. How-

ever, the lot has remained mostly vacant since then, only used occasionally for truck storage.

Though the site is somewhat isolated, its only a stone's throw away from the Harlem River and just off the Major Deegan Expressway, is adjacent to Metro North's University Heights station and is only minutes from Manhattan via the IRT 1 train, just across the University Heights Bridge.

"We hope that this project generates more overall awareness about what this site, along with the north Bronx has to offer to the rest of the borough," said l Brumback. "With the belief that the Bronx is on the rise, we hope that the developer will contribute to the borough's move upward."

Massey Knakal handled the sale of the Capri-Whitestone Motel, near Ferry Point Park, to the city for use as a homeless shelter.

C.O.D. OIL

(718) 354-3834

***Mention this ad when you place your order and receive an additional 3¢ off per gallon**

Refer a new customer to us and take an additional 3¢ off per gallon on your next order

PAY C.O.D. PRICES & SAVE!!*

**Prompt Delivery • Easy Online Ordering
Metered Delivery • Premium Heating Oil**

www.CODOIL.com

*Cannot combine with any other offers.

Lic. #74-1810078



Bronx boxer to compete on Showtime card

BY ROBERT WIRSING

One professional boxer from the Bronx has already scored a 'knockout' win with fans and now hopes to achieve the same in an upcoming televised world championship event.

Steve 'The Hitman' Martinez, 24, holds a record which consists of 15 wins and one loss and a total of 12 knockouts.

On Friday, December 12, he will fight the undefeated Chris Pearson, who possesses 11 wins and nine knockouts, on the undercard of Erislandy Lara vs. Ishe Smith broadcast live on Showtime in San Antonio, Texas. He will be going up against Pearson to earn the title of world champion in the middleweight division.

Born in Puerto Rico, Martinez and his family moved to the Bronx where they reside today between Southern Boulevard and 180th Street. During his middle school years, Martinez first discovered his passion for the sport.

"When I was in middle school, I had a lot of close friends of mine who liked to box and I decided to try it," revealed Martinez. "My parents and family members were always into boxing and they've been very supportive of me and my dreams."

At age 11, he began his training at the Webster Police Athletic League.

Throughout those years, Martinez participated in local and regional tournaments to better hone his craft.

By age 19, he officially became a professional boxer and possesses many credentials. He is a three-time Golden Gloves Champion for the years 2007, 2008, and 2009 and became a Golden Glove National Champion in 2008.

Promoted by Star of David Promotions, Martinez has scaled into the top 30 category of nationally ranked boxers within the middleweight division.

His popularity has grown significantly since

then and Martinez's power punching style has allowed for his impressive knockout record.

Despite this, Martinez remains ever humble and as a result of his good hearted nature has garnered a lot of support from family, friends, neighbors, teachers, and many others.

"To tell you the truth, I feel really great especially as his father and as a sports fan," expressed Luis Martinez, Sr. "It's a honor to see my son doing well and seeing how dedicated he is to his training. Every time he fights, he always puts on a good show and respects his opponent. He's very humble and he got that from me."

"Steve has support from all of his family and friends and I feel great about him competing," explained Beatriz Martinez, Steve's mom. "He has everything to become successful and he has my support 100%."

Martinez's brother is an amateur boxer who began training at the same time as Steve, but admits he

does not take it as seriously as his older sibling.

"It feels great knowing he will be competing professionally and it's almost unbelievable," expressed Luis.

"Steve is smart and very talented and I look up to him as my idol. Everybody loves and supports him and they should look out for him because he's definitely a future champion in the making," he added.

According to Marcos Suarez, Martinez's boxing trainer, 'The Hitman' trains for two hours Monday through Saturday at the World Wide Boxing Gym at 3134 Jerome Avenue.

Suarez has been training Martinez since he was 11 years old and has seen his student mature in his fighting career.

"Steve is a great kid and is very respectful to everyone he meets," divulged Suarez. "He loves to be with his family and he brings his son to the gym here to train; he's a real family



Professional Bronx boxer, Steve 'The Hitman' Martinez will be competing live on SHOWTIME Undercard on Friday, December 12 in San Antonio, Texas. Photo courtesy of Dmitriy Salita

man."

In addition, Martinez trains with Dave 'Scooter' Honig, his personal trainer and fitness consultant.

Honig has trained many notable clients including LL Cool J, Dmitriy Salita, and Leonardo DiCaprio among many others.

"He is very headstrong, eager, and always gives 350% in everything he does whenever you ask him to do it," said Honig. "He's a

real gentleman because he takes time to speak with the children at the gym and he always says 'thank you' everyday before he leaves."

"He has a lot of support from his family, especially his mother who attends all of his fights," said Dmitriy Salita, Star of David Promotions founder. "I hope everyone tunes in to watch Steve because he is one of the best boxers that New York City has to offer."

Steve Schirripa of "The Sopranos" presents:

"Hands down the best jarred sauce you ever tasted."

NY Daily News
December 2, 2014

Give the gift of time.



Cooked on our stove for six hours so you don't have to!

Uncle Steve's Italian Specialties is the pasta sauce you've been waiting for. Each batch of Uncle Steve's is simmered on our stove for six hours using organic Italian plum tomatoes, fresh onions, fresh garlic, fresh basil, extra virgin olive oil, sea salt and spices. All ingredients are fresh, organic, and delicious. Homemade sauce is only a jar away. For a complete list of retailers, recipes and online orders visit www.unclestevesny.com.

VISIT US ONLINE AT UNCLESTEVESNY.COM FOR ALL OF YOUR HOLIDAY NEEDS



► EMPLOYMENT

► SALES HELP WANTED

► SALES HELP WANTED

► SALES HELP WANTED

► MEDICAL HELP WANTED

► MEDICAL HELP WANTED

DIGITAL RECRUITMENT ADVERTISING SALES ACCOUNT EXECUTIVE

CNG (Community News Group) is currently seeking a Digital Recruitment Advertising Sales Account Executive.

In this role, you will sell digital and print recruitment advertising campaigns with an emphasis on digital recruitment advertising.

You will custom craft advertising campaigns that contain successful components of digital online verticals, such as custom search, resume-matching.

You will also have the ability to work with additional sectors for both digital and print marketing opportunities such as real estate and other service sectors.

RESPONSIBILITIES

- Identify client needs, communicate the benefits of our audience-based marketing solutions as they relate to each need and then sell the appropriate campaign.
- Negotiate contracts.
- Manage day-to-day activities using a CRM system.
- Meet or exceed revenue expectations.

QUALIFICATIONS

- Sales experience.
- Understanding of digital media platforms and be digitally savvy.
- Proficient in sales calling including up-selling, appointment setting and cold calling.
- Ability to work through objections/ concerns regarding costs, budgets and selling strategies.

POSITION OFFERS

Base salary plus commission, 401 K, Paid Vacation and medical

Please send your resume and cover letter to: epechenaya@cnglocal.com



► MEDICAL HELP WANTED

ABLE HEALTH CARE HOME HEALTH AIDES!

EARN UP TO \$34,000/YEAR

FREE Training Classes

Classes Start Jan 5 in White Plains, Hempsted & Islandia

Class Starts Jan 12 in Queens

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 914-470-9925

Brooklyn 718-947-3686

Queens 718-947-3688

Nassau 516-634-2106

Suffolk 631-729-2380

www.ablehealthcare.com

**Home Health Aides
Personal Care Aides
Live-In's FT/PT Positions
Immediate Hire! Choose your hours**

**Great hourly & live-in cases in Riverdale, Bronx
Excellent Vacation & Holiday pay**

**PRIME CARE, Inc.
56 W. 45 St, Rm. 1404, NYC
212-944-0244**

► HELP WANTED

**Mirror Mechanic/
Glazier FT**

Must have clean drivers license & tools. Salary open. 5yrs exp. preferred.
718-798-7230



CALL
718-260-2555
TO ADVERTISE HERE

**CERTIFIED HHA's
IMMEDIATE POSITIONS!!!
FOR MALE & FEMALE HHA's
Queens, Brooklyn, Manhattan,
Bronx, Nassau**

**\$250 SIGN-ON BONUS
FOR LIVE-INS***

**STARTING PAY \$10/HR
HOLIDAYS & OVERTIME PAY
REFERRAL BONUSES
WELLNESS PLAN*
HEALTH BENEFITS*
METRO CARDS PROVIDED***

**ATTENDING HOME CARE
718-940-4900
1125 Fulton Street
Brooklyn, NY 11238**

* Inquire for Details

**FOR MORE
BRONX CLASSIFIEDS
GO TO**

WWW.BXTIMES.COM

LEARN TO EARN!

EDUCATION & CAREER TRAINING

ALLIED HEALTH CAREERS TRAINING



ValuCare Inc. Training School

Learn using state-of-the-art equipment

**NORTHEAST BRONX
CNA, HHA,
PHLEBOTOMY &
EKG**

**DAY & EVENING CLASSES
AVAILABLE**

**815 Burke Avenue
Bronx NY 10467**

Call 516-345-4777 EXT 4819

HEMPSTEAD, LONG ISLAND

**Home Health Aide
(HHA)**

**DAY & EVENING CLASSES
AVAILABLE**

**550 Front St.
Hempstead, NY 11550**

Call 516-345-4777 EXT 4789

Licensed by the State of New York BPSS



AMG School of LPN

Empowering Students for Excellence

1. Nursing is a career, it starts with the fundamentals of caring.
2. Licensed practical nurses work in many settings, including nursing homes and extended care facilities, hospitals, physicians offices, and private homes.

YOUR FIRST STEP TO A CAREER IN NURSING STARTS HERE!

Admissions Requirement:

High School Diploma (or GED) Entrance Test

Morning Classes: Twelve Months (12)

Evening Classes: Fourteen Months (14)

100% Passing on the NCLEX Exam

Job Placement Assistance • Great Clinical Experience

Accreditation

AMG School of LPN is approved by the New York State Department of Higher Education/Division of Professional Education, Board of Regents, New York Board of Nursing and Middle State association of Colleges and Schools

**147 Prince Street Brooklyn, NY 11201 718-596-5300
www.amgschooloflpn.com**

**To advertise
in next week's
Bronx Weekly Classified
Call 718-260-2555
or e-mail: classified@cnglocal.com**

Two City Island sites in state's Conservation Plan

BY PATRICK ROCCHIO

City Island's leaders are surprised, but pleased that New York State is considering two sites in the nautical community for conservation.

A wetlands area along Eastchester Bay between Tier and Ditmars streets, and a location known as the City Island Gateway near Bridge Street and the City Island Bridge, were included in a draft version of the Department of Environmental Conservation's Open Space Conservation Plan.

The draft, recently released, includes several sites in the borough and many throughout the state that could be conserved.

The City Island Civic Association sent a letter to DEC on Tuesday, November 25 expressing support for the idea of including these two sites in the plan.



A vacant lot containing wetlands between Tier and Ditmars streets on City Island may be preserved.

Photo by Patrick Rocchio

"As a small neighborhood in a county of 1.4 million people, we were quite surprised and encouraged by the plan's concentration on our area," the civic association's letter stated.

"Currently both sites, the Tier/Ditmars Street wetlands and the City Island Gateway, sit in a state of neglect caused by their respective owners," it fur-

ther stated.

The letter went on: "Remediating and repurposing these properties would not only prevent further deterioration of the waterfront, but also provide a symbol of resiliency, protect residents against the threat of climate change, and improve the aesthetics of these areas."

CICA corresponding

secretary John Doyle said that the two sites should be viewed with different goals in mind.

With the wetlands area, his association believes that the goal should be to preserve and enhance wetlands that serve as a natural barrier to flooding. Certain plantings could be made that might reduce flooding in the surrounding streets

if the area was remediated, the letter stated.

The letter mentions that the wetlands area is under "continued threat of development."

In the case of the City Island Gateway, community leaders Linda Baldwin and Susan Bellinson submitted an application to have the area included in the Open Space Conservation Plan, said Doyle.

The location would make a good space for access to the waterfront with a "community boat launch" on the north end of the island next to the City Island Bridge, the letter indicates.

"Part of that location is privately owned, but a good portion of it is in the public's hands as an unmapped Department of Transportation road," said Doyle, who added that the Gateway was previously home to a boat rental service and a tavern, but is presently vacant.

"We just want to be supportive on this," added Doyle. "If we can move this up in the consciousness of the people in the state, that would be advantageous."

According to DEC documents, among the areas be-



This location at Bridge Street, the site of the old 'Worm Bar' near City Island Avenue, may be turned into a public boat launch. Photo by Patrick Rocchio

ing considered for conservation in the draft version of the plan are sites needed for the creation of a greenway and trailway directly along the Bronx River from East 172nd Street to Soundview Park; Daylight Tibbets Brook, extending from Van Cortlandt Park to the Harlem River; and the acquisition of a parcel known as College Point, along the Hudson River.

Country Club sewer change ok'd

From Page 1

approved and currently DDC is working with the contractor for scheduling," said Country Club Civic Association president Michael McNerney, confirming reports that construction is slated to begin after the holiday season.

This short-term delay until after the start of next year will be beneficial to the residents along Waterbury Avenue, said McNerney in reference to the area where the huge rock was found.

"To be quite honest with you, if this work was done during the holiday season, this would have caused a major disruption for all the residents on Waterbury Avenue," he said. "It would have required them opening up the street again, there would have been limited parking available



Construction on the Waterbury Avenue sewer project in Country Club should begin again in early 2015.

Community News Group / Photo by Patrick Rocchio

for guests and residents during the holidays, and it was bad ascetically to have a ripped up street in front of your house

during Thanksgiving, Christmas and New Years Day"

Kearns said that the delay has been ongoing

since June. It was apparently unforeseen.

"The contractor had indicated that he needed some special piece of

equipment to remove the boulder he encountered," said Kearns, adding "it takes a little while, about three months, for the everything to go through the Financial Control Board and the Comptroller's office."

"We are optimistic," he said about the job moving forward. "I am guessing that the project will be completed somewhere between January and February of 2015."

The reconstruction of the sewer line came to a halt in June when the boulder was discovered. The whole project was originally slated to be completed by the end of 2014.

As was reported in June in the Bronx Times, Councilman James Vacca sympathized with the residents of Waterbury Avenue.

"It just means another delay in a project that has caused major inconvenience," he said at the time, adding "we need this like a hole in the head."

Call
718.260.2555

..to advertise
your business in our
Classified Section
and get..

Real Results!

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.**

Frankie And Johnnie's Pine Tavern Restaurant, 1913 Bronxdale Avenue, Bronx, NY 10462
Tuesday, December 9, 2014 at 6:30 PM Eastern

EXPERT SPEAKERS

Jai Perumal, MD

Director, Nyack Hospital MS Center
Weill Cornell MS Center

FYI

A meal will be provided

Free parking or valet available

PLEASE RSVP AT

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

Register today. Space is limited.