



LEGAL NOTICE

Abia Management LLC Arts of Org. filed SSNY 4/8/22, Queens Co. SSNY design agent for process & shall mail to Zenbusiness Inc. 41 State St #112 Albany, NY 12207 General Purpose. 6X 6/1/22 QG

LEGAL NOTICE

Royal Vision Ventures LLC Arts of Org. filed SSNY 4/12/22, Queens Co. SSNY design agent for process & shall mail to Zenbusiness Inc. 41 State St #112 Albany, NY 12207 General Purpose. 6X 6/1/22 QG

LEGAL NOTICE

SUPREME COURT OF THE STATE OF NEW YORK COUNTY OF QUEENS INDEX NO. 718820/2019

Plaintiff designates QUEENS as the place of trial situs of the real property SUPPLEMENTAL SUMMONS Mortgaged Premises: 14-09 PINSON STREET FAR ROCKAWAY, NY 11691

District: Section:

Block: 15652 Lot: 3

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-AHL1, Plaintiff,

vs. HOWARD GEORGE if living, and if she/he be dead, any and all persons unknown to plaintiff, claiming, or who may claim to have an interest in, or general or specific lien upon the real property described in this action; such unknown persons being herein generally described and intended to be included in the following designation, namely: the wife, widow, husband, widower, heirs at law, next of kin, descendants, executors, administrators, devisees, legatees, creditors, trustees, committees, lienors, and assignees of such deceased, any and all persons deriving interest in or lien upon, or title to said real property by,

through or under them, or either of them, and their respective wives, widows, husbands, widowers, heirs at law, next of kin, descendants, executors, administrators, devisees, legatees, creditors, trustees, committees, lienors and assigns, all of whom and whose names, except as stated, are unknown to plaintiff; NEW YORK CITY PARKING VIOLATIONS BUREAU; NEW YORK CITY TRANSIT ADJUDICATION BUREAU; NEW YORK CITY ENVIRONMENTAL CONTROL BOARD; DEUTSCHE BANK NATIONAL TRUST COMPANY, AS CERTIFICATE TRUSTEE ON BEHALF OF BOSCO CREDIT II TRUST SERIES 2010-1, THE PEOPLE OF THE STATE OF NEW YORK; THE UNITED STATES OF AMERICA

"JOHN DOE #1" through "JOHN DOE #12," the last twelve names being fictitious and unknown to plaintiff, the persons or parties intended being the tenants, occupants, persons or corporations, if any, having or claiming an interest in or lien upon the premises, described in the complaint, Defendants.

To the above named Defendants

YOU ARE HEREBY SUMMONED to answer the complaint in this action and to serve a copy of your answer, or, if the complaint is not served with this summons, to serve a notice of appearance on the Plaintiff's Attorney within 20 days after the service of this summons, exclusive of the day of service (or within 30 days after the service is complete if this summons is not personally delivered to you within the State of New York) in the event the United States of America is made a party defendant, the time to answer for the said United States of America shall not expire until (60) days after service of the Summons; and in case of your failure to appear or answer, judgment will be taken against you by default for the relief demanded in the complaint.

NOTICE OF NATURE OF ACTION AND RELIEF SOUGHT

THE OBJECT of the above caption action is to foreclose a Mortgage to secure the sum of \$492,000.00 and interest, recorded on March 16, 2006, at Instrument number 2006000150808, of the Public Records of QUEENS County, New York, covering premises known as 14-09 PINSON STREET FAR ROCKAWAY, NY 11691.

The relief sought in the within action is a final judgment directing the sale of the premises described above to satisfy the debt secured by the Mortgage described above.

QUEENS County is designated as the place of trial because the real property affected by this action is located in said county.

NOTICE

YOU ARE IN DANGER OF LOSING YOUR HOME

If you do not respond to this summons and complaint by serving a copy of the answer on the attorney for the mortgage company who filed this foreclosure proceeding against you and filing the answer with the court, a default judgment may be entered and you can lose your home. Speak to an attorney or go to the court where your case is pending for further information on how to answer the summons and protect your property.

Sending a payment to the mortgage company will not stop the foreclosure action. YOU MUST RESPOND BY SERVING A COPY OF THE ANSWER ON THE ATTORNEY FOR THE PLAINTIFF (MORTGAGE COMPANY) AND FILING THE ANSWER WITH THE COURT.

Dated: June 10th, 2020

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
MATTHEW ROTHSTEIN, ESQ.

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4X 5/18/22 QG

Public To Have A Say In Plan For Innovation QNS

After four years of community engagement, analysis, and refinement, the plan for Innovation QNS – the \$2 billion private investment that would jumpstart Western Queens' economy and address many longstanding needs in Astoria – took a major step forward as it entered the City's public review process known as ULURP (Uniform Land Use Review Procedure).

Coming as much of New York City still languishes from the aftermath of Covid-19, the community-focused plan offers solutions to many longtime local challenges that were exacerbated during the pandemic. In 2021, Astoria's Community District 1 ranked 53rd out of 59 neighborhoods in New York

City for open space and had more than 200 vacant storefronts. A 2022 Community Board needs assessment released this year indicated a shortage of housing in the neighborhood, with a vacancy rate of just 5.4% compared to a citywide vacancy rate of 6.9%.

"After four years of speaking with, listening to, and refining the plan based on conversations with our neighbors, we're excited that Innovation QNS is as reflective and inclusive of the community as any economic development initiative in recent memory," said Tracy Capune, Vice President of Kaufman Astoria Studios. "We look forward to continuing to work with our neighbors and elected officials toward a plan that best meets the needs of Astoria and New York City."

Innovation QNS would create more than two acres of new, publicly accessible open space; \$50 million a year in new annual spending at existing neighborhood businesses; and more than 700 permanently affordable homes, including over 540 under \$1,500 a month and over 100 affordable senior apartments. The plan also would create 5,400 on-site jobs – with 3,700 in construction and 1,700 permanent jobs including union building service jobs – and new homes for long-time community-serving nonprofit organizations to expand their educational programming and support services.

Seeking to provide the community with a full understanding of the Innovation QNS plan and responding to requests by Council Member Julie Won, the project team recently shared with Community Board 1 how the project has evolved in direct response to neighborhood feedback, including:

- Relocation of building density towards Northern Boulevard;
- Redesign of the more than two acres of open space to add an additional potential active open space plus lawns, a dog run, and additional trees; and
- A widened Steinway Street pedestrian passage.

Responding to the official start of the public review process, a diverse range of residents, NYCHA tenant leaders, small business owners, and restaurateurs urged the project's swift approval.

"I'm really excited about the economic boost that Innovation QNS represents for our community," said Jamal Boudra, owner of Astoria Boutique. "By supporting the incredible local businesses that we already have in Astoria, Inno-



On Wednesday, April 20 at Museum of the Moving Image, Innovation QNS addressed community concerns and praise. (L. to r.): Silverstein Properties Vice President Jamison Divoll, Urban Upbound CEO and Co-Founder Bishop Mitchell Taylor, Kaufman Astoria Studios Vice President Tracy Capune, BedRock Real Estate Partners Co-Founder Tracey Appelbaum, and the moderator, Public Works Partners President Celeste Frye (far r.).

vation QNS will bring more customer traffic, more dollars, and more opportunities to our stores."

"What's exciting about Innovation QNS is the level of active listening and engagement they've undertaken to ensure neighborhood voices like mine are reflected in the plan," said Bob Din, a longtime Astoria resident. "Outdoor open space is sorely lacking in this neighborhood, and they've committed to creating more than two acres of public open space for neighbors to gather and sit, where kids can play, and people can walk their dogs."

"Our community strongly says YES to Innovation QNS for its 5,400 good-paying jobs and programs run by neighborhood non-profits to maximize local hiring and opportunities for minority- and women-owned businesses," said Claudia Coger, resident of Astoria Houses. "Opportunities like this only come around so often, and it's critical that our elected officials recognize the benefits Innovation QNS will create in our community."

"As a neighborhood restaurateur for 30 years, it's never been this hard to run a business," said Dom Sacramone, owner of Sac's Place restaurant. "This plan will help bring more customers, employees, and residents to the neighborhood who will eat locally and support our recovery."

The plan now goes before the Community Board for their review, and the public will have several opportunities to weigh in and make their voices heard as part of the City's review process, beginning with a Community Board 1 Land Use Committee hearing at a soon to be announced date.

Centered on five blocks at the intersection of Steinway Street and 35th Avenue, Innovation QNS is a community-focused plan to help address many of Astoria's long-standing needs. Led by Kaufman Astoria Studios, Silverstein Properties, and BedRock Real Estate Partners and developed through four years of community engagement, the plan includes mixed-income housing; space for startups, small businesses, and nonprofits in the city's creative industries; community health and wellness facilities; and neighborhood-focused shops, restaurants, and entertainment. The plan also includes more than two acres of thoughtfully programmed open space, educational programming for residents of all ages, space for people to create and enjoy the arts, and support for existing neighborhood small businesses.

Woods... From page 2

versity, in his book, "Black Inventors in the Age of Segregation: Granville T. Woods, Lewis H. Latimer and Shelby J. Davidson." In the gradual rediscovery of Black history, Woods has gained well-deserved respect. P.S. 335 in Bedford-Stuyvesant has been named the Granville T. Woods Elementary School, and Western Electric commissioned a bronze marker for his unmarked grave at St. Michael's Cemetery in 1975 – but nobody has done more to promote Woods' legacy than David L. Head, who learned about the inventor while writing for the Transit Workers Union Black history committee.

Head first came to Woods' grave in 1998. "I knelt there and wept," Head recalls, "and I prayed to the Universal Spirit that I might learn more about this man."

Head lobbied for Woods to be honored at the centennial of the New York City subway in 2004 – and the MTA issued four million MetroCards commemorating Woods. Woods was inducted into the Coney Island Hall of Fame, and an adjacent street was renamed Granville T. Woods Way.

What compels Head to crusade for Woods? "Ever since I was in elementary school I've been reading history," Head says. "And I kept wondering, where are the Black people in the story, beyond slavery? I felt invisible and inferior. That has driven my passion to tell the untold inspirational stories."