

COMMUNITY BOARD 1-MANHATTAN
MINUTES

DATE: Tuesday, September 27, 2022

TIME: 7:00 PM

PLACE: Live Remote Meeting - <https://live.mcbl.nyc>

AGENDA

“All meetings are recorded to the extent practicable and posted on our Youtube page as soon as possible. You may find the link [here](#).”

“If there are any relevant draft resolutions that will be considered at this meeting, they may be found [here](#).”

Public Session (7:00 PM – 7:45 PM)

A) Comments by members of the public (1-2 minutes per speaker)

- Stephen Wils - Opposed to Laughing Man Coffee’s application for a liquor license
- Cailyn Sanders - Supports resolution to support Fulton stall Market’s application for liquor license
- Adam Novzen - Supports resolution to support Fulton stall Market’s application for liquor license
- Charlene Keoh - Opposed to Laughing Man Coffe’s application for a liquor license
- Robert - Supports resolution to support Fulton stall Market’s application for liquor license
- Henry Dziekan - Supports resolution to support Fulton stall Market’s application for liquor license
- Katherina Wilson - Supports resolution to support Fulton stall Market’s application for liquor license
- Caroline Black - Supports resolution to support Fulton stall Market’s application for liquor license
- Stewart Borowski - Supports resolution to support Fulton stall Market’s application for liquor license
- Keith Cohen - Supports resolution to support Fulton stall Market’s application for liquor license
- Cheryl Rogowski - Supports resolution to support Fulton stall Market’s application for liquor license
- Mary Elizabeth Ryan - Supports resolution to support Fulton stall Market’s application for liquor license
- Karen Karbeiner - Supports resolution to support Fulton stall Market’s application for liquor license
- John Munelly - Supports resolution to support Fulton stall Market’s application for liquor license
- John Mudd - Supports resolution to support Fulton stall Market’s application for liquor license
- Brittany - Speaking in regard to design changes on the Wagner Park Resiliency Project. Would like a resolution to support design changed including new principles including minimal impact

- Niama Rauam - Supports resolution to support Fulton stall Market's application for liquor license

Public Hearing (7:45 PM – 8:00 PM)

A) Ideas for CB 1 Municipal Expense & Capital Budget Priorities

- Colleen Robertson - Supports resolution to support Fulton stall Market's application for liquor license.
- Gerald Forsburg - Proposed poles don't reflect historic nature of downtown
- Dan Robertson - Supports budget request for Fulton Stall Market

Business Session

Adoption of July 2022 minutes

Motion to adopt was passed unanimously as presented by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused

Updates from Elected Officials

- Connor from Councilman Marte's Office -
 - updated on various efforts the council member was working on in CB1
- Andrew Chang, Manhattan Borough President's Office -
 - Updated the community board on various issues affecting Manhattan and CB1
- Emily Leng from State Senator Kavanagh Office -
 - Updated on various state senate activities and the senators efforts in CB1
- Theo from Assemblymember Niou Office –
 - Updated on various state assembly efforts in CB1

Chairperson's Report – T. Meltzer

- Chairperson's report can be found here:
<https://www1.nyc.gov/site/manhattancb1/archives/monthly-chairpersons-report.page>

Committee Reports

A) **Executive Committee**

T. Meltzer

1. Permitted Alcohol Service Across Travel Lanes - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
2. Adjusting Food and Beverage Bathroom Requirements in Light of Open Dining Allowances - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Committee-Based Decisions on Meeting Remotely Versus Hybrid – Report
4. Capital and Expense Budget Items for FY 2024 - Report
<https://budget.mcb1.nyc>
5. 9/11 Memorial as a National Monument - Report

B) **Personnel Committee** T. Meltzer

1. Open Staff Position – Report

C) **Landmarks & Preservation Committee** J. Friedman

1. 329 Greenwich Street, emergency repair to a sidewalk vault severely structurally damaged - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
2. 47 Walker Street, re-painting wood doors, window frames, exterior cast iron columns and entire ground floor facade, new signage banner to be installed - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Battery Maritime Building, 1 story contemporary glass addition and metal clad bulkhead - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
4. Proposed exterior site lighting throughout the Historic District on Governors Island - Resolution
Voted by roll call of 27 in favor, 4 opposed, 3 abstained and 2 recused

D) **Licensing & Permits Committee** S. Cole

Tribeca area

1. 184 Duane Street, application for a wine, beer & cider license and temporary retail permit for LM Cafe LLC d/b/a Laughing Man Cafe – Resolution

AMENDMENT HERE

- Comedy club events to be limited under buyout stipulations, point of contact should be provided to residents and if it's promoted as a joint venture not a buyout, CB does not support.
- Addition of a second bathroom
- regular garbage pick up and sanitation maintenance needs to be imposed
- street seat area needs to be maintained
- patrons should not be allowed to block egress and sidewalks of adjacent residents.

Voted by roll call of 31 in favor, 5 opposed, 1 abstained and 0 recused

2. 2-10 Desbrosses Street, application for an alteration of liquor license permit for Apogee Events LLC d/b/a Tribeca Rooftop – Resolution

AMENDMENT

- Liquor license for ground and basement floor is denied
- Specify that the alteration includes an additional capacity of 170 on top of current capacity of 1820.

Voted by roll call of 34 in favor, 0 opposed, 3 abstained and 0 recused

3. 205 Hudson Street, application for a liquor license and temporary retail permit for Chefscape NYC LLC d/b/a Chefscape – Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused

4. 78 Leonard Street, application for liquor license and temporary retail permit for Smart Kitchen TTech Inc. d/b/a – Resolution
Voted by roll call of 36 in favor, 0 opposed, 0 abstained and 0 recused
5. 225-227 West Broadway, application for wine, beer & cider license and a temporary retail permit for YM5LLC d/b/a Roger Hill Market – Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused

Financial District area

1. 11 Stone Street, application for a liquor license for The Mint at FiDi Inc. – Resolution
Voted by roll call of 36 in favor, 0 opposed, 0 abstained and 0 recused
2. 14 Wall Street, application for new and temporary retail permit for a wine, beer & cider license by Number One Caviar LLC - Resolution
Voted by roll call of 36 in favor, 0 opposed, 0 abstained and 0 recused

Seaport/Civic Center area

1. 96 South Street, application for an alteration of liquor license permit for Fulton Seafood Market LLC & creative Culinary Management Company LLC. d/b/a Tin Building by Jean-George – Resolution
Voted by roll call of 36 in favor, 0 opposed, 0 abstained and 0 recused
2. 226 Front Street, application for a class change of liquor license permit for Vicrey LLC d/b/a Made Fresh Daily – Resolution
Voted by roll call of 36 in favor, 0 opposed, 0 abstained and 0 recused

E) Environmental Protection Committee A. Blank

1. Seaport Coastal Resilience - Report
2. 250 Water Street Brownfield Cleanup Program - Report
3. South Battery Park City Design Changes for Lawn, Pavilion, Elevations, & WEDGE - Report

F) Quality of Life & Delivery Services Committee P. Moore

1. Holland Tunnel Traffic Enforcement - Report
2. DDC/Street Reconstruction Updates – Report
3. Independently Conducted Feasibility Study on Making 5WTC 100% Affordable – Report
<https://drive.google.com/file/d/1RBa0KEGqJcMTGPzLcAxntEHm0q3XiC92/view?usp=sharing>

G) Waterfront Parks & Cultural Committee P. Goldstein

1. Elizabeth Jennings Graham Monument – Report
2. State of Peck Slip Park - Report
3. Battery Maritime Building Public Access & Programming - Report

- H) **Transportation & Street Activity Permits Committee** B. Kay
1. Street Co-Naming Guidelines for Organizations, Historical Events/Places – Report
 2. Safety Issues for Bike Lane Users on West Broadway and Church Street - Report
 3. Transportation Rules Updates - Report
- I) **Youth & Education Committee** T. Joyce
1. Harbor School Expansion Plan - Report
 2. PS 150 Arrival/Dismissal Operations - Report
 3. District 2 High School Admissions - Report
- J) **Land Use, Zoning & Economic Development Committee** P. Kennell
1. Fulton Stall Market at the Tin Building - Resolution
Voted by roll call of 37 in favor, 0 opposed, 0 abstained and 0 recused
 2. Details of the September 15 Public Hearing for the Proposed 5 WTC Project - Report
 3. CB 1 Inspection of Public Spaces at Pier 17 – Report
- K) **Battery Park City Committee** J. Cuccia
1. Introducing the SBPCR Construction Oversight Working Group – Report
 2. BPC Security Update – Report
 3. BPCA Report – Report
 4. Status of Legislation on Battery Park City Affordability and Resident Majority on the Battery Park City Board of Directors - Resolutions
Voted by roll call of 34 in favor, 1 opposed, 1 abstained and 0 recused (Affordability)
Voted by roll call of 35 in favor, 0 opposed, 1 abstained and 0 recused (Resident Majority)
 5. Amending the Battery Park City Authority Bylaws for the Placement of Memorials in Battery Park City - Resolution
Voted by roll call of 35 in favor, 0 opposed, 1 abstained and 0 recused

New Business

Old Business

Adjournment

All documents relating to the above agenda items are on file at the Community Board 1 office and are available for viewing by the public upon written request to man01@cb.nyc.gov

At all meetings, additional items may be raised as "New Business"