

CB 1 MONTHLY MEETING MINUTES

DATE: Tuesday, July 28, 2015

TIME: 6:00 PM

PLACE: DC37 - Auditorium
125 Barclay Street

Chairperson Catherine McVay Hughes called the meeting to order at 6:00pm, EDT.

I. Public Session

- 1) Jackie Blank (Representative Jerrold Nadler)
 - Working on Post Office issues.
- 2) Paul Goldstein (Assemblymember Sheldon Silver)
 - Working for adoption of tax incentive programs for lower Manhattan.
 - Provided funds for new LMHQ, the new Downtown Alliance facility.
 - LMDC has some additional funds (\$50 million) and they are going to decide how to allocate them.
 - Working on noise issues at the Seaport.
- 3) Maryam Aleem (Assemblymember Deborah Glick)
 - Working on prevention of sexual assaults on college campuses in NY State.
- 4) Dan Campanelli (Comptroller Scott Stringer)
 - The Comptroller's Office is forming a research and investigations unit.
 - Call 212.669.8736 with any questions.
 - Released a report with information on banks for consumers. www.takeittothebank.nyc
- 5) Melissa Gindin (Senator Daniel Squadron)
 - Distributed a printed report that describes the Senator's recent activities.
 - Hosted an event for tenants.
 - Attended the recent LMDC meeting. Does not believe LMDC mission is completed.
- 6) Morris Chan (Borough President Gale Brewer)
 - Appointed new member to CB1: Keith Markel.

- Working to promote open data.
- Happy with the Borough President's recent tenants' rights event.
- Wrote a letter advocating for a ticker tape parade for the US Women's Soccer Team. There was a parade on July 10.
- Have a great summer.

7) Yume Kitasei (Councilmember Margaret Chin)

- Introduced legislation to regulate tourist helicopters.
- Passed a bill to create an advocate for small businesses.
- Secured a \$20 million increase for senior services.
- Join us at Governor's Island for a community day.

8) Lisa Ecklund-Flores (Church Street School)

- Described the background of Church Street School and the services it provides. They give \$50,000 in scholarships each year.
- Their rent is going up. They need to find a new space.

9) Judy Levine (Church Street School)

- School has moved 3 times. Paying over \$500,000 per year in rent.
- Would like to be notified about spaces that might be available as community amenities for non-profit organizations.

10) Stacey Haefele (20 Pine Street Resolution)

- Formerly 2 Chase Manhattan Plaza.
- 24 residents showed up.
- They believe a proposed ramp for a Federal Express facility in the building should not be approved.
- Believe the ramp is too massive in scale and too wide for the sidewalk at that location.
- Appropriate study was not conducted.

11) Andrew DeCurtis (NYC Rescue Mission)

- Please support their programs on behalf of homeless and hungry people.
- Please get involved.

12) Rosalie Joseph, Paula Galloway, Justine Cuccia (Tessa Huxley)

- Opposed to Tessa Huxley's departure as head of the Battery Park City Parks Conservancy.
- Would like an explanation of why Tessa Huxley was removed.

13) James Kaplan (July 4 Celebration)

- Held a parade that drew large crowds.
- Would like to have Bowling Green co-named Evacuation Day Plaza.

14) Jonathan Bowlware (Seaport Museum)

- The event with the Hermione, an historic ship, was a huge success.

15) Chui Man Lai (New York Presbyterian)

- Hosting annual emergency management symposium on September 9.

16) Jarred Clark (KCD)

- This Fashion Week there will be a show in CB1.
- It will be on September 11 and it will be respectful of that date.
- Giving away 100 tickets to community members.
- Giving away 600 tickets to the City of New York.
- Giving away 200 to design students.

17) Jared Brown (Southbridge Towers)

- Concerned about events at the proposed South Street Seaport Pier 17 rooftop and noise they will create.

18) Julie Fynch (Pier 17)

- Concerned about pilings near the Tin Building.
- Fears Seaport development is encroaching beyond its designated space.
- Supports the CB1 resolutions.

19) Bruce Ehrmann (CB1)

- Complimented DC 37 which hosted the meeting.
- Chaired the first meeting of the Worth Street task force.

20) Jeff Mihok (Tessa Huxley)

- Concerned about Tessa Huxley's departure from the BPC Parks Conservancy.
- Would like CB1 to take action and weigh in.

21) Chris Curry, George Gaquinto, Adam Meister, Patrick Sullivan (Howard Hughes Corp.)

- Concerned that the resolutions CB1 passed in committee are inaccurate.
- Made a presentation to go over significant points (see CB1 for report).

Guest Speaker

- 1) Henry Garrido, Executive Director, DC 37
 - Union represents 122,000 City workers
 - Crossing guards tend to leave because they are part time and lose their jobs and health insurance in the summer.
 - Bob Townley: We think the unit should be merged into the Department of Education. Answer: we have come up with alternative solutions.
 - There will be job events at DC 37.
- 2) Oliver Gray, Associate Director – DC 37
 - Thanked CB1 for coming to DC37.

II. Business Session

The Business Session began at 7:15pm, EDT.

- A) Adoption of June 2015 minutes
 - Approved as presented
- B) Chairperson's Report
 - See Chairperson's Report at:
<http://www.nyc.gov/html/mancb1/downloads/pdf/chairperson-reports/JULY%20Chair%20Report.pdf> . A few highlights:
 - South Street Seaport – Special Landmarks Committee Meeting held on Thursday, June 25, 2015 with Seaport/Civic Center and Planning Committee members to reconsider prior Pier 17 resolution adopted February 5, 2015.
 - Sandy Recovery and Resiliency – requested that City keep us in the loop on their timetable for the Request For Proposal for the City's engineering study and implementation of the Big U portion that includes CB1 and their plans for the second phase of the United States Department of Housing and Urban Development's National Disaster Resilience Competition (NDRC, October 26 deadline); requested that City return for September CB1 Planning Committee.
 - World Trade Center – increased pedestrian flow through the WTC site with:
 - Greenwich Street from Vesey Street to Cortland Way opened (06/25/15)
 - National 9/11 Memorial Plaza northwestern corner opened (06/25/15)
 - WTC 4 north side of Liberty St is now completely open with the street construction completed (06/26/15).
- C) District Manager's Report

- Office is moving this Thursday and Friday. Please be patient as disruptions may occur, including in communications.

D) Treasurer's Report

- There will be expenses associated with the CB1 move. Report was distributed.

III. **Committee Reports**

A) **Executive Committee – Catherine McVay Hughes**

- 1) Demolition of Rector Street Bridge & restoration of park to larger footprint, Public Design Commission application – Resolution *Passed*
BOARD VOTE: 38 In Favor 2 Opposed 1 Abstained 0 Recused
- 2) South Street Seaport Pier 17 – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 1 Abstained 0 Recused
- 3) SeaGlass Carousel – Report
 - Will be opening in August.
- 4) Riverkeeper Report and City of Water Day on Saturday, July 18, 2015 – Report
 - Water quality is deteriorating.
- 5) Community Needs Assessment Study by Pace University Students – Report
 - 120 Pace students conducted a survey which took one year. Goal was to determine the needs of the community for the District Needs Statement for the City Fiscal Year 2017. 1,187 people were surveyed. See the report on the CB1 website.
- 6) Fiscal Year 2017 District Needs Statement – Report
 - The City of New York has changed the format and the submission process. The new process has been developed by the Department of City Planning.

B) **Special Landmarks Committee Meeting – Roger Byrom**

- 1) South Street Seaport – Howard Hughes Corporation, alterations to: (1) Pier 17 western edge/removal of head-house (2) Pier 17 canopy and mechanical screen (3) Access drive hardscape (4) Demolition of Link Building – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 1 Abstained 0 Recused

C) **Landmarks Committee – Roger Byrom**

- 1) 17 Leonard Street, application for restoration of existing 3-story masonry facade and addition of two-story rooftop addition – Resolution *passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 2) 456 Greenwich Street, application to replace a non-contributing garage building with a new six-story hotel building with rooftop features – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 3) 366 Broadway, application to install ramp and stairs – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 4) 80 White Street, application for entry stair and handicapped lift, window replacement, storefront infill, and rooftop bulkhead – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 5) 130 Duane Street, application for facade alterations, new steel canopies and light fixtures – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 6) 38 Park Row, application for restoration of storefronts – Resolution *Passed*
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused
- 7) Follow-up committee discussion on future South Street Seaport plans – Report

D) **Seaport/Civic Center Committee – Marco Pasanella**

- 1) 15 Cliff Street, public plaza certification – Resolution *Passed*
BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused
- 2) Taste of the Seaport street activity permit application for Front Street between Beekman Street and Peck Slip, Saturday, October 17, 2015, 9:00am – 5:00pm – Resolution *Passed*
BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused
- 3) 5 Beekman Street, application for restaurant liquor license for Slip Anchor LLC – Resolution *Passed*
BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused
- 4) 18 Fulton street, application for alteration of a restaurant liquor license for Superspace LLC – Resolution *Passed*
BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused
- 5) Peck Slip Park, Collect Pond Park and Imagination Playground – Report
 - Water issues.
- 6) New Market & Tin Buildings – Report

- Issues with demolition.
- 7) South Street South Reconstruction Project – Report
 - ConEd steam pipe issues.
- 8) 5 Beekman Street Development – Report
 - There were issues about communication and parking. Update in a few months.

E) **Planning Committee – Michael Connolly**

- 1) Make Way for Lower Manhattan Plan – Resolution *Passed*
BOARD VOTE: 32 In Favor 1 Opposed 4 Abstained 0 Recused
- 2) Lower Manhattan Resiliency – Report
 - Additional meetings will be held.
- 3) World Trade Center – Report
 - Much less construction to report on. Leasing of completed buildings is going well.
- 4) Silverstein Properties – Report
 - Excellent progress has been made at WTC site.
- 5) City-wide Ferry Service – Report
 - There will be new routes in 2017.

F) **Tribeca Committee- Alice Blank**

- 1) Proposed public bike corral at 181 Duane Street – Resolution *Passed*
BOARD VOTE: 33 In Favor 2 Opposed 0 Abstained 0 Recused
- 2) 221 West Broadway , application for sidewalk cafe for North of Houston LLC d/b/a White Street – Resolution *Passed*
BOARD VOTE: 35 In Favor 0 Opposed 0 Abstained 0 Recused
- 3) 75 Worth Street, application for tavern liquor license for RBC Bar Inc. – Resolution *Passed*
BOARD VOTE: 35 In Favor 0 Opposed 0 Abstained 0 Recused

- 4) 41 Murray Street, application for restaurant liquor license for Rosa Mexicano Murray LLC – Resolution *Passed*
BOARD VOTE: 35 In Favor 0 Opposed 0 Abstained 0 Recused
 - 5) 385 Greenwich Street aka North Moore Street, application for restaurant liquor license for Aemal LLC d/b/a Belzer – Resolution *Passed*
BOARD VOTE: 35 In Favor 0 Opposed 0 Abstained 0 Recused
 - 6) Pier 25, application for alteration of liquor license for Manhattan Yacht Club Inc. to change location for pick-up of passengers from North Cove to Pier 25 – Report
 - Tabled because HRPT said such a license would violate the terms of their lease with the operator of the North Cove Marina and they would not permit it.
 - 7) Temporary Public Plaza on West Broadway between Franklin and Leonard Streets – Report
 - Proposed a temporary closure as a trial. Some committee members are concerned about the possibility that this closure could become permanent.
 - 8) Borough of Manhattan Community College – Report
 - The College has no intention of moving and in fact a significant amount of capital funds is being spent to improve and restore their current campus for many more years of use.
 - 9) JCP sidewalk Sukkah street activity permit application for Duane Street between Church Street and West Broadway, September 27, 2015 8 a.m. – October 4, 2015, 6 pm – Report
 - They clarified that the structure would be on a flat-bed truck rather than free-standing. The difference was not regarded as significant by committee members.
 - 10) Draft Tribeca Committee Liquor License Application Guideline revisions – Report
 - The guidelines have been revised by the Committee leadership in consultation with the staff and are posted on the CB1 website
 - 11) Tribeca Committee meeting procedures – Report
 - Tabled
- G) **Financial District Committee – Edward Sheffe**
- 1) 180 Maiden Lane, modification of previously approved certification M 920427(A) ZCM – Resolution *Passed*
BOARD VOTE: 34 In Favor 0 Opposed 0 Abstained 0 Recused

- 2) 90-94 Fulton Street, 130-136 William Street, Board of Standards and Appeals application to allow a proposed development to be partially located within the bed of a mapped but unbuilt portion of Fulton Street – Resolution *Passed*
BOARD VOTE: 34 In Favor 0 Opposed 0 Abstained 0 Recused
- 3) 77 Pearl Street, application for a wine and beer license for Four Star ½ Inc. d/b/a Justinos – Resolution *Passed*
BOARD VOTE: 34 In Favor 0 Opposed 0 Abstained 0 Recused
- 4) 20 Pine Street ramp – Resolution *Passed*
BOARD VOTE: 34 In Favor 0 Opposed 0 Abstained 0 Recused
- 5) 133 Greenwich Street project – Report

- Placing crane in area.

H) **Youth & Education Committee – Tricia Joyce**

- 1) New York City Department of Education Proposed Five-Year Capital Plan Amendment Fiscal Years 2015 – 2019 – Report
 - Needs to be changed because it does not include the additional seats requested by CB1.
- 2) West Thames Park safety issues following preschool incident – Report
 - Issues have been addressed.
- 3) Kids Sail Scholarship Application – Report
 - Scholarships available.
- 4) Brookfield letter and response to Senator Squadron – Report

I) **Battery Park City Committee – Anthony Notaro**

Committee Update was expedited due to time constraints.

- Conversion of West Thames lawn surface – Resolution *Passed*
BOARD VOTE: 23 In Favor 4 Opposed 1 Abstained 0 Recused
- Route 9A – Report
- BPC Parks Enforcement Patrol – Report
- Helicopter take-off from North Cove Marina – Report

- Street permit activity guidelines process – Report
- Missing Child Incident – Discussion
- Neighborhood Updates – Discussion

J) **Quality of Life Committee – Pat Moore**

Committee Update was expedited due to time constraints.

- 1) NYC Department of Transportation Construction Update – Report
 - 2) MJHS Metropolitan Jewish Health System, Hospice and Palliative Care – Report
 - 3) Gouverneur Health – Presentation by Kenneth J. Feldman, PhD, FACHE, Associate Executive Director of Ambulatory Care – Report
- See tour online. Real tour can be arranged.

IV. **Old Business**

No Old Business to report.

V. **New Business**

- Battery Park City Parks Conservancy (BPCPC) Executive Director
BOARD VOTE: 27 In Favor 0 Opposed 1 Abstained 0 Recused

The resolution was adopted in response to the concerns raised during the Public Session regarding the sudden and unexplained departure of Tessa Huxley from the BPCPC which she led for many years.

VI. **Adjournment**

There being no further business, the meeting concluded at 9:00pm

Respectfully submitted by Adam Malitz, secretary.