

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: WTC/LAND USE SUB COMMITTEE

COMMITTEE VOTE: 12 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
PUBLIC VOTE: 11 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 33 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **7 World Trade Center**

WHEREAS: Owner Larry Silverstein has embarked on a fast-track timetable to rebuild 7 World Trade Center, and

WHEREAS: It is unclear whether this reconstruction will be subject to review by the Lower Manhattan Development Corp. and Community Board #1, and

WHEREAS: Many people have reached out to the Community Board to object to the reconstruction of 7 World Trade Center as it was since it created a physical and visual barrier between the WTC site and Tribeca, and

WHEREAS: We now have an opportunity to consider these issues and possibly redress the shortfalls identified in the original design of the World Trade Center buildings, now

THEREFORE
BE IT
RESOLVED

THAT: Community Board #1 urges that the Lower Manhattan Redevelopment Corp. have jurisdiction over the 7 World Trade Center site so that its design and lay-out be consistent with what is planned for the 16 acre WTC site, and

BE IT
FURTHER
RESOLVED

THAT: Approvals for the reconstruction of 7 World Trade Center be deferred until Community Board #1 and the Department of City Planning get briefings and are consulted by Silverstein Properties and the Port Authority on this matter and until consensus is reached on the issue of whether or not to keep Greenwich Street open.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: EXECUTIVE

COMMITTEE VOTE: 12 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: IN FAVOR OPPOSED ABSTAINED RECUSED

RE: **Air quality issues affecting downtown Manhattan**

WHEREAS: Senator Hillary Rodham Clinton (D-NY) is conducting oversight hearings concerning the adverse air quality from and health effects of the World Trade Center conflagration, and

WHEREAS: The downtown community has been deeply troubled and confused by conflicting assessments of the degree of environmental degradation caused by the catastrophe, and

WHEREAS: It now seems clear that – at the World Trade Center site and its immediate surroundings – the collapse of the towers and the long-ranging fires at Ground Zero released into the atmosphere airborne smoke, particulates, asbestos, and various gases and toxins, the manner and duration of which may be unprecedented, and to which there was significant human exposure, and

WHEREAS: No agency has taken the responsibility to make sure that residents and businesses have properly decontaminated their indoor surroundings, and

WHEREAS: Workers at the site and residents downtown have been experiencing various health problems, including bronchitis, bronchialitis, severe coughing (known at “WTC cough”), eye, nose and throat irritation, skin rashes, nausea, asthma, upper respiratory reactive disease, and other ills related to the smoke, release of pollution, toxic emissions, and enormous penetration of dust, and

WHEREAS: The downtown neighborhood has yet to receive reliable, scientifically valid information as to the short-term and long-term consequences of the exposure to these pollutants, individually and in combination, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 urges that the following steps be taken immediately:

- 1) Enforce existing laws, especially environmental regulations and public health standards and policies
- 2) Designate one lead agency to handle environmental issues arising from the World Trade Center disaster
- 3) Establish an air quality hotline
- 4) Continue indoor and outdoor air and surface testing using state-of-the-art equipment and methods
- 5) Develop clean-up and post-clean-up protocols for indoor and outdoor spaces
- 6) Containerize the debris removal operation
- 7) Require stringent mitigation of diesel exhaust pollutants from vehicles, cranes and generators through the use of low-sulfur fuel, particulate traps and other technologies
- 8) Conduct research to assess the short and long-term impact of human exposure to the release of smoke, dust, gases and toxins -- and their synergistic effects -- from the World Trade Center destruction, and provide sufficient funding for this research
- 9) If necessary and as a result of this research, establish new air quality standards for individual pollutants, and
- 10) Create a central medical registry to keep of all exposed people who are having health problems, for tracking of possible long-term health risks.

COMMUNITY BOARD #1 MANHATTAN
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DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: QUALITY OF LIFE

COMMITTEE VOTE: 5 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 29 IN FAVOR 0 OPPOSED 0 ABSTAINED 1 RECUSED

**RE: Beer and wine license for P & L Food service D/B/A William Street
Food Court located at 123 William Street**

WHEREAS: The applicant will conduct a restaurant for 75 people with 15 tables and 40 seats which will include a bar with out tables or chairs, and

WHEREAS: The hours of operation will be 6 AM until 11 PM Sunday – Thursday and 6 AM until 1 AM Friday-Saturday, and

WHEREAS: The applicant will not have music, and

WHEREAS: The applicant will not be seeking a sidewalk café permit or a cabaret license, and

WHEREAS: The applicant agreed to add these conditions to the SLA application, now

**THEREFORE
BE IT
RESOLVED**

THAT: CB #1 recommends the SLA approve a new restaurant beer and wine license for P & L Food Services at 123 William Street for two years with the above agreed upon conditions of operation to be included in the application.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: EXECUTIVE

COMMITTEE VOTE: 12 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 33 IN FAVOR 0 OPPOSED 1 ABSTAINED 0 RECUSED

RE: **Senate WTC Air Quality Oversight Hearing Requests**

WHEREAS: Senator Hillary Rodham Clinton (NY) is conducting oversight hearings concerning the air quality and health effects at Ground Zero and Lower Manhattan due to the WTC attacks, and

WHEREAS: Since the September 11th attacks on WTC and the subsequent collapse of the towers and surrounding buildings, the quality of the air has been of great concern and confusion to lower Manhattan residents and workers due to conflicting reports. Independent and other government agencies test results seem to contradict the Environmental Protection Agency and other official government bodies despite official assurances that the air is “safe”, and

WHEREAS: With the fires burning different types of materials inside the WTC, there was significant exposures from both airborne outdoor and indoor dust, smoke, particulate matter, gases, individual toxins and combination of toxins interacting with each other (aka: synergistic effect). As a result residents and workers downtown have been experiencing varied health problems, and

WHEREAS: Some of these symptoms include skin rash, eye, nose, and throat irritation, nausea, headaches, asthma, chronic bronchitis, severe coughing (aka WTC cough), and upper respiratory reactive airway disease, and

WHEREAS: All of the above exposures have short term and long term health risks depending on what was inhaled, how much of it, in what combination, and for how long, and

WHEREAS: The EPA test results showed the levels for individual contaminate without taking into account how they interact like a toxic soup in an increasingly exponential way, and

WHEREAS: There was also significant distributions of dust on top of roofs, water towers, and sucked into air conditioning units and building ventilation systems, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 strongly urges that the following recommendations be implemented immediately:

- 1) Designate a lead agency to handle environmental issues affected by the WTC disaster.
- 2) Enforce existing laws, especially environmental regulations and public health standards and policies.
- 3) Create a central medical data base registry to keep track of all exposed people who are having health problems, for tracking of short and long-term health risks, and to inform people of the medical treatments that are available.
- 4) Improve and continue indoor and outdoor air testing, and surface testing using state of the art equipment and up to date methods.
- 5) Conduct research to assess the short and long term health impact of combinations of dust and gases, the synergistic effects and combinations of toxins, and provide funding for the research.
- 6) Establish new air quality standards for individual and synergistic combinations of pollutants.
- 7) Develop clean-up and post-clean-up protocols for indoor and outdoor spaces.
- 8) Containerize the debris removal operation.
- 9) Require stringent mitigation of diesel exhaust pollutants from vehicles, cranes and generators through the use of low-sulfur fuel, particulate traps and other technologies.
- 10) Establish an air quality hotline with an appropriate government agency or qualified group or organization.
- 11) Establish standard operating procedures for future emergency responses.

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DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: EXECUTIVE

COMMITTEE VOTE: 10 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 33 IN FAVOR 2 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **Tweed Courthouse**

WHEREAS: The City has already entered into an agreement with the Museum of the City of NY to have it relocate to the beautifully restored Tweed Courthouse, and

WHEREAS: Mayor Bloomberg is reconsidering the use of the Tweed Courthouse, and

WHEREAS: The Tweed Courthouse is extremely well suited for a museum and the space was renovated to accommodate a museum, and

WHEREAS: The Museum of the City of NY strongly supports this move and has indicated that its current location on upper Fifth Avenue is too small for its needs, and

WHEREAS: Since Lower Manhattan is the oldest and most historically significant part of the City, relocating the museum here seems to make great sense, and

WHEREAS: The Tweed Courthouse and Lower Manhattan is more conducive to this type of museum which would further assist with the economic recovery of the downtown area, and

WHEREAS: The Museum of the City of NY is scheduled to host an exhibit displaying remnants of the September 11th attack at the Tweed Courthouse which, we believe, is also well suited to serve as a temporary memorial for the victims of September 11th, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 strongly supports the immediate relocation of the Museum of the City of NY to the Tweed Courthouse, and

BE IT
FURTHER
RESOLVED

THAT: CB #1 urges the City to carry out the agreement negotiated by the Giuliani administration which would allow the museum to proceed with its plans to occupy the Tweed Courthouse building, and

BE IT
FURTHER
RESOLVED

THAT: CB #1 urges the City to quickly identify alternative uses for the museum's current Fifth Avenue space which are acceptable to the Community Board #11 community.

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DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 4 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 31 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **109 West Broadway, application to alter the sidewalk café and ground floor infill**

WHEREAS: The applicant intends to move the current restaurant entrance and eliminate its protruding handicapped-accessible ramp and railings, and

WHEREAS: The new entrance will be east of the old one, occupying the westernmost of three ground-floor arched window bays, and

WHEREAS: This entrance would divide the arch into a fixed glass transom and a glass center door flanked on each side by glass sidelights, and

WHEREAS: The door and window moldings would be made of anodized bronze over steel, to match the moldings of the plate glass in the adjoining arches, and

WHEREAS: Ramps and railings would not be necessary for this new entrance, since the door would be at grade, and

WHEREAS: The proposed alterations would be an improvement over existing conditions, as street clutter and protuberances would be removed, while keeping the street wall arches essentially intact, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 endorses this proposal and recommends that the Landmarks Preservation Commission approve this application.

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DATE: FEBRUARY 19, 2002

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 3 IN FAVOR 1 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 29 IN FAVOR 2 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **115-123 West Broadway, application to extend the fire escape at the second, third and fifth floors**

WHEREAS: The application is to extend the existing fire escape to provide emergency egress for the current floor layout of this commercial building that was converted to residential use in the 1980's and

WHEREAS: The fire escape landings would be extended south an additional window bay on each of the second and fifth floors, and

WHEREAS: Furthermore, an isolated fire escape basket would be placed on the third floor and connected to the fire escape proper with an additional ladder to the second floor, and

WHEREAS: The proposal materials are to match the original metal, cast specifically for this building, and will be painted black, and

WHEREAS: The new fire escape assemblage would be fitted to the brickwork and would not damage the decorative sandstone sills and delightful stringers, quailed pilasters and segment ally-arched window openings, and

WHEREAS: The committee feels that the design is regrettable, since a much simpler and less intrusive arrangement could have been achieved if one resident did not threaten to hold up certificate of occupancy legalization unless the present proposal were submitted, and

WHEREAS: Such a simpler arrangement would have better upheld the original symmetry of the structure's architecture, which is remarkably intact, and represents a transitional style combining elements of the Italianate mode with the Second Empire style, just coming into fashion for commercial buildings in the mid-1860's, when 115-123 West Broadway was constructed – in 1864 – for Benkard & Hutton, the leading importing firm dealing in French fabrics, and

WHEREAS: The majority of the committee recognizes that the present architect has done what is practical to protect as much of the integrity of the building's original design as possible, whilst still trying to comply with his clients' various wishes and with the need to obtain for them a Certificate of Occupancy, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 recommends that the Landmarks Preservation Commission approve this application.

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COMMUNITY BOARD #1 MANHATTAN
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DATE: FEBRUARY 19, 2002

BOARD VOTE: 27 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **Tower of Light Memorial**

WHEREAS: Community Board #1 has not yet adopted a position for or against the proposed Tower of Lights project, and

WHEREAS: A number of issues raised at our committee meeting have yet to be resolved and we await answers from the Municipal Art Society, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 requests that the Municipal Arts Society not proceed with the Tower of Lights project until the Community Board has an opportunity to review the responses to the issues raised at our earlier meeting.

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