

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	13 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	27 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 300 Canal Street, application for a zoning certification for a minor modification to permit joint living work quarters for artists below the floor level of the third story

WHEREAS: The uses for the upper floors of the building are already residential, but the current zoning does not permit residential below the third story, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 has no objection to this minor modification permitting residential uses on the second story only (not ground floor).

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	10 In Favor	1 Opposed	3 Abstained	0 Recused
PUBLIC VOTE:	0 In Favor	1 Opposed	0 Abstained	0 Recused
BOARD VOTE:	22 In Favor	2 Opposed	2 Abstained	0 Recused

RE: 235 West Broadway, wine and beer license application for The Grey Dog's Coffee

WHEREAS: The applicant proposes to operate a restaurant with 17 tables and 38 seats, and

WHEREAS: The proposed maximum hours of operation will be seven days per week 6:30 AM to 11:30 PM, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and

WHEREAS: The applicant represented that it will not be seeking a cabaret license but will be seeking a sidewalk café license, and

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for The Grey Dog's Coffee located at 235 West Broadway for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	14 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	25 In Favor	1 Opposed	0 Abstained	0 Recused

RE: 311 Broadway, beer license application for 311 Broadway Wings Inc,  
d/b/a Atomic Wings

WHEREAS: The applicant proposes to operate a restaurant with 10 tables and 30 seats,  
and

WHEREAS: The proposed maximum hours of operation will be seven days per week  
11:00 AM to 10:00 PM, and

WHEREAS: The applicant agreed to have background music only as appropriate for an  
establishment located where it is, and

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

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for 311 Broadway Wings  
Inc. d/b/a Atomic Wings located at 311 Broadway for a period of two  
years subject to compliance by the applicant with the limitations and  
conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	9 In Favor	2 Opposed	4 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 375 Broadway, liquor license application for Tribeca Dining Group LLC

WHEREAS: The applicant proposes to operate a restaurant with 25 tables and 120 seats, and

WHEREAS: The proposed maximum hours of operation will be seven days per week 11:30 AM to 2 AM, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and

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

WHEREAS: The applicant did not agree to a midnight closing, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 opposes the license application Tribeca Dining Group LLC located at 375 Broadway for a period of two years subject to compliance by the applicant.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	13 In Favor	0 Opposed	2 Abstained	0 Recused
PUBLIC VOTE:	0 In Favor	0 Opposed	1 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	1 Abstained	0 Recused

RE: 250 West Broadway, liquor license renewal application for FFE LLC,  
d/b/a Della Rouere

WHEREAS: The applicant proposes to operate a restaurant with 40 tables and 120  
seats, and

WHEREAS: The proposed maximum hours of operation will be seven days per week  
11:00 AM to 2:00 AM, and

WHEREAS: The applicant agreed to have background music only as appropriate for an  
establishment located where it is, and

WHEREAS: The applicant represented that it will not be seeking a cabaret license but  
will be seeking a sidewalk café license, and

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for FFE LLC d/b/a Della  
Rouere, located at 250 West Broadway for a period of two years subject to  
compliance by the applicant with the limitations and conditions set forth  
above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	12 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	0 In Favor	0 Opposed	1 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	1 Abstained	0 Recused

RE: 211 A West Broadway, liquor license renewal application for Tribeca Enoteca, Inc.

WHEREAS: There was no community opposition to this renewal and only positive comments heard, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for Tribeca Enoteca, Inc. located at 211 A West Broadway for a period of two years.

06renov15

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	13 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	0 In Favor	0 Opposed	1 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	1 Abstained	0 Recused

RE: 311 Church Street, liquor license renewal application for Tangier, LLC

WHEREAS: The applicant proposes to operate a restaurant with 18 table and 60 seats, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and

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

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for Tangier LLC located at 311 Church Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	12 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	0 In Favor	1 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	1 Abstained	0 Recused

RE: 249 West Broadway, liquor license renewal application for Anotherroom

WHEREAS: The applicant proposes to operate a restaurant, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and

WHEREAS: The applicant represented that it will not be seeking a cabaret license and already has a sidewalk café license, and

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for Anotherroom located at 249 West Broadway for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 13 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 26 In Favor 0 Opposed 1 Abstained 0 Recused

RE: 385 Greenwich Street, liquor license renewal application for Ivy Bistro

WHEREAS: The applicant proposes to operate a restaurant with 14 tables and 134 seats, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and

WHEREAS: The applicant represented that it will not be seeking a cabaret license and already has a sidewalk café license, and

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the license application for Ivy Bistro located at 385 Greenwich Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	6 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 140 Nassau Street, application for a new storefront and exterior signage

WHEREAS: The application is to restore the corner storefront of the building at Beekman and Nassau to contain an ATM machine, and

WHEREAS: New ceramic tiles would be fitted to enhance the finish of the building matching the existing color, and

WHEREAS: The new storefront would be clear glass, aluminum frames with a profile to match the building above, a single and a double door entrance, and

WHEREAS: The signage would be two wall plaques and three awnings consistent with LPC guidelines with no exterior lighting, and

WHEREAS: The Committee agreed to establish this application as a Master Plan for the rest of the building, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission approve the application.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	7 In Favor	0 Opposed	1 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	1 Recused

RE: 26 Broadway, application to replace existing storefronts and install storefront signage, signs and light fixtures, and renovate interior of partial ground, first and second floors

WHEREAS: The application from the renowned and very talented firm of Bayer Blinder Bell is to create a Master Plan for the National Sports Museum to be located in this wonderful landmark that was the Standard Oil Building, and

WHEREAS: The existing storefronts are non-original and will be replaced by installing a new limestone signage band – to match the original - below the original limestone water table, and

WHEREAS: The aluminum storefronts will contain heavy transoms to match the original steel windows above, and

WHEREAS: The new granite base and steps will match originals on the building, and

WHEREAS: The new museum and retail store entrances will match originals on the building, and

WHEREAS: The signage will comply with LPC guidelines, and

WHEREAS: The exterior lighting will be located above large openings from lights set on the underside of the signage band, and

WHEREAS: The Committee liked the proposal and the quality of the materials but was concerned about a protruding sign on the Broadway façade and asked that the applicant reconsider this sign, and requested to see the finished samples, which the applicant agreed to, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission approve this application subject to Committee seeing final finished samples.

06renov15

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 7 In Favor 1 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 25 In Favor 0 Opposed 0 Abstained 1 Recused

RE: 46 White Street, application for a 1-story rooftop addition, removal of the non-decorative fire escape and ground floor storefront alterations

WHEREAS: 46 White Street, the Woods Mercantile Building, was built on two lots 46 and 48 – 50 White Street in 1867, and

WHEREAS: The proposed work will take place on lot 46, and

WHEREAS: The rooftop addition will be two stories high, the size of which will be minimized by lowering it into the roof of the building, and

WHEREAS: The existing elevator bulkhead will be removed and replaced by a bulkhead framed in zinc, and

WHEREAS: The addition will have steel windows and a wooden screen made from Ipe, the added 2700 sq ft falling within the existing FAR, and

WHEREAS: The existing entrance is reached by 3 concrete steps to a diamond plate platform, and

WHEREAS: The new residential entrance will be at grade complemented by another entrance whose steps and bulkhead will be made from diamond plate, and

WHEREAS: The new storefront will be constructed from wood and clear glass painted with a historical color determined by scientific examination, and

WHEREAS: The rear section of the building consists of bricked – up windows minus their metal shutters contained within an extremely poor masonry wall surmounted by a skylight covered in tarpaper and metal, and

WHEREAS: The brick walls will be restored, the window openings filled with new metal windows both fixed and operable as well as a new metal and glass skylight, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission approve this application for a 1-story rooftop addition, removal of the non – decorative fire escape and ground floor storefront alterations.

06renov15

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	8 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 55 Wall Street, application to install a new awning over the entry, and a new sign

WHEREAS: The application from the highly reputable firm of Higgins Quasebarth was to the Merchant Exchange building, and

WHEREAS: The two existing awnings were approved in the 1980's but are now considered too light for the building, being made of flowing brackets and clear glass, and

WHEREAS: The proposal is to have one single cantilevered five foot slim bronze awning over the residential entrance containing ambient recessed lighting, and

WHEREAS: The cores of the drill holes to the granite building will be retained, and

WHEREAS: A new bronze plaque will be installed at the residential entrance, and

WHEREAS: The Committee liked the proposal but felt the railings to the basement egress, which have been removed, should be replaced, which the applicant agreed to consider, now

THEREFORE  
BE IT  
RESOLVED

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

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 8 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 26 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 111 South Street, application to add a wooden storefront

WHEREAS: The existing wood and metal canopy, 2<sup>nd</sup> floor doors and stucco will be removed, and

WHEREAS: The existing brick and brownstone will be cleaned, patched and repainted, and

WHEREAS: The new storefront, will be painted wood with gilt lettering on the glass, modeled after those existing on nearby Schermerhorn Row with one entry for the residence and another for the restaurant, and

WHEREAS: The cast iron lintel will be cleaned and painted and contain a painted sign with 6” letters, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission approve this application for to add a wooden storefront.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	8 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 63 Nassau Street, proposed landmark designation

WHEREAS: This magnificent example of early cast iron architecture, attributed to James Bogardus has survived almost entirely intact, and

WHEREAS: This narrow cast iron building was erected in C1860 possibly for the boot maker Julian Gauton, and

WHEREAS: Margot Gayle and others have attributed the building to James Bogardus who held early patents on techniques for prefabricating iron with similar building styles at 75 Murray and 85 Leonard Streets, and

WHEREAS: This remains one of the last examples of Bogardus' work, with tall elongated Corinthian columns, the extensive use of rope moldings, the heavy foliate spandrels and the heads of George Washington and Benjamin Franklin which are attached to the column bases, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 commends the Landmarks Preservation Commission for its leadership on this designation and strongly endorses its designation as a NYC landmark.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	3 In Favor	0 Opposed	1 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	26 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 166 Duane Street, application to modify wheelchair access and install an entry ramp

WHEREAS: The existing wheel chair lift access will be removed, and

WHEREAS: An ADA compliant entry ramp will be installed using granite to match the existing steps, and

WHEREAS: A dark bronze handrail will be install at both sides of the ramp with support inserts at 4' 6" on center, and

WHEREAS: The Committee had no objection to this application except it wanted to confirm the handrail would be appropriate in dimension and the materials board would be presented by the applicant to the Committee at the monthly board meeting at 6 PM on November 15, which the applicant has agreed to do, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends the Landmark Preservation Commission approve this application subject to a review of the materials board and confirmation of dimension of the handrail.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: ARTS & ENTERTAINMENT TASK FORCE

COMMITTEE VOTE: 6 In Favor 0 Opposed 0 Abstained 0 Recused

BOARD VOTE: 24 In Favor 2 Opposed 1 Abstained 0 Recused

RE: Public art project for Thomas Paine Park titled “The Fortunate Islands”

WHEREAS: The public art project, proposed for Thomas Paine Park for a one to three month period beginning in December 2006, is a temporary installation entailing the appropriation of an outdoor prefabricated security booth, which resembles authentic security booths throughout Lower Manhattan, and

WHEREAS: The booth will contain an artificial tree, and small video surveillance monitors will be mounted to the tree’s branches, depicting video images of canaries perched on branches as though in their natural habitat, and

WHEREAS: This art project is being funded by a grant from the Lower Manhattan Cultural Council, and

WHEREAS: The project has the support of NYC Parks and Recreation and the Mayor’s Office, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 approves the temporary art installation of Seth Weiner, titled “The Fortunate Islands,” in Thomas Paine Park, to be on view for a one to three month period in December 2006.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: ARTS & ENTERTAINMENT TASK FORCE

COMMITTEE VOTE: 6 In Favor 0 Opposed 0 Abstained 0 Recused

BOARD VOTE: 29 In Favor 1 Opposed 0 Abstained 0 Recused

RE: Public art project for Promenade South titled “Waste Management Project”

WHEREAS: The public art project, proposed for Promenade South in Battery Park City for a two week period in December 2006, is a temporary video installation, and

WHEREAS: The project utilizes one dumpster containers that house a video monitor, which is used to register various situations in which the artist visits the waste containers, and

WHEREAS: This art project is being funded by a grant from the Lower Manhattan Cultural Council, and

WHEREAS: The project has the support of Hudson River Park Trust, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB#1 approves the temporary art installation of Alex Villar, titled “Waste Management Project,” for Promenade South in Battery Park City, to be on view for a two week period in December 2006.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE: 7 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 27 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Replacement of mailboxes in the Financial District, displaced because of construction or road work

WHEREAS: A USPS mailbox, formerly located at the northwest corner of Liberty Street and Nassau Street, has been removed due to roadwork in this area, and

WHEREAS: Three USPS mailboxes, formerly located at the south east corner of Broadway and Fulton Street, were removed due to construction and road work, and

WHEREAS: A USPS mailbox, formerly located at the south east corner of Morris Street and West Street, was removed during road work, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 recommends immediate replacement of these mailboxes. In situations in which ongoing construction work prohibits the replacement of these mailboxes in their original locations, it is recommended that they be replaced immediately with mailboxes that are in close proximity to the original locations.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE: 5 In Favor 0 Opposed 0 Abstained 0 Recused  
PUBLIC VOTE: 1 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 27 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Illegal advertisements on construction sidewalk sheds

WHEREAS: Any advertising signs on any sidewalk sheds are illegal, even if they are located in a zoning district that allows advertising, and

WHEREAS: On July 26, 2006 the NYC Dept. of Buildings implemented provisions of Local Law 14/2001, requiring that all outdoor advertising companies report a detailed inventory of every sign, sign structure and sign location under its control and within 900 feet of an arterial highway or within 200 feet and in view of a public park of ½ acre or larger, and

WHEREAS: Many non-compliant advertising signs have been identified throughout the Community Board #1 District, particularly in the Financial District, and

WHEREAS: Local Laws 14/2001 stipulates that advertisers found to be non-compliant may be fined between \$5,000 and \$25,000 per day, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB#1 strongly recommends immediate enforcement of Local Laws 14/2001 by removing non-compliant signs and imposing daily fines as stipulated by Local Laws 14/2001.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: BATTERY PARK CITY

COMMITTEE VOTE:	6	In Favor	0	Opposed	0	Abstained	0	Recused
PUBLIC VOTE:	1	In Favor	0	Opposed	0	Abstained	0	Recused
BOARD VOTE:	23	In Favor	5	Opposed	0	Abstained	0	Recused

RE: Special Permit for One River Terrace Public Parking Garage

WHEREAS: Site 16/17 Development, LLC has applied to the City Planning Commission for a Special Permit for the operation of a public parking garage at One River Terrace in Battery Park City, with a maximum capacity of 369 parking spaces, and

WHEREAS: The as-of-right parking capacity for this location is 0.2 parking spaces per dwelling, and

WHEREAS: The parking demand of the condominium residence being constructed at One River Terrace is likely to exceed the as-of-right capacity, and

WHEREAS: There is a shortage in Battery Park City of residential and commuter parking, with the result that many residents are unable to park near their homes and commuters place a heavy load on existing residential parking garages, and

WHEREAS: The proposed garage is part of a Gold Leed Certified project, which includes many measures to mitigate the environmental impact of the garage, and

WHEREAS: The design for the proposed garage provides for an indoor queuing capacity of 17 automobiles, making it unlikely that the garage will generate the on-street disruption experienced with other garages in the neighborhood, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 does not object to the application for this Special Permit.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: WTC REDEVELOPMENT

COMMITTEE VOTE: 10 In Favor 0 Opposed 0 Abstained 0 Recused

BOARD VOTE: 34 In Favor 0 Opposed 0 Abstained 0 Recused

RE: The Demolition of Fiterman Hall, owned by the City University of New York

WHEREAS: Community Board #1 supports the prompt demolition of Fiterman Hall which is part of the Borough Manhattan Community College (BMCC) which owned by the City University of New York (CUNY), and

WHEREAS: Fiterman Hall is a 15-story contaminated classroom building that was damaged on September 11, 2001 and remains contaminated with World Trade Center (WTC) toxins and mold, and

WHEREAS: Fiterman Hall is located in a very densely populated area surrounded by residential and commercial office towers, including the elementary school PS 234, and

WHEREAS: On Monday, October 30, 2006, CUNY and BMCC held a public meeting where CUNY committed to:

- Hold ongoing public meetings
- Establish a community-labor advisory committee that includes members of CB#1
- Make public all protocols and other demolition documents simultaneously with or prior to submission to oversight agencies, and

WHEREAS: CB #1 requests that:

- CUNY maintain an updated website on Fiterman Hall
- EPA post on their website correspondence and documents relating to the demolition at [http://www.epa.gov/wtc/demolish\\_deconstruct/30wbroadway.htm](http://www.epa.gov/wtc/demolish_deconstruct/30wbroadway.htm)
- Establish an e-mail list for announcements about Fiterman (similar to 130 Liberty)
- Include a qualify forensic search as part of the site characterization and environmental sampling protocols

- Members of the regulatory agency team including the Environmental Protection Agency (EPA) are included in advisory committee and public meetings
- Active oversight of the remediation & demolition by EPA and other regulators, and

WHEREAS: Community Board #1 continues to have some of the issues of concern including:

- Use of a shredder and the fine dust that may be generated
- Transport of material from upper floors to lower floors – during decontamination and deconstruction
- Trucks leaving Fiterman – debris should be loaded in internal loading dock
- Clarification of whether building will be under negative air pressure, especially in the shredder zone and elevator area – concern about creating an air tunnel effect
- Air Monitoring – data needs to be posted on-line as quickly as possible
- Emergency Community Notification Plan – needs to be strengthened, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 request that CUNY and BMCC create a transparent participatory public process and update CB#1 and the community so that the building is taken down as quickly and safely as possible. We also request that air monitoring needs to be conducted for all phases of the project including the installation of the scaffolding and changing of the netting. In addition, CB#1 requests that the on-road diesel vehicles (such as the trucks leaving Fiterman Hall with decontamination and demolition material) will use ultra-low sulfur fuel and be retrofitted. Include a qualified forensic search as part of the site characterization and environmental sampling protocols.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: WTC REDEVELOPMENT

COMMITTEE VOTE: 11 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 28 In Favor 2 Opposed 2 Abstained 0 Recused

RE: Environment Assessment (EA) for the World Trade Center (WTC)  
Vehicular Security Center and Tour Bus Parking Facility

WHEREAS: CB #1 supports the construction of the Vehicular Security Center and  
Tour Bus Parking Facility, and

WHEREAS: As of Friday, November 10, 2006, CB #1 had not yet received a copy of  
the EA submitted by The Port Authority of New York and New Jersey  
PANYNJ and the public hearing is on November 28, 2006 and our  
comments are therefore necessarily limited to expression of the following  
general concerns, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 expresses the following concerns regarding the EA for the WTC  
Vehicular Security Center and Tour Bus Parking Facility:

- The delayed opening of the bus parking facility, which will not open until well after the scheduled opening of the World Trade Center memorial and memorial museum, troubles us and we are very concerned about where tourist buses will park in an already congested neighborhood during the first (and likely busiest) years of operation of the memorial and memorial museum;
- We would like to see a Contingency Plan to handle these tour buses and other vehicles that would be parking in this facility;
- We are also concerned about the adequacy of venting for the vehicular security center and parking facility. We strongly urge that an active “scrubber” filtration system be incorporated in the design to clean air going out;

- We are concerned about increased traffic congestion due to the bus and other vehicular traffic routes and related air quality issues;
- We strongly believe that the public space above the vehicular security center should be usable green space that allows east-west and north-south pedestrian conductivity with minimal elevation change (specifically no barriers or walls), and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 reiterates its urgent request that PANYNJ use only ultra-low sulfur diesel fuel and retrofit all moving vehicles, and specifically concrete trucks, used on or in connection with construction on the WTC site, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 requests that PANYNJ update us quarterly on these projects.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: NOVEMBER 15, 2006

COMMITTEE OF ORIGIN: WTC REDEVELOPMENT

COMMITTEE VOTE: 9 In Favor 3 Opposed 3 Abstained 0 Recused  
BOARD VOTE: TABLED

RE: Search for Human Remains in the Vicinity of the WTC Site

WHEREAS: Five years after the terrorist attacks on September 11, additional human remains were recently discovered certain areas in the vicinity of the WTC site, and

WHEREAS: Although a NY1/Newsday poll, published on Sunday, November 5, 2006, showed that 57 percent of voters in the New York metropolitan area think that the original recovery efforts at the WTC site were adequate, Mayor Bloomberg has announced that a forensic search team is undertaking a systematic search for additional human remains, and

WHEREAS: Some elected officials and family members have called on Mayor Bloomberg to formally request that the Joint P.O.W.-M.I.A. Accounting Command (JAPC) participate in such search efforts, and

WHEREAS: On November 13, 2006, the Mayor's Forensic Team, which is conducting the search for human remains in the vicinity of the WTC Site, gave a presentation to the WTC Redevelopment Committee at which the lead Forensic Anthropologist in the Medical Examiner's Office stated that he had worked with JAPC for seven years and participated in drafting JAPC's standard operating procedures manual, and

WHEREAS: The Mayor's Forensic Team also reported that the City has no financial restrictions on the budget for this search, that their staff is already on site and is fully qualified to conduct the search effort, that they also have a list of resources in the New York metropolitan area to call on if additional help is required in conducting the search, including additional anthropologists and other forensic experts, and that they are working closely with other governmental agencies including the Police and Fire Departments, and

WHEREAS: The NY1/Newsday poll also showed that a majority of respondents (55 percent) want construction on the WTC site to continue, even as the city government renews its search for remains, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 strongly believes that that construction must proceed at the WTC site without further delay, and

BE IT

FURTHER

RESOLVED

THAT: CB #1 asks that all applicable search and recovery protocols to be used in connection with the search effort be shared with the community and that the boundaries of the search area are clarified, and

BE IT

FURTHER

RESOLVED

THAT: CB#1 is concerned that, because search efforts may be conducted between 10 p.m. - 4 a.m., residents in the area will suffer from noise and other adverse environmental effects caused by machines used during the night, and therefore CB#1 requests that effective noise and pollution remediation protocols be implemented, and, that if noise and pollution cannot be sufficiently remediated, that consideration be given to daytime search hours, and

BE IT

FURTHER

RESOLVED

THAT: CB #1 supports the position of Mayor Bloomberg that the city should be responsible for conducting any additional search for human remains in the vicinity of the WTC site and that unless the Mayor's Forensic Team determines otherwise the proposed participation of JAPC is unwarranted.