

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: BATTERY PARK CITY

COMMITTEE VOTE:	6 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	3 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	33 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Proposed street closure on Sunday, September 14, 2008, Battery Place between Little West Street and First Place by Harmony on the Hudson Family Music Festival

BE IT  
RESOLVED

THAT: Community Board #1 does not oppose the proposed street activity permit application submitted by the Harmony on the Hudson Family Music Festival to close Battery Place between Little West Street and First Place on Sunday, September 14, 2008 during the hours of 9 AM – 9 PM. Event will take place during the hours of 9 AM to 9 PM.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: BATTERY PARK CITY

COMMITTEE VOTE:	6 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	3 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	33 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Proposed street closure on Friday, September 19, 2008, Warren Street between North End Avenue and West Street by Run 4 Knowledge

BE IT  
RESOLVED

THAT: Community Board #1 does not oppose the proposed street activity permit application submitted by the Run 4 Knowledge to close Warren Street between North End Avenue and West Street on Friday, September 19, 2008 during the hours of 3 PM – 8 PM. Event will take place during the hours of 5 PM to 8 PM.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: BATTERY PARK CITY

BOARD VOTE:            33 In Favor        0 Opposed        0 Abstained    0 Recused

RE:                    Proposed street closure on Sunday, September 21, 2008 Vesey Street  
                              between West Street and North End Avenue by Battery Park City  
                              Neighbors Association

BE IT  
RESOLVED

THAT:                Community Board #1 does not oppose the proposed street activity permit  
                              application submitted by the Battery Park City Neighbors Association to  
                              close Vesey Street between West Street and North End Avenue on  
                              Saturday, June 21, 2008 during the hours of 8 AM – 6 PM. Event will  
                              take place during the hours of 12 AM to 4 PM.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

BOARD VOTE: WITHDRAWN

RE: 6 Murray Street, application for liquor license for Murray Street Hospitality Corp.

WHEREAS: The applicant seeks an on-Premises Liquor License for Murray Street Grill, at 6 Murray Street, and

WHEREAS: The applicant has owned and operated other similar establishments, serving food and liquor, including Southern Hospitality at 77<sup>th</sup> Street and 2<sup>nd</sup> Avenue, and

WHEREAS: The proposed hours of operation for food service are 11:30 a.m. to 10 p.m., with bar service from 11:30 a.m. to 3 a.m., and

WHEREAS: The applicant will have background music, and

WHEREAS: The space has a total square footage of 1,475, with a dining area of 506, and

WHEREAS: The applicant will not seek a cabaret license at this time, and

WHEREAS: The applicant will not seek a sidewalk café license at this time, and

WHEREAS: The applicant has stated that there are no buildings used primarily as schools, churches or synagogues or other places of worship within 200 feet of this establishment, and

WHEREAS: The applicant has identified other establishments with some type of liquor license within 500 feet of this location, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the liquor license application by Murray Street Grill, at 6 Murray Street, subject to compliance by the applicant.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Liquor License Applications for Statue Cruises LLC, d/b/a John James Audubon, Adventure Hornblower, Bay State, Freedom

WHEREAS: The applicant seeks vessel liquor licenses for the following four vessels: John James Audubon, Adventure Hornblower, Bay State, and Freedom, and

WHEREAS: These four vessels are operated as ferries by Statue Cruises LLC, carrying passengers between a terminal at Castle Clinton in Lower Manhattan and the Statue of Liberty and Ellis Island, and

WHEREAS: The proposed hours of operation are during the hours of ferry service, and

WHEREAS: The vessels will generally not have music, and

WHEREAS: The applicant will not seek a cabaret license, and

WHEREAS: The applicant will not seek a sidewalk café license, and

WHEREAS: The CB#1 office staff and members of the Financial District Committee are not aware of any reported problems with vessels of this kind ferrying passengers to and from Lower Manhattan and the Statue of Liberty and Ellis Island, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 does not oppose the liquor license application by Statue Cruises LLC for the following four vessels: John James Audubon, Adventure Hornblower, Bay State, and Freedom.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

BOARD VOTE: 4 In Favor 36 Opposed 0 Abstained 0 Recused

RE: Application by JGF Food Inc., d/b/a Cordatos, for a Cabaret License for 94 ½ Greenwich Street

WHEREAS: The applicant has begun the process of applying for a cabaret license for 94 ½ Greenwich Street, and

WHEREAS: The applicant currently operates a restaurant at that location with a back room where there is a jukebox, and

WHEREAS: The applicant has received two citations for illegal dancing in this premises and has stated that he would like patrons to be able to legally dance in the back room area, and

WHEREAS: The applicant has said that he will have recorded music only, and

WHEREAS: The applicant has said that the seated capacity of the back room area is approximately 40-45, and

WHEREAS: CB #1 has concerns about activities other than patrons dancing on these premises, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose the application by JGF Food Inc., d/b/a Cordatos, for a Cabaret License for 94 ½ Greenwich Street, subject to the following conditions:

- No new speakers are installed on the premises
- No additional music equipment is installed on the premises
- Dancing will be allowed by patrons only, and not by "exotic" dancers hired by the proprietors or working for compensation from patrons.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

BOARD VOTE: 36 In Favor 4 Opposed 0 Abstained 0 Recused

RE: Application by JGF Food Inc., d/b/a Cordatos, for a Cabaret License for  
94 ½ Greenwich Street

WHEREAS: The applicant has begun the process of applying for a cabaret license for  
94 ½ Greenwich Street, and

WHEREAS: The applicant currently operates a restaurant at that location with a back  
room where there is a jukebox, and

WHEREAS: The applicant has received two citations for illegal dancing in this  
premises and has stated that he would like patrons to be able to legally  
dance in the back room area, and

WHEREAS: The applicant has said that he will have recorded music only, and

WHEREAS: The applicant has said that the seated capacity of the back room area is  
approximately 40-45, and

WHEREAS: CB #1 has concerns about activities other than patrons dancing on these  
premises, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 opposes the application by JGF Food Inc., d/b/a Cordatos, for a  
Cabaret License for 94 ½ Greenwich Street.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused

RE: ULURP #080507PPM -- Application to lease retail spaces in the Staten Island Ferry Terminals

WHEREAS: The New York City Department of Transportation (DOT) is proposing to dispose of certain spaces in the Whitehall Ferry Terminal in Manhattan and the St. George Ferry Terminal in Staten Island to the New York City Economic Development Corporation, which proposes to sublease the spaces to qualified retail businesses, and

WHEREAS: DOT's stated goals and objectives are:

- To provide a broad selection of quality services in the terminals and on the ferryboats
- To ensure that the terminals and the ferryboats are attractive and well maintained
- To maximize the financial benefits derived by the City from the businesses in the terminals and on the ferryboats, and

WHEREAS: The Terminals will contain indoor public access areas, including waiting rooms, corridors, stairs, elevators, and escalators, which will continue to be the responsibility of the Lessor to maintain. The Lessee, and their subtenants, will be responsible for the maintenance of the Tenant spaces and frontages. It is expected that the Lessee would be authorized to display appropriate advertising; operate telephones or other telecommunications kiosks; and operate temporary commercial spaces, such as mobile carts, vending machines, and kiosks, at specified locations, and

WHEREAS: The spaces proposed to be disposed of include three spaces with a total of 2,219 square feet on the ground and concourse levels of the Whitehall Terminal, and two outdoor areas with a total of 7,144 square feet in the outdoor areas of the St. George Terminal, and

WHEREAS: DOT projects that the retail spaces in the terminals will be fully occupied by spring 2010, and

WHEREAS: The representative of the NYC Economic Development Corporation who presented this application to CB#1 indicated that the intention of the City is for the retail at the Lower Manhattan Terminal to be leased to operators who would serve local residents and workers as well as people using the facility to travel to and from Staten Island, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 supports the application by DOT to lease certain spaces in the Staten Island Ferry Terminals, and

BE IT

FURTHER

RESOLVED

THAT: CB#1 urges EDC to return to the Financial District Committee with a presentation on the terms of the leases for the Whitehall Terminal retail sites when the details become final.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	5 In Favor	1 Opposed	1 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	40 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Flood Mitigation Project - LPC application for improvements to the NYC Transit sidewalk grate system for the Nos. 1, 2, and 3 Subway lines on West Broadway from Franklin Street to Chambers Streets including raising and/or closing sidewalk grates in various locations

WHEREAS: The application is to install approximately 300' of raised grates on existing NYC Transit air vent grates to provide flood protection for a 100-year flood risk (i.e., a risk that is projected to occur only once every hundred years) as experienced on August 8, 2007, and

WHEREAS: The existing air vent grates in the following West Broadway locations will be impacted: Chambers Street to Reade Street on the East side (approximately 58'), Thomas Street to Worth Street on both the East and West sides (approximately 150'), Worth Street to Leonard Street on the East side (approximately 66'); and on Varick Street between Leonard Street and the West side of Franklin Street (approximately 50') by raising the grate by 6" to create a raised platform grate and thereby reduce the potential exposure to a 100-year flood risk, and

WHEREAS: The proposed raised grates will have perch seats at each end and bicycle racks in the centre sections to try to reduce the risk of injury from tripping, and

WHEREAS: A prototype will be installed in late August on the section across from 60 Hudson Street, and

WHEREAS: The Committee felt that the design was totally inappropriate for the Historic District and will result in further reductions in the quality of life on these already overcrowded Tribeca streets, and

WHEREAS: The Committee questioned the wisdom of the decision to use public funds to attempt to mitigate a 100-year risk and requested that the application – which will be heard by LPC (for advisory review only on July 29) – be withdrawn, now

THEREFORE

BE IT

RESOLVED

THAT: CB#1 recommends that the Landmarks Preservation Commission not approve this application.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	7 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	40 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 35 North Moore Street, LPC application for replacement of exterior penthouse windows

WHEREAS: This application calls for the replacing clear-glass penthouse windows with new clear glass, and

WHEREAS: It also calls for removing existing baked aluminum spandrels framing the south side of the penthouse, and replacing them with gray stucco, and

WHEREAS: The south side of the penthouse is not visible from the street, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB#1 recommends that the Landmarks Preservation Commission approve the proposed replacement of exterior penthouse windows.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	7 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	39 In Favor	1 Opposed	0 Abstained	0 Recused

RE: 401-411 Washington Street/71-77 Laight Street, LPC application for storefront infill, partial demolition of secondary facades to create rear court, and construction of penthouse addition in existing six-story warehouse

WHEREAS: The application is to restore the 1905 coffee warehouse building to a very high standard and apply to convert for residential use as well as integrate it with the building on the adjacent site at 414 - 422 Greenwich Street/ 71 - 77 Laight Street, and

WHEREAS: The restoration plan will replace the terracotta cornice, clean, replace and re-point the brick facades, restore the loading docks and canopies, replace the existing windows with new 1-over-1 wood and clear glass windows, and replace all doors and restore the limestone and granite base, using the extensive historic research and photographs that are available, and

WHEREAS: There will be a 1-story penthouse roof addition which will be set back 13 ½' and have a total height of 12', with additional height of 12' for mechanicals, 9' for bulkhead stairs and 6' for the elevator over-run, and

WHEREAS: There will be a internal court yard that adjoins the adjacent building, and

WHEREAS: The Committee felt the visibility of the 1-story penthouse was minimal and the restoration work would significantly benefit the building and neighborhood, now

THEREFORE  
BE IT  
RESOLVED

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

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	6 In Favor	1 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	1 Opposed	0 Abstained	0 Recused
BOARD VOTE:	39 In Favor	1 Opposed	0 Abstained	0 Recused

RE: 414-422 Greenwich Street/67-69 Laight Street, LPC application for demolition of existing garage and construction of new six-story plus penthouse residential building that will match the height of the adjacent historic warehouse located at 401-411 Washington Street

WHEREAS: The application is to demolish a non-contributing one-story garage building that was erected in the 1950s, and

WHEREAS: The new building will be a “photographic negative” of the historic contributing building next door with virtually identical detailing except in the materials used to “skin” the new building, and

WHEREAS: The material used will be entirely aluminum cast material to exactly match the detailing on the restored adjacent historic building, with identical brick and grouting lines and cornice and window and door fenestrations, and

WHEREAS: The cast marine grade aluminum material will have a stainless steel and zinc, thermal spray and burnish finish and ½”- 3/8” by 4 - 5’ by 10’ panels will be applied to the under-skin of the new building, and

WHEREAS: The entire building, except the window glass, will be monochromatic silver/gray, and

WHEREAS: The Committee was concerned with the maintenance and heat transfer issues in this new material, to which the applicant assured the Committee that there will be strict maintenance guidelines included in the BSA variance application which will be presented the Tribeca Committee, and

WHEREAS: The Committee were intrigued by the use of the material and most members felt that with strict management of the maintenance this building would be an interesting, contextual addition to the historic district, now

THEREFORE  
BE IT  
RESOLVED

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

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	6 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	38 In Favor	2 Opposed	0 Abstained	0 Recused

RE: East River Esplanade Project

WHEREAS: This application covers the elements of the proposed East River Esplanade Project located within the South Street Historic District, and the presentation was made by representatives of the New York City Economic Development Corporation and Gregg Pasquarelli of SHoP, the architectural firm awarded the design, and

WHEREAS: Much of this regards the final proposal for Pier 15 which, according to the applicants, had a “play” component for more than a century, and

WHEREAS: A substantial portion of the pier would be divided into an upper level and a lower level reminiscent of structures historically located on piers in this area, and

WHEREAS: The lower level would be devoted primarily to maritime uses, and would be laid out – from shore to pier end – with an education center, a “cove” for small boats (reduced from 15 percent of the pier length to five percent at the request of the Community Board), and an east end open to the sky, with the north side of the pier dedicated to space for larger vessels, and

WHEREAS: The upper level, whose “roof” edge is made of ship-shaped wood, would be devoted to recreation, and

WHEREAS: The upper level has been fashioned by the landscape architect Ken Smith to include some meadows, lawns, and 90 feet of recreational space, ending in another lawn at the water, and

WHEREAS: The “roof” of the upper space would include a giant open cut-out to the south, filtering light to the lower level, also in response to comments from the Community Board, according to the architect, and

WHEREAS: Lights on the columns of the outer pier railings would be blue, vaguely recalling Mary Miss’s blue harbor lights along Battery Park City’s southern esplanade, and the pier would be surfaced with large, 16-inch hex pavers colored five different shades of gray, and

WHEREAS: Pavilions under the FDR drive are meant to “echo” industrial sheds, with glass “shop” windows that retract, and would be programmed for various purposes, and lighting would glow softly without glare, because they would be embedded, not surface mounted or on poles, and

WHEREAS: More generally, the esplanade’s furniture system would be modular, evoking shipping containers and crates and would be made of cargo wood, and

WHEREAS: Where four historic slips once existed, broad, stepped “get-downs” would be installed, going almost to the water, bracketed by planters. While the only one relevant to landmark review is adjacent to Peck Slip, others would be located at Wall Street, Rutgers Street and Pike Street. At high tide, waves would splash up to the “get-downs,” again recalling Mary Miss’s floating dock in Battery Park City, and

WHEREAS: While not everyone can embrace every element of this sweeping proposal, it appears that the architects have responded to the CB#1’s wishes while maintaining a vision of urbanity and sophistication not seen on this large a scale in Manhattan for many years, and

WHEREAS: Although the plan doesn’t attempt to reinstitute hoop skirts, gaslights and oyster piles, it does deal with matters of history in a thoughtful way, while integrating into a cosmopolitan 21<sup>st</sup> century program forces as diverse as a major overhead artery, an underused waterfront, some of the oldest buildings in New York City, an emerging neighborhood and the future needs of our downtown’s edge, now

THEREFORE

BE IT

RESOLVED

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

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: PLANNING AND COMMUNITY INFRASTRUCTURE

COMMITTEE VOTE: 7 In Favor 0 Opposed 0 Abstained 0 Recused  
PUBLIC MEMBERS: 4 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 40 In Favor 0 Opposed 0 Abstained 0 Recused

RE: N 080518ZRY – City Wide Zoning Text Amendment Regarding Large Scale Developments

WHEREAS: The Department of City Planning has referred an application submitted by the Department of Housing Preservation and Development to amend the Zoning Resolution relating to special permits in General Large Scale Developments (Section 74-74), and

WHEREAS: Section 74-74 allows the City Planning Commission to modify, by special permit certain bulk regulations on zoning lots of at least one and one-half acres located in any commercial or manufacturing district, and

WHEREAS: At present, the Commission may modify yard, court, distance between buildings and height and setback regulations where such modifications result in a better site plan, and

WHEREAS: This proposed city-wide text amendment would allow the Commission to also modify, by special permit, the requirement that 30 feet of open area be provided between a legally required window and a wall or lot line on the same zoning lot, and under this proposal the Commission could allow the 30 foot open area to include open area on an adjacent zoning lot, and

WHEREAS: An action for a special permit under this provision would be subject to public hearings before the Community Board and the City Planning Commission as part of the Uniform Land Use Review Procedure, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 has no objection to the proposed amendment to the Zoning Resolution concerning special permits in General Large Scale Developments.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE:	7 In Favor	0 Opposed	1 Abstained	0 Recused
BOARD VOTE:	35 In Favor	5 Opposed	5 Abstained	1 Recused

RE: Peck Slip Final Design

WHEREAS: The east side of Lower Manhattan has virtually no park space to accommodate the needs of its fast growing residential population, and

WHEREAS: The new park proposed by the Department of Parks and Recreation, situated in the centre of the South Street Seaport Historic District on Peck Slip, is large enough to address this serious need for additional open space, and

WHEREAS: The Department of Parks and Recreation has created a design for Peck Slip which is very respectful of the area's maritime history, and

WHEREAS: The vast majority of local residents and Community Board members requested that the design create an open space which would attract members of the community, and

WHEREAS: Community Board #1 appreciates the efforts of the designers to be respectful of the site's maritime history, and provide green open space, and

WHEREAS: The State Office of Historic Preservation Office requested changes in the plan originally submitted to and approved by Community Board One, and the Landmarks Preservation Commission, and

WHEREAS: The changes are consistent with community needs, is consistent with the previous approval and maintains the trees, plantings and benches while reducing the size of nautical symbols, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 approves the revised final design for Peck Slip.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE:	8 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	41 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Pearl St. Playground schematic design

WHEREAS: The east side of Lower Manhattan has virtually no playground or park space to accommodate the needs of its fast growing residential population, and

WHEREAS: The expanded playground proposed by the Department of Parks and Recreation, situated at Pearl and Fulton Streets, addresses this serious need for additional open space, and

WHEREAS: The Department of Transportation has proposed and The Department of Design and Construction will implement the elimination and incorporation into the playground of the portion of the roadbed known as “Little Pearl Street” and thereby providing additional pedestrian plaza space for pedestrian circulation, seating, plantings and eliminates street crossings, and

WHEREAS: The design meets the needs of both playground users and the residents of St. Margaret's House with additional seating in plaza areas, adequate lighting and provides an approximately one-third increase of recreation space and open space, and

WHEREAS: The proposed design compliments designs of the other projects proposed for the Fulton Street Corridor Open Space program funded by the LMDC at DeLury Square, Titanic Park and The Imagination Playground at Burling Slip, and

WHEREAS: The Department of Parks and Recreation has agreed to try to extend the age range of the proposed play equipment to accommodate children over the age of 7 years, and incorporate tables for children and caregivers to eat lunch, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 approves the schematic design for Pearl St. Playground.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE: 5 In Favor 2 Opposed 0 Abstained 0 Recused  
BOARD VOTE: TABLED

RE: Redesigned Collect Pond Schematic Design

WHEREAS: The Department of Parks and Recreation has presented a proposal to reconstruct Collect Pond Park as part of the Lower Manhattan Open Space Vision, and

WHEREAS: The reconstruction will enhance and expand open space for residents, workers and visitors in Lower Manhattan, and

WHEREAS: The Department of Parks and Recreation has come back to Community Board One, after an initial presentation, with a final site plan that includes location of benches, lighting, and trash receptacles and a list of materials, and a schedule of operating hours and a security and maintenance plan, and

WHEREAS: The committee felt that more time was needed to thoroughly review the plan, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB#1 tables the reconstruction proposal for Collect Pond Park, pending re-submission to Community Board One of final plans in September 2008.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE:	8 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	41 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 89 South Street Seaport, Pier 17 – 3<sup>rd</sup> Floor, application for beer license for Wheels Pizza Inc. and Cloonfad Inc.

WHEREAS: The applicant Wheels Pizza Inc. and Cloonfad Inc, proposes to operate a beer and wine license, and

WHEREAS: The proposed establishment is two food stands in the South Street Seaport mall, and

WHEREAS: The total square footage of the food stands is 1,067 sq. ft, without seats, and

WHEREAS: The establishment proposes to be open from noon to 11 pm on weekdays and 10:00 am 10:00 pm, and

WHEREAS: There will be background music only, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose a liquor license for Wheels Pizza Inc. and Cloonfad Inc. subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: STREET FAIRS TASK FORCE

BOARD VOTE: 39 In Favor 1 Opposed 0 Abstained 0 Recused

RE: Sponsorship of Street Fairs for Fundraising by CB #1 in 2009

WHEREAS: CB #1 adopted a resolution on January 17, 2006 establishing procedures to be following in connection with its future use of street fairs for fundraising, and

WHEREAS: The Chair of CB #1 appointed a task force of the Board (the “Street Fairs Task Force”) in 2006 to implement the new procedures, and

WHEREAS: In order for the Street Fairs Task Force to begin implementing the procedures for the following year, CB #1 must first vote affirmatively to raise funds by sponsoring street fairs in that following year, and

WHEREAS: The total amount to be raised by street fairs in 2009 and used by CB #1 to support its work is expected to be approximately \$30,000, which amount would have to be replaced by some other source of funds in the event that the street fairs are discontinued in order to avoid an adverse impact on the work of the organization, and

WHEREAS: The Board deems it desirable to grant the Street Fairs Task Force some additional flexibility in determining whether it is necessary to again solicit bids from street fair promoters for the 2009 street fairs sponsored by CB #1, as was done for the 2007 street fairs sponsored by CB #1, and

WHEREAS: Under the by-laws of CB #1, the Street Fairs Task Force will automatically dissolve one year from its creation unless continued by a resolution of the Board or the Executive Committee for a specified period of time, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 hereby (1) authorizes the sponsorship of street fairs by CB #1 in 2009 to raise funds to support the work of the organization, (2) extends the existence of the Street Fairs Task Force for an additional year, subject to the appointment of members by the Chair of CB #1 as provided by the by-laws, and (3) grants the Street Fairs Task Force the authority to determine whether it is appropriate to solicit bids from street fair promoters for the 2009 street fairs sponsored by CB #1, following an evaluation by the Street Fairs Task Force of (a) the manner in which the current promoter has performed its obligations with respect to the 2008 street fairs and (b) any proposal that promoter may choose to make to conduct the 2009 street fairs.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	7 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	3 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	41 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 105 Reade Street, application for transfer of liquor license for Tribeca Partners, LLC, d/b/a Fresh

WHEREAS: The applicant, Tribeca Partners, proposes to transfer a liquor license for Fresh, and

WHEREAS: The proposed establishment is a restaurant with 1,300 sq. ft. and the number of tables is 30 with 110 seats and the bar area is 200 sq. ft. with 8 stools, and

WHEREAS: The applicant stated that they will observe the same method of operation as the prior establishment, and

WHEREAS: The establishment proposes to be open from 11:30 am to 10:00 pm, and

WHEREAS: There will be background recorded music only, and

WHEREAS: The applicant will not apply for a sidewalk café or a cabaret, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 does not oppose liquor license application for Fresh at 105 Reade Street.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	6 In Favor	1 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	2 In Favor	1 Opposed	0 Abstained	0 Recused
BOARD VOTE:	41 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 81 Hudson Street, application for an unenclosed sidewalk café for Berkshire - Puffys LLC

WHEREAS: The applicant has applied for an unenclosed sidewalk cafe license for 5 tables and 12 seats, and

WHEREAS: The applicant proposed to locate 3 tables on Harrison Street and 2 tables on Hudson Street, and

WHEREAS: The applicant agreed to reduce the number of tables on Harrison Street to 2 tables and to return to Community Board #1 in one year to seek approval for the additional 9 tables, and

WHEREAS: The applicant agreed to consider smaller tables to make the service aisles bigger, and

WHEREAS: The applicant agreed to operate the proposed sidewalk café no later than 11:00 pm on weekdays and midnight on weekends, and

WHEREAS: The applicant agrees to maintain 8 feet of sidewalk clearance, now

THEREFORE

BE IT

RESOLVED

THAT: Community Board #1 has no objection to the application for an unenclosed sidewalk café license for Puffys at 81 Hudson 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: JULY 29, 2008

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	6 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	3 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	41 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Proposed street closure on Saturday, September 27, 2008, Lispenard Street between Church and Broadway by the North Tribeca (East) Neighborhood Association

WHEREAS: The applicant agreed to reach out to Pearl Paint to minimize business delivery problems, now

BE IT  
RESOLVED

THAT: Community Board #1 does not oppose the proposed street activity permit application submitted by the North Tribeca (East) Neighborhood Association to close Lispenard Street between Church Street and Broadway on Saturday, September 27, 2008 during the hours of 8 AM – 5 PM. Event will take place during the hours of 10 AM to 4 PM.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: WATERFRONT

COMMITTEE VOTE:	6 In Favor	1 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	4 Opposed	1 Abstained	0 Recused

RE: Brooklyn Bridge Beach

WHEREAS: The Village Community Boathouse will be running a pilot community boating program in Brooklyn Bridge Park this summer, and has proposed to the EDC that landing on the Manhattan side of the East River at Brooklyn Bridge Beach be a part of this program, and

WHEREAS: The beach or shoal area under the Manhattan end of the Brooklyn Bridge is the only significant natural shoreline feature in Lower Manhattan, is located at a crook in the East River that provides protection from the prevailing winds and tidal currents, and is a site of great cultural and historical interest, and

WHEREAS: Human-powered boat activity on that beach will help animate a moribund stretch of the waterfront that otherwise consists of featureless seawall and a cold, dank and noisy dead space beneath an elevated highway, and might therefore make a decisive contribution to the eventual success of the East River Esplanade and Piers Project, and

WHEREAS: Waterfront safety and liability concerns about access to the water and the foreshore have been adequately addressed by other city agencies, most notably the Parks Department, whose NYC Watertrail initiative launched this spring, and

WHEREAS: Public access to a similar beach is already available less than 1000 yards away in Brooklyn, and has become a favorite destination for park goers there, now

THEREFORE  
BE IT  
RESOLVED

THAT: This committee supports the idea of the EDC offering limited access to the beach via a series of graduated steps, including a series of pre-arranged human-powered boat landings led by experienced boaters from the Village Community Boathouse and limited to six weekend days beginning August 2 and ending September 14, in order to explore the feasibility of continuing such programs in the future.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: JULY 29, 2008

COMMITTEE OF ORIGIN: YOUTH & EDUCATION

BOARD VOTE:           41 In Favor      0 Opposed      0 Abstained    0 Recused

RE:            School overcrowding

WHEREAS: In the autumn of 2008, the Department of Education (DOE) and the School Construction Authority (SCA) will propose a new five-year capital plan for new school construction, which will chart the future course of the City's public education system, and

WHEREAS: Manhattan Borough President Scott M. Stringer's report "Crowded Out," the first study to compare residential building permits with new school construction, demonstrates that residential development is far outpacing new school construction in many Manhattan neighborhoods, which points to serious problems with the City's school planning processes, and

WHEREAS: The report determined that, in four Manhattan neighborhoods at particularly high risk for neighborhood-wide overcrowding (Community Boards 1, 2, 5, and 8), the City approved enough new buildings between 2000 and 2007 to add 1,600-2,300 new K-8 public school students to neighborhood schools, while adding only 143 school seats to these neighborhoods over the same period, and

WHEREAS: The report determined that, in Manhattan's four fastest-growing neighborhoods (Community Boards 1, 4, 5, and 7), 42% of elementary and middle schools were over or nearly over capacity last school year, that these neighborhoods' schools have only 2,000 available school seats in aggregate, and that over the last eight years these neighborhoods have been growing rapidly enough to add 350-500 K-8 public school students per year, and

WHEREAS: As development pressures continue to press northward, these patterns could extend next to neighborhoods such as Harlem and Washington Heights, making the need for proactive planning especially critical in these communities, and

WHEREAS: The report notes that Manhattan's overcrowded elementary and middle schools were, in total, 3,900 students over capacity last school year, and notes that the SCA's current plan for new seats in Manhattan – 4,300 over the next five years – is therefore barely enough to relieve *existing* overcrowding, with no seats remaining to accommodate ongoing growth and realize the class size reductions our parents and educators desperately need, and

WHEREAS: These findings indicate that the City's current school planning process fails to anticipate growth before it occurs, and must be fundamentally reformed to ensure that parents – and their employers – will continue investing their futures in New York City, and

WHEREAS: With the Department of City Planning's projections that New York City's population will increase by nearly a million people over the coming decades, this is a problem that can't wait for a solution, now

THEREFORE

BE IT

RESOLVED

THAT: Manhattan Community Board One calls on DOE and SCA to immediately implement the following changes, recommended in "Crowded Out," to reform the City's school planning process before the issuance of a new five-year capital plan:

**Plan for growth** by establishing a clear, transparent procedure for projecting and estimating the amount and location of expected new housing development, formulated in consultation with the City's planning experts, elected officials, Community Education Councils, Community Boards, education advocates, and public school parents. The City should use the best resources and knowledge in City government to anticipate where future residential growth could potentially occur, and what its likely impacts will be on neighborhood public schools. Whatever the method, it should begin with the fundamental assumption, already endorsed by the Department of City Planning and the City's Office of Environmental Coordination, that new residential development should be assumed to add a certain number of new public school students to area schools. Projected new residential development must become a prominent part of the methodology underlying the next Capital Plan, rather than a marginal factor.

**Plan at the neighborhood level**, rather than solely through the lens of Community School Districts. New Yorkers have a reasonable expectation that they won't have to send their elementary-age children miles away to find space in a school. When DOE describes the overall capacity of schools within a School District, it can obscure the fact that certain neighborhoods within a District constitute pockets of significant overcrowding or residential growth. DOE should analyze the need for seats in more localized areas, and build accordingly. DOE and SCA should explore creative and innovative mechanisms for reporting statistics and forecasts at the local neighborhood level, and even at the level of individual schools' catchment areas.

Set a **much more aggressive target for new seats in the** 2010-2014 capital plan than was proposed for the previous five years. The new capital plan should aim to meet all three of the following goals: relieving existing overcrowding, planning for ongoing growth, and reducing class size. DOE and SCA should be able to explain, in detail, how a fully funded capital plan would be able to achieve all of these objectives.