

December 2005 Minutes

Full Board Meeting

Sheldon Fine, Chairperson

December 6, 2005

St. Luke's-Roosevelt Hospital Center

Mr. Fine called the meeting to order at 7: 25 p.m.

Minutes from previous full board meeting were approved: 31-0-2.

Chairman's Report: Sheldon Fine

CB7 West 96th–110th Street Planning Task Force, chaired by Ethel Sheffer, is being constituted with board and community members.

He introduced Councilmember Philip Reed and presented a Proclamation declaring December 6, 2005 as Philip Reed Day.

District Manager's Report: Penny Ryan

DOT has approved a left-turn signal for Central Park West and West 66th Street.

The Lantern Group will attend the December 20 Health & Human Services Committee meeting.

Noise is the most frequent complaint received in the Board office. DEP reports more than 150 noise complaints were made to 311 in November 2005. The City Council is holding hearings next week on the proposed revisions to the City's noise code. 311 is now accepting complaints about construction noise from equipment on major construction sites and meeting with contractors to see if any mitigation is possible.

Public Session

Mike Lupinacci – Introduced himself and announced his candidacy for Scott Stringer's State Assembly seat.

Chris Santee: Spoke about the illegal conversion of the residential hotel, 319 West 94th Street, to a transient hotel. He plans to attend the Housing Committee on December 13.

Deacon Ken Radcliffe: Spoke about Drop the Rock Campaign to change the Rockefeller drug laws.

Alan Flacks: Spoke about contextual zoning and sidewalk violations and his advocacy regarding the width of the sidewalk at the Extell building during construction.

Cynthia Doty: Metro Movie Theater on 100 Street/Broadway has closed. She urged the Board to look at the zoning laws.

Charles Simon: Announced a Housing Committee meeting on December 13, at 5:30 PM.

Jason Haber: Retiring assistant to Scott Stringer, thanked the Board for its work and committed to continue baseball games between "electeds" and Board members.

Manhattan Borough President's Report.

John Mullens presented a certificate of appreciation to Hope Cohen in recognition of her two terms as Chairperson of CB7.

Reports by Legislators/Updates

- Manhattan Borough President-Elect Scott Stringer expressed gratitude for support from the Upper West Side. He is concerned with long range development planning, affordable housing and land use.

- Councilmember Gale Brewer spoke about illegal tourism in SROs and apartment buildings. She will introduce two bills on conflicts of interest for community board and education council members. She continues to work on legislation on requiring visible building numbers and on the implementation of 311 information distribution. The City Council allocated money for after school programs on the Upper West Side.

- Councilmember Philip Reed thanked everyone for their support over the years. He spoke about his funding of the reconstruction of parks, playgrounds and libraries in CD7 and encouraged citizens to be vigilant about the use of private funds in city government.

Business Session

Land Use Committee

Richard Asche and Page Cowley, Co-Chairpersons

1. 248 West 80th Street, d/b/a New York Sports Club (Broadway-West End Avenue). Resolution to approve application 169-93-BZ to the Board of Standards & Appeals by Fredrick Becker, LLP for the New York Sports Club to allow continued operation of a physical culture establishment at 248 West 80th Street was adopted: 39-1-0-0.

Transportation Committee

Andrew Albert and Dan Zweig, Co-Chairpersons

2. Secondary naming of West 66th Street and Columbus Avenue in memory of Peter Jennings.

Andrew Albert reported that the Transportation Committee met before the full Board meeting to consider the proposed naming and did not come to a decision. Kevin Fullington, Office of the Mayor, Mark Halprin, Political Director of ABC News, and Monica Blum, President, Lincoln Square BID, offered their support for the naming.

The following resolution was offered after lengthy Board discussion and adopted: BE IT RESOLVED THAT Community Board 7/Manhattan approves the request to the NYC City Council for a secondary naming of the intersections of West 66th Street and Columbus Avenue and Central Park West in memory of Peter Jennings. Vote: 30-3-2-0.

Mr. Albert said the Transportation Committee, in general, prefers the placement of plaques on buildings associated with notable people rather than street namings. The committee is working with Councilmember Brewer on a program to place plaques on buildings where people who have a contributed to the betterment of the community lived or worked.

Parks & Preservation Committee

Lenore Norman and Klari Neuwelt, Co-Chairpersons

Joint with Transportation Committee

3. Naming of the greenway at Amsterdam Avenue and West 110th Street in honor of Minerva Bernandino, the first ambassador to the US from the Dominican Republic.

Based on two public hearings, the Transportation Committee unanimously adopted a resolution expressing the "sense of the Committee" to support the naming of the Greenway at Amsterdam Avenue & West 110th Street in her honor. They asked the Parks & Preservation Committee to consider the application since the greenway would be under the jurisdiction of the Department of Parks & Recreation. The Parks & Preservation Committee met before the full Board meeting and decided it could not comment without additional information, including design plans.

Tom Vitullo-Martin proposed that the Board approve the naming of the greenway in honor of Minerva Bernandino and refer the design questions to the Parks & Preservation Committee.

The following resolution was adopted: BE IT RESOLVED THAT Community Board 7/Manhattan approves the request by Dominican Sunday to the Department of Parks & Recreation to name the greenway on Amsterdam Avenue and West 110th Street in honor of Minerva Bernandino, the first Ambassador to the US from the Dominican Republic. Vote: 36-0-2-0.

Parks & Preservation Committee

Resolutions Re:

4. 346 West 89th Street, Yeshiva Ketana of Manhattan (Riverside Drive.) The following amended resolution was adopted: 34-1-5-0.

WHEREAS, the proposed restoration of the marble wall at Riverside Drive is designed to prevent further damage and restores an important element of the property; and

WHEREAS, the proposed plan to install sections of artificial turf in the front yard, to be surrounded by an iron 3' fence and shielded by plantings, is a reasonable and appropriate solution to the problems caused by heavy use of the area as a play area for the Yeshiva's schoolchildren; and

WHEREAS, the applicant has agreed to present its planting design to the Committee, and has committed to using reasonably mature plants in an effort to mitigate the visual impact from public ways of the artificial turf and surrounding fence;

BE IT RESOLVED THAT Community Board 7/Manhattan approves application #060454 to the Landmarks Preservation Commission by Yeshiva Ketana to restore the marble wall and to install artificial turf surrounded by an iron fence, to be shielded by new plantings, at 346 West 89th Street; and

BE IT FURTHER RESOLVED THAT Community Board 7/Manhattan commends the Yeshiva for its recent dialog with the surrounding community about the impact of its using the exterior of its landmark property as a play area, and encourages the Yeshiva to minimize the visual and other impacts of any play equipment that it may use in its yard.

Neill Parker, Stonehill and Taylor Architects, gave a presentation on the proposed design. He agreed to speak to Harry Skydell, President of Yeshiva and to urge that, if a playground is set up, that earth tones be used.

Antonia Bryson, Attorney for 160 Riverside Drive and that building supported the application of the Yeshiva, with the changes they suggested, which are to fix the drainage and hedges along the eastern edge of the school property.

Michael Levine: President, West 89th Street Block Association. Requested that the hedges be lower so the building can be seen. He opposed the fence.

Harry Skydell, President of Yeshiva Ketana. School has no intention of leaving toys on the front yard and promised to maintain the front yard. The Yeshiva is spending \$700,000 for this design. The Board was assured that any toys and furniture will be aesthetically pleasing.

Ira Klast, Shareholder in 160 Riverside Drive and parent of child in the Yeshiva. Expressed support of the changes. Urged the Board to support the resolution to finally deal with the dust from the play yard.

Charles Simon: Proposed a new Whereas: The applicant has agreed to make the play equipment

aesthetically pleasing. Simon's proposal was not accepted.

Tom Vitullo-Martin: Urged the Board not to resolve on matters that are not regulated by the Landmarks Preservation Commission.

5. Rumsey Summer Stage Support Building. (Where is it?) The resolution to approve application #062517 to the Landmarks Preservation Commission to alter the building and construct an addition was adopted: 35-0-0-0.

(Resolutions #6-#8 were bundled.)

6. 275 Central Park West (West 87th-88th Street.) The resolution to approve the application to the Landmarks Preservation Commission for a master plan for window replacements was adopted: 35-0-0-0.

WHEREAS, the design for the replacement windows is a casement style that is appropriate to the original design and further allows for the installation of window air conditioning units in each room; and

WHEREAS, the applicant has agreed to use the proposed casement design on the wraparound section off of West 88th Street parallel to the CPW facade, in addition to the Central Park West facade and the West 88th Street facade; and

WHEREAS, the remaining rear facade, for which double-hung windows is proposed, is only minimally visible from the street;

BE IT RESOLVED THAT Community Board 7/Manhattan approves the application to the Landmarks Preservation Commission for a master plan for replacement of windows.

7. 473 Amsterdam Avenue, d/b/a Scharffen Berger Chocolate Maker (West 82nd-83rd Street.) The resolution to approve the application to the Landmarks Preservation Commission to install an awning was adopted: 35-0-0-0.

WHEREAS, the applicant has agreed to reduce the width of the proposed awning so that it does not extend beyond the width of the store windows, and does not extend to cover any of the adjacent masonry; and

WHEREAS, the design and colors of the proposed awning are appropriate;

BE IT RESOLVED THAT Community Board 7/Manhattan approves the application to the Landmarks Preservation Commission by Scharffen Berger Chocolates to install an awning at 473 Amsterdam Avenue.

8. The request by "Art of Trees/2005", a public art exhibition in which contemporary artists "decorate" trees during the month of December was adopted: 35-0-0-0.

BE IT RESOLVED THAT Community Board 7/Manhattan approves the application to the Department of Parks and Recreation for the installation of a Mobius strip artwork in Dante Park for approximately one month. (Subsequently the

Department informed the Board that the art would be installed in February for two months.)

Transportation Committee

9. Request for a modification of previous approval of secondary naming of West 65th Street in honor of the American Red Cross was not adopted: 9:25:1:0. No action was taken.

The modification would have removed the one-year time limit on the secondary naming with no assurance of how the sign would be removed after the Red Cross leaves this location.

10. 2290 Broadway (West 85th Street.) The resolution to approve renewal application by Artie's Delicatessen for a two-year consent for an enclosed sidewalk café with 26 tables and 54 seats was not adopted: 7-28-3-0.

10a. The following resolution to disapprove was adopted: 26:7:3:0

WHEREAS, Community Board 7/Manhattan in November 2002 disapproved (20-9-0-0) the original application by Westside Deli Inc., d/b/a Artie's Delicatessen at 2290 Broadway (West 82nd – 83rd Streets), for an enclosed sidewalk cafe; and

WHEREAS, Community Board 7/Manhattan has the same concerns now about an enclosed sidewalk cafe at this location that it did then, namely:

- The enclosed cafe greatly obstructs pedestrian flow at this location and makes walking uncomfortable on this bustling West Side block

- The enclosed cafe structure breaks with the building line along Broadway and permanently obstructs open north and south views of Broadway for all pedestrians walking in this area

- Besides being an inappropriate location for a permanent structure, the enclosed cafe was originally disapproved by this board for the size of its planned footprint which exceeded even the maximum 9 foot depth along Broadway this board approves for unenclosed cafes which interfere considerably less with the vista;

BE IT RESOLVED THAT Community Board 7/Manhattan disapproves the renewal application DCA# 1119642 / ULURP#N05332 to the Department of Consumer Affairs by Westside Deli Inc., d/b/a Artie's Delicatessen at 2290 Broadway (West 82nd – 83rd Streets) for a two-year consent to operate an enclosed sidewalk cafe with 26 tables and 54 seats; and

BE IT FURTHER RESOLVED THAT Community Board 7/Manhattan urges the Department of Consumer Affairs to take whatever action is necessary and appropriate to have the cafe structure physically removed as soon as possible, pursuant to this disapproval.

11. Complaints about and issuing violations for unsafe sidewalks.

The following resolution was adopted: 39-0-0-0.

WHEREAS, the 311 phone system has been a resounding success with the public in lodging many different kinds of complaints to various city agencies; and

WHEREAS, a large number of people have used the 311 system to report sidewalk and street violations and unsafe conditions; and

WHEREAS, the public doesn't have on-the-spot access to building ownership, and in most cases wouldn't take the time and trouble to contact the owners of buildings whose sidewalks have violations; and

WHEREAS, the Department of Transportation has removed the ability to lodge sidewalk complaints with the 311 system;

BE IT RESOLVED THAT Community Board 7/Manhattan demands that D.O.T. immediately restore the sidewalk violation complaint notification to the 311 city-wide complaint system.

Present: Sheldon Fine, Barbara Adler, Andrew Albert, Linda Alexander, Richard Asche, Annette Averette, Hope Cohen, Alberto Cruz, Lance Dashefsky, Georgette Gittens, Guillermo Gonzalez, Victor Gonzalez, Phyllis Gunther, David Harris, Robert Herrmann, Lawrence Horowitz, John Howell, Chaumtoli Huq, Joyce Johnson, Ulma Jones, Bobbie Katzander, Barbara Keleman, Eric Nelson, Klari Neuwelt, Lenore Norman, Gabrielle Palitz, Melanie Radley, Luis Reyes, Oscar Rios, Madge Rosenberg, Ethel Sheffer, Charles Simon, Elizabeth Starkey, Patricia Stevens, Steve Strauss, Barbara Van Buren, Tom Vitullo-Martin, D. Maria Watson, Melanie Wymore, George Zeppenfeldt-Cestero, Dan Zweig.

Absent: Page Cowley, Jean Green-Dorsey, Douglas Griebel, Marlene Guy, Sharon Parker-Frazier, Freddie Richardson, Helen Rosenthal, Sean Small.

Respectfully submitted by Chaumtoli Huq, Recording Secretary

Youth and Education Committee

Luis O. Reyes and Alberto Cruz, Co-Chairpersons

December 19, 2005

Goddard Riverside Community Center

Luis O. Reyes and Alberto Cruz called the meeting to order at 7:05 PM.

Members in attendance Sharon Parker-Frasier, Luis O. Reyes, and Alberto Cruz

Introduction of board members to community based organizations and Department of Education personnel in attendance.

Introduction of Community Based Organizations and Department of Education personnel

Mark Foley – Volunteer Music

One man performance working towards 501c3 status

Introduction of free music concerts from Mark Foley of Volunteermusic.org

Concerts that promote progressive model of peace education

All concerts are free to the public

Concerts offered 20 days out of the year including weekends

Program came to be through peacesong.com as protest towards the war in Iraq

There are four different programs offered

Children's Concert

Middle School Program

Peace and Justice

Fist and Justice

Richard Cardillo – Peace Games

Taught for ten years also taught in Peru.

More information can be obtained through peacegames.org

Peace games is a not for profit that began as a one day event at Harvard University

Program is taught by trained volunteers

As part of the peace games model each school develops its own Peace game leadership committee to help with the transition and staff development

Statistics show a decrease in crime rate after program has been implemented

The program is currently in place at PS 191 and PS 87.

Professional development for teachers and parents is also part of the peace games model

Program cost is \$75,000 per school with peace games putting up \$50,000 and the school with \$25,000 per year. The regional director assist with grant opportunities

Teacher's remain in classroom with volunteers during implementation of lesson

Tanya Wills – PS 166 After school Program

Director at the PS 166 After school program in her first year

She was previously a teacher in Ossining, NY for five years

PS 166 has two programs in place. One is operated by the YMCA and the other by the Parents association Tanya Wills directs the parents association program

Program was started by Monica Benjamin former parent

Program has two facets first: Academic helping children through tutoring, homework and test prep

Second: Enrichment where children are offered arts & crafts, sports and dance

Cost of program varies according to days attending. The rate for ten sessions is \$160

Program working towards school age care license

Judi Aronson – Department of Education CSD #3 Superintendent

If 12 or more English Language Learners (ELL) students of the same language (e.g., Spanish) are accepted into a school in Kindergarten (whether through the lottery or because they live in the catchment area of the school), the school has to create or maintain a bilingual class. If they already provide a Dual Language (DL) K class, they would have to add a DL class.

CSD 3 parents/children have first preference in the K lottery. District 5 and 6 parents/children have preference after D3 students are accommodated through the lottery

100-120 seats available district wide for lottery, not counting 90 seats set aside in general education K classes for the siblings of students in G & T programs in the same school building. According to D.J. Sheppard the Parent Support person for District 3, 250 applications have been received to date for the Kindergarten lottery.

One gifted and talented exam in place for next year (Sept. 06')

Spanish gifted and talented exam in place now; this can be located on Department of education website

37 ½ minutes impact on after school activities

There was discussion about the rights of ELL children to bilingual transfers within the district if only an ESL program is offered in the local catchment school. Also discussed was the transfer options parents have after K, if their children are enrolled in a school that has been designated as SINI (schools in need of improvement). It appears that schools in D3 are designated as SINI either because of low scores in math or because of low rates of participation in testing among ELL students and/or students with disabilities. D3 staff are determining to what extent some these schools are so designated because of poor book-keeping or because of differences between DOE and NY State Ed. Dept procedures.

We discussed the merits of co-sponsoring a Community forum with District 3 for parents and other community members concerning the K admissions lottery. The alternatives are a January forum to elicit feedback from parents to the process or a March forum after the results of the 2-tiered lottery are released (Tier 1: Feb. 13th and Tier 2: March 2nd). No decision was taken.

Meeting adjourned at 8:50 PM.

Community based organizations and City agency in attendance

Richard Cardillo – Peace Games

Judi Aaronson - Department of Education CSD#3

D.J. Sheppard - Department of Education CSD#3

Tanya Wills - PS 166 After school Program

Roy Baptiste - Goddard Riverside

Mark Foley - Volunteer Music

Stephen Russo- Goddard Riverside

Transportation Committee

Andrew Albert and Dan Zweig, Co-Chairpersons

December 13th, 2005 7:00 PM

Andrew Albert called the meeting to order at 7:10 p.m.

1. Application by Greenmarket to the Mayor's Office of Street Activity Permits to conduct a market on Fridays on the north side of West 97th Street between Amsterdam and Columbus Avenue.

Cathy Chambers of GreenMarket presented the application. After a short discussion concerning the 97th Street Greenmarket, the Committee approved the following resolution:

Whereas the 97th Street Greenmarket has operated successfully during 2005, and

Whereas Greenmarkets are well-received by the local community,

Therefore Be it Resolved that CB#7 approves the Greenmarket's application to operate a Greenmarket on West 97th Street West of Columbus Avenue every Friday in 2006, with the exception of the Friday after

Thanksgiving, when the Greenmarket will operate the Wednesday before Thanksgiving.

Vote: Comm. 4-0-0-0

2. 421 Amsterdam Avenue (West 80th Street.) New application DCA#1215000 to the Department of Consumers Affairs by Global Village Grill, Inc., d/b/a Monaco, for a two-year consent to operate an unenclosed sidewalk café with 18 tables and 36 seats.

Amir Terem, Owner, presented the application. As there were no changes to Monaco's unenclosed sidewalk cafe, the Committee passed the following resolution:

Resolved that CB#7 approves Monaco's application for an unenclosed sidewalk cafe.

Vote: Comm. 4-0-0-0

Present: Andrew Albert, Linda Alexander, Oscar Rios, Sheldon Fine. Absent: Dan Zweig, Guillermo Gonzalez, Bobbie Katzander, Barbara Keleman.

Business and Consumer Issues Committee

George Zeppenfeldt-Cestero and Madge Rosenberg, Co-Chairpersons

December 14, 2005

1. 143 West 72nd Street (Columbus-Amsterdam Avenue.) Presentation by the Off-Tack Betting Corporation on plans to relocate to 143 West 72nd Street and operate 7-days a week, 11:45 AM to 11:00 PM.

Tony Clemente, Senior Director of Community Relations for OTB, said this was the first meeting with the community board to get a "Letter of No Objection" as part of the Site Selection Process. OTB wants to move its parlor from their 72nd Street location (west of Broadway) to 72nd Street site between Amsterdam and Columbus Avenues (Upper West Side-Central Park West Historic District). If CB7 approves such a letter, then the Site Selection Committee, consisting of representative from the offices of the mayor, the borough president and the comptroller, will meet first in closed session and then in two public sessions to approve the site. The proposed site is in an historic district. The old site is outside the district.

Of the more than 30 community members present, all testified against this location of the OTB office into the historic district. Several merchants from the block of the new site said that large numbers of gamblers hanging around the OTB site, smoking and attracting loan sharks, would discourage families from patronizing long standing family oriented businesses such as shoe stores, toy stores, and clothing shops. Residents said that this is not the right neighborhood for OTB because it would not attract local people. It would bring nothing to this neighborhood but gamblers who litter and smoke and hang out late into the night.

The current site is often littered with garbage. It has 4000 square feet of space, while the new site will have only 2600, suggesting that there will be even more hanging out on the sidewalk, creating noise and trash. The question was raised as to why OTB has not tried to find another location such as in a business district or entertainment area, rather than a family-oriented neighborhood? What security would OTB guarantee for residents and shopkeeper in the evening and after 11 pm when OTB closes? This is a proposed seven-day a week, 11:30am – 11:00 pm business operation, leaving bettors on the sidewalk late into the night.

Why did OTB wait till the last minute to notify the board so that the neighborhood could be alerted? Realtors in the audience offered to find more appropriate sites. All neighborhood representatives said they did not want OTB at 143 West 72nd Street.

In addition to those present, a petition with about 100 signatures and letter from residents and merchants protested OTB were submitted to the committee in opposition to the relocation of OTB.

Tony Clemente said he would not “sugar coat” his report of this meeting back to the Site Selection Committee. They will continue notification on West 72nd Street, explore other sites, and not sign a lease without further public hearings.

The committee will hear this item again at the January 11, 2006, meeting.

2. 2006 Multi-block Street Fairs.

The following were approved:

4/23/06

4/23/06

4/23/06

4/30/06

5/07/06

5/14/06

5/14/06

5/21/06

5/28/06

6/04/06

6/04/06

6/25/06

6/25/06

8/06/06

9/17/06

10/8/06

10/8/06

10/15/06

10/22/06

10/22/06

Veritas Family & Children’s Services

Duke Ellington Blvd Neighborhood Assn

24th Precinct Community Council

Project Open at Lincoln Center Towers

Broadway Malls Center

Committee for Environmentally Sound Dev.

Valley Restoration

West Side Chamber of Commerce

Coalition for a Livable West Side

West Side Fed of Neighborhood & Block Assoc

Broadway Malls Association

Westside Crime Prevention Program

Mitchell-Lama Residents Coalition

Lincoln Square Neighborhood Center

West Side Chamber of Commerce

St. Matthews & St. Timothy's

Concerned Citizens for Community Action

Symphony Space

Bloomingdale Area Coalition

One Stop Senior Services

4-1-0-0

4-1-0-0

4-1-0-0

4-1-0-0

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4-1-0-0

4-1-0-0

4-1-0-0

4-1-0-0

The following were approved conditionally pending statements of expenditures:

5/7/06 Strycker's Bay Neighborhood Council 4-1-0-0

5/28/06 Safe Haven West Side Basketball League 4-1-0-0

10/15/06 NAACP Mid Manhattan Branch 3-0-0-1

Present: George Zeppenfeldt-Cestero and Madge Rosenberg (Co-Chairs);
Committee Members: Doug Griebel, Ulma Jones; Board Member Andrew Albert.
Absent: Lance Dashefsky, Jean Green Dorsey, Georgette Gittens, Chaumtoli Huq.

Minutes submitted by Madge Rosenberg.

Parks and Preservation Committee

Lenore Norman and Klari Neuelt, Co-Chairpersons

December 8, 2005 7:00PM

1. Discussion of design of Greenway at Amsterdam Avenue and West 110th Street and recognition of Minerva Bernardino, the first ambassador to the UN from the Dominican Republic.

Oscar Rios, CB7 member, delivered background on the Greenway, explaining the purpose of the 110th Street traffic division and the triangle. He continued that the local community asked him to speak on their behalf regarding the significance of naming the proposed Greenway after Minerva Bernardino. The Committee's questions concerned primarily the design and location of the plaque. No action was taken on this item because the presentation was for information only.

2. Riverside Park. Presentation by Department of Parks & Recreation on reconstruction of the Promenade, West 83rd-91st Street.

Riverside Park Manager KC Saul prefaced that the promenade is cracked and dangerous. Margaret Bracken, landscape architect for Riverside Park, presented. She pointed out that the promenade is heavily used by pedestrians, as well as by Parks Department vehicles. The concrete is more than 70 years old, and the surface has deteriorated significantly. Many of the benches are no longer standing, and sight lines to the west are compromised because of overgrowth. Councilperson Gale Brewer's office has allocated \$1.5 million for the project. The Parks Department intends to replace the deteriorated areas by implementing the original design, including asphalt rather than concrete paving, with decorative hex block and bluestone paving around the 91st Street garden. Benches will be repaired and replaced on both the east and west edges of the Promenade, and there will be new plantings, with sight lines improved. The Amtrak tracks running beneath the Promenade are encased in concrete tunnels and should not be a major problem.

Klari Neuwelt was concerned about the timing and usability of the Promenade area during the construction process. Ms. Bracken responded that only one lane would be closed at a time, saying that there were certain details that still needed to be worked out, such as access to the 85th Street Dog Run during construction. It was estimated that the construction would commence in fall 2006. Construction is likely to overlap the construction of the River Walk at the river's edge. Jim Dowell, Executive Director of the Riverside Park Fund, said that the Fund would provide horticultural contributions. He encouraged the Parks Department to sod the lawn panels, saying that they were very much used and very important to the look of the project. Such issues as irrigation, user groups and landscaping have all been addressed.

Resolution:

Whereas the Promenade project has been on Community Board 7's list of capital budget priorities; and

Whereas, the proposed project will repair and improve a seriously deteriorated major recreational feature of Riverside Park that is heavily used by recreational users,

Community Board 7, Manhattan, approves the preliminary design for the reconstruction of the Promenade in Riverside Park.

6-0-0-0; 1-0-0-0

3. West 110th Street playground. Presentation by the Central Park Conservancy on the final design for the reconstruction of the playground.

Ed Benson, Central Park Conservancy, presented, and was joined by Jeannine Freed, assistant landscape architect, and Tom Rinaldi, project coordinator. The final design has been approved by CB5, CB12 and the Landmarks Preservation Commission. The goal of the project is improve the integration of the playground into the park.

Ms. Freed explained some of the features:

- Entrance moved to reduce the appearance of the grade;**
- Seating at the entrance;**
- The water play area to focus more on toddlers;**
- Bucket swings in the plan, and Kompan as the manufacturer of the play equipment;**
- Western part of the playground will focus on older children and have added a tire swing;**
- Using steel and stone benches.**

There will be asphalt areas and safety surfaces under the play equipment.

Resolution:

Community Board 7, Manhattan, approves the final design for the West 110th Street Playground in Central Park.

6-0-0-0; 1-0-0-0

4. 467 Columbus Avenue (West 82nd Street.) Application #058955 to the Landmarks Preservation Commission to construct a rear-yard addition.

Anthony Morali, architect, and co-worker Jason Atkins presented. Plans include cleaning the façade of the building with a Landmarks Commission-sanctioned product. He was presenting a one-story rear yard extension, with a stucco base

topped with a brick "garden wall." In addition, Mr. Morali added decorative brick niches in the brick wall, intended to create a "good neighbor" wall. The wall will be set in by one to two inches within the lot line. There will be a mahogany railing set back from the roof of the extension to disguise mechanical equipment.

Committee Member Gabrielle Palitz remarked that she felt the design was much more suitable than the previous design, and Committee members agreed. Jeff Qiu, building owner, confirmed that the paint was going to be removed from the front façade. The Committee also confirmed that notice had gone to neighboring buildings subsequent to the prior Committee meeting.

Resolution:

Community Board 7, Manhattan, approves the application to the Landmarks Preservation Commission for the proposed rear-yard addition and restoration of the front façade at 467 Columbus Avenue.

6-0-0-0; 1-0-0-0

5. 15 West 63rd Street (Central Park West-Columbus Avenue.) Application to the Landmarks Preservation Commission to install a canopy.

Michael Brophy, designer and vendor of the canopy, presented. The owner is the Park Laurel condominium. The condominium is built over a portion of the West Side YMCA building. It is a metal canopy that will feature a curved acrylic cover in the center. The metal chassis will match the metal work on the Palladian window above the canopy area in diameter and color, creating a visual extension; the color is green – a patina effect. The proposed canopy would be over only the residential entrance, not the adjacent service door. Marvin Marcus, president of the condominium board, also presented. Discussion ensued regarding how the canopy is being attached. Lenore Norman specifically wanted to know where the holes were being drilled into the building to support the canopy and was told that the mounting would not impinge on the sculpted elements.

Dan Guerin, unit owner, stated that it is not a cohesive-looking block and the canopy will add a fine decorative element. The unit owners have been very positive about it. Condominium owner Silvio Bercovici reinforced the opinion of the condominium residents.

Resolution:

Community Board 7, Manhattan, approves the application to the Landmarks Preservation Commission for the proposed canopy at 15 West 63rd Street.

4-1-1-0; 0-1-0-0

**6. 179 Columbus Avenue, d/b/a 67 Wine & Spirits (West 67h Street.)
Application to the Landmarks Preservation Commission to install signage and awnings.**

Robert King, architect. There have been awnings on the street floor for some time. Their design would change, but they would remain orange. The proposal includes installing orange awnings on the second floor.

Klari Neuwelt spoke against the bright orange color of the proposed awnings as inappropriate. There was a discussion of whether the existing orange awnings at the street level may have preceded LPC jurisdiction.

Resolution:

Community Board 7, Manhattan, approves the application to the Landmarks Preservation Commission for the construction of awnings at the first and second floor levels at 179 Columbus Avenue.

3-1-1-1; 0-0-1-0

7. Discussion of committee projects for the coming year.

Lenore Norman initiated a discussion of taking a pro-active position to landmarking the Manhattan Valley neighborhood. Gabrielle Palitz suggested bringing it to the new West 96th Street Task Force. There was also a discussion about working with Landmarks West. It was decided that Ms. Palitz, who is on the West 96th Street Task Force, would discuss the issue with that task force.

Klari Neuwelt raised the concern that there is a disconnect between the actions of the Committee and CB7 on landmarks applications and the actions by the Commission. The Committee noted that frequently CB7 recommends disapproval of an application after a thorough discussion, only to learn later, on an erratic basis, that the Commission has approved the application. The Committee decided to request that the CB7 staff try to arrange a meeting between Committee members and appropriate LPC personnel, with a view to enhancing the work of the Committee and CB7 on landmarks issues.

8. New Business – see No. 7 above.

Committee members present: Lenore Norman, Klari Neuwelt, Linda Alexander, Phyllis Gunther, Gabrielle Palitz, Patricia Stevens. Absent: Lance Dashefsky. Public member present: Michelle Cohen.

Housing Committee

Victor Gonzalez and Charles Simon, Co-Chairpersons

December 13, 2005

The co-chairs called the meeting to order at 5:50 P.M. Copies of the Housing Committee's Discussion Draft of Key Issues (attached) were distributed. After introductions, Charles Simon went on to explain our goals and focus for the next year, and what we hope to accomplish. He directed our attention to the illustration boards which had twelve (12) housing topics in the public and affordable housing categories to start our conversation. After a lively conversation about the merits of those 12 issues, additional issues were identified and debated with a view to developing a comprehensive list of key housing issues in our area.

We then voted on the issues in order to identify two topics in each of the public and affordable housing categories that would be our focus for the coming year. Each person present had two votes to cast on possible topics under each of public and affordable housing. The two leading topics for public housing were Safety & Sanitation and Community Services. The two leading topics for affordable housing were SROs and Working with City Agencies (to monitor compliance with, and enforcement of, existing laws and regulations).

We agreed that at our next meeting we would establish firm and tangible goals with respect to each of these four topics and would plan our future meetings in furtherance of those goals. We concluded that the Housing Committee would meet every second Monday of the month. Our next meeting will take place at Euclid Hall, 2345 Broadway, between 85th and 86th Streets at 7:00 P.M. on January 9th, 2006.

The meeting was adjourned at 9:15 P.M.

Present : Co-Chairs Victor Antonio Gonzalez and Charles Simon, Committee Members Barbara Van Buren and D. Maria Watson; Board Chairman Sheldon Fine, District Manager Penny Ryan, as well as Ann Cunningham and Rosalba Rodriguez from City Council member Gale A. Brewer's office, Chris Santee and Alexander Medweden. Absent: Phyllis Gunther, Marlene Guy, Chaumtoli Huq, Joyce Johnson, Ulma Jones, Gabrielle Palitz, Sharon Park- Frasier, Melanie Radley.

Housing Committee Issues – #1 and #2 priorities developed at 12/13/05 meeting.

NYC Housing Authority: Amsterdam and Addition; Wise Towers, WURSA Brownstones, De Hostos, Sandra Thomas; Frederick Douglass Houses and Addition; Dome.

#1 Building-wide safety: entrance doors, intercoms, elevators, public hallways, garbage storage and disposal

#2 Community services: youth, seniors, families (joint with health & Human Services Committee)

Additional issues:

- **Law enforcement and criminal justice:**
 - o **NYPD: illegal drugs; 7-major crimes; quality of life, domestic violence**
 - o **Manhattan District Attorney's Office**
 - o **Court System**
- **Apartment maintenance and repairs**

The committee found the following would be outcomes of the process:

- **Strategy for improving CB7's relationship with NYCHA residents.**
- **Implementation of HUD's Public Housing Plan for Fiscal Year 2006.**

Preservation of affordable housing.

#1 Future of single-room-occupancy and residential hotels: commercial, non-profit supportive housing, hotels; conversion to transient hotels and/or condominiums

#2 Working with City agencies:

- o **Enforcement of the NYC Housing Maintenance Code and other regulations: Housing Preservation and Development, Buildings, Environmental Protection**
- o **Evaluation of current codes and effectiveness of enforcement (inspections and fines), and need for upgrades in standards**
- o **Department of Youth and Community's Development's Neighborhood Advisory Board**

Additional issues:

- **Monitoring required levels of affordable housing: 80/20, Tenant Interim Lease (TIL), inclusionary housing, Riverside South**
- **Liaison with non-profit community-based organizations in the housing field:**
 - o **Manhattan Valley Development Corporation**

- o **Stryker's Bay Neighborhood Association**
- o **SRO Law Project**
- o **West Side Federation of Senior and Supportive Housing**
- o **Goddard Riverside/Section 8 Coalition**
- o **Project Find**
 - **New models of affordable housing: Mitchell Lama Buildings; creation of new affordable housing; what made government create affordable housing in the past?**
 - **Rent control and stabilization; input to Rent Guidelines Board; Home Rule; Section 8 vouchers.**

Land Use Committee

Richard Asche and Page Cowley, Co-Chairpersons

December 21st, 2005

The meeting began at 7:10 pm. Thanks were given to all attendees, members of the public and guests for coping with the lack of easy transportation.

Agenda Items:

1. 15 Central Park West

Neighboring residents raised concern that the plans for the development, now under construction, were not available at the Department of Buildings, although these were to be made available for review. There is concern regarding the offering plans and the location of the mechanical spaces located within the development.

The residents were urged to contact the CB 7 District Manager, Penny Ryan who would provide the appropriate contact information for the developer's liaison, Michelle DeMilly.

2. 229-251 West 60th Street / 218-244 West 61st Street Update on Proposed Development Plans for the West End Enterprises, LLC and West 60th Street Associates, LLC, the Applicant

A draft Environmental Impact Statement (DEIS) was to have been presented at the NYC Department of City Planning on December 20th, 2005 as part of a Scoping Meeting. This presentation was canceled due to the transit strike and has been rescheduled for mid – late January, date to be confirmed.

Paul Selver Esq., of Paul Hastings, made the presentation on behalf of the Applicant. The project, which consists of a combination of various lots on the site, requires re-zoning to permit un-used development rights from two of the lots to be used in the proposed project. Special Permits will also be required for a public parking garage for a large-scale development project. Lastly, text amendments to provisions for Open Space requirements for large-scale developments will be required as well to have these provisions waived provided that applicable open space requirements of New York City's Quality Housing Program are met.

The site is presently zoned M1-6 in a predominantly R8 area to the north (Amsterdam Houses) and C6-2 and C4-7 to the south. A school and playground is located to the east of the block and will remain.

Presentation panels, for illustrative purposes only, were shown that describe the project including elevations and the location of the 3 building components of the development which are: an 8 story residence (137 feet to the top of the parapet), a 14 story residence (212 feet to top of parapet), a 27 story tower residence (382 feet to the top of the water tank tower). The development will consist a combination of 40 condo and 350 rental units,

This proposed design is a modification of a previous proposal with the tower 2 stories lower. There was concern regarding the actual and perceived height of the development, particularly as the site slopes upwards, from west to east, this opinion was shared by Hope Cohen, Ethel Sheffer, Steve Straus and Maria Watson.

Questions, raised by Tom Vitullo-Martin and Anna Levin of MCB4, asked if there would be an affordable housing component to the project. Other requests for consideration were provisions for sustainable building and construction practices and a better use of the open space.

There followed a general discussion of the "point tower" as a design concept as there was concern with the massing of the entire project. Paul Selver described that a massing model had been undertaken with the assistance of Michael Kwartler. It was pointed out that the project presented the reasonable worst-case development scenario. The Applicant is looking for certification before the end of July, as they were keen to begin construction.

Paul Selver, the attorney representing the owner, made a final request before departing – that the Applicant would like to start construction before the approvals are all in place, which would be at their own risk. The applicant would undertake a one-story building with a full garage (which may or may not be used in the final scheme, if permission and permits are not obtained) at his own risk before the ULURP process is completed.

Mr. Selver was excused with thanks.

3. Fordham Update

There followed a discussion of the next steps to be taken regarding the Fordham Master Plan Project. It was agreed that a letter from CB 7 should be sent as quickly as possible to City Planning Commission Chairperson Amanda Burden, stating our concerns.

4. Task Force (North of 96th Street) Update

Ethel Sheffer gave a lively and succinct overview of the status and discussions to date with the City Planning Department and their cooperation in providing test / study models of the soft sites. She stressed that it will be important for the Task Force to respond to City Planning with the CB 7 comments and revisions so that the schedule can be maintained. Further information is being compiled regarding specific building owners, potential landmark sites and districts, and other development statistics.

5. There being no further business, the meeting was adjourned.

Respectfully submitted by Page Cowley, co-chair LU Committee

Committee Members Present:

Richard Asche, Page Cowley, Barbara Adler, Hope Cohen, Robert Herrmann, Ethel Sheffer, Steve Strauss, Tom Vitullo-Martin, D. Maria Watson. District Manager Penny Ryan.

Absent: Victor Gonzalez, Lawrence Horowitz, Eric Nelson, Melanie Radley

Environment and Public Safety Committee

John Howell, Chairperson

December 19, 2005

(1) Since this was the first meeting of the new committee, we discussed the possible

agenda items for the coming year. Items mentioned to be considered were:

- Police foot patrols, especially on streets with SROs;**
- Obtaining statistics from the 311 system;**
- Bicycles ridden on the sidewalk;**
- Restaurant menus littered in buildings;**
- Pollution caused by traffic on Amsterdam;**
- Enforcement of bottle deposit regulations;**
- Aggressive panhandling;**
- Lighting and security under sidewalk sheds erected by construction companies.**

The chairman, John Howell, said we would start with the easiest agenda items which are most clearly within the committee's scope. The committee's subject limits will take a little time through trial and error to work out.

(2) Joyce Johnson also expressed desire for presentations to the community by official agencies. In particular, OEM was mentioned. There was agreement this would be arranged.

(3) Miriam Febus suggested a letter go out from the Community Board to announce to the community at large the existence of this new committee. John Howell and Sheldon Fine agreed to have one sent out.

(4) Miriam Febus and Aaron Biller suggested the committee meetings should take place from time to time in the northern end of the District. There were no objections to trying to arrange this. Miriam Febus said she could arrange for the Broadway Mall Community Center on West 96th Street for the next meeting.

(5) Several people objected to having the committee meet on the third Thursday of the month. After some discussion, it was agreed to make the next

meeting on the first Thursday of the month. After the matter was decided, Tom Vitullo-Martin objected to the first Thursday. However, it was deemed by the chairman as too late to change after the fact. This issue can be revisited at the next meeting.

(6) Mr. Alex Medwedew raised a new issue. The owner of the building where he lives has several buildings in the Upper West Side. For some reason, the owner decided to provide all the building front doors with identical keys. Mr. Medwedew asked if the committee could take any action. After discussion, it was agreed John Howell would contact the District Attorney Community Affairs office to determine if there is a law being broken or not. Furthermore, Mr. Medwedew was told he might want to form a tenants' organization if there is widespread feeling about this change in the buildings' locks.

(7) Ms. Brenda Garboos raised a new issue. She complained that the ventilation tower on the building where she lives is very noisy. There was some question as to whether this matter more properly belongs at the Housing Committee. John Howell agreed to check with the District Manager, Penny Ryan.

(8) There being no further business, the chairman welcomed a motion to adjourn. Several people moved and seconded. The meeting was adjourned without objection.

Submitted respectfully,

John Howell

Chairman

Present: John Howell, Chairman; Sheldon J. Fine, Board Chairman;

Board members: Joyce Johnson, Oscar Rios, and Tom Vitullo-Martin;

Absent: Annette Averette, Georgette Gittens, Freddie Richardson, Madge Rosenberg, Sean Small, Steve Strauss, Melanie Wymore.

Members of the Public: Aaron Biller, Miriam Febus, Brenda Barboos, Mary Ellen Grimes, Lisa Lehr, Alex Medwedew, and Carl Joseph Scaline.

District Service Cabinet

CB7 Report on Municipal Services

District Service Cabinet, December 2005

Penny Ryan, District Manager

1. NYPD School Safety Report

- **IS 44 has added another agent, totaling five for the school; there are 15 agents at Brandeis High School. Business owners said students are acting inappropriately in stores and restaurants. Ms. Ryan would like to meet with the owners and School Safety to discuss conditions around Brandeis HS.**
- **Transit #3 – 96th Street IRT station has not had an incident in over a year. Student safe passage is fast and crime has gone down significantly.**

2. Updates:

- **Reports on inter-agency inspections and violations for the Kent, 155 West 83rd Street and the Broadway, 230 West 101st Street. The City has stopped putting people in these hotels. The Broadway has had an on/off heat problem for over three weeks and there is a narcotics problem which is under investigation.**
- **Every SRO in the 24th Pct has verticals, including 211 West 101st Street which has reenrolled in the affidavit trespass program. Mayor's Community Assistance Unit report on interagency inspections and violations will be submitted soon.**
- **SROs undergoing illegal conversions to tourist hotels, including the Devon, 306 West 94th Street; Montroyal, 315 West 94th Street; St. Louis, 316 West 94th Street – Mayor's Community Assistance Unit report on interagency inspections and violations will be submitted soon.**
- **964 Amsterdam Avenue - FDNY report is inconclusive. DOB/HPD – By Court order: Repairs to begin the latest by 1/5/2006 continuously to the end of repair on 6/30/2005, unless there is a court ordered extension. Tenants to gain access to retrieve small personal items and to photograph apartment on Thursday, December 14, 2005. Progress report hearing will be in March.**
- **Rodent infestation: DOHMH and DSNY – For DOS enforcement: 59 – 61 109th Street, garbage is feeding rats on 109th Street. DOHMA – 69th Street, needs abatement; Broadway Hotel – still maintaining area; Broadway Mall – 82-83 Streets, rats coming up through subway grates; 107-108 Broadway Mall also infested; In front of 214-212 West 109th Street has rat burrows. Ms. Ryan said the Pinnacle Group has bought many buildings on 109th Street and the management company can work with DOHMA inspectors to correct garbage storage problems and to start rat abatement.**
- **Enforcement of parking regulations for coach buses at Central Park West and West 72nd Street. Bus Enforcement unit has been issuing violations that are illegally parked and/or idling.**
- **Department of Consumer Affairs enforcement of general street vendor rules. DCA worked with the 24 Pct. on 11/1/05 and arrested one vendor, all other vendors were legal; also worked with the 20 Pct. 12/08/05/ and issued 3 summonses to licensed vendors who were oversized, vending in a prohibited zone and vending with their table near a fire hydrant.**

- Steve Strauss said that all general merchandise vendors, regardless of type, must follow DCA regulations on size, location, and proximity to hydrants, bus stops, subway entrances, etc.

CB7 will give DOS Enforcement vendor locations that need inspections.

· Bars on Amsterdam Avenue, West 108th-109th Streets and Amsterdam Avenue and West 80th-81st Street. Good resolution to problems.

3. Agency updates and announcements.

Department of Parks and Recreation - Mr. Paul Evans has been named Manager of Parks for District 7, and Leo Bennett has been named Supervisor.

DOT stated that streetlights on the average are repaired within 10 business days and encouraged the public and agencies to continue to use 311 to call in streetlight complaints. Repair delays are normally caused when major work must be done to either the streetlight or the electrical underground wiring. DOT will check District 7 streetlight repair backlog, and specifically on a streetlight on the 96th Street / Riverside Drive bridge which has been out over a year.

DEP – noise construction complaints are high. DEP has started a new initiative on construction noise. DEP can meet with engineers to mitigate noise prior to and during construction.

City Council – Intro 397 – “A Local Law to amend the administrative code of the city of New York, in relation to the noise control code”, is coming before the Council next week and is expected to pass.

FDNY – The FDNY conducts a Fire Safety presentation that can be scheduled for community meetings through their Community Affairs office.

Care of the Elderly in case of emergency: All family members should know the allergies of the elderly, whether they are living in the same household or not. Also, all emergency contact numbers should be posted somewhere in the residence, preferably the kitchen. FDNY will forward this announcement to CB7 to advise the public.