

Waterfront & Economic Development Committee Manhattan Community Board Nine

Savona Bailey-McClain, Committee Co-Chair, Jane Arrendell, Committee Co-Chair
Brandon Brice, Elvis Hernandez, Ernestine Welch, Board Committee Members, Maritta
Dunn, Mark Irgang, Caren Irgang, Evelyn Maier, Public Members

Committee Meeting Minutes of March

The meeting was called to order at 6:30 p.m. by Committee Co-Chair Savona Bailey-McClain and Jane Arrendell.

Present: Savona Bailey-McClain, Jane Arrendell, Brandon Brice, Elvis Hernandez, Ernestine Welch, Evelyn Maier, Mark Irgang,

Absent: Caren Irgang, Maritta Dunn

Board Member: Walter South

Guests: David Hochman, Evelyn Burnett, Leon DeWynter

The Committee was very honored to have Mr. David Hochman as our guest speaker. Please read bio below.

David Hochman is a consultant in technology-based economic development, serving clients in the government and non-profit sectors. In the New York area, he serves as founding Executive Director of the Business Incubator Association of New York State, Inc. As a national consultant, he has played key roles in landmark studies such as Battelle's biannual survey of state-level programs for the Biotechnology Industry Organization (BIO), and a recent study for the Association of University Research Parks (AURP).

Earlier in his career, he served as Deputy Director of the New Jersey Commission on Science and Technology, where he managed a \$125 million program of capital investment and annual operating grants in a dozen academic/industrial research centers, and where he created a network of associated business incubators and technology-commercialization programs. In the early 1980s, he co-founded and served as COO of a software venture based in New York City.

He holds an A.B. in the history of science from Princeton University and an MBA in finance from NYU's Stern School of Business. He has also taught strategic management to MPA students in NYU's Robert F. Wagner School of Public Service, as an adjunct associate professor. He has been honored for contributions to community development by the Mayor and City Council of Philadelphia while a resident of that city in the early 1990s.

Mr. Hochman shared excerpts of his Manhattanville Opinion Report that was written for the Center for an Urban Future and then we had a healthy discussion. Mr. Hochman felt that in spite of the fact that the CBA for the Columbia Expansion was not perfect, it was better to have something in place. Members of the committee differed on that point with Mr. Hochman but we all agreed that the expansion should economically benefit the community.

Mr. Hochman also indicated that our best hope for real growth in Manhattanville is in the M1 District AKA the New Amsterdam Special Mixed Use District. In the district, there is room to incubate technology or science based businesses that could support Columbia.

Mr. Hochman noted how other universities encourage private sector businesses to move near the universities. Physical proximity is important. Committee members shared our hopes for the proposed district that included creative activity like the blacksmith at the Mink Building and who makes custom furniture.

Right now, the Columbia plan focuses on service and retail jobs that are short termed and low paying. Technology and bioscience jobs would pay more, increase our daily foot traffic and contribute to the local economy.

Mr. Hochman also stressed that the Board and the community to reach out to City College and get them involved with the development of Manhattanville. Having our local colleges attracting businesses is key.

Another example as to why this encouragement is needed is the Audubon Biomedical Center in Washington Heights. Promises were made to the City about the development being a biotech park but yet it failed to generate the types of businesses Columbia had hoped.

The Committee also heard from Ms. Evelyn Burnett from Living Cities which focuses on policy decisions. She shared how impressed to learn that the Committee and the Board was looking at policy to question and probe decisions.

The Committee then moved to develop a letter of support urging the Mayor to see that opportunities are being missed if we don't look at the Manhattanville development more closely.

The meeting ended at 8:30 p.m.