



Manhattan Community Board 1

Full Board Meeting

Tuesday, June 28, 2016

6:00 PM

4 World Trade Center, 67th Floor

AKA 150 Greenwich Street between Liberty Street and Cortlandt Way

(Photo ID is required to enter building)

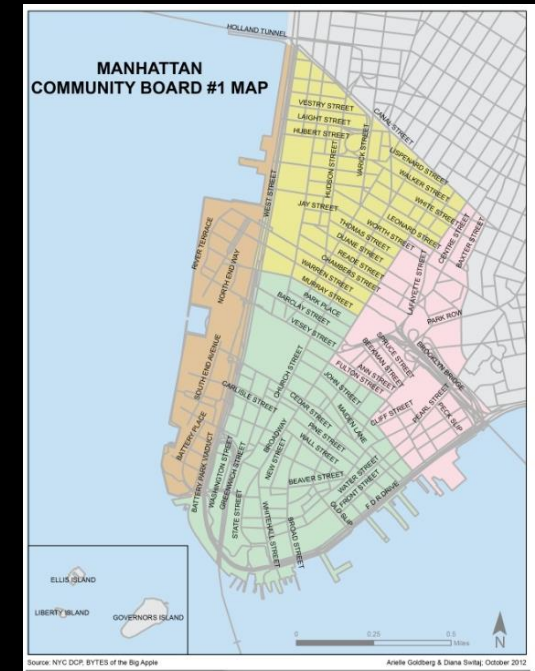
Catherine McVay Hughes, Chairperson

Noah Pfefferblit, District Manager

Lucy Acevedo, Community Coordinator

Diana Switaj, Director of Planning and Land Use

Michael Levine, Planning Consultant



CB1's OFFICE CONTACT

Please update your records to reflect the following changes:

Manhattan Community Board 1
1 Centre Street, Room 2202 North
New York, NY 10007

Tel: (212) 669-7970

Fax: (212) 669-7899

Website:

<http://www.nyc.gov/html/mancb1/html/home/home.shtml>

Email: Man01@cb.nyc.gov



Manhattan Community Board 1

Public Session

Comments by members of the public (6 PM to 7 PM)

(Please limit to 1-2 minutes per speaker, to allow everyone to voice their opinions)

Guest Speaker:

Jennifer Adams-Webb, Chief Executive Officer, 9/11 Tribute Center

9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



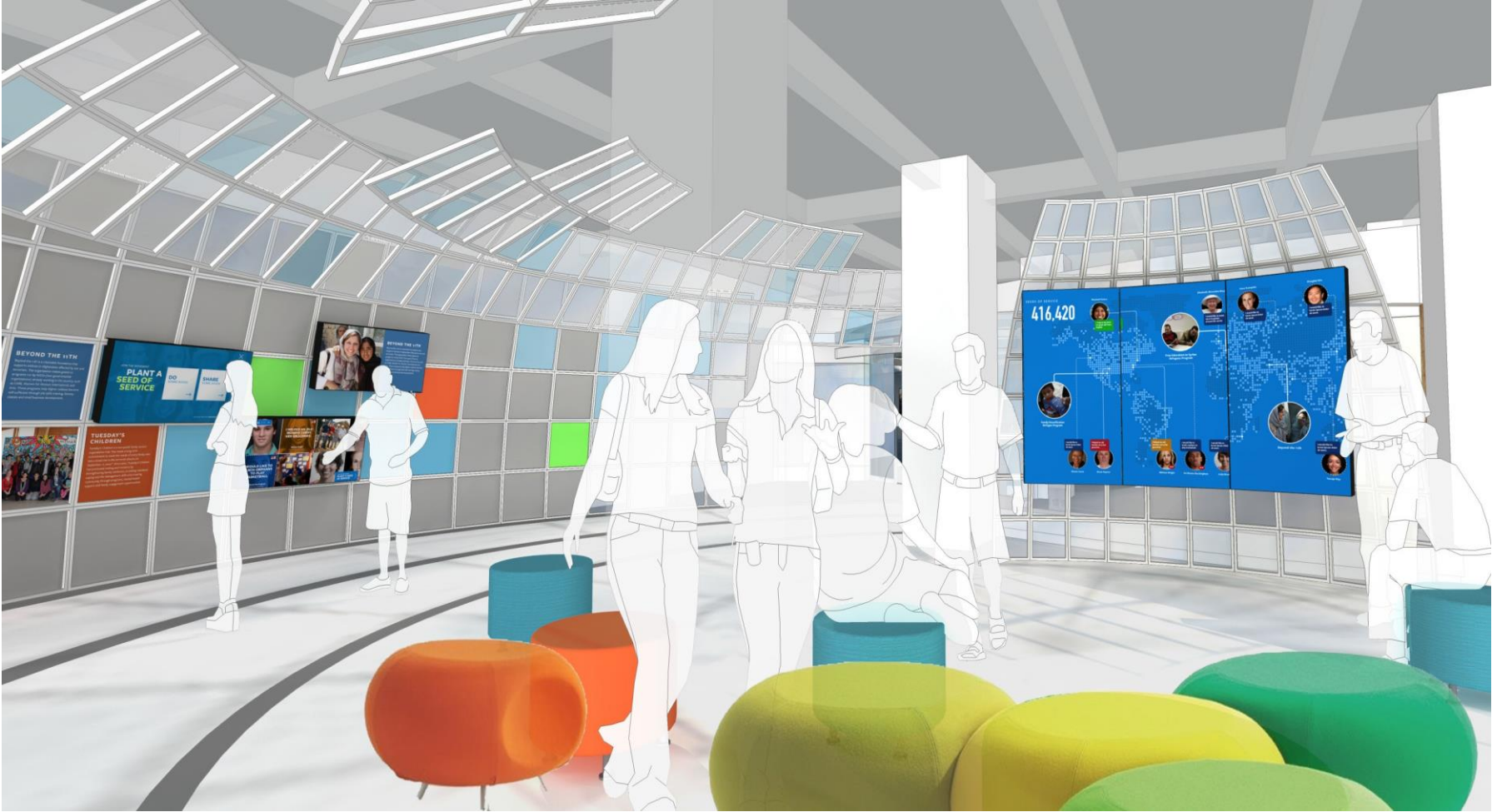
9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



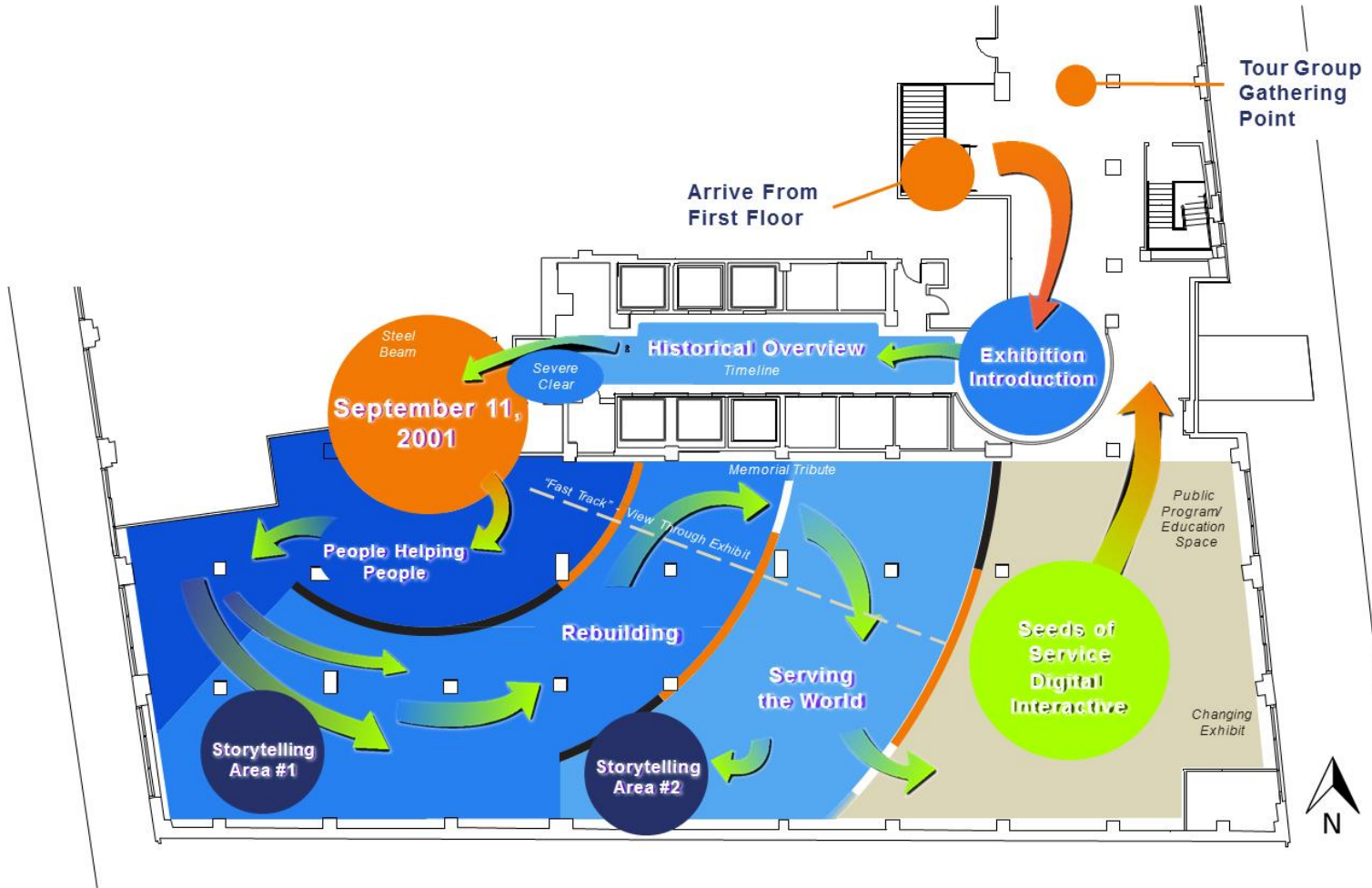
9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



9/11 TRIBUTE CENTER MUSEUM: STORIES OF SERVICE AND RECOVERY



Manhattan Community Board 1

Business Session

- Adoption of May 2016 minutes
- Chairperson's Report – C. McVay Hughes
- District Manager's Report – N. Pfefferblit
- Election of Officers – S. Cole
 - Report
 - Distribution of ballots and voting (ballot box will remain open for one hour after conclusion of candidates forum)

COMMUNITY BOARD #1 – BALLOT
JUNE 28, 2016

VOTE by checking the name of one candidate for each office and sign at the bottom.

CHAIRPERSON:	Anthony Notaro	_____
VICE-CHAIRPERSON:	Paul Hovitz	_____
VICE-CHAIRPERSON:	Elizabeth Lewinsohn	_____
SECRETARY:	Tammy Meltzer	_____
TREASURER:	Joel Kopel	_____
ASSISTANT SECRETARY:	Dennis Gault	_____

Board Member Name
Signature



**YOU MUST
VOTE FOR
EACH POSITION,
EVEN IF
SOMEONE IS
RUNNING
UNOPPOSED**

MANHATTAN COMMUNITY BOARD 1 SUMMARY REPORT

January – June 2016

210 Applications to Community Board 1 January - June 2016

TYPE	
Board of Standards and Appeals	2
New Liquor Licenses	42
Liquor License Renewals	80
Landmarks Preservation Commission	20
Newsstand Licenses	0
New Sidewalk Café Licenses	4
Renewal Sidewalk Café Licenses	8
Street Activity Permits	34*
Street Co-Naming/Renaming	0
Land Use Projects	19
Uniform Land Use Review Procedure (ULURP)	1
421-A/Inclusionary Housing Program	0
Cabaret	0
Totals	210

*Street Activity Permit count does not include special events and other applications included in the May 2016 report, "[Manhattan Community District 1 Street Activity Permit Applications](#)" nor permits referred by the Battery Park City Authority

Applications by Geographic Committees January - June 2016

TYPE	BPC	FINANCIAL SEAPORT	TRIBECA	TOTAL
Board of Standards and Appeals	0	2	0	2
New Liquor Licenses	3	17	7	42
Liquor License Renewals	11	32	10	80
Newsstand Licenses	0	0	0	0
New Sidewalk Café	0	0	1	4
Renewal Sidewalk Café	2	1	1	8
Street Activity Permits	1	20	4	34
Street Co-Naming	0	0	0	0
Uniform Land Use Review Procedure (ULURP)*	0	1	0	1
Landmarks Preservation Commission	0	7	3	20
Totals	17	80	26	191

*CB1 processed one ULURP, but was done in Planning Committee, with 19 other land use projects

20 CB1 Land Use Projects

January - June 2016

ULURP (1)

- Water Street Upgrades Text Amendment N 160166 ZRM

Non-ULURP Applications (2)

- 388-390 Greenwich Street, City Planning certifications to permit design changes to existing plazas and the reduction in size of open areas
- 1 Wall Street, application to waive requirement for rooftop recreation space

195 Notice of Intent to Acquire Office Space Applications (4)

- 195 Notice of Intent to Acquire Office Space, Department of Citywide Administrative Services/Department of Youth and Community Development, 123 William Street
- 195 Notice of Intent to Acquire Office Space, Department of Citywide Administrative Services/Department of Finance, 375 Pearl Street
- 195 Notice of Intent to Acquire Office Space, Department of Citywide Administrative Services/Human Resources Administration
- 195 Notice of Intent to Acquire Office Space, Department of Citywide Administrative Services/Department of Buildings, 55 Chambers St

Public Design Commission Applications (2)

- The Battery Playscape
- Restoration of Vietnam Veterans Plaza

Bureau of Standards and Appeals (2)

- 70 Pine Street, application for a special permit to allow a physical culture establishment
- 99 Church Street, application for a special permit to allow a physical culture establishment

Street Seats (2)

- 184 Duane Street, Street Seats installation at Laughing Man Coffee
- Redesign of existing Street Seats at Pearl Street and Coenties Slip

Other Land Use Projects (7)

- Advocacy for resiliency (HUD National Disaster Resilience Competition, etc)
- Brooklyn Bridge Beach
- Ongoing redevelopment of the Historic South Street Seaport
- Citywide Ferry Service
- 28 Liberty/One Chase Plaza redesign
- Streetscape Survey
- Smart Streets

3 CB1 Special Reports

January - June 2016

Streetscape Study of Lower Manhattan – June 21, 2016

A comprehensive analysis of the sidewalk features and public space of Manhattan Community District 1, prepared by Cammie Flippen, Fund for the City of New York Community Planning Fellow

Manhattan Community District 1 Street Activity Permit Applications - May 9, 2016

Street Activity Permit application data analysis from January 2015 – September 2016 for Community District 1 (as of April 2016), by Diana Switaj, Director of Planning and Land Use

Manhattan Community Board 1 Population - February 17, 2016

Building on former reports, this presentation shows estimated population growth calculated from expected new residential units. Analysis by Cammie Flippen, Community Planning Fellow supervised by Diana Switaj, Director of Planning & Land Use

9 CB1 Testimonies

January - June 2016

[June 22, 2016 - NYC Department of Environmental Protection Public Meeting on the MS4 Progress Report by Diana Switaj, Director of Planning and Land Use](#)

[June 3, 2016 - New York City Council Committee on Recovery and Resiliency Oversight Hearing: Financing of the City's Recovery from Sandy](#)

[May 24, 2016 - New York City Council Fiscal Year 2017 Executive Budget Hearing Transportation](#)

[May 24, 2016 - New York City Council Fiscal Year 2017 Executive Budget Hearing Recovery & Resiliency](#)

[May 19, 2016 - Public Comment on the Draft Environmental Impact Statement for Citywide Ferry Service \(CEQR No. 15DME009Y\)](#)

[May 17, 2016 - New York City Council Subcommittee on Zoning and Franchises public hearing on Water Street Upgrades](#)

[May 3, 2016 - New York City Council Subcommittee on Zoning and Franchises Public Hearing on Water Street Upgrades Text Amendment N 160166 ZRM](#)

[April 12, 2016 - New York City Council Committee on Consumer Affairs Hearing in relation to licensing ticket vendors](#)

[March 30, 2016 - City Planning Commission Public Hearing on Water Street Upgrades Text Amendment N 160166 ZRM](#)

5 CB1 Openings

January – June 2016

- WTC Transportation Center Oculus (March)
- WTC Oculus connecting to Dey Street corridor to Fulton Center (May) and other exits (June)
- The Battery's Oval (3-acre green lawn) and first weekend fair (June 25)
- Liberty Park Opening (June 29)
- Liberty Street Bridge Opening (June 29)

CB1's Top Accomplishments

Community Board 1 thanks everyone from our elected City, State and Federal Officials and agencies to concerned community members and groups and the CB1 members and staff who helped us achieve so much

- **School seats** – continued advocacy for more school seats, which resulted in the funding and siting of the new school at 77 Greenwich Street that will begin construction this fall
- **Construction Coordination** – continued to advocate for the need to reduce impacts of roughly 90 major construction projects in 1.5 square miles by urging the City to ensure appropriate coordination, including after-hours variances for construction; planning a construction forum with relevant City agencies (Fall 2016)
- **Construction Safety** – continue to advocate for construction safety; responded to tragic crane collapse on Worth Street by convening special meetings involving City's Office of Emergency Management and other relevant agencies to monitor progress of recovery efforts and to improve future safety which led to announcement of new measures to increase crane safety; improved communication with 60 Hudson Street and raised community concerns about their operations
- **Battery Park City Authority (BPCA)** – continued to advocate for greater transparency and increased communication with for meaningful input in its decision-making process including Public Comment at BPCA Board Meetings and increasing residential representation on BPCA Board
- **School Crossing Guards** – successfully advocated for schools to receive an NYPD Officer, or Traffic Enforcement Agent until a School Crossing Guard can be permanently assigned at 8 elementary schools in CB1
- **74 Trinity Place** – due to community participation and input, building programming has changed to include wellness center and fullsize gymnasium (February announcement, Trinity Wall Street Charrette #5)

CB1's Top Accomplishments

Community Board 1 thanks everyone from our elected City, State and Federal Officials and agencies to concerned community members and groups and the CB1 members and staff who helped us achieve so much

- **Resiliency** – successfully advocated for advancements in initiatives including: **City allocation of \$100mm** towards Manhattan Tip project and working with elected officials offices to establish a Community District 1 resiliency task force in anticipation of the community engagement process for Manhattan Tip
- **Reduced traffic noise and congestion** – worked with Cipriani, Deutsche Bank, NYC DOT and NYPD near Hanover Square
- **Safer streets** – worked with DOT and NYPD, near Beekman Street between Nassau/William Streets
- **US Postal Service** – updated their website for Blue Collection Mail Boxes in CB1 and nationally
- **Helicopters** – NYC Economic Development Corporation (EDC) and Helicopter Tourism & Jobs Council announced new measures to reduce helicopter noise and impacts: (1) eliminated nearly 30,000 flights per year from Pier 6, starting January 2017; (2) eliminate all flights on Sunday and (3) prohibit flights over Governor's Island
- **End of dirty number 6 home heating oil** – successfully advocated for conversion of all 5,300 buildings in NYC that used dirty heating oil to convert to cleaner fuel, a major milestone toward cleaner air and a healthier city; CB1 started working on this in 2010
- NYS Department of Environmental Conservation (DEC) withholds authorization for gelled propane **fracking** in NY –a landmark victory after an effective campaign to keep **New York 100% frack-free**
- **International Passive House** - worked with Borough President Brewer and other CBs to pass an International Passive House resolution as an environmental initiative for Earth Day 2016

Upcoming Milestones 2016 and Beyond (estimates)

World Trade Center

- 500,000 sq ft Retail opening throughout Transportation Hub (August 2016)
- Performing Arts Center (PAC WTC) (early 2020)
- 2 WTC (TBD)
- 5 WTC (TBD)
- MTA subway station build-outs and connections to Oculus for N (2017), E (2016) & 1 (2018)
- WTC Campus Security Plan (2020?)

West Thames Street Bridge

- Construction begins (2016)
- Completion including Rector Street Bridge removal and restoration of open space (2018)

South Street Seaport

- South Street Seaport Museum – exhibit in lobby (March 2016), reopen land portion (TBD)
- Wavertree returns (2016)
- South Street Seaport Museum Melville Gallery Community Center – create (TBD)
- Fulton Market Building (Fall 2016)
- Jerry Driscoll Walk damaged by Sandy - restoring and opening (no plan, no completion date)
- Pier 17 (2017)
- Tin Building (2018?)
- 133 Beekman (TBD)
- New Market Building (TBD)

Battery Maritime Building (2017)

Upcoming Milestones 2016 and Beyond (estimates)

Resiliency for Manhattan Tip

- Community engagement process for engineering and funding plan to begin this summer with CD1 resiliency task force. Funding gap of \$134 million remains (no completion date)

Open space

- Governor's Island Hills (July 19, 2016)
- The Battery Playspace (all funding in place, completion date 2019)
- Liz Berger Plaza (designed and funded, no completion date)
- Pier 26/HRPT (not all funding in place, no completion date)

75 Morton School Middle School (opening Fall 2017) – zoned for Tribeca and BPC

New Public Elementary Zoned School Opening – 77 Greenwich Street (construction starts Fall 2016, complete 2019)

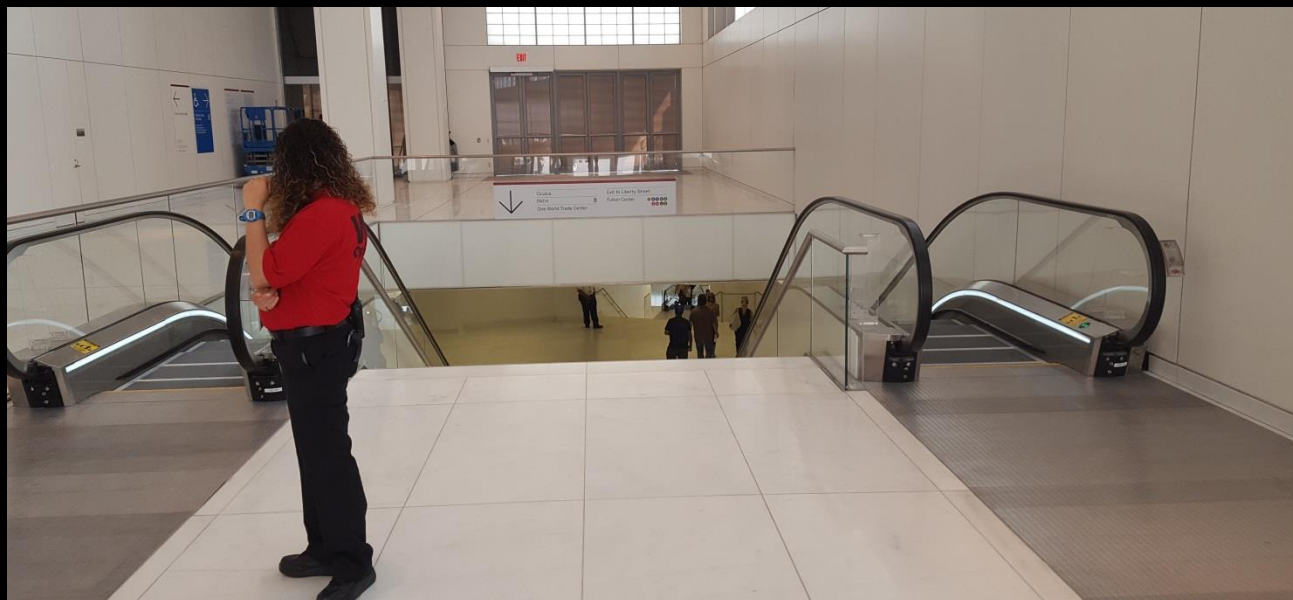
Make Way for Lower Manhattan: Smart Streets (no funding for pedestrian or vehicular study nor to implement)

Pier 26 – Hudson River Park Trust (HRPT) has now signed a contract with Citibank as lead donor, so planning can move forward (completion date TBD)

Completion of roughly 90 major construction projects – in 1.5 square mile without the construction coordination. NYC Department of Transportation Lower Manhattan Borough Commissioner's Office was terminated in May 2016; completion dates no longer tracked (TBD)



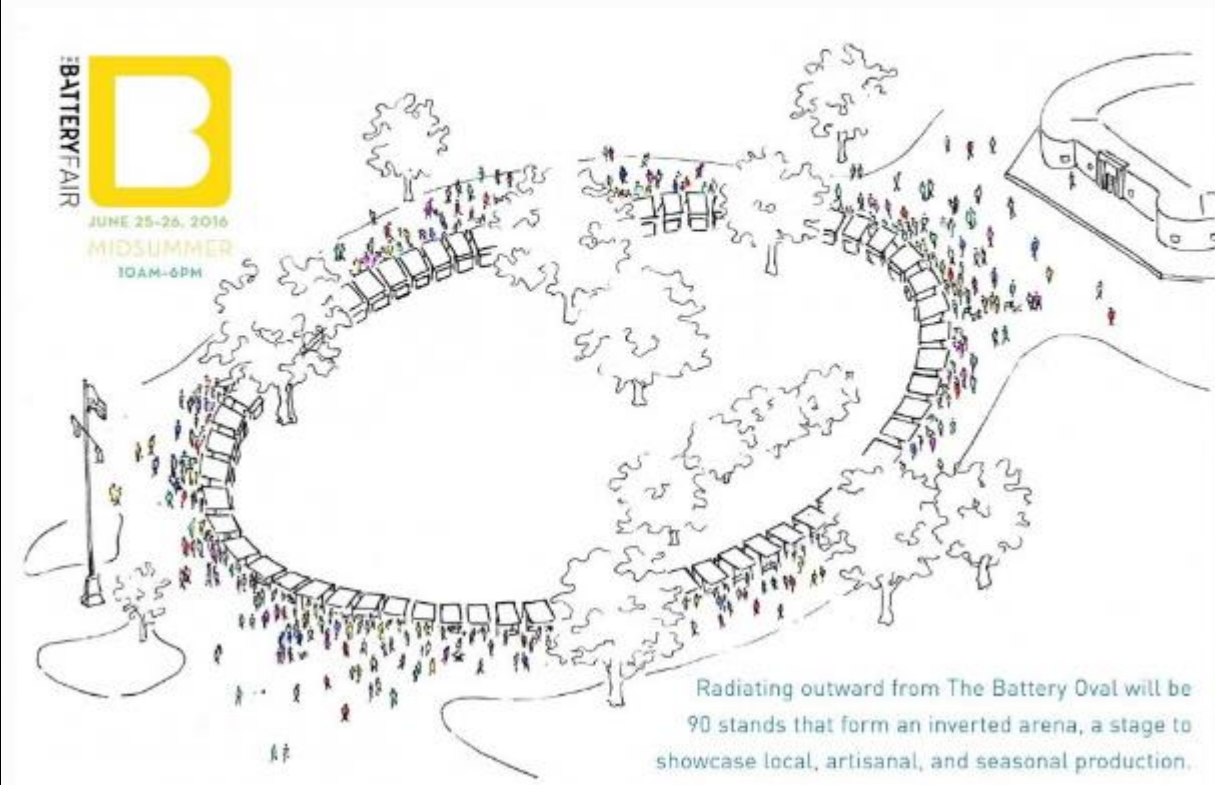
3 WORLD TRADE CENTER TOPPING OUT
Thursday, June 23, 2016



PORT AUTHORITY OPENED NEW ENTRANCE TO WORLD TRADE CENTER TRANSPORTATION HUB at Vesey Street (base of WTC 2) and closed temporary PATH entrance this Sunday, June 26th, to begin its demolition for the PAC WTC



The new 2-acre lawn will become a marketplace for the exchange of goods and the exchange of ideas.



THE BATTERY FAIR - Saturday, June 25 and Sunday 26

The Battery Conservancy celebrated the grand opening of The Battery Oval with a weekend fair to engage the public in our region's biodiversity and its emerging food and plant producers.

The Battery Conservancy has created The Fair to fulfill the following goals:

- Showcase innovations in agriculture, horticulture, food, and craft.
- Emphasize the connections between food production and plant production.
- Support and connect small batch entrepreneurs in the Northeast region.

The Fair featured small batch purveyors who are defining alternative, sustainable systems of natural production without compromising taste and beauty.

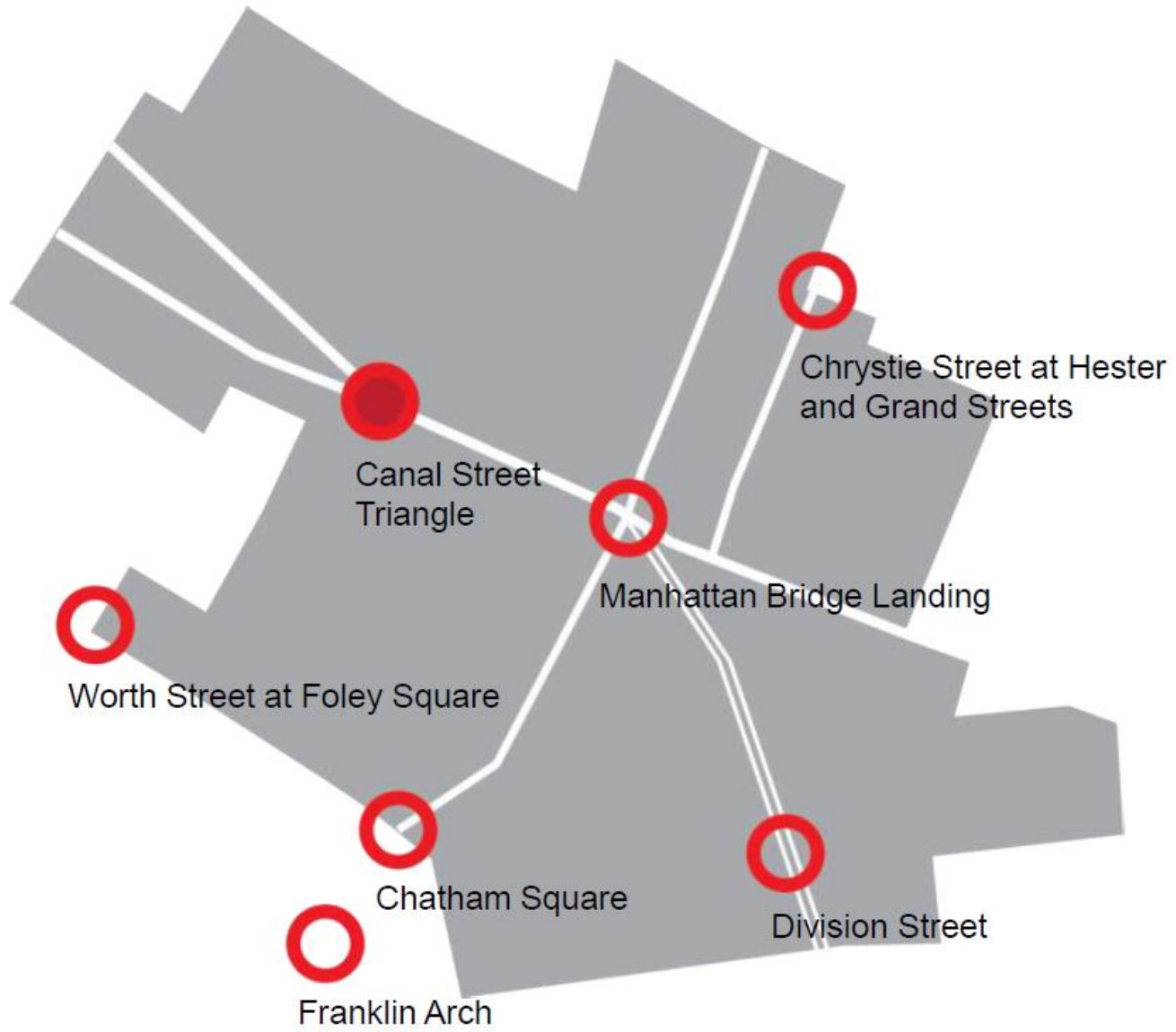
唐人街
GATEWAYS
TO
CHINA
TOWN
之道

Gateways to Chinatown

Stakeholders Advisory Committee

June 22, 2016





Manhattan Community Board 1 Committee Reports

Street Fair Task Force – D. Charkoudian

- 1) Battery Park fairs – Report
- 2) Expanding the number of CB1-sponsored street fairs in 2017 – Report
- 3) Possible CB1-sponsored Holiday fair for 2016 – Report
- 4) Pop-up style street fairs for 2017 – Report
- 5) Summary of dates, locations and received or expected revenues of 2015 and projected 2016 Street Fairs – Report

Manhattan Community Board 1 Committee Reports

Personnel – R. Byrom

- 1) Selection of Community Board 1 Land Use Consultant – Resolution
- 2) Application for Public Membership on Community Board 1 – Report

Manhattan Community Board 1

Committee Reports

Youth & Education – T. Joyce

Seaport/Civic Center – P. Hovitz

1) Application for Playstreet on Peck Slip between Pearl Street and Water Street on all school days at various times from 7:00 am to 4:00 pm by PS 343 – Resolution

Manhattan Community Board 1 Committee Reports

Youth & Education – T. Joyce

- 1) Increasing Speed Cameras in School Zones – Resolution
- 2) Traffic Safety on West Street – Resolution
- 3) City Fiscal Year 2018 Budget Consultation Process with Department of Education – Resolution
- 4) Ideas + Inspiration – Report

Manhattan Community Board 1 Committee Reports

Battery Park City – A. Notaro

- 1) Battery Park City Authority – Report
- 2) Allied Barton Ambassadors – Report
- 3) Unexpected rent hikes and lease issues in Battery Park City – Report
- 4) Asphalt Green agreement with BPCA and performance as a Community Center – Report
- 5) West Street traffic issues – Report
- 6) Presentations by BPC organizations – Report

Potential Housing Issues in CB1

421a buildings & preferential rent

How to check if you are RS

Lease renewals

How to get repairs

Construction as harassment

Legal service providers

HCR forms

Tenant association resources

SCRIE complications

Housing Issues Context

District Wide Issues

- Gentrification pressures throughout district with rising market rents, active property sales and rising property values
- Vacancy rates remain low
- Legal service providers for Housing cases are very busy
- Lots of tenant harassment allegations (e.g.- Croman)

CB1 Issues


- Many regulated units are approaching expiration dates
- Many residents not sure of their rights as renters in condo/co-op buildings
- Lease renewals, security deposits and unexpected rent hikes

Most Common Issues

- Lease renewals
 - Tenants don't know to choose between 1 or 2 years for renewal
 - Tenants cannot get renewal lease signed by landlord/management or lease is heavily modified
- Security Deposits
 - Management asks for security deposits when ownership changes hands
- SCRIE/DRIE
 - Lack of lease so can't renew benefits
- Unexpected Rent Hikes through preferential rent

Are you rent regulated?

1. Call
 - 718-739-6400
 - Information will be mailed directly to apartment
2. Email
 - ORAFOIL@nyschr.org
 - Include proof of tenancy
3. Mail
 - File out "Request for Access to Public Records" form
 - Mail completed form with proof of tenancy to
 DHCR Gertz Plaza
 92-31 Union Hall St, 6th floor,
 Jamiaca, NY 11433
4. In person
 - Bring proof of tenancy
 - Utility bill
 - Lease
 - Photo id
 - Fill out form and submit to window
 - Wait for records to be printed



State of New York
Division of Housing and Community Renewal
 Office of Rent Administration
 Web Site: www.nyschr.org

Reference Number:
 Office use only.

Request for Access to Public Records

Please read instructions on the reverse side before completing this request form.

1. **Mailing Address of Requester:** _____ **Subject Building:** _____
 Name _____ Address (No. & Street) _____
 Address _____ Apt. No. _____ City, State & Zip Code _____
 City, State & Zip Code _____ Owner's/Managing Agent's Name _____
 () _____
 Daytime Telephone No. _____
2. **E-Mail Address:** _____
3. **I am the** Owner Prospective buyer Managing Agent Subtenant
 Tenant Representative Owner Representative **Tenant** Other (specify): _____

Do the requested records need to be certified for a court appearance or any other purpose? Yes No

If this information is needed for a court appearance, please give date and attach court papers. Court date: _____

4. **Copy of Order(s)** Docket/Order # (limit of four [4] per request form):
 1. _____ 3. _____
 2. _____ 4. _____

5. **Record Review - Case File**
 Docket/Order Number _____
 Copy of Entire File _____
 Copy of Specific Document _____

6. **Record Review Rent Control Records Only:**
 Apartment Number(s) _____
 Registration Card
 MBR Profile
 Fuel Cost Adjustment

7. **Rent Registration**
 Building-wide Rent Roll. (specify years) _____ (Rent Roll information can only be provided to the building owner; authorized representative of owner or authorized representative of all tenants in the subject building or anyone operating with the express consent of the foregoing.)
 Initial Building-wide Services Registration
 Individual Apartment(s) Rent History (specify years) _____ Apt. #'s.
 Initial Apartment Services Registration. Apt. #'s. _____
 Print-out of cases for subject building.

8. **Status Request** (This information may be available at www.nysdhcr.gov)
 Please provide an update on the status of the pending case.
 Docket Number(s) _____

Date: ____/____/____
FOIL - 1 (9/09)

Signature: _____

Common CB1 Housing Issues

1. Lease renewals
2. Security Deposit
3. SCRIE/DRIE

- You are entitled to lease renewal, if your unit is rent stabilized, unless you violated terms of the lease.
- Free Legal service providers are available
- Fill out HCR forms
<http://www.nyshcr.org/Forms/Rent/ra90.pdf>
- or go to Housing court

Landlords of buildings with six or more apartments must put all security deposits in New York bank accounts earning interest at the prevailing rate. Landlords are entitled to collect annual administrative expenses of one percent of the deposit. All other interest earned on the deposits belongs to the tenants.

https://www1.nyc.gov/assets/finance/downloads/pdf/scrie/scrie_lack_of_lease_cert.pdf

Getting Repairs

1. First, call the super to report the problem.
2. Follow up with the landlord or management company if the super cannot help or does not respond in a reasonable amount of time. Ask for a timeline if the request is not being properly addressed.
3. If the landlord responds, follow all instructions from the landlord concerning the repairs. This includes allowing the landlord access to the apartment at an agreed upon time so that the issue can be inspected and repaired.
4. If the issue is not addressed in a reasonable amount of time, or if you are unsatisfied with the repair, call **311** or use **311ONLINE** to report the violation. You can track your case with HPD through the tracking number provided at the time of the complaint.
5. You can also file a case in Housing Court if the landlord refuses to make repairs or provide required services. Further info available at New York Courts: www.nycourts.gov/courts/nyc/housing

Helpful Resources

- ANHD

http://www.anhd.org/?page_id=4291

- Met Council on Housing

Hotline: 212-979-0611

- Housing Court Answers

<http://cwtfhc.org/information-sheets>

2nd floor of Housing court at 111 Centre Street

- CB1 survey of RS units

- Tenants and Neighbors

<http://tandn.org>

- NYS AG's tenant's rights guide

www.ag.ny.gov/resource-center-0

- NYS DHCR

Rent Info Line: 718-739-6400

<http://www.nyshcr.org/Forms/Rent/#tenant>

<http://www.nyshcr.org/Rent/FactSheets/>

Legal Service Providers

- Legal Aid Society

M-F 9-5pm 212-577-3300

- Manhattan Legal Services

M/Th 1-3pm 646-442-3110

- MFY Legal Services

Tu/Fri 2-4:30pm 212-417-3812

- Housing Conservation Coordinators

Evictions of women with children 212-541-5996

What have you heard?

- Which buildings have issues?
 - Any specifics on Management discriminating against regulated units?
 - Is there a pattern of harassment?
 - Do tenants want to organize?
 - Are your 311 complaints being adequately addressed?
- Any buildings claiming they will demolish?
- What type of eviction cases do you hear about?
(e.g.- hoarding?)

Questions and Answers

Call 311 and log your complaint number

yteo@council.nyc.gov

M-F, 10am-6pm, (212)587-3159

165 Park Row, Suite 11 (behind Rite Aid, across from 1Police Plaza)

Yong Teo
Director of Housing and Constituent Services
Office of Councilmember Margaret Chin

REGISTER & FUNDRAISE



THE NEIGHBORS' FUNDRAISER: THE NEIGHBORS



Share Tweet



The area's residents participating in this year's run.
May 25, 2016

The area's residents participating in this year's Stephen Siller Tunnel to Towers 5k Run & Walk - NYC. [See more](#)

BENEFITING: [Stephen Siller Tunnel to Towers Foundation](#)
EVENT: [New York City 2016](#)

THE STORY:
[About the Stephen Siller Tunnel to Towers Foundation](#)

The Siller Family started the [Stephen Siller Tunnel to Towers Foundation](#) to honor the memory of their brother, Stephen, a New York City firefighter (FDNY) who lost his life on September 11, 2001 after strapping on his gear and running through the Brooklyn Battery Tunnel to the Twin Towers.

REGISTER
FOR THIS EVENT

DONATE
TO THIS FUNDRAISER

\$0
MONEY RAISED

FUNDRAISE FOR THIS CAMPAIGN

<https://www.crowdrise.com/the-neighbors>

RUN WALK HONOR OUR BRAVEST



FOLLOW THE FOOTSTEPS OF 9/11 HERO,
FIREFIGHTER STEPHEN SILLER TO ENSURE THAT
WE NEVER FORGET AND HONOR THE SACRIFICES OF OUR FIRST
RESPONDERS AND MILITARY HEROES.

**SUNDAY,
SEPTEMBER 25TH
9:30 AM**

RETRACE THE FOOTSTEPS FROM THE HUGH L. CAREY
TUNNEL (FORMERLY BROOKLYN-BATTERY TUNNEL) TO
THE WORLD TRADE CENTER SITE

EVENT
T-SHIRT

POST BBQ &
CONCERT

GREAT FUNDRAISING
INCENTIVES

REGISTER NOW!

[CROWDRISE.COM/THE-NEIGHBORS](https://www.crowdrise.com/the-neighbors)

All proceeds will benefit the Stephen Siller Tunnel to Towers Foundation, including our *Building for America's Bravest* program, which builds specially adapted, custom designed *smart homes* for our nation's most catastrophically injured service members.

● THANK YOU



anthony.notaro@gmail.com

646-270-0114

Manhattan Community Board 1 Committee Report

Quality of Life – P. Moore

- 1) Letter to Congress in support of funding for the Zika virus – Resolution
- 2) Crane Technical Working Group Report – Resolution
- 3) American Heart Association Walk/Run – Report
- 4) Construction Forum on September 22, 2016 – Report
- 5) Legislation to amend State Liquor Authority law – Report

Manhattan Community Board 1 Committee Report

Seaport/Civic Center – P. Hovitz

- 1) Hornblower noise and air pollution on Pier 15 – Resolution
- 2) High Water Mark – Resolution
- 3) 111 Worth Street, application for wine and beer license for Smit and Smith Worth Street LLC – Resolution
- 4) 42 Peck Slip (119 South Street), application for restaurant liquor license for Paris Café LLC d/b/a Paris Café – Resolution
- 5) Development at former J&R Site – Report
- 6) New Market & Tin Building Cooler Demolition – Report
- 7) Artists Loft, 181 Front St – Report
- 8) 15 Cliff Street plaza certification – Report



Hornblower noise and air pollution on
Pier 15

Hornblower Ship, The James Audobon
June 2016
P. Hovitz

Old Fulton Fish Market

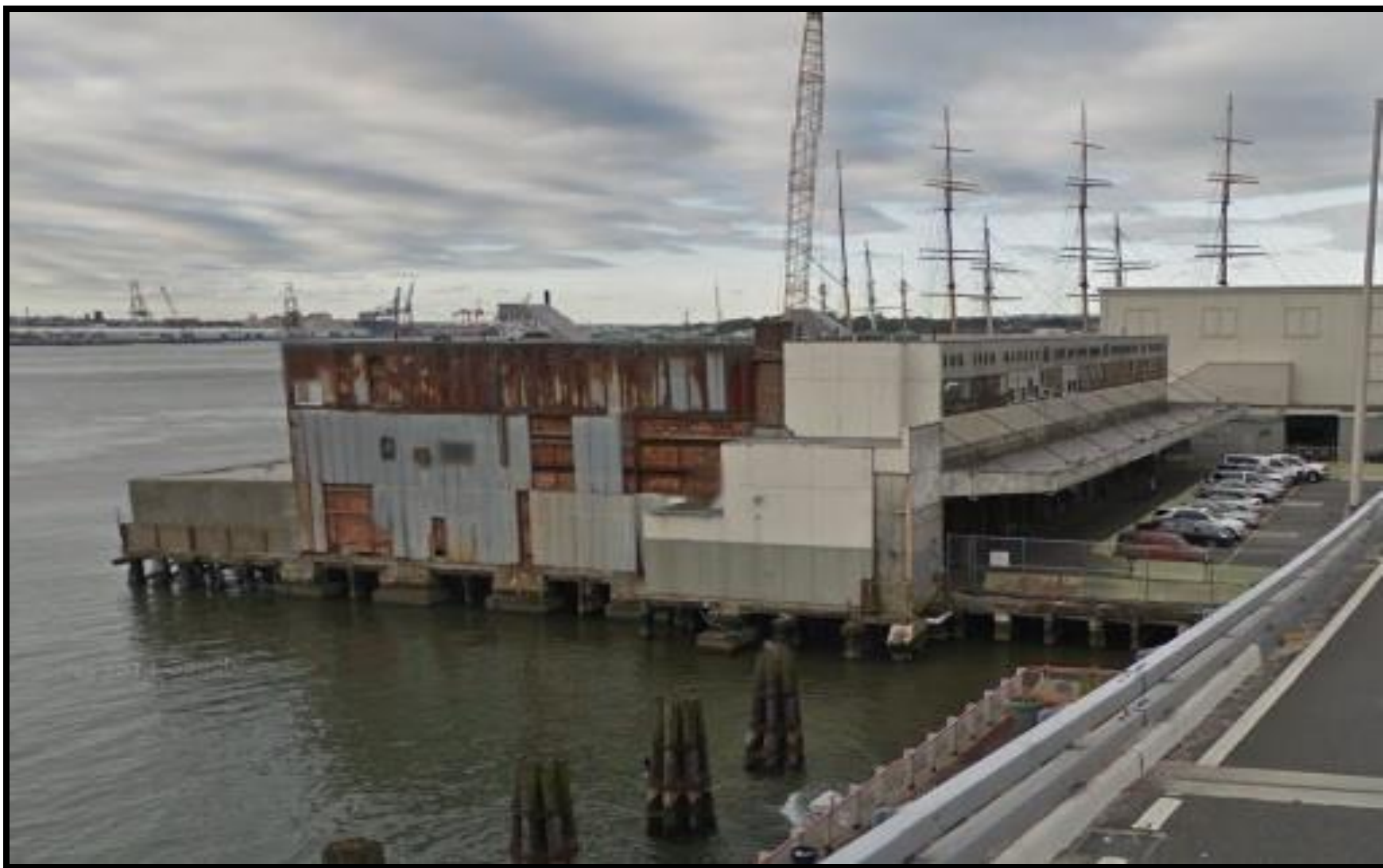
Community Board 1 Update

June 21, 2016



New York City Economic Development Corporation

Old Fulton Fish Market





West Apron

Transition Platforms

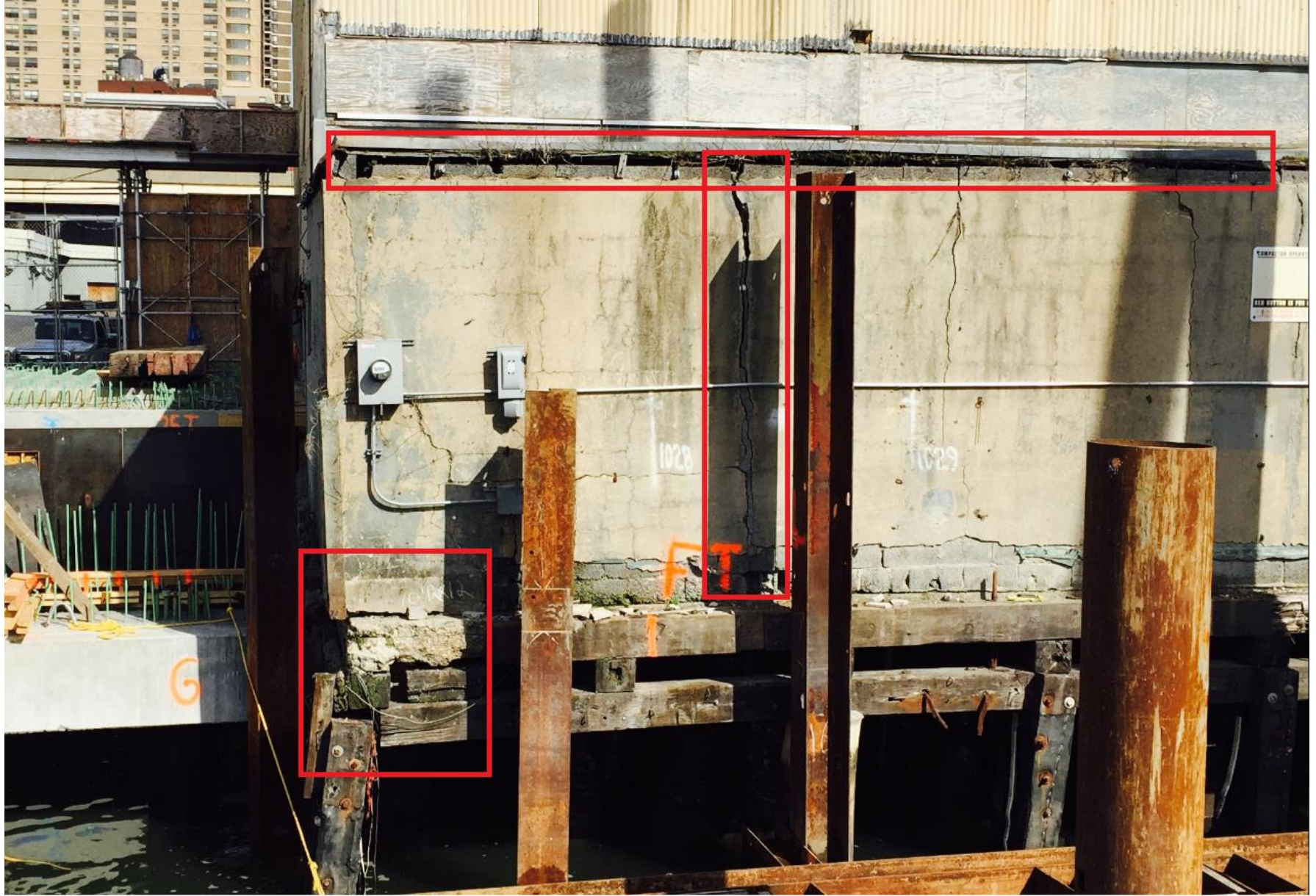
Tin Building
Cooler Section

New Market Building
Cooler Section

Area where structure has failed

Cooler Section:
No loading. Failure is highly likely

Cooler Section: No loading. Primary focus of demolition / structure is failing
New Market Building: Requires environmental testing and remediation.



Areas of major concerns

Attachment A

Scope of Work

New Market Building

- Conduct partial environmental abatement of exterior façade.
- Conduct full interior environmental abatement.
- Remove dead load from “Cooler Area” through select demolition.
- Provide temporary closure at areas of select demolition.

Tin Building

- Conduct full interior environmental abatement (no abatement needed on exterior).
- Remove dead load from “Cooler Area” through select demolition.
- Implement historical preservation measures as needed / required.
- Provide temporary closure at areas of select demolition.

Anticipated Schedule

- **Late June/ Early July 2016** – Permits in place and work begins. Work completion
- **Mid-July 2016**– Further evaluation of remaining structures

Progress Photos



Manhattan Community Board 1 Committee Reports

Planning – P. Kennell

- 1) Community District 1 Streetscape Survey – Resolution
- 2) Hazard Mitigation Grant Program resiliency funding – Resolution
- 3) New York City DEP plan to manage stormwater – Resolution
- 4) The Battery Playground – Resolution
- 5) Waterfront Alliance, City of Water Day on Saturday, July 16, 2016 – Report
- 6) MTA subway connections at the World Trade Center – Report
- 7) Mandatory Inclusionary Housing /Zoning for Quality and Affordability – Report
- 8) Combined Sewage Overflow (CSO) and Its Impact on Water Quality in NY Harbor – Report
- 9) NYC 2030 – Report
- 10) Mayor's Office of Recovery & Resiliency Interactive Map – Report

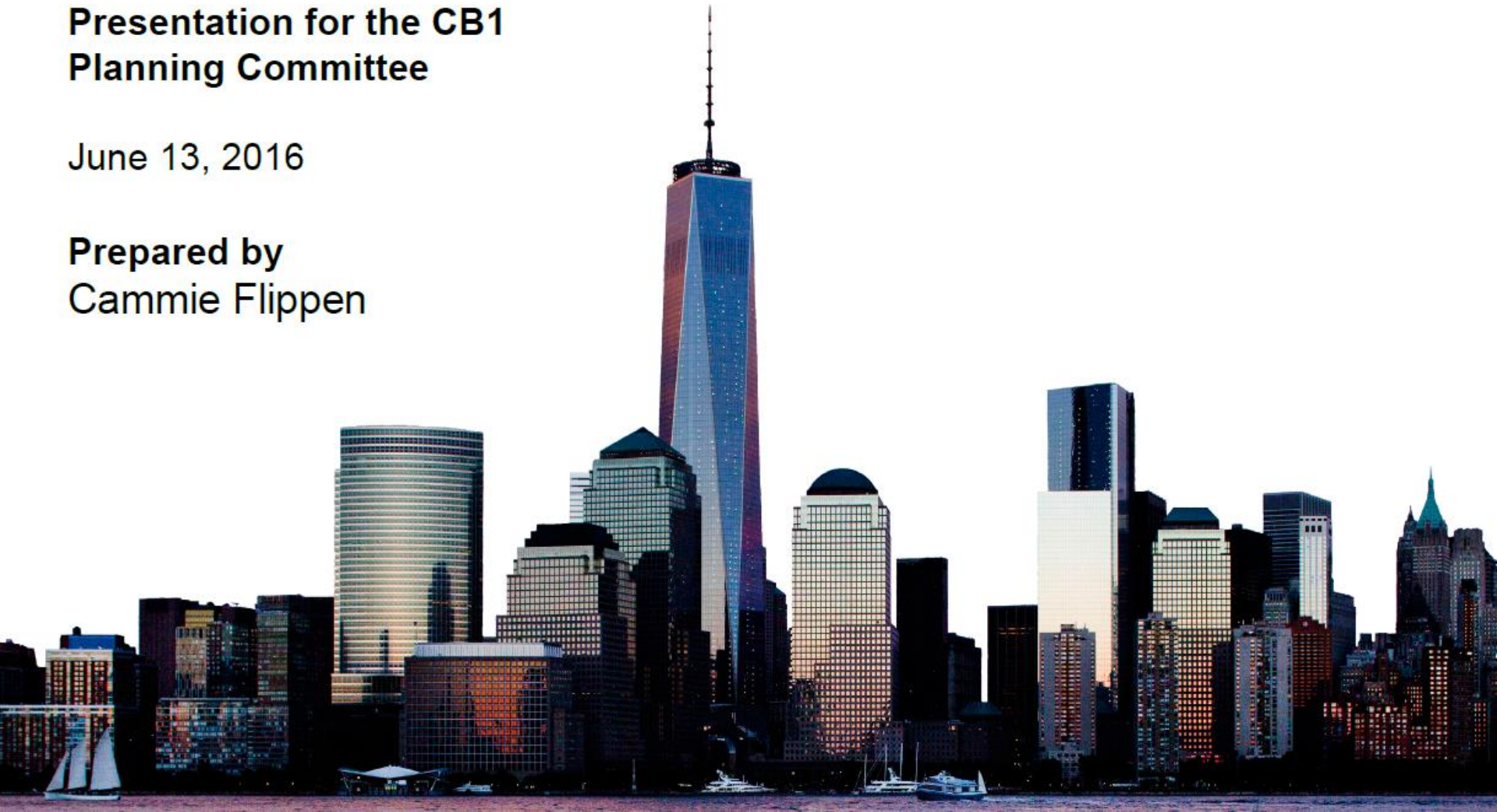
Streetscape Study of Lower Manhattan

An Analysis of the Sidewalk Features and Public Space of CB1

Presentation for the CB1
Planning Committee

June 13, 2016

Prepared by
Cammie Flippen



1.0 Introduction

“There is nothing as important to the pedestrian of the inner city as attractive and well-functioning sidewalks.”

Peter Bosselmann, *Urban Transformation: Understanding City Form and Design*

New York City

- Most pedestrian-friendly city in the United States.
- Progress in the safety and accessibility of sidewalks but noticeable areas for improvement in the mobility and appeal of the streetscape.

The Study

Manhattan Community District 1 encompasses the city’s most complex streets and sidewalks. This study will evaluate the *mobility* and *appeal* of the streetscape in the District.

- **Phase 1:** Sidewalk Feature Inventory
- **Phase 2:** Community Assessment Survey

2.0 Phase 1: Sidewalk Feature Inventory

2.1 Methodology

Selection of Features

- Permanent and tangible features that could be documented accurately
- Measuring or judgment of condition too time-intensive for data collectors

benches
bike racks
bus stops
emergency boxes
fire hydrants
light fixtures

mailboxes
maps
news boxes
newsstands
pay phones
planters

recycling bins
street signs
subway entrances
trash cans
trees
tree pits

Data Collection

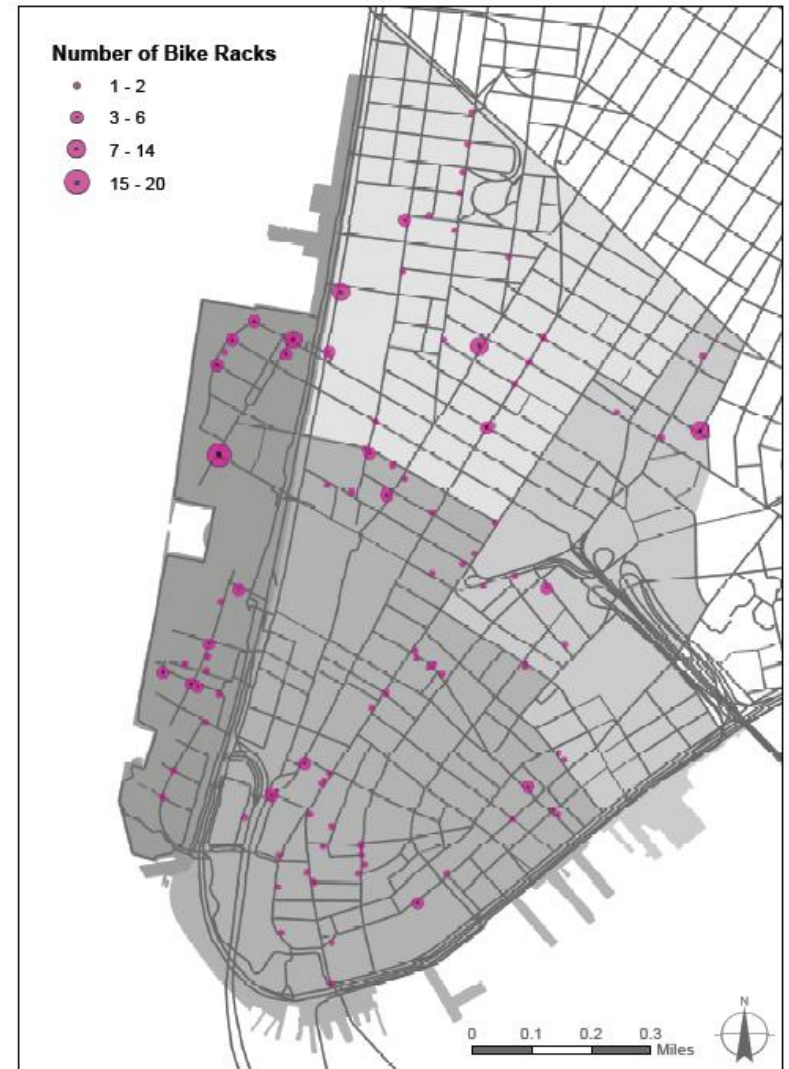
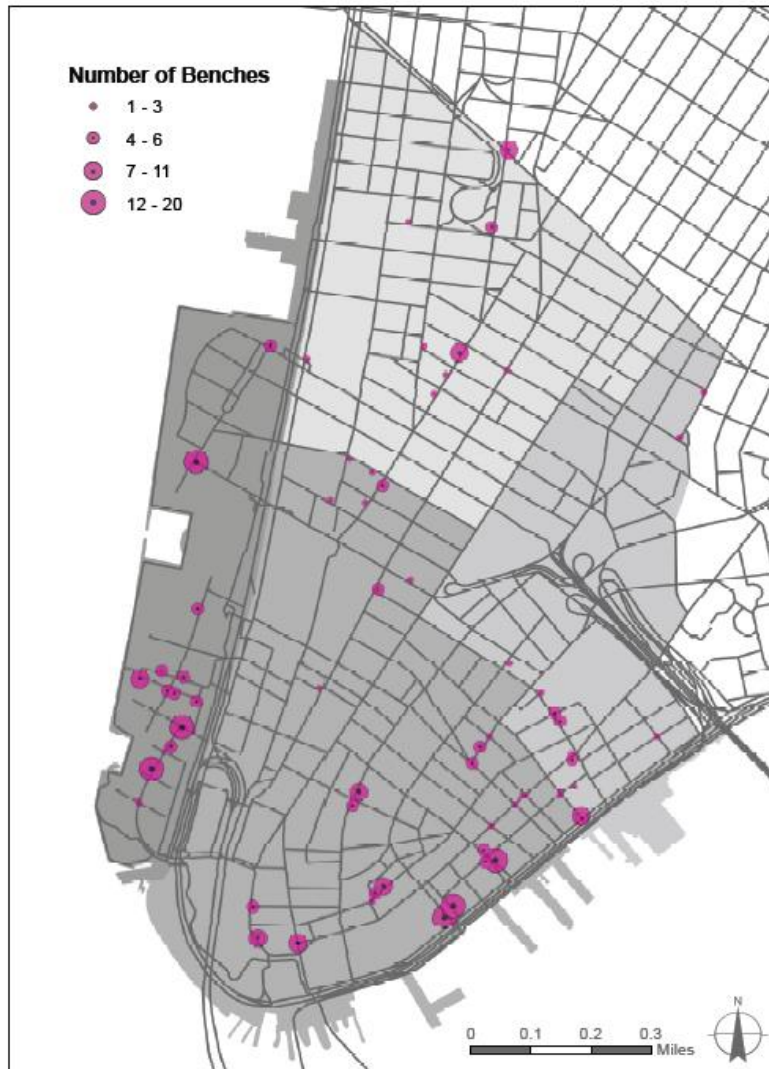
1. Four neighborhoods divided into zones
2. Twenty data collectors divided into pairs and assigned one zone
3. Street features counted and logged according to the closest building address or street intersection

2.0 Phase 1: Sidewalk Feature Inventory

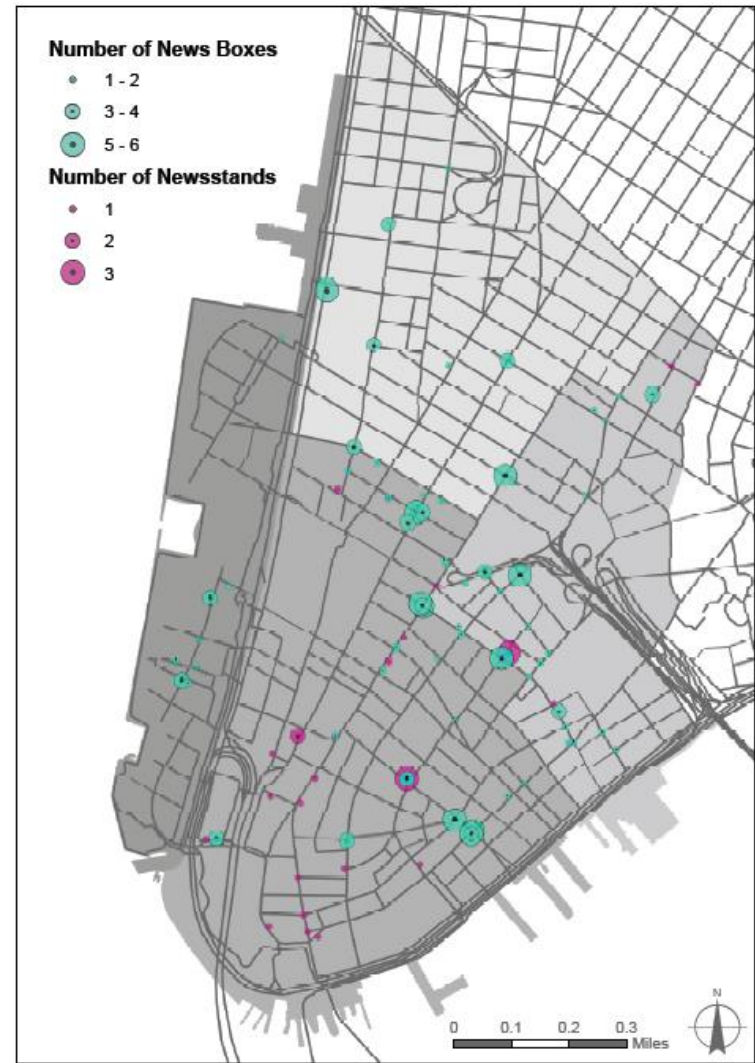
2.2 Results In total, **6,994 sidewalk features** were cataloged in the District.

Feature	Battery Park City		Financial District		Seaport / Civic Center		Tribeca		TOTAL
	#	%	#	%	#	%	#	%	
Bench	89	25%	160	45%	48	13%	60	17%	357
Bike rack	93	36%	87	34%	16	6%	59	23%	255
Bus stop	10	17%	32	54%	10	17%	7	12%	59
Emergency box	18	25%	29	41%	15	21%	9	13%	71
Fire hydrant	61	13%	240	50%	93	19%	83	17%	477
Light post	359	26%	594	43%	257	18%	186	13%	1396
Mailbox	14	7%	122	63%	39	20%	18	9%	193
Map	0	0%	5	100%	0	0%	0	0%	5
News box	24	13%	63	35%	55	31%	36	20%	178
Newsstand	0	0%	29	83%	4	11%	2	6%	35
Pay phone	1	1%	98	70%	22	16%	19	14%	140
Planter	0	0%	269	75%	34	9%	57	16%	360
Recycling bin	32	13%	144	61%	48	20%	14	6%	238
Street sign	58	4%	727	50%	291	20%	374	26%	1450
Subway entrance	0	0%	52	81%	6	9%	6	9%	64
Trash can	83	20%	89	21%	126	30%	122	29%	420
Tree	547	43%	267	21%	201	16%	244	19%	1259
Tree pit	0	0%	32	86%	0	0%	5	14%	37
TOTAL	1389		3039		1265		1301		6994

2.0 Phase 1: Sidewalk Feature Inventory



2.0 Phase 1: Sidewalk Feature Inventory



2.0 Phase 1: Sidewalk Feature Inventory

2.3 Analysis

Battery Park City

- Healthiest sidewalks in the District.
- **Doing well:** High number of trees with 43% of the entire District's count and zero tree pits. Also, 89 benches (25%), 93 bike racks (36%), and 83 trash cans (20%).
- **Areas for improvement:** No wayfinding maps and recycling bins are not dispersed.

Financial District

- Most complex sidewalks in the District.
- **Doing well:** Well-served by transit with 32 bus stops and 52 subway entrances. Well-lit with almost 600 light posts. Low-lying greenery with 269 planters.
- **Areas for improvement:** High number of pay phones and street signs. Low tree count and distribution with many tree pits.

Seaport / Civic Center

- Sidewalks dissected by the Brooklyn Bridge.
- **Doing well:** High number and even distribution of trash cans (126), recycling bins (48), and light posts (257).
- **Areas for improvement:** Only 16 bike racks, 48 benches, and 34 planters (concentrated in the Fulton Street corridor).

Tribeca

- Most orderly sidewalks in the District, with grid and relatively even distribution of features.
- **Doing well:** Moderately well-served by bike racks, and a high count and even distribution of trash cans.
- **Areas for improvement:** Low count of benches (60), uneven distribution of light posts and trees, and few recycling bins.

3.0 Phase 2: Community Assessment Survey

3.3 Analysis (Summary)

Survey responses did not vary significantly between neighborhoods.

Sidewalk Conditions

- Even distribution:
 - **34%** rated “Excellent” or “Good”
 - **37%** rated “Sufficient”
 - **28%** rated “Fair” or “Poor”
- Condition can change quickly from block to block

Obstacles

- 1.** Trash cans
- 2.** Bus stops
- 3.** Subway entrances
- 4.** Bike racks
- 5.** Construction

Suggested Improvements

- 1.** Cleaner sidewalks
- 2.** More trees
- 3.** Wider sidewalks /
more space
- 4.** More benches
- 5.** Less garbage

4.0 Recommendations

4.1 Policy and Design Goals

1. *Increase Mobility*
2. *Improve Appeal and Quality of Life*
3. *Incorporate Streetscape Study Data and Community Input*

1. Incremental Approaches

Useful during the time it takes to approve, develop, fund, and conduct a comprehensive study.

Redesign Public Transit Access Points

- Reconfigure bus stops, subway, and other public transit entrances so they do not impede pedestrian traffic.

Stricter Sidewalk Sanitation Enforcement

- Expand the NYC Sanitation Regulation unit.
- Increase the fine amount for dirty sidewalks for both residential and commercial properties.

Widen Sidewalks

- Limit off-street parking, and/or reduce the number of street lanes.

Expand or Improve Existing Programs

- Improve Wayfinding - WalkNYC
- Increase Open Space - DOT Plaza Program
- Plant More Street Trees - NYC Parks Tree Planting Program
- Reimagine Pay Phones as Wi-Fi hotspots - LinkNYC

4.0 Recommendations

2. Comprehensive Approach

A comprehensive approach to address sidewalk safety, accessibility, mobility, and appeal is needed given the unique and complex challenges of this District.

The Special Mobility District

- Allows unique density and mobility challenges to be viewed and addressed together
- Increases communication and coordination between City Agencies
- Combine sources of funding

1. Expand DOT's Street Grading System

- Expand system to include the condition of sidewalks and sidewalk features

2. Integrate "Smart City" Components

- Develop distinct sanitation/commercial traffic schedules and regulations
- Continue the installation of innovative features
- Introduce new features for resiliency and increased safety
- Combine functions of specific street features



**Homeland Security
and Emergency Services**

ANDREW M. CUOMO
Governor

JOHN P. MELVILLE
Commissioner

September 21, 2016

Mr. Jerome Hatfield
Regional Administrator
FEMA Region 2, 28 Federal Plaza
New York, New York 10278-0002
Attn: Mr. Robert Tranter

Mr. John Covell
Executive Director
Sandy Recovery Office (SRO)
118-35 Queens Boulevard
Forest Hills, New York 11375

Dear Mr. Hatfield and Mr. Covell:

As Alternate Governor's Authorized Representative, I am writing to request additional Federal Emergency Management Agency (FEMA) funding for applications submitted under the Hurricane Sandy (DR-4085 NY) Hazard Mitigation Grant Program (HMGP). I greatly appreciate FEMA's ongoing support for the State's HMGP initiatives. In support of this request, I offer the following information:

I am pleased to report that New York State is well-positioned to use all the additional funding that FEMA has provided to date. The State has identified 65 projects totaling more than \$766 million which will be submitted by the September 30, 2016 deadline for the latest \$211.6 million lock-in amount, leaving more than \$554 million in potentially unfunded HMGP projects. This includes projects to provide back-up power to numerous medical centers, enhance coastal protections, and protect the southern-most tip of Manhattan.

Letter from NYS
Homeland Security
and Emergency
Services to FEMA
requesting
additional HMGP
funding for projects
including, "to protect
the southern-most
tip of Manhattan."

NYS received this
funding but it was
not used for Lower
Manhattan
resiliency

The background of the slide features a soft, bright sky with a silhouette of a hill in the foreground. Two children are depicted in silhouette: one is running on the left side of the hill, and the other is sitting on the right side. The overall tone is light and airy.

BATTERY PLAYSCAPE!

Presentation to CB1 - June 13, 2016

SITE PLAN

PROGRAM OVERVIEW



THE ECOLOGY OF PLAY

There are four distinct zones within the playground, offering exciting destination and encouraging children to traverse the whole 1 acre park. The playground is seamlessly stitched together with a network of paths, open space and shortcuts.



ADVENTURE BLUFFS

EXISTING CONDITIONS FROM STATE STREET



ADVENTURE BLUFFS

FRAMING THE STATE STREET ENTRY

The Battery Playscape becomes a new gateway to the Battery from State Street. Adventure Bluff anchors the corner in a lush garden while framing views to Sea Glass and the harbor beyond. The Battery Playscape is a seamless transition from urban to play.





Framing the
playground entry



Five Slides
Boulder Climb
Misty Sky Lake



Five Slides
Boulder Climb
Misty Sky Lake



Playhouses
Rope Bridges



Jewel Box Theater
Urban Orchestra
Storytelling Patches



Sand Play
Water Play
Channels
Water Tables



CITY OF WATER DAY

— Free Family Festival —

SATURDAY, JULY 16, 2016 10AM-4PM



LOCATIONS

GOVERNORS ISLAND

MAXWELL PLACE PARK
IN HOBOKEN

DOZENS OF IN YOUR
NEIGHBORHOOD LOCATIONS
THROUGHOUT THE REGION

Get out on our waterfront—and on the water—with the Waterfront Alliance’s annual City of Water Day! This free, family-oriented celebration of the world-class potential of the New York and New Jersey waterfront has grown into the region’s biggest harbor festival.

Highlights of the day include free boat tours on all kinds of vessels, from tall ships to tugboats; free rowing, kayaking, paddle-boarding, and the highly anticipated Con Edison Cardboard Kayak Race; and the Waterfront Activity Fair and Disney Children’s Activities offer something for the whole family.

waterfrontalliance.org
#CityofWaterDay

WATERFRONT ALLIANCE

217 Water Street, Suite 300 New York, NY 10038 | 212.935.9831 |
info@waterfrontalliance.org | waterfrontalliance.org



<http://waterfrontalliance.org/what-we-do/city-of-water-day/>

Cortlandt Street #1 Line Station Reconstruction

Church Street Corridor Projects

World Trade Center Site



Agenda

- Connection between Transit Hall and Dey Street Concourse, opened May 26, 2016
- Cortlandt Street #1 Line Station
- Church Street Corridor Improvement Projects



Connection from Transit Hall Lower Concourse Level to Fulton Center



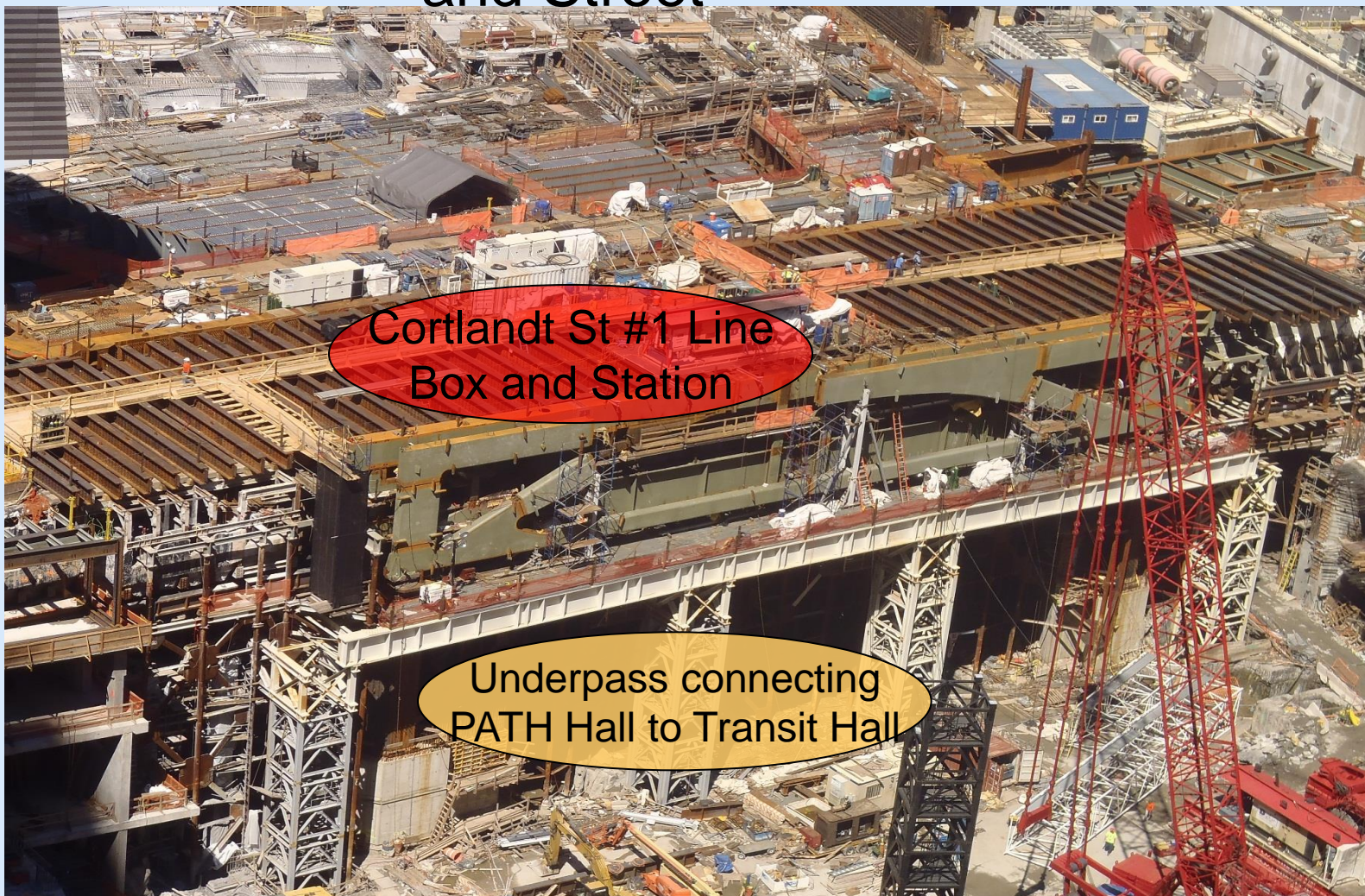
Underpinning of the #1 Line



Following the underpinning of 1200LF of #1 Subway box, excavation, rock blasting and construction of top-down permanent support of the subway box with Greenwich Street restored above the #1 subway from Vesey St to Liberty St.



265' Tied Arch Span Supporting the #1 Subway Box and Street



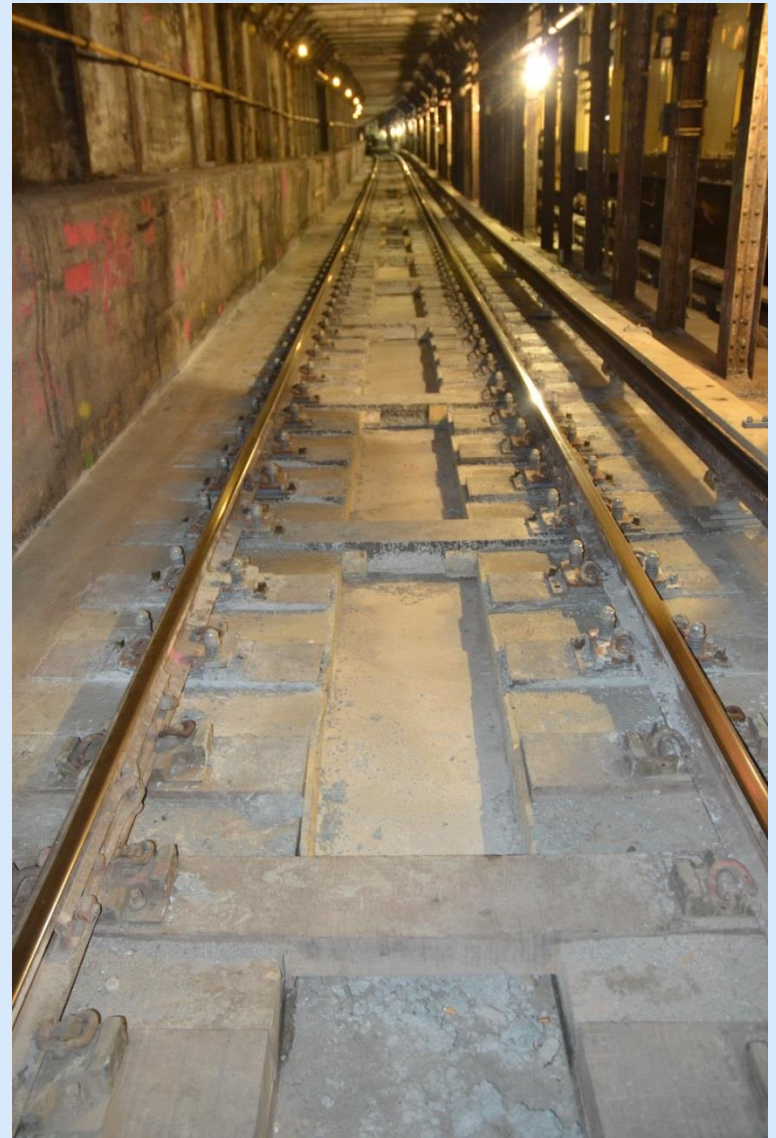
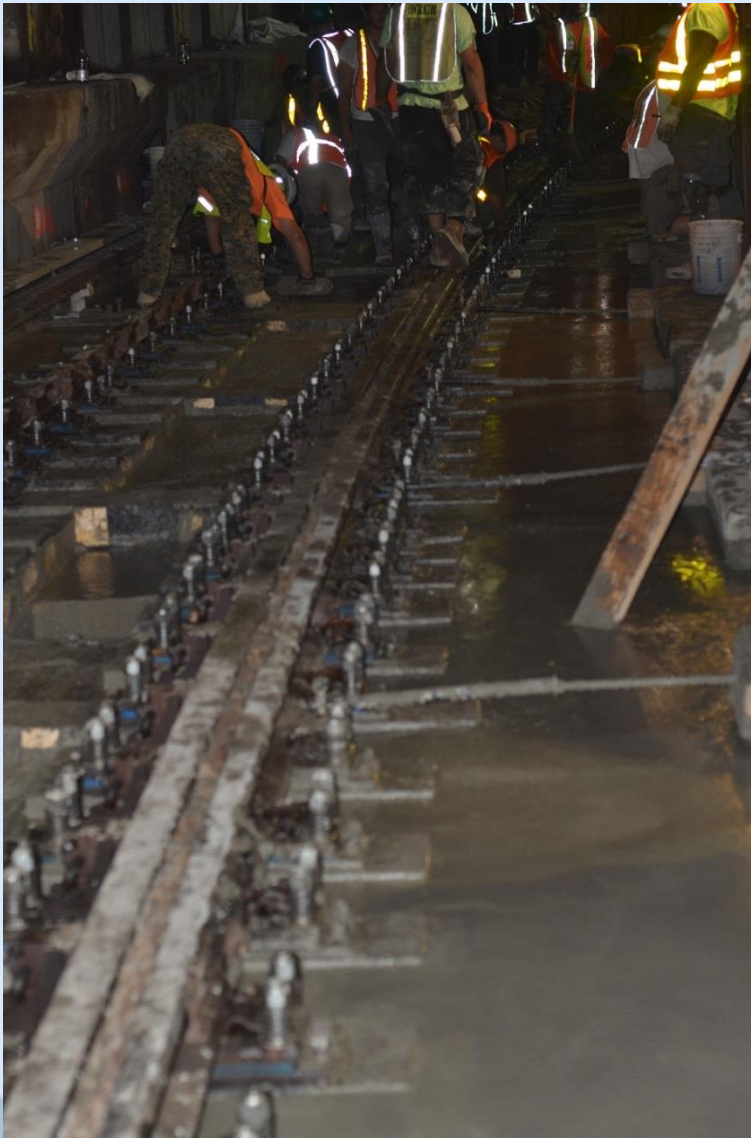
Cortlandt St #1 Line
Box and Station

Underpass connecting
PATH Hall to Transit Hall





1200LF Track demolition
June thru November 2015 track outages



Complete replacement of two tracks, V1 and V4,
1200LF each



Platform Wall Finishes Concept

by Ann Hamilton Studios, Courtesy Arts & Design





Connection from Transit Hall Upper Concourse Level to
Northbound 1 Line Platform





Northbound Platform Connection to Transportation Hub

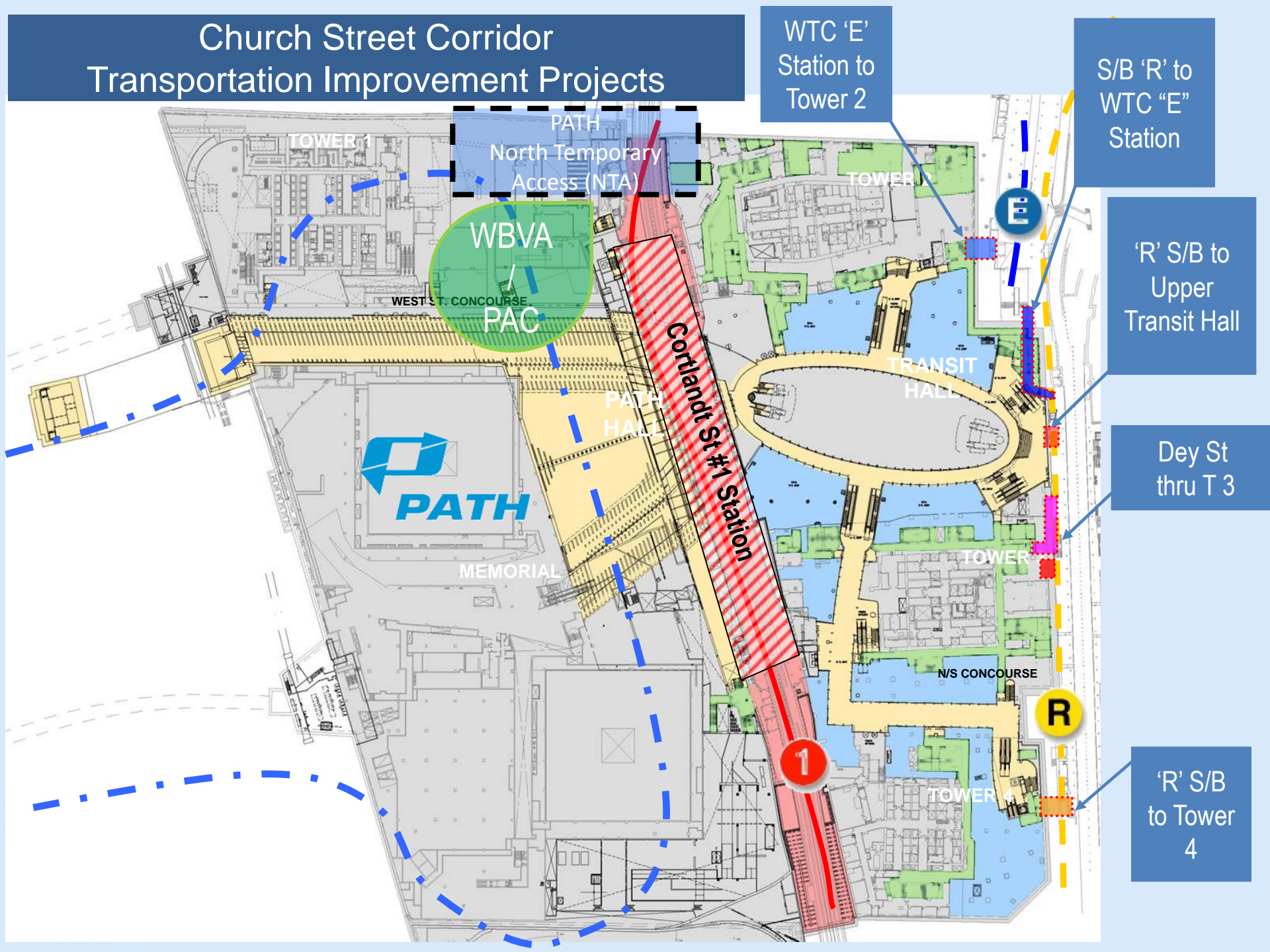


Church Street Corridor Project Description

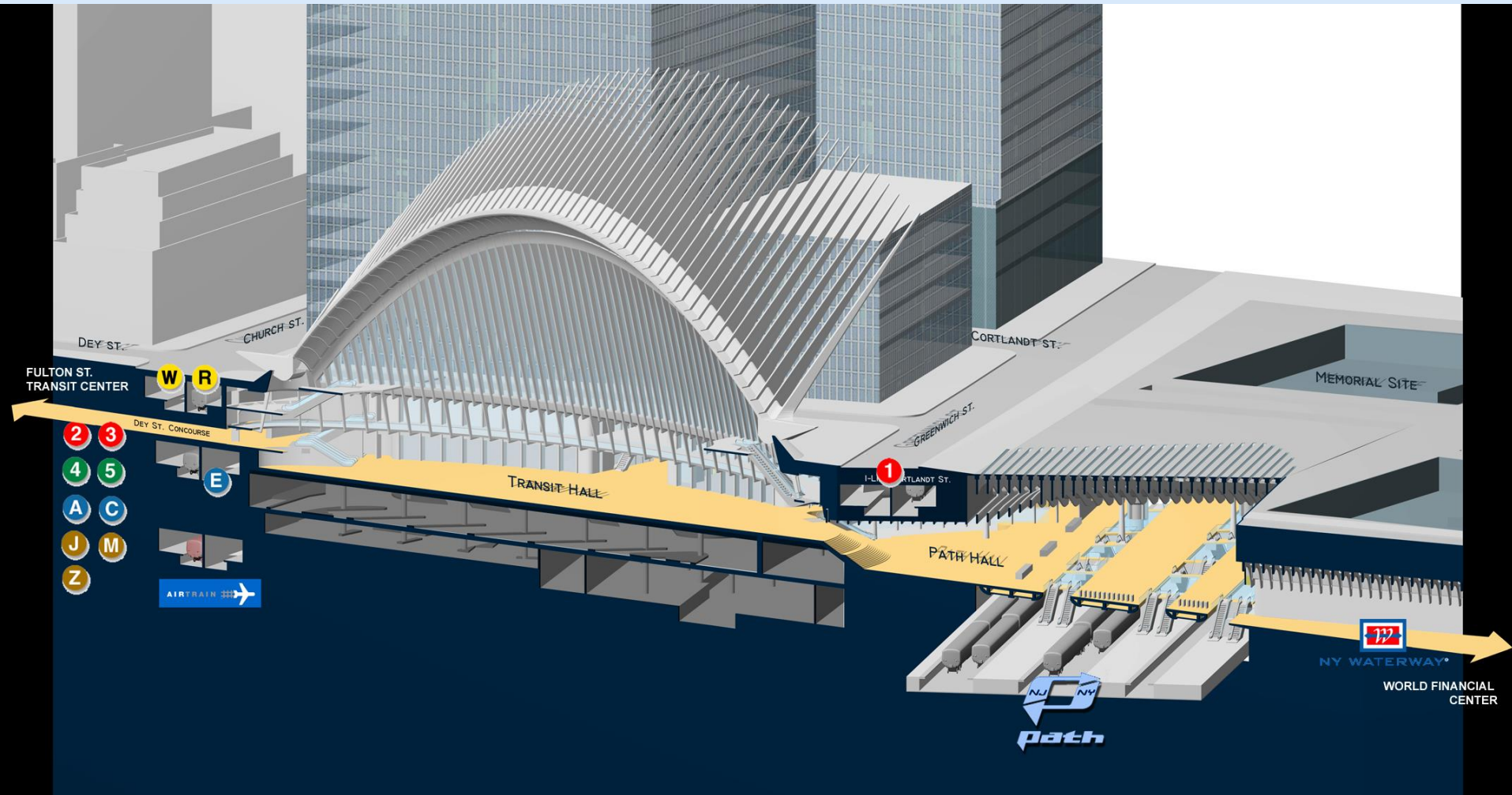
- Cortlandt Street 'R' to 'E' Line Connector, WTC Station
- Cortlandt Street 'R' to Tower 4
- 'E' Line, WTC Station to Tower 2
- 'R' Southbound to Upper Transit Hall
- 'R' Underpass to Lower Transit Hall (Dey Street Connector)
- Cortlandt Street 'R' Southbound Platform Station Rooms within Tower 3 and Emergency Egress Stairs
- New station finishes



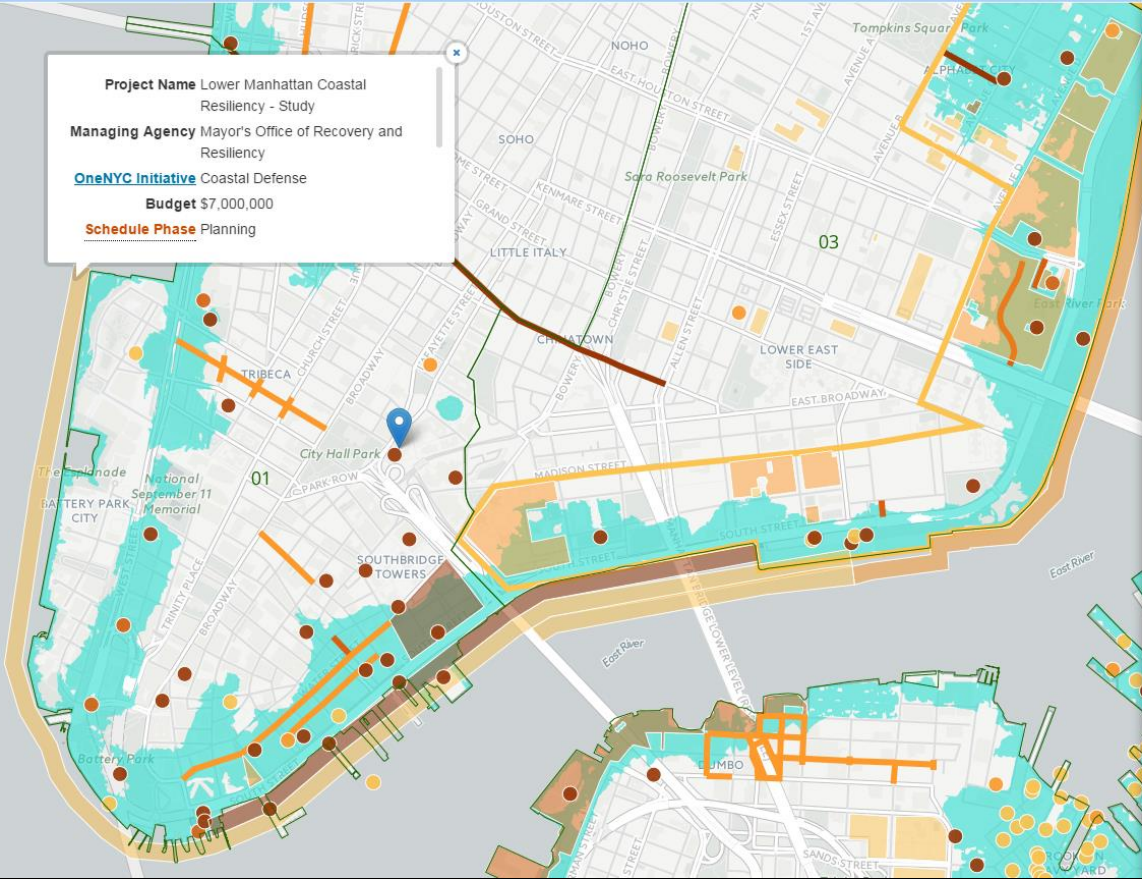

Church Street Corridor Transportation Improvement Projects



THANK YOU



1 Centre Street, Manhattan, NY 10007



The map displays Lower Manhattan with various project locations marked by colored dots and lines. A search bar at the top left shows the address '1 Centre Street, Manhattan, NY 10007'. The map includes labels for streets like Washington Street, Greene Street, and Broadway, and landmarks like City Hall Park and Battery Park. A legend on the right side of the map indicates project phases: Planning (yellow), Design (orange), Construction (red), and Completed (brown). A 'Sandy Inundation' layer is active, showing flood zones in light blue and cyan.

Project Name Lower Manhattan Coastal Resiliency - Study
Managing Agency Mayor's Office of Recovery and Resiliency
OneNYC Initiative Coastal Defense
Budget \$7,000,000
Schedule Phase Planning

RESILIENCY AND RECOVERY PROJECTS

VIEW PROJECTS BY

- Schedule Phase
- OneNYC Initiative

LEGEND

- Planning
- Design
- Construction
- Completed

FILTER PROJECTS BY

MAP LAYERS

Sandy Inundation i

FEMA Modeling Task Force (MOTF) - Hurricane Sandy Impact Analysis created from field-verified High Water Marks (HWMs) and Storm Surge Sensor data from the U.S. Geological Survey (USGS), as of February 14, 2013. HWMs and Surge Sensor data are used to interpolate a water surface elevation, then subtracted from the best available Digital Elevation Model (DEM), to create a depth grid and surge...

Manhattan Community Board 1 Committee Reports

Tribeca – E. Lewinsohn

- 1) 165 Church Street, application for unenclosed sidewalk café for Sole Di Capri LLC – Resolution
- 2) 69 Leonard Street, application for restaurant liquor license for Ichidan LLC – Resolution
- 3) 281 Church Street aka 35 White Street, application for liquor license for David Bouley Atelier LLC – Resolution
- 4) 118-120 Duane Street tenants – Resolution

Manhattan Community Board 1 Committee Reports

Financial District – S. Cole

- 1) 100 Washington Street, China Institute Phase Two Renovations – Resolution
- 2) 1 Wall Street, application to waive requirement for rooftop recreation space – Resolution
- 3) 17 Trinity Place, application for pizzeria beer & cider license for 18 Pizza LLC d/b/a Bravo Kosher Pizza – Resolution
- 4) 23 Park Place, application for an alteration of a restaurant liquor license for Murray Place Inc. d/b/a Barleycorn – Resolution
- 5) 62 Pearl St, application for restaurant liquor license for Shorty's Restaurant LLC d/b/a Shorty's – Resolution
- 6) Game On! Water Street summer programming – Report
- 7) Pen Parentis, Ltd – Report



ONE WALL STREET
NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE
COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS



A PROGRAM FOR HISTORIC PRESERVATION AND ADAPTIVE REUSE

- Restore building facades
- Preserve the Red Room and restore public access
- Open-up the building to the neighborhood:
 - New residential and retail entrances
 - Open New Street to pedestrians
 - Reimagine the Exchange Place frontage as a lively and active urban plaza
- New Retail - 134,590 sf
- New Residential - 680,304 sf (480 Units)
 - 179 Condominium units
 - 301 Rental units
- Commercial Offices - 115,000 sf
- Physical Culture Establishment - 19,150 SF

- Total 949,923 SF

ONE WALL STREET
NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS

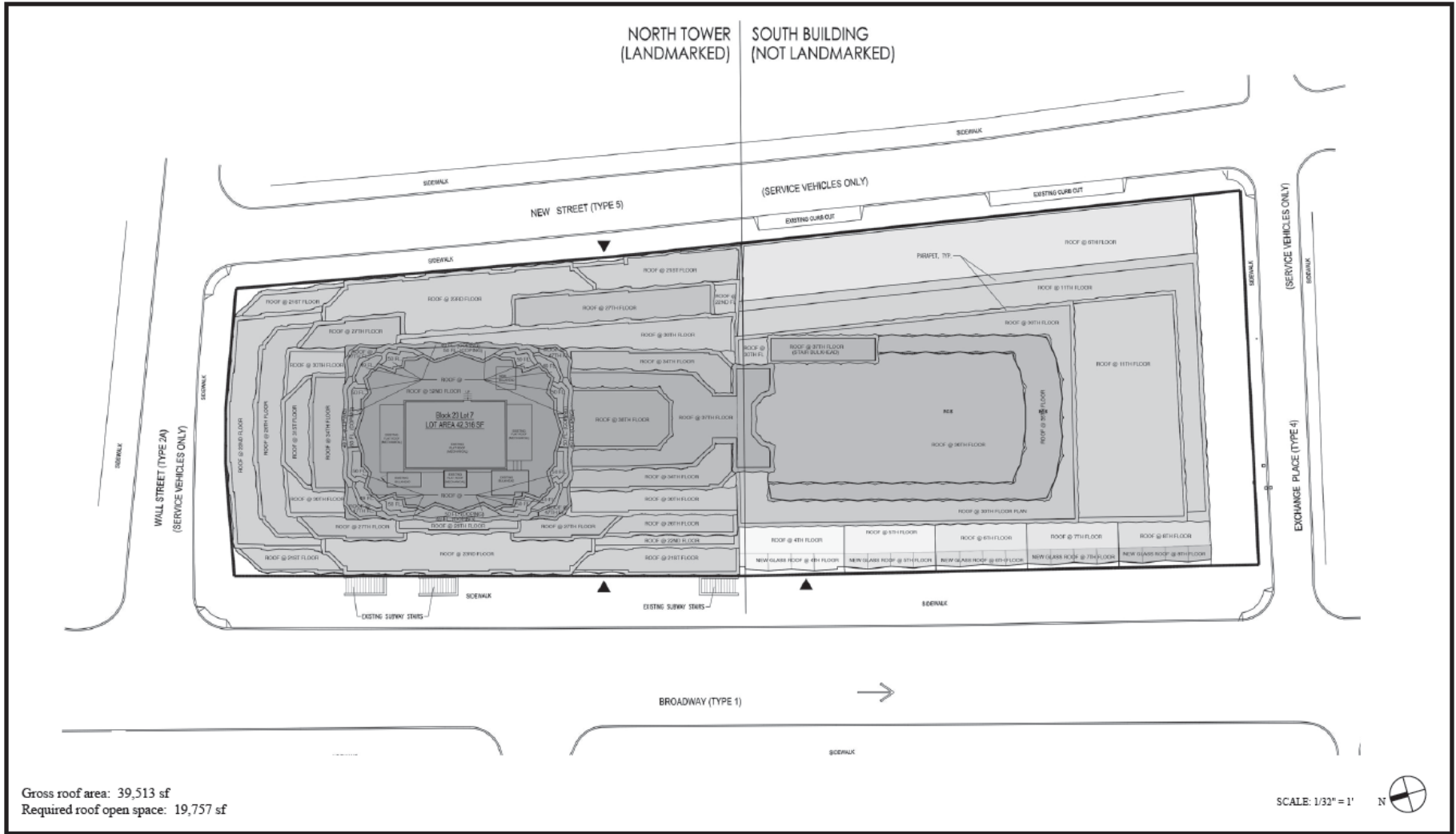


ONE WALL STREET
NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE
COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS

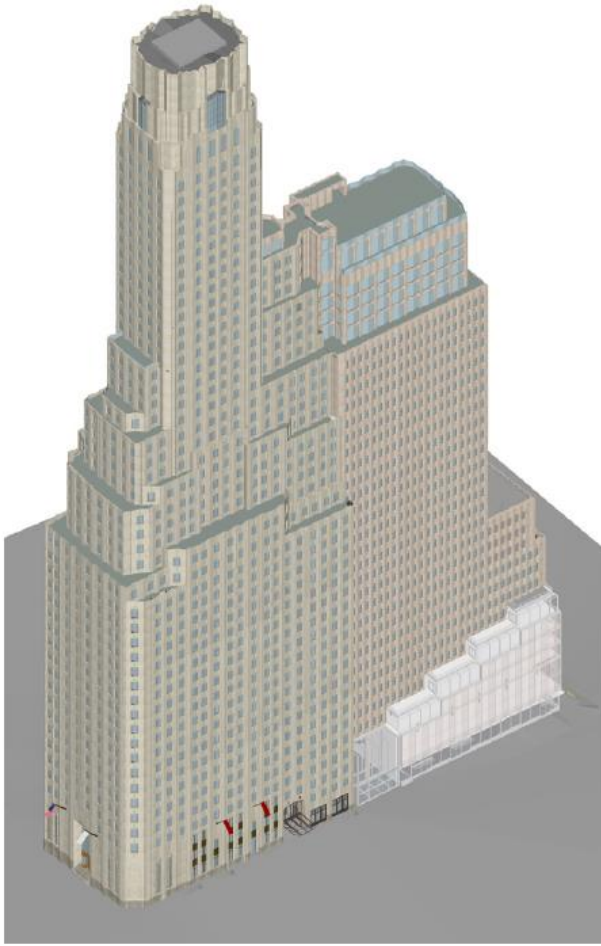


ONE WALL STREET
 NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE
 COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
 ROBERT A.M. STERN ARCHITECTS
 SLCE ARCHITECTS
 ELKUS MANFREDI ARCHITECTS

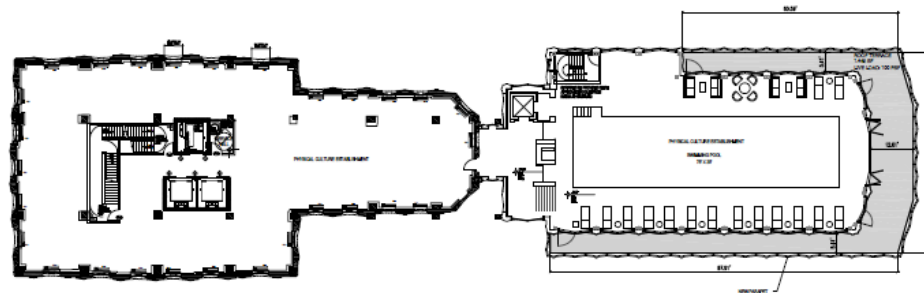


ONE WALL STREET
NEW YORK, N.Y.


FINANCIAL DISTRICT COMMITTEE
COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS



LEVEL 35 PLAN

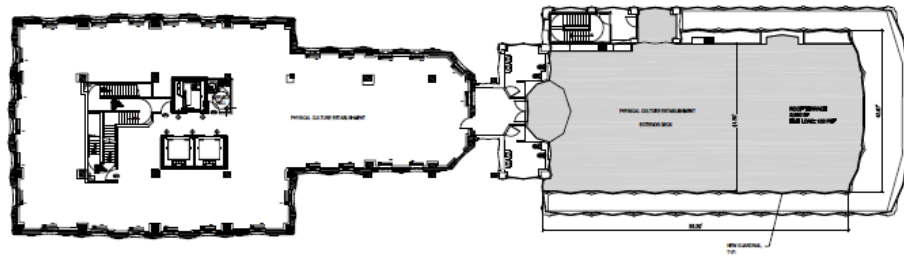
SCALE: 1/32" = 1' 

ONE WALL STREET
NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS



LEVEL 36 PLAN

SCALE: 1/32" = 1'



ONE WALL STREET
NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
ROBERT A.M. STERN ARCHITECTS
SLCE ARCHITECTS
ELKUS MANFREDI ARCHITECTS



LEVEL C PLAN
 PROPOSED AMENITY AREAS AT SUB-CELLAR 2 (LEVEL C) : 29,720 GSF

SCALE: 1/32" = 1' N

© 2016 ROBERT A.M. STERN ARCHITECTS, LLP

ONE WALL STREET
 NEW YORK, N.Y.

FINANCIAL DISTRICT COMMITTEE
 COMMUNITY BOARD 1

JUNE 1, 2016

MACKLOWE PROPERTIES
 ROBERT A.M. STERN ARCHITECTS
 SLCE ARCHITECTS
 ELKUS MANFREDI ARCHITECTS



SUMMER 2016

GAME ON! PROGRAM

Game On! is a summer program series consisting of four once-a-week programs in **Coenties Slip**. The series will include a combination of games (bocce ball, shuffleboard, corn hole, etc.), live music, food, drinks, and programs with local and city-wide partners.

EVENT DATES

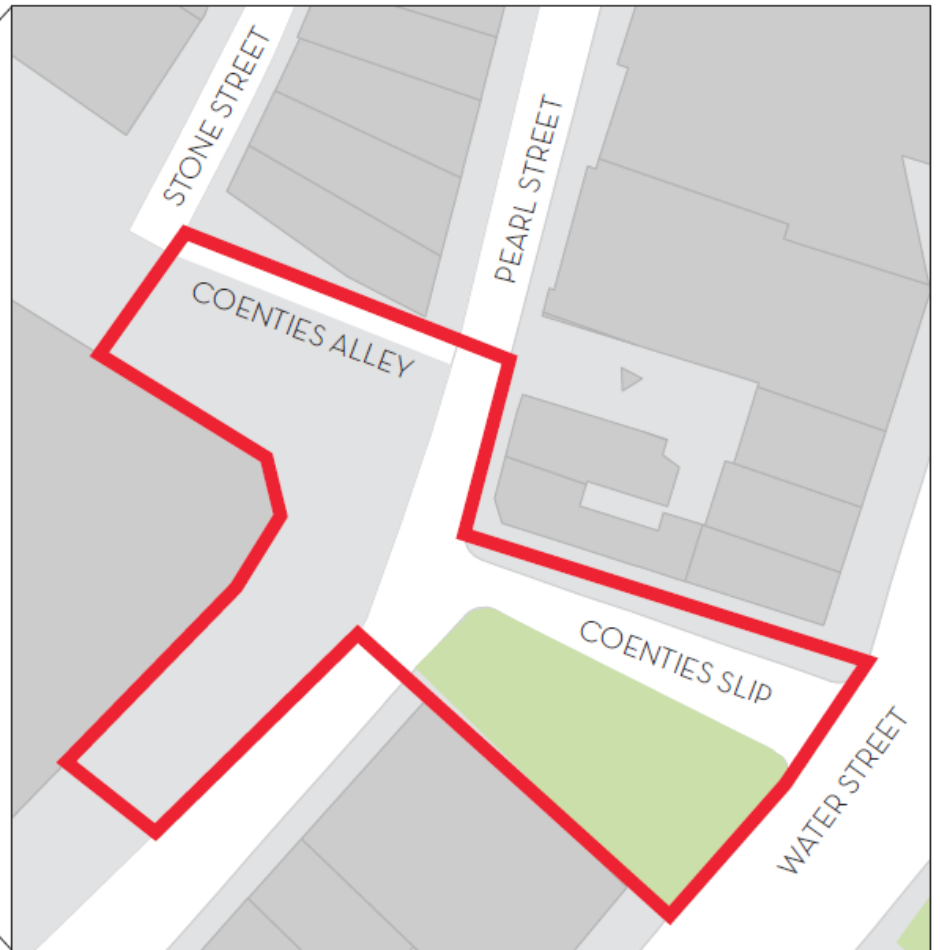
- ▶ Wednesday, July 13
- ▶ Wednesday, July 20
- ▶ Wednesday, July 27
- ▶ Wednesday, August 3

**Games starting at noon.
Music from 5pm - 8pm.**

Rain Dates: Wednesday, August 10 & August 17

Program concepts are still under development and subject to change.

PROGRAM MAP





PEN PARENTIS

PARENTING DONE, WRITE.



PEN PARENTIS LITERARY SALONS

AT ANDAZ WALL STREET

PEN PARENTIS LITERARY SALONS AT ANDAZ WALL STREET

- Founded in 2009, our 15th Season just ended
- we have presented 130 salons and brought nearly 400 authors downtown
- 9 events per year, min. 3 authors per event
second Tuesday of each month Sept - May
- FREE and open to the general public (not just for writers/parents!)

Manhattan Community Board 1 Committee Reports

Landmarks – R. Byrom

- 1) Climate Change Threats to Heritage Sites – Resolution
- 2) Fulton Market Building, application for approval of second floor signage – Resolution
- 3) 73 Worth Street, application for new glass and steel entrance canopy and accessibility upgrades for the commercial entrances – Resolution
- 4) One Chase Manhattan Plaza/28 Liberty Street – Report
- 5) Revised Landmarks Law – Report

Report Warns of Climate Change Disasters That Rival Hollywood's



Fulton Market Building

SOUTH STREET AND BEEKMAN STREET CORNER // REVISED DESIGN



73 Worth Street



1 RENDERED ELEVATION
SCALE: 1/8" = 1'-0"

COMMENTS BOARD 1

Project
73 WORTH STREET
NEW YORK, NY 10013
11 WORTH STREET

BALLOSETT + PARTNERS
ARCHITECTS

28 West Street, New York, NY 10004
Tel: 212.213.1200
www.ballossett.com
© 2013 Ballosett + Partners
Architectural drawings
Project No. 1000000000
Date: 08/14/13
Scale: 1/8" = 1'-0"



RENDERED ELEVATION
ALONG WORTH STREET

A3

28 Liberty Street Chase Plaza

Proposed Northeast Corner

28 Liberty Street
May 1, 2016



Manhattan Community Board 1

Old Business

Manhattan Community Board 1

New Business

Manhattan Community Board 1

Adjournment

Thank you