

**PRELIMINARY
COMMUNITY BOARD
COMMITTEE MEETING AGENDAS
MAY 2025**

Attend meetings in-person or remotely via [Live Remote Meeting](#).

All meetings are recorded and archived on the [Manhattan Community Board 1 YouTube Channel](#).

Please check agendas weekly. We will continue to update as we receive ongoing information on priority business.

5/1 Battery Park City Committee – 6:00 PM

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. New Green Market Announcement at River Terrace - Dacotah Rousseau, Managing Director, Down to Earth Markets; Craig Hudon, VP Parks Programming, BPCA
2. BPC Streetscape Enhancement Project - Sarah Fisher Curtin, Director of Sustainability, BPCA; David Green, Principal, ARUP; Mike Ernst, Associate, ARUP; Israel Shaw, Urban Planner, ARUP
3. BPC Security Update – Patrick Murphy, Director of Security, Allied Universal, BPCA
4. Programming, Construction and Event Updates – Nicholas Sbordone, Vice President of Communications & Public Affairs, Battery Park City Authority

5/6 Landmarks & Preservation Committee – 6:00 PM

Please note this meeting was previously scheduled for May 8, 2025

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Docket number 25-09894 - 157 Duane Street - Replace existing awning to meet LPC requirements - Resolution
2. Docket number 25-09729 - 366 Broadway - Scope of work includes a vertical addition to the existing bulkhead that has an existing shed roof to make it a flat roof, and we are also adding a mechanical room to the side of the bulkhead that extends to an existing elevator machine room - Resolution (Postponed until June 2025)

5/7 Transportation & Street Activity Permits Committee – 6:00 PM

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. NYC DOT [Microhubs Pilot](#), Department of Transportation - Catherine Ponte, Freight and Mobility Unit, DOT - Presentation
2. [Legislation](#) to regulate commercial e-bikes - Discussion
3. [Int 1131-2024](#) - Establishment of a task force to study options for making street design and infrastructure safer in consideration of increased use of electric bicycles and related collisions

5/12 **Land Use, Zoning & Economic Development Committee – 6:00 PM**

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. AT&T Building (33 Thomas Street) Plaza, proposed zoning modification and sale for development - Jon Popin, representing AT&T - Presentation
2. Introduction by [Bricks and Mortals](#) - Mahnoor Fatima (She/Her), Program Manager

5/13 **Youth & Education Committee – 6:00 PM**

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Homeless shelters in the vicinity of local schools - Resolution

5/14 **Licensing & Permits Committee – 6:00 PM**

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

Dining Out NYC - Outdoor Seating

1. 86 Warren Street, Warren Street Bar & Restaurant, application for sidewalk cafe – Resolution
2. 71 Worth Street, Farra, application for sidewalk cafe – Resolution
3. 301 South End Avenue, Treadwell Park Black Hound, application for roadway and sidewalk cafe – Resolution
4. 77 Pearl Street, 77 Burger, application for sidewalk cafe – Resolution
5. 77 Warren Street, Warren Peace, application for a sidewalk cafe - Resolution
6. 85 Greenwich Street, Tajin, application for sidewalk cafe – Resolution
7. 227 West Broadway, Rigor Hill Market, application for roadway and sidewalk cafe – Resolution (Postponed to 5/21 Quality of Life Committee Meeting)
8. 112 Hudson Street, Cafe Atelier application of roadway cafe – Resolution (Withdrawn)

Tribeca area

1. 157 Duane Street, application for method of operation change to adjust hours of operation to include lunch hours, for Boteogo Do Casa LLC dba Casa Restaurant for full liquor license - Resolution
2. 181 Duane Street, new application and temporary retail permit for Metz Zutto Ramen III Inc dba Wok in Duane for full liquor license – Resolution
3. 111 Reade Street, application for method of operation change to extend closing hours, Yards NYC LLC dba Little More for full liquor license – Resolution
4. 428 Greenwich Street, new application and temporary retail permit for Wasabi Hospitality LLC for full liquor license – Resolution (Postponed to June 2025)
5. 77 Worth Street, basement, new application and temporary retail license for RBC bar Inc dba Atera for full liquor license – Resolution (Postponed to June 2025)
6. 62 Thomas Street, new application and temporary retail permit for Asian Odyssey Inc for full liquor license - Resolution (Withdrawn)

The following notices have been received for renewal

- 62 Thomas Street, Elmwood Ventures LLC dba Buddha Bar New York for full liquor license

- 285 West Broadway, St Helier tavern LLC dba The palace for full liquor license
- 135 West Broadway, 135 West B Food & Drink LLC dba Tiny's and The Bar Upstairs for full liquor license

Financial District area

1. 3 World Trade Center, application for an alteration for Fogo de Chao Churrascaria (NYWC) LLC dba Fogo de Chao for full liquor license – Resolution
2. 108 Greenwich Street, 2nd floor, application for new application and temporary retail permit for 108 Whiskey Blue LLC for full liquor license - Resolution
3. 25 Broad Street, new application and temporary permit for SK Hospitality Group LLC dba Bueno Kitchen & Bar for full liquor license – Resolution
4. 4 South Street, Whitehall Terminal, new application and temporary retail permit for Ferry Snacks Inc dba The Guy Milinari Ferry Boat for full liquor license – Resolution
5. 9 Barclay Street, new application and temporary retail permit for Wonderworth LLC d/b/a Goody's for full liquor license – Resolution
6. 83 Maiden Lane, new application and temporary retail permit for Traditas Pizza Inc for wine, beer and cider license – Resolution (Postponed to June 2025)
7. 15 Beekman Street, floor 1-3, new application for Compass Group USA Inc dba Chartwells for full liquor license – Resolution (Postponed until further notice)
8. 15 Beekman Street, 6th floor, new application for Compass Group USA Inc dba Chartwells for full liquor license – Resolution (Postponed until further notice)

The following notices have been received for renewal

- 10 South Street, 10 South Street Hotel Operator LLC and BMB Hotel LLC dba Casa Cipriani South Street for full liquor license
- 136 Washington Street, Morton's of Chicago/ Cedar Street LLC dba Morton's The Steakhouse for full liquor license
- One World Trade Center, 34th and 35th floor, Restaurant Associates LLC for license
- 121 Fulton Street, Theta 121 Corp dba Blue Haven South for full liquor license
- 11 Stone Street, The Mint at Fidi Inc for full liquor license

Battery Park City area

1. No current items

The following notices have been received for renewal

- 250 Vesey Street, Parm Battery Park LLC and Major Management TCZ LLC AS Manager dba Parm for full liquor license
- 85 West Street, Bills DTM NY LLC dba Bills Bar & Burger for full liquor license
- 102 North End Avenue, Shake Shack 102 North End Ave LLC dba Shake Shack for wine, beer & cider

Seaport/Civic Center area

1. 89 South Street Building D/E application for alteration of MF Seaport LLC & Creative Culinary Management Company LLC dba Malibu Farm for full liquor license – Resolution

The following notices have been received for renewal

- Pier 15, 78 South Street, P15 LLC dba Cones Cafe and Watermark Bar and Lounge for full liquor license

- 259 Front Street, South Street & Dover Street, Cowgirl Seahorse Inc for full liquor license
- 213 Front Street, JMFF LLC dba Dorlan's Tavern for full liquor license
- 89 South Street Building D/E, MF Seaport LLC & Creative Culinary Management Company LLC dba Malibu Farm for full liquor license
- 89 South Street ground floor, HHC Pier Village LLC and Creative Culinary Management Company LLC dba Gitano for full liquor license
- 2123 South Street, 45 Stone Street Venture Ltd dba Havana Social for full liquor license
- 215 Pearl Street, Lam Pearl Street Hotel LLC & Yao Modern Cantonese Cuisine Corp for full liquor license

Governor's Island area

1. No current items

5/15 Executive Committee – 6:00 PM

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Presentation - Affordable Housing Alternative for Manhattan Detention Site (124 -125 White Street) - Vic Lee- Welcome to Chinatown; Jan Lee- Neighbors United Below Canal (NUBC); Henry Ng -Architect - Ideas of Order
2. Committee reports and resolution due dates
3. 85 Nassau Street, application for retail dispensary for Nayeem Ghesani (OCM-RETL-2003-000779) – Resolution (Postponed to June 2025)
4. 155 William Street, application for retail dispensary for Stasis NY Holdings LLC (OCM-RETL-2025-000270) – Resolution (Withdrawn)

5/19 Environmental Protection Committee – 6:00 PM

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Lower Manhattan Coastal Resiliency (LMCR) Quarterly Update – Presentation by Jordan Salinger, MOCEJ + Battery Park City Authority, NYC Economic Development Corporation & Department of Design and Construction
 - a. Battery Park City Authority Resilience (BPCA)
 - b. Battery Coastal Resilience - Resiliency Infrastructure Design at The Battery (changes to Historic Battery Park) and its connection to BPCA Resilience Project - Presentation and possible resolution; Presentation of Battery
 - i. Part 2 Connection to FIDI Seaport Master Plan (Postponed until June)
 - c. Brooklyn Bridge-Montgomery Coastal Resilience (BMCR)

5/20 Waterfront, Parks & Cultural Committee – 6:00 PM

Location: Community Board Office - Conference Room

1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Season Preview of Governor's Island Programming - Update by Imani Isaac, Senior Manager, Community Outreach and Partnerships, The Trust for Governors Island
2. Titanic New York 'Beacon of Hope' on Pier 16 - Presentation by Angelica Harris, Descendant Advocate, and Adrian Saker, President

5/21 **Street Fairs Committee 5:30 PM**

Location: Community Board Office - Conference Room
1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. Mardi Gras Productions on 2025 revenues and an outlook for 2026
2. Update on street fairs 2025 YTD
3. 2025 projection for CB1 street fair revenue
4. Discussion on a Holiday Market for November/December 2025

5/21 **Quality of Life, Health, Housing & Human Services Committee – 6:00 PM**

Location: Community Board Office - Conference Room
1 Centre Street, 2202A-North and [Live Remote Meeting](#)

1. NYC DDC Street Reconstruction Projects - Marlyn Nunez, DDC - Update
 - a. Vesey Street
 - b. Greenwich Street
 - c. Nassau Street
 - d. Trinity Place
 - e. Duane Street
 - f. South Street
2. Con Edison update on above projects - Emilio Gonzalez, Con Edison
3. Updates on City Council Scaffold and Sidewalk Shed Laws - Max Deutsch, Office of Council Member Christopher Marte
4. 227 West Broadway, Rigor Hill Market, application for roadway and sidewalk cafe – Resolution
5. 353 Greenwich Street, Zona Tribeca Mezcaleria, application for sidewalk cafe - Resolution
6. 46 Fulton Street, Little Italy Pizza, application for sidewalk cafe - Resolution
7. 86 Warren Street, Warren Street Bar & Restaurant, application for sidewalk cafe – Resolution

5/26 **Office Closed – Memorial Day**

5/27 **CB 1 Monthly Meeting – 6:00 PM**

Location: Manhattan Borough President's Office
1 Centre Street, 19th Floor - Southside and [Live Remote Meeting](#)

Public Hearing (7:00 PM – 7:15 PM)

Topic: Strategies for a Climate Resilient Public Realm in Rapidly Growing Lower Manhattan - Leah Barazani, CB1 Fund for the City of NY Urban Fellow, Hunter College, Department of Urban Planning

All documents relating to the above agenda items are on file at the Community Board 1 office and are available for viewing by the public upon written request to man01@cb.nyc.gov

At all meetings, additional items may be raised as "New Business"