



The City of New York
Manhattan Community Board 1

Tammy Meltzer CHAIRPERSON | Zach Bommer DISTRICT MANAGER

COMMUNITY BOARD 1-MANHATTAN
MONTHLY BOARD AGENDA

DATE: Thursday, December 18, 2025

TIME: 6:00 PM

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

The public is welcome to attend in person or on webex

AGENDA

"All meetings are recorded to the extent practicable and posted on our Youtube page as soon as possible. You may find the link [here](#)."

"If there are any relevant draft resolutions that will be considered at this meeting, they may be found [here](#)."

Public Session (6:00 PM – 7:00 PM)

A) Comments by members of the public (1-2 minutes per speaker)

Registration to speak during the public session will open at noon the same day and close at 5:45 PM.

Public Hearing (7:00 PM – 7:15 PM)

Topic: Community feedback on public hearing topics for 2026

Business Session

- A) Adoption of November 2025 minutes
- B) Updates from Elected Officials
- C) District Manager's Report – Z. Bommer
- D) Chairperson's Report – T. Meltzer

Committee Reports

A) Executive Committee

T. Meltzer

1. 150 Broadway, new application and temporary permit for Bagellery LLC for full liquor license – Resolution
2. Downtown Skyport - Report
3. Community Board 101 Public Info Engagement Sessions at Executive Meetings January to April 2026 - Report

B) Landmarks & Preservation Committee

J. Friedman

1. Docket # LPC-26-03284 - Governor's Island, 111 Andes Road - Proposed expansion to the deck areas located at 111 Andes Road. The use of these expanded areas will be to provide additional lounge seating for the guests of the SPA - Resolution
2. Docket # LPC26-02247 - 112 South Street and docket number LPC 26-02377 113 South Street to change use of attic to habitable space and add dormers - Resolution
3. Docket #LPC-26-05390 - Proposed renovation of 309 Clayton Rd. and associated site improvements - Resolution
4. Docket #LPC-26-04779 - 139 Franklin Street (Tribeca West Historic District) - application for exterior alterations including demolition of rear extension, installation of mechanical penthouse, new doors and storefront alterations, restoration and interior alterations - Resolution

C) Transportation & Street Permits Committee

B. Kay

1. [Intro 1000-2024](#) - This bill would allow for-hire vehicles to park or stand in commercial parking meter areas for up to thirty minutes, four times per day - Resolution
2. [Intro 1233-2025](#) - The planting of vegetation on new medians separating bicycle lanes from motorized vehicle traffic - Resolution
3. Support for CB3, Manhattan resolution: [Request for Expeditious Safety Improvements to the Manhattan Bridge Off Ramp](#) - Resolution
4. [Canal Street Redesign](#) Project - NYC DOT - Resolution
5. Citibike station re-locations in Battery Park City due to construction from the North West Battery Park City Resiliency Project – Report

D) Joint Environmental Protection Committee and Battery Park City Committee

A. Blank

J. Galloway

1. North/West BPC Resiliency: Albany Street & Rector Place, Street-end Improvements and Stormwater TideGate - Report
2. Independent Environmental Monitor for the North West Battery Park City Resiliency Project - Report

E) **Battery Park City Committee**

J. Galloway

1. BPC Security Update – Report
2. Programming, Construction and Event Updates - Report

F) **Land Use, Zoning & Economic Development Committee**

N. Pourshakouri

1. BSA Application; 2025-24-BZ; 86 Warren Street - Report
2. Manhattan Borough-Based Jail Conceptual Design Review - Report

G) **Licensing & Permits Committee**

F. Curtis

Financial District area

1. 50 Church Street, Oculus World Trade Center Space LL5135, new application and temporary retail permit for H&M Fortuneville LLC for wine, beer & cider license – Resolution

Old Business

Letter to NYC Public Design Commission on the Manhattan Detention Center / Borough-Based Jail – Public Design Commission Pre-Review

PDC Review Meeting 1-20-2026

New Business

Adjournment

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"