



# THE CITY OF NEW YORK MANHATTAN COMMUNITY BOARD 3

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## October 2002 Resolutions

At its October 2002 monthly meeting, Community Board #3 passed the following motions:

### **TITLE: Funding and Services for the Homeless**

WHEREAS, each night, over 33,000 men, women, and children are provided emergency shelter by the New York City Department of Homeless Services; and

WHEREAS, this represents the highest shelter census ever; and

WHEREAS, emergency shelters do not adequately serve the needs of the homeless and should only be used to provide services which help integrate participants back into the community; and

WHEREAS, New York City's spending on homelessness now approaches \$1 billion a year; and

WHEREAS, the excessive and increasing social and economic costs of homelessness require the City to change its policies; therefore be it

RESOLVED, Community Board #3 strongly urges the City to radically redirect its efforts to policies with the explicit goal of ending homelessness rather than just managing the crisis, including:

1. Focus on long-term solutions to homelessness
2. Creation of more permanent, affordable housing in New York City
3. Greater focus on homelessness prevention by:
  - a. Increasing the number of and access to, rental subsidy programs, eviction prevention programs and rental assistance
  - b. Increasing the number of and enhancing access to job training and other programs designed to increase participant's income
  - c. Providing legal services to tenants at risk of eviction
  - d. Improving the quality of services provided to groups at risk of becoming homeless (e.g., elderly, mentally ill)
4. Increased funding for supportive housing, especially for tenants with mental illness, AIDS and other physical illnesses, addiction, chronic housing problems, as well as the elderly, families with children, and people aging out of foster care
5. Increase the number of conveniently located homeless intake centers and improve shelter conditions through third-party review of existing conditions

6. Improvement of continuing services for those who have found housing, as many are in danger of slipping back into homelessness
7. Greater coordination among city agencies dealing with homelessness and at-risk populations (e.g., Department of Homeless Services, Health and Hospitals Corporation, Administration of Children's Services, Department of Corrections, Department of Employment, Human Resources Administration)

**TITLE: BSA Variance for Edison Properties, 215 East Houston Street**

WHEREAS: Community Board #3 has met over the last two months and evaluated the proposal for variance requested by Edison Properties

WHEREAS: Edison has failed to make specific proposals to improve the project including but not limited to matters pertaining to the number of floors, community space, percentage of affordable housing, and size of the overall development:

THEREFORE, be it so Resolved; That the 215 East Houston Street Task Force is opposed to the Proposed variance by Edison Properties and Urges the Bureau of Standards and Appeals to Reject the application based on the following

1. That the economic analysis prepared by Edison Properties is inaccurate based on current economic conditions and that the rate of return claimed for the as of right development is therefore also inaccurate. In particular, the applicant over-estimated the current cost of borrowing money, claiming an interest rate of 9.25%;
2. That Edison Properties has asserted that it could as of right have a bonus plaza. However, based on information obtained by this Task Force, there is serious doubt that the developer would ever obtain a bonus plaza for an as of right development because of the existing Transit Authority exhaust system on the property; we are awaiting a determination by the City Planning Commission on this matter, and we would ask that the BSA be absolutely certain that the applicant could as of right have a bonus plaza before deciding on this issue;
3. That the developer has failed to accurately disclose whether or not it can develop on the Essex portion of the parking lot. Information obtained by this Task Force indicates that Edison Properties can develop on the Essex portion of the lot, which mitigates the financial hardship for this development;
4. That the applicant misled both the BSA and the Community by 1) initially denying that any underground gas tanks existed, and 2) initially ignoring the fact that the site was part of an Historic District;
5. That the type and size of the development is out of character with the existing Historic District;
6. That the significant threat to the health and safety of the surrounding community has not been disclosed by Edison. The task force is convinced that, based upon the proximity of a public elementary school, that the developer must perform additional soil sampling and determine what the environmental impact of the project will be;

7. That the Task Force's concerns as regards commercial and residential economic displacement have not been allayed.

**TITLE: BSA Variance for 48 Eldridge Street**

To support the application by SIMA Realty LLC for a variance at 48 Eldridge Street:

- 1) despite the owner's improper conduct in leasing to residential occupants when the building is zoned as commercial, and
- 2) despite the Board's existing support for commercial zoning in the historic garment district. We support the variance because, in this case,
  - 1) the building is currently occupied by tenants and denial would result in their displacement,
  - 2) the configuration of this building does not recommend itself to solely commercial use, and
  - 3) the owner has agreed to grant the present tenants the right of first refusal over their existing leases.

**TITLE: Zoning Review for Greenwich Village Society for Historic Preservation**

To support the request of the Greenwich Village Society for Historic Preservation for a review by the City Council and City Planning of the Community Facility provision in the current NYC Zoning Resolution and...

To state our intention to participate fully in this review.

**TITLE: Composting Program**

To support the continued operation of the composting program by the Parks Department.

**TITLE: Safety Improvements for FDR Drive and Grand Street**

To ask for measures to improve safety at the southbound exit from the FDR Drive at Grand Street. Cars are turning right out of the left lane. Community Board #3 would like fencing/barriers/signage to prevent these illegal turns (including U-turns), and to prevent pedestrians from crossing at locations other than the crosswalk.

**TITLE: Bike Racks for 5th Street between 1st and 3rd Avenues**

To approve in principle the installation of bike racks on 5th Street between 1st and 3rd Avenues, with the understanding that DOT will be supplying Community Board #3 with specifics of the proposed installations in the future.

**TITLE: Co-Naming East 14th Street from First to Second Avenues for FDNY Firefighter Manuel (Manny) Del Valle**

WHEREAS, Firefighter Manuel (Manny) Del Valle was a member of New York City Fire Department Engine Company 5 on East 14th Street, a location of joint interest of Community Boards Three and Six; and

WHEREAS, on September 11, 2001, Firefighter Del Valle, a seven year veteran of the Fire Department, who was off duty at the time of the attack at the World Trade Center; and

WHEREAS, in the highest tradition of dedication and service, Firefighter Del Valle responded with the other members of Engine Company 5 to the emergency; and

WHEREAS, while aiding and assisting those injured at the time of the attack, Firefighter Del Valle died in the collapse of 1 World Trade Center; now

THEREFORE, BE IT RESOLVED, Community Board 3 (Manhattan) joins our colleagues of Community Board 6 (Manhattan) and the City Council in honoring the dedication and service of Firefighter Manuel (Manny) Del Valle by co-naming East 14th Street, from First to Second Avenues, in his honor for his sacrifice above and beyond the call of duty in responding to the disaster at the World Trade Center, September 11, 2001.

**TITLE: Street Furniture**

To approve the concept of new street furniture proposed in NYCDOT's franchise but with serious reservations/suggestions. The new design should make use of alternate energy, be made of recyclable plastic and post fewer ads to reduce clutter on street. Siting for new furniture should include advance notice to community to review. The Street furniture should include a community specific design. There should be no expansion of existing street furniture, only replacements. There should be standard procedures developed by the city for the removal of street furniture. All street furniture should be handicapped accessible.