



COMMUNITY BOARD No. 1

CITY OF NEW YORK



James A. Stratton
Chairperson

Paul Goldstein
District Manager

MINUTES
OF THE MONTHLY MEETING OF
MANHATTAN COMMUNITY BOARD #1
HELD
AUGUST 1ST, 1989
DEPARTMENT OF CITY PLANNING
22 READE STREET
SPECTOR HALL

The meeting was called to order by Chairperson, James Stratton at 5:55 PM.

Public Hearing:

Hudson/Chambers Street, rezoning to allow for a new residential building: ULURP's N870157ZRM
C870158ZMM
C870159ZSM

Doris Diether - for the Tribeca Community Association - Spoke in opposition to the zoning change; it would increase, by 50%, the bulk presently allowed and represents "spot zoning" for a particular developer.

Public Session:

Arthur Piccolo - Bowling Green Association - Spoke in opposition to the proposed Bowling Green subway kiosk. The structure, designed to protect the escalator, would cost up to \$1.5 million and is extremely large.

Russ Weiss - Environment '89 Coalition - Spoke in support of "Environment '89 -- a Platform for New York City".

Ed Delgado - New York City Department of Sanitation - Gave a brief presentation on the curbside recycling program scheduled to begin in CB #1 on September 5th.

Executive Session:

The minutes of the monthly meeting held June 13th, 1989 were adopted as presented.

Reports of Elected Officials:

Miriam Friedlander, City Councilmember - Updated the Board on the following issues:

-The West Side Waterfront Panel has reconvened and has determined that there should be no further landfill.

-Charter revision: the role and participation of Community Boards in City processes will be strengthened.

-105 Duane Street: the building may be too heavy to be supported by the subsurface; construction has halted.

Manfred Chrenstein - State Senator, Reported on the recently concluded session:

-Restoration of budget cuts resulted in a \$1 billion tax increase needed to offset a \$2.5 billion deficit.

-The "Biased Violence Bill" was defeated.

-Mitchell Lama apartments: after a certain period of time these apartments can be bought out; this will contribute to a reduction in low-income housing. A bill to prevent buyouts was defeated.

-Abortion: the authority to limit the right to abortions has been given back to the states. Federal funding may be eliminated. Abortions cannot be performed in publicly supported hospitals. A divisive debate is expected.

Borough President's Report

Michael Kharfen - Distributed the monthly "By-Line". The pace of the Charter Revision Commission is accelerating rapidly in order to have the proposals ready for the November ballot. Changes effecting community boards include: funding in the budget for a planner and rent expenses will no longer be the burden of the community boards. The City budget was adopted June 30th. Although some funds were restored, hours of operation at the New Amsterdam Branch will be effected.

District Manager's Report

Paul Goldstein - Reported on the following issues:

-Police coverage: a meeting has been scheduled with the captain of the 1st Police Precinct to discuss response to complaints and additional coverage in the evenings and on weekends. Frequently the "Taskforce" is pulled out of the area.

-Nassau Street Mall: special supplementary cleaning services are to be provided on Saturdays.

-105 Duane Street: the piles may not be adequate to support the building being constructed.

-Block 106: the Board of Estimate is to vote on designating the "Post Office Block" as part of the Special South Street Seaport Historic District.

-Fulton Street Subway Station: the Board has requested that the Transit Authority immediately extend the hours of operation of the subway station token booths at the S/E/C of Fulton Street and William Street.

-Shearson Building at 388 Greenwich Street: representatives requested a taxi stand on Greenwich Street; the Transportation and Uniformed Services Committee has recommended two spaces close to Beach Street.

Chairperson Report

James Stratton - Announced that the September monthly meeting set for September 12th will be rescheduled because of the Primary Election. He also reported service at the New Amsterdam Branch Library will be cut by one day; Community Board #1 remains strongly opposed to this. A meeting was held with David Emil, President of the Battery Park City Authority to discuss construction of a "Y-type" facility. The Board is requesting approximately 100,000 square feet. The Battery Park City Authority would construct a facility on the lower floors of a residential building on site J 22, which is to be developed shortly, of approximately 45,000 to 50,000 square feet. Negotiations continue.

Committee Reports

NOTE: SEE RESOLUTIONS AT END OF MINUTES

Washington Market

K. Freed

A presentation was given on the "Kalabi Building" proposed for Hudson, Chambers and Reade streets. The application is to amend zoning to allow for a new residential building on this site. Design may include a day care center and 10,000 square feet of commercial space, and rental units; 30% being studio apartments, 22% one-bedroom and 48% two-bedrooms; in a 14 story building. A 100 car parking lot currently exists on the site. A 70 space indoor garage with a curb-cut on Reade Street would replace it. The discussion by Board members centered on "spot-zoning". A committee resolution opposing the application was approved by a vote of 16 in favor, 7 opposed and 1 abstention.

A committee resolution recommending the continued operation of an unenclosed sidewalk cafe at Le Zinc Restaurant was approved by a vote of 23 in favor, 0 opposed and 0 abstentions.

With regard to 105 Duane Street, the subsurface is less solid than expected and construction has been halted.

The committee is proposing that the developer of a proposed transient hotel at 377-381 Greenwich Street include space for performance arts, no fast-food facilities and garbage storage on the premises.

Battery Park City

L. Belfer

Gary Deane - Battery Park City Authority - gave a presentation on proposed zoning changes to allow hotel use on site 1. These changes include an increase in curb cuts, additional ground floor retail space and correcting the zoning of the "no build" area of the parcel. The hotel's main entrance would be on West Street. A hotel/residential use would allow a maximum of 700 rooms and a minimum of 200 rooms and 250 to 300 apartment units. A committee resolution in support of these zoning changes was approved by a vote of 22 in favor, 0 opposed and 2 abstentions.

A committee resolution recommending a change in curb cuts on Chambers Street was approved by a vote of 22 in favor, 0 opposed and 0 abstentions.

The South Park project has been put on hold. The sewer outflow at the north edge has been moved 150 feet north. The planned filling in of the inlet-cut east of Stuyvesant High School will not be done. As a result, the pool will be raised and will not be as extensively handicapped accessible as originally planned. The application process to construct a pedestrian bridge over West Street linking the second floor of Stuyvesant High School the east side of Chambers Street is to begin in October. While the Battery Park City Authority would prefer not to have a bridge, the Authority recognizes its responsibility for the safety of 3,000 students, residents and business people crossing West Street. Issues under study include: preserving view corridors, whether the bridge should be open or enclosed, public access and access for the physically challenged.

Financial District

R. Pepe

A committee resolution recommending that the Department of City Planning approve a request by Morgan Guaranty Company for a certification of completion at 60 Wall Street was considered; it was approved by a vote of 23 in favor, 0 opposed and 0 abstentions.

Landmarks, Arts and Cultural Affairs

J. Dixon

Mac Adams, artist, presented his proposal, "Korean War Memorial" which would be installed Battery Park. The theme of the memorial is the forgotten war. The Korean War was a three year conflict in which United Nations forces served under the UN flag. The memorial is privately funded and was selected by the Korean War Memorial Commission from proposals by eight competition finalists. Board members believed the proposal to be one of the best ever to come before them and approved the resolution by a vote of 20 in favor, 0 opposed and 2 abstentions.

Representatives of the NYC Transit Authority presented a proposal for a kiosk over the Bowling Green subway station entrance which would protect the open escalator. The proposed structure, of brushed metal with a copper roof, would be 40' long, 20' wide, 9' 3" high and it would cost between \$1 and 1.5 million. A committee resolution urging alternative solutions was approved by a vote of 16 in favor, 0 opposed and 0 abstentions.

Transportation & Uniformed Services P. Goldstein (for A. Compocchia)

The Board approved a committee resolution proposing strengthening of the State's Forfeiture Laws as an effective strategy in discouraging drug related crime. The vote was 16 in favor, 0 opposed 0 abstentions.

Parks and Environment

R. Peracca

Reported that RFP's for the North Park were issued in July; heavy construction should be completed in 1991; the Park is scheduled to open in 1992.

A proposal to narrow the roadway and provide additional open space on Greenwich Street was presented to the committee by architect, Lee Weintraub. No funding is available for the project at the moment.

A committee resolution in support of the environmental goals set forth in "Environment '89 -- A platform for New York City" was approved by a vote of 15 in favor, 0 opposed and 0 abstentions.

The meeting was adjourned at 9:10 PM.

COMMUNITY BOARD #1 MEETING
ATTENDANCE, AUGUST 1ST, 1989

PRESENT

Barry Abramowitz
Iris Alex
Linda Belfer
Louis DeSalvio
Jenny Dixon
Patricia Dillon
Harold Donohue
Maureen Flatley
Kathryn Freed
Charles Gaines
Sasha Greene
Kathleen Gupta
Meyer Hager
Howard Hertzberg
David Hupert
George Keller
Barbara Minsky
Ralph Pepe
Roland Peracca
Una Perkins
Christopher Foussaint
Joseph Ritorto
Barbara Shalman
Margaret Sentner
James Stratton
Robert Williams

EXCUSED

Hal Bromm
Lloyd Casson
Anne Compocchia
Charles Delaney
Mafa Edwards
Margaret Fung
Lloyd Merrill
Ronnie Moskowitz
Jo Ellen Sheffield
Madeyn Wils

ABSENT

Howard Chan
Margaret Chin
Sidney Coron
Joseph Cusenza
Alan Howard
Martin Joffe
Joseph Lerner
Madelyn Pantzer
Donald Rappaport
Michael Reed
Barnet Sultzer
Fred Teng
Randy Warsager

GUESTS

Hon. D. Dinkins, Michael Kharfen
Hon. M. Friedlander, Marc Singer
Hon. M. Ohrenstein, Meg Reed

COMMITTEE MEETINGS
ATTENDANCE FOR JULY AND AUGUST

BATTERY PARK CITY
7-26-89

PRESENT

Linda Belfer
Kathryn Freed
Joseph Ritorto
Margaret Sentner

EXCUSED

Hal Bromm

ABSENT

Sidney Coron
Howard Chan
Donald Rappaport
James Stratton
Madley Wils
Barnet Sultzer

EXECUTIVE
7-24-89

PRESENT

James Stratton
Roland Peracca
Kathryn Freed
Margaret Sentner

EXCUSED

Linda Belfer
Hal Bromm
Mafa Edwards
Maureen Flatley
Lloyd Merrill

ABSENT

Anne Compocchia
Jenny Dixon
Harold Donohue
George Keller

CIVIC CENTER
8-17-89

PRESENT

Charles Gaines
Iris Alex
Robert Williams

EXCUSED

ABSENT

Lloyd Merrill
Louis DeSalvio
Maureen Flatley
Margaret Fung
Howard Hertzberg
Martin Joffe
Jo Ellen Sheffield

FINANCIAL DISTRICT
7-20-89

PRESENT

George Keller
Charles Delaney
Barbara Minsky
Ralph Pepe
Margaret Sentner

EXCUSED

Margaret Chin

ABSENT

Joseph Ritorto
Louis DeSalvio
Roland Peracca
Christopher Poussaint
Fred Teng
Joseph Cuzensa

LANDMARKS, ARTS & CULTURAL AFFAIRS
7-27-89

PRESENT

Jenny Dixon
Kathleen Gupta

EXCUSED

Hal Bromm
Barbara Shalman

ABSENT

Iris Alex
Anne Compocchia
Charles Delaney
Sasha Greene
Una Perkins
Jo Ellen Sheffield

PARKS & ENVIRONMENT
8-17-89

PRESENT

Roland Peracca
Madelyn Wils
Kathryn Freed
Margaret Sentner
Patricia Dillon

EXCUSED

Mafa Edwards
James Stratton
Hal Bromm

ABSENT

Madelyn Pantzer
Barbara Sahlman
Jo Ellen Sheffield

PARKS & ENVIRONMENT
7-19-89

PRESENT

Roland Peracca
Kathryn Freed
Madelyn Pantzer
Margaret Sentner
Patricia Dillon

EXCUSED

Madelyn Wils
Hal Bromm
Mafa Edwards
James Stratton

ABSENT

Barbara Shalman
Jo Ellen Sheffield

TRANSPORTATION & UNIFORMED SERVICES
8-15-89

PRESENT

Hal Bromm
Margaret Chin
Kathryn Freed

EXCUSED

Anne Compocchia
James Stratton

ABSENT

Barry Abramowitz
Sidney Coron
Joseph Lerner
Donald Rappaport
Joseph Cuzensa
Barnet Sultzter
David Hupert

WASHINGTON MARKET

7-6-89

PRESENT

Kathryn Freed
Anne Compoccia
Harold Donohue
Ralph Pepe

EXCUSED

Ronnie Moskowitz
Hal Bromm

ABSENT

Barry Abramowitz
Alan Howard
Madelyn Pantzer
Patricia Dillon
David Hupert
Martin Joffe

WASHINGTON MARKET

8-9-89

PRESENT

Kathryn Freed
David Hupert
Hal Bromm

EXCUSED

Ronnie Moskowitz
Patricia Dillon

ABSENT

Martin Joffe
Barry Abramowitz
Anne Compoccia
Harold Donohue
Alan Howard
Madelyn Pantzer
Ralph Pepe

WASHINGTON MARKET

7-18-89

PRESENT

Kathryn Freed
Madleyn Pantzer
Patricia Dillon
David Hupert

EXCUSED

Harold Donohue
Ralph Pepe
Hal Bromm

ABSENT

Martin Joffe
Barry Abramowitz
Anne Compoccia
Alan Howard
Ronnie Moskowitz

WESTSIDE WATERFRONT (AD-HOC)

7-25-89

PRESENT

Kathryn Freed
Harold Donohue
Patricia Dillon

EXCUSED

Hal Bromm
Mafa Edwards

ABSENT

Anne Compoccia
Linda Belfer
George Keller
Roland Peracca
Madelyn Wils

YOUTH
7-27-89

PRESENT
Randy Warsager
Harold Donohue
Kathleen Gupta

EXCUSED
Mafa Edwards

ABSENT
Howard Chan
Una Perkins

lma
(min.aug/9)