

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE: 7 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 30 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **911 Communication Center**

WHEREAS: The City plans to construct a seven story 911 Back-up Communication Center in the space now occupied by the Municipal Parking Lot adjacent to Police Headquarters, and

WHEREAS: The City, after considering other potential sites, feels that this is the most suitable location for this facility, and

WHEREAS: The Community Board recognizes the need to construct this Back-up 911 Communication Center, and

WHEREAS: The City has announced that it will permanently close the 400 space municipal parking lot that provides essential and affordable parking to residents, merchants and visitors to Lower Manhattan, Chinatown and Little Italy, and

WHEREAS: The loss of this parking will create serious hardship for the public and cause economic hardship to the businesses of Chinatown and will also result in 60 additional Police Department vehicles parking on local streets since they have been using this parking facility as well, and

WHEREAS: CB #1 is disturbed that there has been no outreach to or consultation with the Community Board on this important proposal, and

WHEREAS: This proposal also fails to turn over the parking lot, after construction, to the NYPD as has been discussed for years which would reduce the parking of such vehicles on nearby streets, sidewalks and plazas, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 insists that the City retain or replace the 340 public parking spaces lost as a result of this project and keep the Municipal Parking lot open until the City has identified additional parking for community/public and NYPD, and

BE IT
FURTHER
RESOLVED

THAT: The City come up with a plan to eliminate the parking of hundreds of NYPD and other agency vehicles on our local streets, sidewalks and plazas, and

BE IT
FURTHER
RESOLVED

THAT: The City designate high ranking officials to begin consultations with the Community Board towards a solution to both the public and agency parking problems in the vicinity of the new 911 communications center.

res.june19

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: EXECUTIVE

COMMITTEE VOTE: 8 IN FAVOR 0 OPPOSED 1 ABSTAINED 0 RECUSED
BOARD VOTE: 29 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **Proposed temporary art installation of “Baroque Trajectory” by Michael Poast at Trinity Place**

WHEREAS: The NYC Department of Parks and Recreation has proposed the temporary siting of a sculpture titled “Baroque Trajectory” by Michael Poast on Trinity Plaza, and

WHEREAS: This project has the support of both the Lower Manhattan Cultural Council and the Alliance for Downtown NY, and

WHEREAS: This concrete plaza will benefit from the addition of this colorful sculpture, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 supports the installation of “Baroque Trajectory” by Michael Poast for a period of six months.

res.june19

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: BATTERY PARK CITY

COMMITTEE VOTE: 6 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 23 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **Zoning amendment to allow for the expansion of the Museum of Jewish Heritage**

WHEREAS: The Museum of Jewish Heritage in Battery Park City is proposing to construct a four story, 72,000 s.f. addition on Site 14 located south of First Place and west of Battery Place, and

WHEREAS: This addition will increase the floor area of the Museum from 30,000 s.f. to approximately 102,000 s.f., and

WHEREAS: The proposed structure requires a zoning text amendment which would allow:

- A waiver of the mandatory front building wall regulations
- An increase in the width of the permitted curb on First Place from 20 to 24 feet
- The elimination of the mandatory arcade requirements on the southern portion of Site 14, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 recommends that the City Planning Commission approve the proposed zoning text amendment (N 010629 XRM) which will allow for the construction of the proposed expansion of the Museum of Jewish Heritage.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 4 IN FAVOR 1 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 29 IN FAVOR 2 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **323 Greenwich Street, application to construct a rooftop addition and replacement of windows and fire exit doors on floors two through five**

WHEREAS: Any substantial rooftop addition to 323 Greenwich St. would have to be examined closely because of the deep and open eastern sightline within Washington Market Park, and the long view corridor south from Greenwich Street, and

WHEREAS: The committee members wish to thank the applicant for delaying the Landmarks Preservation Commission hearing on the matter so that we could study the proposal's plans and materials more thoroughly, and look at the on-site mock-up, and

WHEREAS: The architectural detail is not a serious issue here, but the height, bulk, and massing of the penthouse are, and

WHEREAS: The prominence of the site really calls for a less obtrusive structure, especially its northern profile, which rises from 12 feet above the current roof to 15 feet at the points of the proposed skylights, to 18 feet for the chimney flues, and

WHEREAS: While the northern penthouse façade's industrial design is clever in its neutrality, it doesn't succeed in masking the ziggurat-like cross-section of extended elevator and mechanical bulkheads, skylights and walls, and

WHEREAS: The view from Washington Market Park suggests that the western façade of the penthouse is too tall and should be less visible, and

WHEREAS: The colors and materials chosen for window replacement, the intention to expand the metal canopy to the northern property line, and the use of contextual, second-hand bricks are thoughtful and historically accurate, now

THEREFORE
BE IT
RESOLVED

THAT: The committee recommends that the L.P.C. approve the general nature of this application and the specifics of the restoration and replacement work, while working with the applicant to simplify and reduce the height of the penthouse by one to two feet and the other rooftop extensions correspondingly and set back considerably the western end of the addition.

res.june19

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 7 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 31 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **137 Duane Street, application to construct a rooftop addition**

WHEREAS: The applicant sought to build two penthouse structures of stucco each being two-stories in height – one on the Duane Street side of the three-bay site and one on the Thomas Street side. One penthouse would have a roof terrace. The structures would each be 22 feet high and total 6000 sq ft., and

WHEREAS: There would be no other exterior renovation work performed but the building's roof would be used for recreational activities, and

WHEREAS: The committee noted that it was against two-story roof additions in Tribeca and that the structures would be highly visible, and that there were no material boards to review, and

WHEREAS: The committee noted a number of concerns about the height from neighbors and tenants and reviewed photographs showing the high visibility of the additions, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 recommends that Landmarks Preservation Commission reject the application and request a revised proposal using a single story concept.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 6 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 28 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **60 Hudson Street, application to install mechanical equipment on a 19th floor setback**

WHEREAS: This is an application by Fibernet Telecom to add 16 more so-called “dry cooler” fans to its current array, and replace a small existing generator with one three times the size, all on a 19th-floor setback at the northwest corner of 60 Hudson Street (a/k/a the Western Union Building), and

WHEREAS: The proposed generator will rise 20 feet 6 inches -- or over two stories -- above the setback roof (the current generator is 6 feet above that roof), and

WHEREAS: 60 Hudson Street is a magnificent individual New York City landmark undergoing rapid aesthetic destruction, which is, in turn, destroying its surrounding landmarked neighborhood, by the addition of grotesque, enormous mechanical equipment on all available exterior surfaces of this 1,000,000 square-foot building, and

WHEREAS: To look down at 60 Hudson Street from, say, 270 Broadway or up at it from, say, Reade and Church Streets is to see a phantom building sprouting, seemingly randomly, out of the original building’s skin, with countless double and triple tractor-trailer-shaped generators, antennae, and cooler housings exfoliating and blistering every surface, just like the applicant’s will do, and

WHEREAS: The building’s design is being transformed from an Art Deco masterpiece into a Batman-esque Gothic nightmare, and

WHEREAS: Since the building’s innards continue to be expanded externally, the visual and material disruption that causes is formidable and seemingly unstoppable, as if the building were not a building at all but, rather, a principality, and

WHEREAS: The location of the applicant’s equipment is on a particularly beautiful, visible, chamfered corner of Ralph Walker’s design, and

WHEREAS: It is this corner which is next scheduled for bleakness, with the beautiful street front windows scheduled for replacement with huge vents, justified by a master plan so vague and hastily drawn that no one, not even the Landmarks Preservation Commission, seems to be able to make heads or tails of it, now

THEREFORE

BE IT

RESOLVED

THAT: The committee urges the L. P. C. to reject this application.

res.june19

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 6 IN FAVOR 0 OPPOSED 0 ABSTAINED 1 RECUSED
BOARD VOTE: 30 IN FAVOR 0 OPPOSED 0 ABSTAINED 1 RECUSED

RE: **333 Greenwich Street, application to install a new storefront**

WHEREAS: The application was to modify a previously approved alternation to the storefront by changing the plans to provide for a “bi-fold” door system allowing a private car collection to be stored in the building, and

WHEREAS: The use of wood, clear glass and forest green paint was appropriate and in line with the November 1999 resolution, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 recommends that the Landmarks Preservation Commission approve the application.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: QUALITY OF LIFE

COMMITTEE VOTE: 5 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 24 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **134 West Broadway, upgrade of a beer and wine license to a liquor license for Petite Abeille**

WHEREAS: The applicant will conduct a restaurant for 74 people, 13 tables and 39 seats which will not include a bar, and

WHEREAS: The hours of operation will be 7:30 AM until 12 AM on Sunday - Thursday and 9 AM until 12 AM on Friday and Saturday, and

WHEREAS: The applicant will have live music on Tuesday and agrees to add adequate sound proofing, and

WHEREAS: The applicant has an existing sidewalk café permit and will not seek a cabaret license, and

WHEREAS: The applicant agreed to add these conditions to the SLA application, now

THEREFORE
BE IT
RESOLVED

THAT: CB #1 recommends the SLA approve a new liquor license for Petite Abeille.

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: QUALITY OF LIFE

COMMITTEE VOTE: 5 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 24 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **85 Pearl St., liquor license application for Kitchen and Bar, Inc.**

WHEREAS: The applicant will conduct a restaurant for 100 people, with 22 tables and 75 seats which will include a bar not to exceed 25 seats, and

WHEREAS: The hours of operation will be 12 PM until 12 AM on Monday-Thursday and 12 PM until 2 AM on the weekends, and

WHEREAS: The applicant will have background music and agrees to add adequate sound proofing, and

WHEREAS: The applicant will not be seeking a sidewalk café permit, or a cabaret license, and

WHEREAS: The applicant agreed to add these conditions to the SLA application, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 recommends the SLA approves a new liquor license for Kitchen and Bar, Inc for two years with the above agreed upon conditions of operation to be included in the application.

res.june19

COMMUNITY BOARD #1 MANHATTAN
RESOLUTION

DATE: JUNE 19, 2001

COMMITTEE OF ORIGIN: QUALITY OF LIFE

COMMITTEE VOTE: 7 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED
BOARD VOTE: 24 IN FAVOR 0 OPPOSED 0 ABSTAINED 0 RECUSED

RE: **30 Water Street, liquor license application for Mel Law Mar, Inc.**

WHEREAS: The applicant will conduct a restaurant for 139 people, with 38 tables and 139 seats which will include a bar, and

WHEREAS: The hours of operation will be 8 AM until 10 PM on weeknights and 10 PM until 12 AM on weekends, and

WHEREAS: The applicant will have background music only, and

WHEREAS: The applicant will not be seeking a sidewalk café permit and will not seek a cabaret license, and

WHEREAS: The applicant agreed to have an indoor refrigerated garbage area, and

WHEREAS: The applicant agreed to add these conditions to the SLA application, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 recommends the SLA approves a new liquor license for Mel Law Mar Inc. for two years with the above agreed upon conditions of operation to be included in the application.