

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE: 5 In Favor 0 Opposed 0 Abstained 0 Recused  
PUBLIC MEMBER: 1 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 37 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 81 Pearl Street, liquor license application for Beckett's Restaurant

WHEREAS: The applicant proposes to operate a restaurant with 40 tables and 150 seats, and

WHEREAS: The proposed maximum hours of operation will be 11:30 AM – 4:00 AM, and

WHEREAS: The applicant stated there would be no music, and

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

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose a liquor license application for Beckett's Restaurant located at 81 Pearl Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC MEMBER:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 25 Cedar Street, liquor license application for Gerasimos Enterprises Inc.  
d/b/a Koyzina Grill

WHEREAS: The applicant proposes to operate an establishment with 36 tables and 130  
seats, and

WHEREAS: The proposed maximum hours of operation will be 11:00 AM – 11:00 PM,  
and

WHEREAS: The applicant agreed to have background music only as appropriate for an  
establishment located where it is, and to provide adequate sound-proofing  
insulation, and

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

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose a liquor license application for Gerasimos  
Enterprises Inc. d/b/a Koyzina Grill located at 25 Cedar Street for a period  
of two years subject to compliance by the applicant with the limitations  
and conditions set forth above.

.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC MEMBER:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 110 John Street, liquor license application for Mario and Kathy Inc.

WHEREAS: The applicant proposes to operate an establishment with 30 tables and 98 seats, and

WHEREAS: The proposed maximum hours of operation will be 11:30 AM – 10 PM, Monday through Friday and 5:00 PM -10:00 PM on Saturday, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and to provide adequate sound-proofing insulation, and

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

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

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 does not oppose a liquor license application for Mario and Kathy Inc. located at 110 John Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: MARCH 21, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC MEMBER:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	35 In Favor	2 Opposed	0 Abstained	0 Recused

RE: Proposed closure of Thames Street between Broadway and Trinity Place  
by Big Al's Chicago Style Pizza from May 1, 2006 to September 29, 2006

BE IT  
RESOLVED

THAT: Community Board #1 approves the proposed street closure permits  
submitted by Big Al's Chicago Style Pizza for May 1, 2006 – September  
29, 2006 during the hours of 9 AM – 6 PM on Thames Street between  
Broadway and Trinity Place.

06resapril 18

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: MARCH 21, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC MEMBER:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	35 In Favor	2 Opposed	0 Abstained	0 Recused

RE: Proposed closure of Thames Street between Broadway and Trinity Place  
by Suspenders Restaurant from May 15, 2006 to September 30, 2006

BE IT  
RESOLVED

THAT: Community Board #1 approves the proposed street closure permits  
submitted by Suspenders Restaurant for May 15, 2006 – September 30,  
2006 during the hours of 11:00 AM – 9:30 PM on Thames Street between  
Broadway and Trinity Place.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 6 In Favor 2 Opposed 2 Abstained 1 Recused  
BOARD VOTE: 32 In Favor 0 Opposed 4 Abstained 1 Recused

RE: 181 Duane St. wine and beer application for 181 Duane Ristorante d/b/a  
Max Tribeca

WHEREAS: The applicant proposes to operate a restaurant/bar on the first floor with a  
kitchen in the basement, and

WHEREAS: This location has no Certificate of Occupancy or a sprinkler system,  
and

WHEREAS: The second floor and above is residential and does not have a sprinkler  
system, and

WHEREAS: The configuration of the building would prevent adequate venting for  
a commercial kitchen in the basement, and

WHEREAS: Members of the community voiced opposition at a recent Tribeca  
Committee meeting with concerns of noise and congestion generated by a  
restaurant mid-block on a residential street, and

WHEREAS: There are six restaurants/bars within a close proximity of 181 Duane  
Street, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 opposes the wine and beer application for 181 Duane Ristorante  
d/b/a Max Tribeca citing the concerns raised above.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 12 In Favor    0 Opposed    0 Abstained    0 Recused  
BOARD VOTE:        38 In Favor    0 Opposed    0 Abstained    0 Recused

RE:                305 Church Street, wine and beer license application for Province

WHEREAS: The applicant proposes to operate an establishment with 10 tables and 40 seats, and

WHEREAS: The proposed maximum hours of operation will be 11:00 AM – 9:00 PM, Sunday – Saturday, and

WHEREAS: The applicant agreed not to have music,

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

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

THEREFORE  
BE IT  
RESOLVED

THAT:            CB #1 does not oppose a wine and beer license for Province located at 305 Church Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 9 In Favor 0 Opposed 3 Abstained 0 Recused

BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 139½ Reade Street, beer and wine license application for Kiva Café LLC

WHEREAS: The applicant proposes to operate an establishment with 8 tables and 17 seats, and

WHEREAS: The proposed maximum hours of operation will be 8:00 AM – 9:00 PM, Sunday – Saturday, and

WHEREAS: The applicant agreed to have background music only as appropriate for an establishment located where it is, and to provide adequate sound-proofing insulation, and

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

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

THEREFORE

BE IT

RESOLVED

THAT: CB #1 does not oppose a beer and wine license for Kiva Café LLC located at 139½ Reade Street for a period of two years subject to compliance by the applicant with the limitations and conditions set forth above.

.

06resapril 18



COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 7 In Favor 3 Opposed 2 Abstained 0 Recused

BOARD VOTE: 22 In Favor 12 Opposed 3 Abstained 0 Recused

RE: 131 Duane Street, unenclosed sidewalk cafe renewal for Radiante LLC

WHEREAS: The applicant has applied for a unenclosed sidewalk cafe renewal license for 7 tables and 24 seats, and

WHEREAS: The proposed hours of operation will be 8 AM until midnight Monday through Thursday, 8 AM until 1:00 AM on Friday and Saturday and noon until midnight on Sunday, and

WHEREAS: The owner of Radiante LLC is also the owner of the building and the Community Board is on record expressing its serious concerns regarding their aggressively seeking the improper eviction of his tenants, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 recommends rejecting the application as submitted by Radiante LLC.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 12 In Favor 0 Opposed 0 Abstained 0 Recused

BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 281 West Broadway, unenclosed sidewalk cafe renewal for Pepolino

WHEREAS: The applicant has applied for a unenclosed sidewalk cafe renewal license for 5 tables and 10 seats, and

WHEREAS: The proposed hours of operation will be 8 AM until midnight Monday through Thursday, 8 AM until 1:00 AM on Friday and Saturday and noon until midnight on Sunday, and

WHEREAS: CB #1 has not received any complaints of loud noise or opposition from the local community, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 does not object to the sidewalk café renewal license for Pepolino at 281 West Broadway for a period of two years.

06resapril 18

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE: 12 In Favor 0 Opposed 0 Abstained 0 Recused

BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 460 Greenwich Street, unenclosed sidewalk cafe renewal for Tecton Café Inc. d/b/a Sosa Borella

WHEREAS: The applicant has applied for a unenclosed sidewalk cafe renewal license for 5 tables and 10 seats, and

WHEREAS: The proposed hours of operation will be 8 AM until midnight Monday through Thursday, 8 AM until 1:00 AM on Friday and Saturday and noon until midnight on Sunday, and

WHEREAS: CB #1 has not received any complaints of loud noise or opposition from the local community, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 does not object to the sidewalk café renewal license for Tecton Café Inc. d/b/a Sosa Borella at 260 Greenwich Street for a period of two years, and

BE IT

FURTHER

RESOLVED

THAT: CB #1 recommends that the application be re-examined to ensure that the tables placed on the sidewalk (as opposed to the loading dock) have the necessary clearance.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEES OF ORIGIN: SEAPORT/CIVIC CENTER AND TRIBECA

COMMITTEE SEAPORT:	16 In Favor	1 Opposed	0 Abstained	0 Recused
COMMITTEE TRIBECA:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	38 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Proposal to allow on street parking from 7pm – 12am on the south side of Canal Street from Broadway to the Manhattan Bridge

WHEREAS: This application, made by the Chinese Chamber of Commerce and the Chinatown Partnership, would change the current parking regulations from “NO STANDING ANYTIME” to a revised regulation allowing on street parking after 7 PM seven days a week on the south side of Canal Street from Broadway to the Manhattan Bridge, possibly with the installation of meters, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 supports this proposed parking regulations change and requests that a feasibility study be conducted by the NYC DOT.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: TRIBECA

COMMITTEE VOTE:	11 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	1 Opposed	0 Abstained	0 Recused

RE: Liquor license establishments facing revocation of licenses due to proximity to mosque on West Broadway

WHEREAS: The Mosque has reported that it has no objection to co-existing in close proximity to the three existing restaurants that are within 200 feet of its entrance, and

WHEREAS: Community Board #1 has no objection to the continued operation of these three existing restaurants, and

WHEREAS: The signage printed on the glass panel of the recessed door has wording that is not clear that the building is a house of worship, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 has no objection to the Liquor Authority finding that the existing restaurants operated in good faith and should continue to operate with a liquor license.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE: 6 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 37 In Favor 1 Opposed 0 Abstained 0 Recused

RE: Co-naming of Park Row between Beekman and Spruce Streets for Elizabeth Jennings

WHEREAS: In 1854 an African-American teacher named Elizabeth Jennings was forcibly removed from a whites-only streetcar at the corner of Pearl Street and Chatham Street (now Park Row), and

WHEREAS: With the support of her family and her abolitionist church community she sued the Third Avenue Railways Company and won a court ruling stating that African-Americans “had the same rights as others” an important ruling that ultimately helped to overturn segregated public transportation, and

WHEREAS: Teacher Miriam Sicherman and her class of 3<sup>rd</sup> and 4<sup>th</sup> graders from the Children’s Workshop School (PS 361M) have approached the Community Board to duly honor Ms. Jennings for her place in history, and

WHEREAS: The naming of the current bus staging area on Park Row, near the site of this incident, in her honor would be very appropriate, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 supports the co-naming of the eastside of Park Row between Beekman Street and Spruce Street Elizabeth Jennings Way, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 requests that some sort of plaque be installed in the sidewalk or elsewhere informing people of who Elizabeth Jennings was and why she is being honored at this location.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: SEAPORT/CIVIC CENTER

COMMITTEE VOTE: 6 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 38 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Reconsideration of boundaries for Peck Slip open space

WHEREAS: CB #1 is very supportive of plans to create a new community open space in the center of Peck Slip, and

WHEREAS: The Peck Slip open space has not yet been designed but has already generated considerable community discussion, and

WHEREAS: NYC DOT had come before the Community Board in December 2004 both to create footprints for the new park space and to establish the parameters of their capital project to re-cobblestone Peck Slip and vicinity, and

WHEREAS: The Community Board was recently approached by local residents and representatives of the Seaport Speaks charrette in support of a piazza-style design for Peck Slip which calls for no curbs and all cobblestones, and

WHEREAS: The Seaport Speaks charrette also overwhelmingly called for the closure of Front Street, which now cuts through this open space, so as to enlarge the size of this new park space, and

WHEREAS: It is not possible to reasonably determine whether or where curbs for a Peck Slip open space should go until the nature and design of this park is agree upon, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 rescinds its December 2004 approval of a geometric street plan for Peck Slip and the curb locations for the new open space, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 calls on the NYC Parks Department to immediately begin a design process, with considerable Community Board and community input, for the new Peck Slip open space, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 urges that Front Street not continue across Peck Slip and that this roadbed be demapped and incorporated into an enlarged Peck Slip open space, and

BE IT  
FURTHER  
RESOLVED

THAT: DOT and DDC postpone bidding the Peck Slip cobblestone replacement project until **after** the design of the new Peck Slip park is agreed upon so as to determine the precise parameters of this cobblestone capital project.

06resapril 18



COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	0 Opposed	0 Abstained	0 Recused

RE: 10 Hanover Square, BSA variance application to allow the operation of a Physical Culture Establishment

WHEREAS: 10 Hanover Square was recently vacated by Goldman Sachs and the upper floors are being converted to residential use, and

WHEREAS: Goldman Sachs had for many years operated a physical culture establishment (PCE) as an amenity to their employees on the ground floor, cellar and sub-cellar of this building, and

WHEREAS: Goldman Sachs still wishes to maintain the PCE facility for use by employees of Goldman Sachs and residents of the building, and

WHEREAS: Because this facility will no longer be an accessory use, it now requires a BSA special permit, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 supports the granting of a physical culture establishment variance at 10 Hanover Square.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: FINANCIAL DISTRICT

COMMITTEE VOTE:	5 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC VOTE:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	37 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Proposed relocation of the Bowling Green Greenmarket 2 blocks south to Whitehall Street between Water and Pearl Streets

WHEREAS: Construction planned for Bowling Green necessitates the relocation of the Greenmarket which has been operating at this location for over 10 years, and

WHEREAS: An appropriate new location has been identified two blocks to the south on the west side of Whitehall Street between Water and Pearl Streets, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 supports the proposed Bowling Green Greenmarket relocation for the upcoming season.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: WATERFRONT

COMMITTEE VOTE: 4 In Favor 0 Opposed 0 Abstained 0 Recused  
PUBLIC VOTE: 1 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 35 In Favor 2 Opposed 0 Abstained 0 Recused

RE: NY Trapeze School Request

WHEREAS: The applicant has been operating the NY Trapeze School located in the north end of Segment 3 of the Hudson River Park Trust (HRPT) for the past five years, and

WHEREAS: Due to the cost of planning and implementing a move to a new location in the HRPT once construction begins on Segment 3, the school is in need of recouping the expenditures from their planning process, and

WHEREAS: The NY Trapeze School is scheduled to relocate this September when work commences on HRPT Segment 3 redevelopment, and

WHEREAS: The NY Trapeze School is requesting that they be allowed to keep the current tent up through September, with the east and west sides of the tent covering raised 14' to allow for the view corridor, and install an additional trapeze just north of the current trapeze that will be open, with no tent, and

WHEREAS: CB #1 and the general public have enjoyed having the NY Trapeze School operating in our community, and we believe that approving their request will help them to continue to operate their school, now

THEREFORE

BE IT

RESOLVED

THAT: CB #1 approves the request by the NY Trapeze School and encourages them to continue to work closely with the HRPT to ensure they can continue their operation.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: WTC REDEVELOPMENT

BOARD VOTE: 31 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Commencement of Construction of Memorial and Memorial Museum

WHEREAS: CB #1 has reaffirmed its position in numerous resolutions (September 2002, January 2003, July 2003, February 2004, April 2004, July 2005, October 2005, November 2005 and December 2005) that the WTC site should be redeveloped as quickly as possible in a manner compatible with the goals of developing a vibrant economy and a livable and dynamic mixed-use community, and

WHEREAS: CB #1 is concerned about additional possible delays in the planning and construction of the memorial and memorial museum and strongly opposes the lawsuit brought by the Coalition of 9/11 Families and others against the Lower Manhattan Development Corporation (LMDC) in an effort to stop construction of the memorial on various grounds, and

WHEREAS: CB #1 is also concerned that the cultural elements of the Master Plan, which were conceived to provide a transition and buffer zone between the memorial and commercial and retail uses of the WTC site and are essential to the revitalization of Lower Manhattan, appear to have been forgotten in the planning and fund-raising process and that no funds have yet been raised for the Gehry-designed performing arts center, which is a key element of the Master Plan, and

WHEREAS: CB #1 believes that the extensive cumulative effects analysis conducted in connection with the excavation and construction work to be conducted at the WTC site satisfies the requirements of the World Trade Center Transportation Hub Section 106 Memorandum of Agreement and that the plans for the memorial and memorial museum strike a reasonable balance between the need to commence construction promptly on the WTC site and to protect remnants at the site that have been deemed eligible for and worthy of such protection under the National Historic Preservation Act, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB #1 urges Governor Pataki, Mayor Bloomberg, City Council Member Gerson and other elected officials involved in the rebuilding process to support the rebuilding of the WTC site without further delay in accordance with the Master Plan and the designs for the memorial and memorial museum approved following the public design process, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 strongly supports the LMDC in its defense of the lawsuit brought by the Coalition of 9/11 Families and others to stop construction of the memorial on various grounds and hereby approves and authorizes the participation of CB#1 in the filing of a brief as *amicus curiae* in support of the LMDC by various Section 106 Consulting Parties and others if the Community Board is permitted to do so by law, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 urges the WTC Memorial Foundation to reject demands being made by the Coalition of 9/11 Families and others to expand the scope of the memorial and memorial museum beyond that approved following the public design process or to relocate the memorial museum from its planned location to any other location on the site, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 urges the WTC Memorial Foundation to affirm its commitment to raising funds to build the Gehry-designed performing arts centers planned for the site at the same time it raises funds for the memorial and memorial museum, and

BE IT  
FURTHER  
RESOLVED

THAT: CB #1 urges the LMDC, the Port Authority and the WTC Memorial Foundation to proceed without any further delay to construct the memorial and memorial museum and the Gehry-designed cultural and performing arts center as part of the Master Plan for the WTC site.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 5 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 36 In Favor 0 Opposed 0 Abstained 0 Recused

RE: 166 Duane Street, application for modifications to a roof deck fence

WHEREAS: The applicant did not appear at the Community Board, now

THEREFORE

BE IT

RESOLVED

THAT: The Landmarks Preservation Commission is urged to hold over this application until the applicant makes its presentation before the Landmarks Committee of Community Board #1 Manhattan.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 4 In Favor 1 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 35 In Favor 1 Opposed 0 Abstained 0 Recused

RE: 72 Reade Street, application to add a rooftop terrace

WHEREAS: This application requests the modification of, and exterior addition to, an existing rooftop terrace, and

WHEREAS: The proposal does not ask for any additional fully enclosed space, and

WHEREAS: Four 6 ½-foot pylons would be added to the southern edge of the terrace, forming and supporting the ceilings of two square “pavilions”, and

WHEREAS: One “pavilion” would have a seasonal canvas top and open sides, and the other would have an innovative ceiling made of plantings supported invisibly by a modular cable system underneath it, with two open sides, one connecting to the penthouse door, and the other to an existing parapet, upon which would be built a trellis, and

WHEREAS: The only elements visible from the street would be the four pylons and the green planted ceiling, the latter of which is in context with the adjoining terrace’s trees, and

WHEREAS: The Board’s only significant objection to an otherwise interesting plan is the suggested cubic volume of the pylons, and

WHEREAS: The Board asks that pylons of the minimum cubic volume required to support the intended load be used, now

THEREFORE

BE IT

RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission approve this application, with the substitution of pylons of smaller volume.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE:	4 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	36 In Favor	0 Opposed	0 Abstained	0 Recused

RE: Tribeca Historic Districts Extension

WHEREAS: In July 2005, members of Community Board #1, met with Tribeca residents who had created a Conservancy Committee to sponsor research and request for an extension of the Tribeca South Historic District, and

WHEREAS: The Board and Committee agreed that the area bounded by Broadway to the east, Church Street to the west, Chambers Street to the north and Warren Street to the south met the criteria for designation on the grounds of both architecture and historic events, and noted that the designation would help provide much needed guidance to signage and storefronts for commercial tenants on Chambers Street as well as improve the sense of place of the neighborhood, and

WHEREAS: The Community Board passed a resolution supporting the effort for designation in July 2005, and

WHEREAS: One important building in the proposed extension, 16 Warren Street, a contributing and historic building, contributing to the character of the Tribeca area, has been completely demolished since the submittal of the proposal to the Landmarks Preservation Commission, and

WHEREAS: This part of Tribeca is under constant threat of inappropriate and architecturally unreviewed redevelopment, and since July 2005, at least three structures (8-10 Warren; 88 Chambers; and 92 Chambers) have been altered and one structure completely demolished (16 Warren), and

WHEREAS: Tribeca North, the area bounded by Canal to the north, Hubert Street to the south, West Street to the west, and Hudson Street to the east is under the same constant threat of inappropriate redevelopment, and also contains many unprotected areas, and

WHEREAS: A large number of Tribeca North residents seek to sponsor the research and request for an extension to the Tribeca North Historic District ("Tribeca North Historic District Extension-2006"), and



WHEREAS: The Committee agrees that the unprotected areas bounded by Canal to the north, Hubert Street to the south, West Street to the west, and Hudson Street to the east meet the criteria for designation on the grounds of both architecture and historic events, and

WHEREAS: The Committee notes that both Tribeca North Historic District Extension-2006 and Tribeca South Historic District Extension- 2006 were part of the phased designation approach that LPC Chair Paulsen had agreed to with CB #1 in 2002, and

WHEREAS: The Committee notes that the initiatives of the Lower Manhattan Development Corporation and New York City to create two new residential neighborhoods after September 11th, the Fulton Street Revitalization Plan and the Greenwich Street South Plan, are both many blocks south of the Tribeca South Historic District Extension-2006 and the Tribeca North Historic District Extension-2006, and will not be effected by Tribeca South Historic District Extension-2006 and the Tribeca North Historic District Extension-2006, now

THEREFORE  
BE IT  
RESOLVED

THAT: CB#1 strongly recommends that LPC schedule a public hearing in the immediate future to review applications for Tribeca South Historic District Extension-2006 and Tribeca North Historic District Extension-2006

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: LANDMARKS

COMMITTEE VOTE: 4 In Favor 0 Opposed 0 Abstained 0 Recused  
BOARD VOTE: 36 In Favor 0 Opposed 0 Abstained 0 Recused

RE: New Department of Buildings safeguards for construction adjacent to landmark structures

WHEREAS: Development is widespread in Community Board 1, and

WHEREAS: A significant amount of new construction takes place in close proximity to historic buildings, and

WHEREAS: The existing New York City Buildings Department standard, NYC TIPPN#10/88, has not been updated for many years, and

WHEREAS: New, more informed standards have been recently created regionally; notably, Massachusetts Highway Department – Central Artery/ Tunnel, “Design Policy Memorandum No1 (Revision 6) Construction Impact Mitigation.” and internationally, Swiss Standards Association, SN 604312, “Criteria for Construction Vibrations” to preserve these masterworks from the past, and

WHEREAS: These documents as well as others have significantly raised the bar for protection and preservation of historic structures world-wide, now

THEREFORE  
BE IT  
RESOLVED

THAT: Community Board #1 recommends that the Landmarks Preservation Commission work with the New York City Department of Buildings to create and enforce a new more informed standard to safeguard and preserve the rich architectural history of New York City.

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: BATTERY PARK CITY

BOARD VOTE: 37 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Proposed closure of Warren Street between West Street and North End Avenue by Tribeca Spiritual Center for June 10, 2006

BE IT  
RESOLVED

THAT: Community Board #1 approves the proposed street closure permit submitted by Tribeca Spiritual Center for June 10, 2006 during the hours of 10 AM – 5 PM for Warren Street between West Street and North End Avenue.

06resapril 18

COMMUNITY BOARD #1 – MANHATTAN  
RESOLUTION

DATE: APRIL 18, 2006

COMMITTEE OF ORIGIN: WTC REDEVELOPMENT

BOARD VOTE: 36 In Favor 0 Opposed 0 Abstained 0 Recused

RE: Deutsche Bank Demolition Update (aka 130 Liberty Street)

WHEREAS: The demolition in a densely populated area of the heavily contaminated high-rise building at 130 Liberty Street, poses risks to the workers on the job and to people who live and work in the surrounding area; and the abatement and demolition of 130 Liberty should be carried out only by responsible contractors with the experience and qualifications to do the job safely and effectively, and

WHEREAS: Community Board #1 emphasized in its July 27, 2004 resolution that the safety and well-being of local residents and workers must be given the utmost consideration, and called for full and open consultation among all interested parties involved in the project including members of the community, and

WHEREAS: John Galt Corporation has been contracted by the Lower Manhattan Development Corporation (LMDC) for abatement and deconstruction work at 130 Liberty Street, and

WHEREAS: Safeway Environmental was also contracted by LMDC to work at 130 Liberty Street, and

WHEREAS: Recently, two workers employed by Safeway and John Galt Corporation, respectively, have suffered serious injuries in the course of their work at the site, and

WHEREAS: The New York Daily News has reported that Safeway and John Galt Corporation have ties to each other, and Safeway has a poor safety record and is barred from bidding on New York City School Construction Authority contracts (NY Daily News article “Mob link eyed in bank demolition,” by Greg B. Smith, April 16, 2006, <http://www.nydailynews.com/news/local/story/409209p-346370c.html>), and

WHEREAS: Serious questions have been raised regarding the business integrity of Safeway and the City Department of Investigations is probing Safeway's ties to Harold Greenberg, who according to the New York Times was convicted of paying a bribe to a federal environmental inspector to overlook violations in an asbestos removal project in 1988 and was convicted of wire fraud in a bid-rigging scheme in 1993 ("Demolition Company To Have Role Downtown," New York Times, by Alan Feurer, July 16, 2005), and

WHEREAS: We understand that John Galt Corporation has only recently obtained an asbestos removal license, as required by New York State Department of Labor and the New York City Department of Environmental Protection, and

WHEREAS: The Procurement Policy Board Rules of the City of New York state that "the City may award contracts only to responsible contractors. A responsible contractor is one who has the capability in all respects to perform the contract requirements fully and the business integrity to justify the award of public tax dollars", and

WHEREAS: The Environmental Protection Agency (EPA) has expressed serious concerns (again recently in their latest letter dated April 11, 2006, [http://www.epa.gov/wtc/demolish\\_deconstruct/130libertyst\\_41106.pdf](http://www.epa.gov/wtc/demolish_deconstruct/130libertyst_41106.pdf)) about the abatement and demolition plans and procedures the LMDC and its contractors are developing and following, now

THEREFORE

BE IT

RESOLVED

THAT: Community Board #1 demands that LMDC only use companies with appropriate qualifications and experience to properly conduct abatement and demolition at 130 Liberty, and

BE IT

FURTHER

RESOLVED

THAT: Community Board #1 calls on LMDC to adopt the procurement policy language from the City of New York in its contracting process, and that LMDC and its contractors adhere to it in all hiring decisions, and

BE IT

FURTHER

RESOLVED

THAT: Community Board #1 calls on LMDC to quickly revise all demolition plans in accordance with EPA and the regulatory team, and

BE IT  
FURTHER  
RESOLVED

THAT: Community Board #1 calls on the EPA to play a more active role not only in assessing the abatement and demolition plans and procedures, but in fully evaluating and approving any contractor to be hired.

06resapril 18