

COMMUNITY BOARD 1-MANHATTAN
MINUTES

DATE: Tuesday, September 24, 2024

TIME: 6:00 PM

PLACE: 1 Centre Street, 19th Floor - Southside
Manhattan Borough President's Office
and Live Remote Meeting - <https://live.mcb1.nyc>

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](#)."

Public Session (6:00 PM – 6:15 PM)

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

- No speakers

Public Hearing (6:15 PM – 6:20 PM)

Topic: North West Battery Park City Authority Resiliency Project, Draft Environmental Impact Study

- Justine Cuccia - related to BPC resiliency and the art installations

Business Session

A) Adoption of July 2024 minutes

Motion to adopt was passed unanimously as presented by a roll call of 30 in favor, 0 opposed, 0 abstained and 0 recused

B) Updates from Elected Officials

- Assemblymember Grace Lee - Updated attendees on recently passed legislation that impact the district
- Assemblymember Deborah Glick
 - a. Composting is coming!! (Oct 6th)
 - b. OMNI update to allow for cards for school age kids
 - c. Education changes - School chancellor resigned.
 - d. *Flip the ballot when voting this year
 - e. Climate Week in NYC; NY is not on track to meet our goals from CLCPA.
 - i. Community and rooftop solar is going well and we're expecting hit 6GB ahead of time
 - ii. How can we reduce energy bills right away?
 - iii. 20GB by 2035 ,Glick believes it can be achieved, if not more (starting with Wind projects)

- f. Tuesdays in January, Glick will focus on packaging reduction and bigger better bottle build on
- g. Do a hearing in the fall, figure out timing; look at issues around PFAS(sp?)(forever chemicals) because of its impact on water and farms.
- h. Bill on personal care products that have PFADs(sp?) to remove it from these products.
- i. Q: Banks - Ask that they look carefully at 5G towers with concerns about environmental impact. Searight and Boris (assembly members) to support a bill researching 5G health impacts. A: Yes, in support.
- j. Q: Wendy - Lead paint, right to know act, idea that you have to test in your apt before you sell your building so people know before buying. It didn't pass before. Will it be resurfaced? Will she support? A: Yes, they had a previous bill related. Wants to make sure, that before you turnover a property, that any possible health risk is known and abated.
- k. Q: Yu - proposed homeless shelters. Would you support a minimum distance from schools? A: Not familiar, but sounds problematic. Similar to limits on liquor licenses. Seems this should be similar in nature. Wants to take care of working people and children that are homeless. We want supportive housing for all. City and state needs to support more affordable housing.
- l. Q: Morton - Instituted new literacy curriculum, how did the implementation go? Will it continue? A: There are those that are more versed on this topic. Supports their push for change in education.
- m. Q: Desi - Impact on class sizes?? Is there something CB1 should focus on? A: The state moved to make requirements on class size based on data that supports manageable class sizes. Have school be more of a center of community.
- n. Agreed that OCM rollout and even with updates, has been really really bad. Her office will look at it in more detail.
- Assemblymember Grace Lee - Fannie as representative;
 - a. Office Summer hours, back to regular office hours
 - b. donate over 400 backpacks.
 - c. e-waste recycling event in Chinatown square
 - d. possible shredding and flu shot event
 - e. Happy to meet with constituents, now is the time before her return to Albany.
 - f. Involved in Chinatown connections and 320 Peck Slip
 - g. Q: Yu - 320 Pearl Street, minimum distance of shelters from school? 800 - 1000ft. A: Will remind her
 - h. Q: Jason - can we get school distance requirements into the City of Yes?
- Robin Forest - Mayor Adam's Office -
 - a. Mayor and Comptroller Lander announced bonds to support affordable housing. \$820M issued bonds in October. To support 4300 new affordable housing. This is the 3rd issuance of bond
 - b. Mayor opened a new East River ball field as part of the East River resiliency project w/new bridge. More to come for the public/community (not CB1)
 - c. Launched a ghostbusters taskforce between NYPD and DSNY, to help remove illegal ghost cars.
 - i. First five nights 300 cars were removed.
 - d. Q: Rosa Change - two shelters in CB1, one attached to a school, the other diagonal from the school. Mayor's office is well aware. We would appreciate offices help
 - e. Q: Morton - Make inquiry about Peck Slip shelter. A: Office works closely with the Deputy Mayor. Supports community reaching out. We would like the Deputy Mayor to attend the meeting.

- f. Q: Eric Yu - Park row.. Is there an opening date plan? A: Does not have an answer. Congressman Goldman weighed in.
 - g. Q: Richard(sp?) Which agency is responsible for the disbursement of funds. A: Will circle back
- Tevin Williams - Congressman Goldman's office - (Online) Introduced bipartisan bill to fix WTC health program, Goodkind and James (board members, are in support). Resolution to be voted on today.
 - a. Bill - Dawn Byer expand young voter registration, starting with 16yo ability to pre-register
 - b. Bill - Women's biz center program, improvement act
 - c. Comment from board member Cody on bringing back cars, pedestrians to Park Row(?)
- Fall Assembly member Fall - Casey Brown, liaison
 - a. 7184429932
- Max Deutsch - Council Member Marte's office -
 - a. Connect with Land Use director to connect on City of Yes
 - b. Bill passed to support Freedom trail in lower Manhattan, reflecting underground railroad and abolishment movement
 - c. SKRIE and DRIE applied to rent stabilized tenants. There were two different agencies approving.
 - d. Bill introduced: Need a report from FDNY (have to FOIL FDNY) to get insurance response for fires. Any agency that has issued a vacate order, has to provide documentation, to make it easier
 - e. Bill introduced with Senator Emily Gallagher, to create a social housing development authority, which could create public affordable housing through self-financing.
 - f. Budget: Finished budget allocations for the year.
 - i. increased tech budget for libraries
 - ii. tree and tree guards
 - iii. asylum families legal aid assistance
 - iv. grow NYC
 - g. Event: Oct 5th, in Chinatown, helmut give away with DOT (trying to get a Tribeca event)
 - h. Oct 11th in Washington Market Park Jazz concert
 - i. Q: What is the flexibility of having no discrimination. A: Will check with their office.
 - j. Q: Freedom trail - task force will identify where and how it is identified and recognized.
 - k. Q: Yu - Minimum distance of homeless shelters from School, Would Marte consider changing his support. A: Will circle back, but in parts of NYC, it would make it impossible to do this.
 - l. Q: Yu - Park Row - Any update on Chinatown connections, update from Mayor? A: Will circleback
- Andrew Chang - Manhattan Borough President Levine's office -
 - a. Different family days, backpack giveaways
 - b. Public restrooms rally to advocate for more accessible restrooms
 - c. Intro 276, which would open up building's restrooms to the public
 - d. Report on license plates abuse with recommendation including
 - i. RFID tags
 - ii. greater enforcement from NYPD
 - iii. using AI tools to identify partial plate matches
 - iv. increasing fines
 - v. calling on companies to stop the sale of plates

- e. Community leadership training session in Oct 28 - Nov 2nd
 - i. primarily for board members
 - f. Supportive of composting starting Oct 6th.
 - i. can access more info at DSNY website
 - g. Q: Moore - requesting factsheet
 - h. Q: Andrew - Brief assessment on mosquito spraying. A: Not aware, will follow-up. CB1 have had spraying for the last four years
 - i. Q: Chang - Bathrooms slated for CB1? A: Yes, but I don't have an exact list. There is a visual map from the MB Office. [Needs to be updated for parks that are closed for construction, etc).
- Dan Byers - Senator Kavanaugh office -
 - a. No major updates

C) District Manager's Report – Z. Bommer

D) Chairperson's Report – T. Meltzer
[Report](#)

Committee Reports

A) **Executive Committee** T. Meltzer

1. North West Battery Park City Resiliency Plan Draft Environmental Impact Statement - Public Comment - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
2. Cannabis Control Board Approved Resolution re: 1,000/2,000 foot waivers - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Lack of NYC local law establishing distance requirements for Cannabis Stores from a public youth facility - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
4. Cannabis Applications –
 1. 15 Broad Street - EFTC Holding LLC, Retail Dispensary – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
 2. 381 Broadway - Dai Ma LLC DBA Flower Guys - Retail Dispensary – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
 3. 108-119 South Street - Green Klub Inc, Microbusiness - Report
5. Chinatown Connections Meeting and announcement of Selection of Chinatown Connections Architectural Design & Related Consulting Services - Report
6. Capital and Expense Budget Items for FY 2025 - Committee Recap - Report

B) **Transportation & Street Permits Committee** B. Kay

1. Protected bike lane improvements, Brooklyn Bridge entrance at Centre St. - Resolution
Vote was passed by 37 in favor, 1 opposed, 0 abstained and 0 recused
2. DOT Regional Slow zone below Canal Street Plan – Resolution
Vote was passed by 18 in favor, 13 opposed, 6 abstained and 0 recused (FAILED)

3. Request for a bus route on West Street - Report

C) **Land Use, Zoning & Economic Development Committee** P. Kennell

1. 195 application for 14 Wall Street - Resolution
Vote was passed by 37 in favor, 1 opposed, 0 abstained and 0 recused
2. 5G Tower Installations in CB1, Consulting Party Agreement and Economics - Report

D) **Quality of Life, Health, Housing & Human Services Committee** P. Moore

1. 9/11 Responder and Survivor Health Funding Correction Act of 2024, [S. 4724/H.R. 9101: Summary](#) - Resolution
Vote was passed by 38 in favor, 0 opposed, 0 abstained and 0 recused
2. DSS/DHS Safe Haven Shelter, 320 Pearl Street - Report
3. NYC Department of Sanitation regarding curbside composting and residential containerization - Report
4. 110 William Street - Report

E) **Environmental Protection Committee** A. Blank

1. Proposed locations for CityBridge 5G LinkNYC structures – Resolution
Vote was passed by 38 in favor, 0 opposed, 0 abstained and 0 recused
2. Draft Environmental Impact Study (DEIS) Battery Park City NorthWest Resiliency Project Plans prior to [Public Hearing: Wed, Sept. 18th 5:30-8PM, Stuyvesant HS](#) – Report
3. New York Climate Exchange CEO Update - Report

F) **Landmarks & Preservation Committee** J. Friedman

1. Docket number LPC-25-0031 - 63 Nassau Street - Restoration of 1st Floor Storefronts and Installation of New Bulkhead for Fire Safety - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
2. Docket number LPC 24-05804 - 272-274 Canal Street application is to install storefronts and remove a party wall - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. 5G Link Towers in and near Historic Districts Process on Siting - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
4. Proposed Alterations to the Special Permit Plaza at 88 Pine Street (Wall Street) Plaza - Cal. No. 805-79-BZ - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused

G) Battery Park City Committee

J. Cuccia

1. Battery Park City Authority (BPCA) Draft Environmental Impact Statement – Report
2. BPC Security Update – Report
3. Programming, Construction and Event Updates – Report

H) Licensing & Permits Committee

S. Cole

Tribeca area

1. 90 Chambers Street, method of operation change to extend operating hours to 1AM on Sundays, RDA Associates Corp DBA Artesano for full liquor license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
2. 380 Canal Street/285 West Broadway, new application and temporary retail permit for RGS 380 Canal Street LLC for full liquor license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. 179 Duane Street, Front 1, new application and temporary retail permit for Duane Park Patisserie dba Madeline’s Patisserie Inc for wine, beer & cider license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
4. 413 Greenwich Street, a new application and temporary retail permit for Green Velvet Productions LLC dba Olive’s for wine, beer & cider permit – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
5. 345 Greenwich Street, #1B, a new application and temporary retail permit for Blissful Hospitality LLC for full liquor license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
6. 157 Duane Street, ground floor, a new application for Jupira Lee dba Boteco do Casa for full liquor license – Resolution
Tabled

Battery Park City area

1. 102 North End Avenue, Site 25, application for a corporate change for Shake Shack 102 North End Ave LLC on a wine, beer & cider license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused

Seaport/Civic Center area

1. Pier 15, 78 South Street, removal (from 353 West Street Pier 40) and temporary permit for Hornblower New York LLC dba Infinity for full liquor license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
2. 121 Fulton Street, method of operation change to update hours to 4:00 AM, 7 days a week for Theta 11 Corp dba Blue Haven South for full liquor license – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Maxwell Social Club Tribeca Inc, 451 Washington Street aka 135 Watts Street - Report

I) **Waterfront, Parks & Cultural Committee**

P. Goldstein

1. Reconstruction of Mannahatta Park (Wall Street from Water Street to South Street) – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
2. East River Park Trust, possible not for profit partner for East River waterfront from the Battery to 14th Street - Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Canal Park temporary artwork - Report
4. Proposal to seek an Urban Fellow to help advance the creation of an East River Trust – Report

Old Business

Executive Committee

T. Meltzer

1. [DOT rule](#) to expedite approvals for property owners to install e-bike battery swapping and charging cabinets on public sidewalks – Resolution
Vote was passed by 34 in favor, 1 opposed, 2 abstained and 0 recused
2. 35 Wall Street, application for adult-use retail dispensary license for EFTC Holding LLC – Resolution
Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused
3. Liquor license renewal notices for waivers due to timing - Resolution
 1. 5 Beekman Street, 5 Beekman Hotel Owner LLC, 5 Beekman Master Tenant LLC, Thompson Hotels LLC, Craft Beekman LLC and JVT Hospitality Group LLC dba The Beekman, Temple Court, Laissez Faire for full liquor license
 2. 114 Franklin Street, Casa Carmen LLC for full liquor license
 3. 39 Avenue of the Americas, York Street Lessee De LLC, York Street LLC, Hersha Hospitality Management LP dba Hilton Garden Inn for full liquor license
 4. 375 South End Avenue, 375 South End LLC dba Mezze by the River for full liquor license
 5. 55 Water Street, 3rd floor, Masterpiece Caterers Corp dba Sky 55 Bar and Grill for full liquor license
 6. 27 Barclay Street, FS NY F&B Company Inc dba Four Seasons Hotel Food & Beverage Services for full liquor license
 7. 99 Church Street, FSNY Restaurant Associates LLC aka Cut by Wolfgang Puck for full liquor license
 8. 25 North Moore Street 1A, Brandy Library Lounge LLC dba The Brandy Library for full liquor licenseAll bundled Vote was passed by 37 in favor, 0 opposed, 0 abstained and 0 recused

New Business

1. DOT Regional Slow zone below Canal Street Plan – Resolution
Vote was passed by 28 in favor, 4 opposed, 2 abstained and 0 recused

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"