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Hearing before the New York City Council

Subcommittee on Zoning and Franchises March 14, 2012

Testimony by NYC District Council of Carpenters Representative Tamara Rivera In Support of South Street Seaport Land Use Application

Good morning Chair Weprin and members of the Subcommittee on Zoning and Franchise. My name is Tamara Rivera. I am an 18 year-old member and council representative of the New York City and Vicinity District Council of Carpenters, an organization representing eight locals and 25,000 members. I am also a Manhattan resident and member of Community Board 12.

As an organizer, I have been all around the five boroughs and have seen many constructions sites with contractors that are not accountable for their workers. I interview many workers on a day-to-day basis and sadly find out they have no benefits and receive substandard wages. There is a compound effect of workers not getting benefits, because if the workers or their families are not covered by medical insurance, the City picks up the tab. In most cases, personal protection equipments are not always OSHA approved, and certifications are usually bought with no proper training. This, among other things, is what we usually see from irresponsible contractors.

In contrast, the Howard Hughes Corporation (HHC) has had a history of developing projects with responsible contractors and I am confident the proposed Pier 17 Redevelopment Project will not be an exception. This project comes at a time when our industry is trying to bounce back to where it was before the downward economy hit New York City. By the summer of this year, there can be 350 good paying jobs with benefits created over the next two years. This will significantly help boost the local economy, and it will help boost it *now*. Furthermore, HHC has committed to a 15% MWBE contraction goal, and will work with its general contractor and Nontraditional Employment for Women (NEW) to assure that 10% of the construction jobs are filed by women workers.

This project is not only favorable for labor, but for the community as well. By revitalizing the neighborhood, the community will enjoy a better quality of life.

On behalf of my organization's 25,000 members, we ask you to help boost the local economy and create job growth by approving HHC's Pier 17 Redevelopment project.

It is not easy building New York City, but we are proud to do it because of our training, our qualifications, our fair wages and benefits. It is not just a job, it is our careers.

We look forward to continue working with responsible developers such as HHC, and I am confident they will continue to do the work the right way.

Testimony by Susan Henshaw Jones,
Ronay Menschel Director of the Museum of the City of New York and
President of the South Street Seaport Museum

New York City Council Committee Land use Subcommittee on Zoning

Thursday, March 14, 2013

Thank you, Chairman Weprin, and members of the Subcommittee, for providing an opportunity to testify today. My name is Susan Henshaw Jones and I am the Ronay Menschel Director of the Museum of the City of New York and President of the South Street Seaport Museum.

The South Street Seaport Museum is committed to preserving and promoting what is a last reminder of New York City's past as the greatest American seaport, with its wonderful ships, waterfront, and restored 19th century landmark buildings and blocks.

We are hopeful that the Howard Hughes Corporation will ensure that the redevelopment of the Seaport retail environment is undertaken with an eye toward supporting the qualities that make the Seaport District a special place.

Of particular concern is the developer's proposal to install and operate a large, outdoor performance stage directly on the boundary line between Howard Hughes' Pier 17 and the Seaport Museum's Pier 16 -- the only pier currently under the Seaport Museum's control.

A performance on this stage will interfere with Museum life on Pier 16 for a number of reasons. First, because the stage will be placed directly at the boundary line, the public will physically encroach on Museum space. Second, Pier 16 is used as an educational platform, with the historic Ambrose light ship open to the public with school and family programs taking place directly on the pier, as well as daily sails of our 19th century schooner, *Pioneer*, docked at Pier 16. Having a performance stage there is akin to allowing the operation of a noisy nightclub in a residential area.

The location of the proposed Performance Stage also obstructs the view corridor from Fulton Street -- the gateway to the historic waterfront. Preserving the view corridor has been a longstanding planning requirement of the City Planning Commission at the Seaport District and we believe that an open view corridor with views of the waterfront and the historic ships is essential.

The waterfront is a place where educational activities for all New Yorkers should be fostered and supported. The location of the stage will impact on the ability of the Seaport Museum to successfully provide programming and make it very difficult to fulfill our education mission.

Thank you for the opportunity to speak today.

TESTIMONY TO THE NEW YORK CITY COUNCIL
BY ROBERT LAVALVA, PRESIDENT, NEW AMSTERDAM MARKET
THURSDAY MARCH 14, 2013

Honorable Members of the New York City Council: Good morning. My name is Robert LaValva and I am the President of the New Amsterdam Public Market Association. New Amsterdam Market is an economic development association that fosters small businesses who support responsible agriculture, regional economies, and fair trade. For several years now, we have held markets under the elevated highway fronting the Old Fulton Fish Market on South Street in Lower Manhattan. Our market now includes 50 weekly vendors as well as numerous visiting vendors, most of them entrepreneurs, who collectively provide meaningful employment to hundreds of New Yorkers. Each year, we bring 50,000 customers from the entire city to the South Street Seaport neighborhood, a place most city residents have chosen to avoid.

We propose that the two remaining, city-owned Fulton Fish Market buildings on the waterfront be preserved and rehabilitated as a permanent, year round, indoor home for New Amsterdam Market. Such an institution will rival the great markets of the world and create a significant economic impact for our city. Community Board 1 supports this proposal and has made it a condition of their approval of the ULURP you are now reviewing. Our mission has been embraced by Lower Manhattan residents, New Yorkers from all five boroughs, and visitors from abroad. An article by Mark Bittman in this week's New York Times articulates our vision far better than I ever could myself. I urge every Council Member to read this article, the testimony provided today by our vendors and supporters, emails written on our behalf to the Council Speaker and Council Member Chin, and comments to our petition (now approaching 4,000 signatures) to understand what vast potential the two Fish Market buildings hold to regenerate Lower Manhattan and create a unique and special place for all New Yorkers.

Some people will try to tell you that the ULURP before the Council today has nothing to do the Fish Market Site, and that we should express our concerns in the future. I am here to tell you that is not the case.

By voting to approve this ULURP, you will cause the City's existing Lease with Howard Hughes to be amended so that the City would no longer be obliged to maintain the two remaining, historic Fulton Fish Market buildings as a market at all. In addition, only office uses will be permitted in one of these Fish Market buildings, known as the Tin Building. Furthermore, by voting to approve this ULURP, you will be approving a rezoning not only of the Pier 17 mall, but of the entire waterfront from Maiden Lane to the Brooklyn Bridge, including the site of the Fulton Fish Market buildings. What is troubling about this is that EDC and Howard Hughes have a Letter of Intent to redevelop the Fulton Fish Market Site as a luxury residential high rise, hotel and retail complex. The proposed rezoning therefore enables a development that has never been revealed to the public or reviewed by the Council. If we wait until these plans are proposed, it will be too late. The only time to protect this site from demolition is now.

In conclusion, we respectfully request the Council vote NO on the ULURP application before you until such time that EDC and Howard Hughes submit their mixed use development plan for the Fulton Fish Market site to full public review. We rely on the Council to ensure a robust and transparent public review process and request the formation of a Council-led community advisory group to serve this aim. If the Council is unwilling to vote NO, we respectfully request, at a minimum, that you only approve the rezoning of Pier 17 and not the entire East River waterfront. Without the Fulton Fish Market, this maritime district which generations have fought so hard to preserve will lose all its meaning. Our city will also lose its only opportunity to create a market like no other in the world in a place like no other in the world. This is the essence of economic development. The future of the Old Fulton Fulton Fish Market now rests in your hands.



NY City Council Subcommittee Hearing

Re: Pier 17 ULURP Application Hearing dated March 14, 2013

Submitted: BY HAND

Honorable Council Members:

My Name is Tom Berton.

I stand here before you as the owner of Manhattan by Sail, a small business that calls Pier 17 at the South Street Seaport Home.

Manhattan by Sail is a business started in 2001 that has thrived in its natural home at the Historic Seaport - its natural home. Natural, because we operate the Clipper City Tall Ship, a 160-foot Replica of the pre-Civil War Era Extreme Clipper that sailed from 1854 until she was decommissioned in 1892, Clipper City was the largest and fastest ship of her day and her hull sits in a maritime museum in Manitowic, Wisconsin. She is of a class of ships that facilitated the ascension of New York and the United States' as the epicenter of world commerce.

For the past 13 years, we have been successful in sharing the sensory joy and experience of the traditional art of sailing paired with a love for doing things the hard way, the slow way and the beautiful way in the greatest harbor in the world. We have grown more than thirty-fold since we began our operations in 2001, at the foot of the WTC - growing from a ridership of a few thousand to over 60 thousand in 2012. We started with a volunteer crew and no payroll.

I stand here as an employer. Manhattan by Sail employs over 50 hard working men and women during our 6 month season, 40 of whose jobs depend on our Pier 17 operation. They and over a thousand other workers on the pier will lose their livelihoods earlier than is necessary.

225 Broadway, Suite 3407, New York, NY 10007
Tel: 212-619-0885 • Fax: 212-619-3988
tom@manhattanbysail.com • www.manhattanbysail.com

I stand here as a husband and the father of a two & a four year old daughter.
I stand here as a life-long New Yorker and a resident of South Bridge Towers.
I stand here as I stood before the City Planning Commission when they reviewed this application
I stand here as I stood before the Borough President before that;
As I stood before Community Board 1 before that.

Asking for one thing.

....And I stand here - in anger and frustration.

Because this has become the theatre of the absurd. It is absurd that I have spent the last 5 months asking for one thing. One simple thing.

That my VIABLE business, and the VIABLE businesses of the Seaport be allowed to operate as long as possible. That

I have not been running my business, not pursuing a growth strategy, not signing new contract for private events. Nope, I have been trying to convince an uninterested developer and a tone-deaf EDC, I have been trying to be heard. I've been trying to feed my children and keep from laying off my employees, even though I have a thriving business. That is a real shame. It is. It is really shameful.

This is a no-brainer. Does HHC have their construction permits in hand? No. Have they even been approved to do anything yet? No. Why is this already a fait-accomplis?

What I do know is that this plan should preserve true maritime programming. Clipper City is currently the only traditional use of the pier. What I know is that the plans for the pier as currently submitted to the Council would make it nearly impossible for me to return and operate the Clipper City at Pier 17.

- The pier is simply too high off the water to be able to get my passengers on or off the boat.
- There is no place for passengers to line up and
- no place to store a gangway. Also,
- there is no fendering of the pier,
- no electrical and
- no water hook-ups.

Sailing is an existing use in line with the historic nature of the seaport that is a valuable community resource, it would be a real shame to see the currently existing community resource of Sailing disappear once the necessary Pier repairs have been completed.

In the wake of Sandy, there will be new FEMA Flood Zone Maps and new guidelines for waterfront building. Dept of Buildings will issue new Resiliency Construction Guidelines. It will take months, if not years, to figure out. This construction part of this project is likely not going forwards anytime soon, so why the rush? So why are they shutting down our businesses?

This is not what you should be here listening to, or deliberating, this is not what the CPC should have been listening to, this is not what the Community Board should have been listening to. There is nothing to talk about here. Keep the engine of small business running until the very last moment. Give the struggling Seaport Businesses on Front Street and the rest of the area a reason to reinvest, reopen and recover.

The Council should be reviewing this ULURP application on its merits, on its appropriateness for the community, whether what would come from their efforts would be something New Yorkers could be proud of. That is what the Community Board and the Borough President and the CPC should have been focused on, not this. Evictions for a major NYC and tourist destination before there are any plans filed? This is absurd.

As you sit with HHC and EDC and negotiate the details of this ULURP, please, please, look at the merits and demand that nothing will happen unless and until they play ball and let us operate for as long as possible.

When it happens it must be for the good of the community, the people and its businesses, because there is a good plan for the future of the seaport. Is theirs the right plan? Perhaps. That is beyond my purview.

Why has this been so hard?

When HHC and EDC finally relent and extend the season as they must, will it be a victory for the community? Yes, absolutely. Should we be thankful? That is more difficult.

This is something that should have happened long ago, so we could all make plans.

Again, I am asking for one thing.

One simple thing.

That my VIABLE business, and the VIABLE businesses of the Seaport be allowed to operate as long as possible. That we get our summer....

Don't create a wasteland here. Don't close us down until HHC and the City are ready to begin construction.

Sincerely,

A handwritten signature in black ink, appearing to read 'Tom Berton', written in a cursive style.

Tom Berton

President, Manhattan By Sail

**Nontraditional Employment for Women (NEW)
Testimony: City Council Zoning & Franchises Subcommittee**

Nontraditional Employment for Women (NEW) is grateful for the City Council's support of our efforts to provide the women of New York City with free training and access to high-paying careers in the skilled trades. With NEW's training, graduates have access to careers with starting wages averaging \$17 per hour, benefits, and a path to higher-wage employment.

NEW recruits, trains, and places women in careers in construction and the skilled trades. NEW graduates are working as carpenters, electricians, ironworkers, laborers, plumbers, porters, door attendants, and operating engineers thanks to a unique partnership between NEW, the building and construction trades, contractors, and owners in New York City. Since 2005, NEW has placed more than 800 graduates in the building and construction trades unions.

Women are still working in traditional jobs and earning substantially less than men. The US Department of Labor defines a nontraditional job as one with less than 25 percent women. Entry level positions in the skilled trades have higher wages than traditional jobs and essential benefits. Nontraditional jobs pay. Plumbers, a male dominated field with only two percent women, earn over \$60,000 annually. Home health aides, a female dominated field with over 85 percent women, earn less than \$22,000 annually, a salary that is below the poverty level for a single mother with three children. NEW provides much needed services to women in underserved communities. There are limited opportunities for low-income and minority women to obtain secure jobs that provide a living wage and essential benefits, such as health insurance. The poverty rate in New York City in 2010 was 21 percent. The poverty rate is higher for females, blacks, and Hispanics. This is the population NEW chiefly serves.

After participating in NEW's programs, the improvement in wages and standard of living is dramatic. The average wage for NEW permanent job placements is \$17 per hour. NEW graduates that stay in apprenticeship programs see their wages increase by almost 50 percent in two years. These wages go up to around \$50 per hour after a four to five year apprenticeship program. NEW's training and the opportunity to enter union apprenticeship programs make it possible for low-income women in New York City to provide a secure future for themselves and their families

Three years ago, NEW's Board launched the NEW Signature Projects Program through which owners and developers commit to hiring tradeswomen on their projects. Lack of work has been identified as the number one reason women leave the trades and drop out of apprenticeship programs. The NEW Signature Projects Program helps ensure that projects have a diverse workforce that reflects the communities where projects are built and that tradeswomen have more opportunities to work in the field and advance in their careers.

On the South Street Seaport project, the Howard Hughes Corporation has made a commitment to use best efforts to meet or exceed the goal of 10 percent participation of women overall and in each construction trade on the project. NEW supports the Howard Hughes Corporation's commitment to hiring women at the South Street Seaport. This project will produce approximately 350 union construction jobs over the next two years. NEW looks forward to working with the Howard Hughes Corporation's general contractor to assure that 10 percent of the construction jobs are filled by women union workers.

Thank you for the opportunity to testify today.

COMMUNITY BOARD #1 – MANHATTAN
RESOLUTION

DATE: NOVEMBER 27, 2012

COMMITTEES OF ORIGIN: EXECUTIVE, PLANNING/SEAPORT CIVIC CENTER
WATERFRONT/LANDMARKS AND ARTS &
ENTERTAINMENT TASK FORCE

COMMITTEE VOTE:	23 In Favor	0 Opposed	0 Abstained	0 Recused
PUBLIC MEMBERS:	1 In Favor	0 Opposed	0 Abstained	0 Recused
BOARD VOTE:	35 In Favor	0 Opposed	0 Abstained	0 Recused

RE: South Street Seaport Renovation Project
C 130052 ZMM, C 130053 ZSM, C 130054 ZSM, C 130055 ZSM
C 130059 PPM; N 130080 ZRM

WHEREAS: The South Street Seaport Limited Partnership, an affiliate of Howard Hughes Corporation (collectively, "HHC") and the New York City Department of Small Business Services have applied for approval of a rezoning and waterfront special permits, authorizations, and a certification, as well as a property disposition and a zoning text amendment in order to facilitate the reconstruction of the existing three-story Pier 17 building retail structure at the South Street Seaport in Lower Manhattan, and

WHEREAS: In order to facilitate the proposed project, the applicants are proposing the following nine actions:

- 1) a rezoning of the project area from C2-8 to C4-6;
- 2) a special permit pursuant to Section 62-834 of the Zoning Resolution to permit a modification of the use and bulk regulations applicable to the pier portion of the zoning lot;
- 3) a special permit pursuant to Section 74-743(a)(2) of the Zoning Resolution, applicable to general large-scale developments, for modifications to the waterfront yard regulations applicable to the zoning lot;
- 4) a special permit pursuant to Section 74-744(c) of the Zoning Resolution, applicable to general large-scale developments, for modifications in the surface area and height of signage and roof signage on the Pier 17 Building;
- 5) an authorization pursuant to Section 62-822(a) of the Zoning Resolution to allow a modification of the waterfront public access

requirements;

- 6) an authorization pursuant to Section 62-822(b) of the Zoning Resolution to allow a modification of the visual corridor permitted obstructions requirements and a modification of the design requirements for waterfront public access areas;
- 7) a certification pursuant to Section 62-811 of the Zoning Resolution regarding compliance with the waterfront public access and visual corridor requirements, as modified;
- 8) a property disposition approval to allow a modification of the use restrictions of the existing lease for the applicable portion of Pier 17;
- 9) A zoning text amendment is required because under the current Waterfront Zoning Regulations, which would govern the renovated Pier 17, waterfront public access areas must be open to the public during designated hours – not more or less – and the required waterfront signage must reflect those hours; the proposed text amendment would allow the waterfront public access area on Pier 17 to remain open for 24 hours, as is the current practice, and for the signage to reflect these extended hours; and

WHEREAS: The proposed project will replace the existing Pier 17 building with a proposed new building that will provide new retail space on the pier, and will provide improved waterfront public access amenities including a publicly accessible open area and a flexible event space on the roof of the building, and

WHEREAS: The new building design is intended to evoke the industrial heritage of the City's working waterfront, provide visual corridors from within the building to the Brooklyn Bridge, improve pedestrian access to the waterfront, including a redesign of the two-story Link Building located between the Pier 17 building and South Street to complement the aesthetic of the proposed new Pier 17 building, and

WHEREAS: The proposed redevelopment is intended to foster the revitalization of the South Street Seaport as a premier New York City destination for local residents, workers, and tourists alike, while enhancing access to and enjoyment of the waterfront, and

WHEREAS: The existing C2-8 zoning district permits a maximum of 10.0 FAR for residential or community facility use and 2.0 FAR for commercial use, and restricts commercial uses to the first two floors of a building and below 30 feet, and

WHEREAS: The Waterfront Zoning Regulations impose a maximum height limit of 40 feet on the existing pier, as well as requirements regarding the provision of waterfront access, visual corridors, and the spacing of buildings, and

WHEREAS: Pier 17 encompasses both a platform and a pier and the existing Pier 17 building and the two-story Link building, along with their adjacent waterfront public access areas, would be subject to the proposed special permits, whereas the platform portion of Pier 17 contains the vacant Tin Building and New Market and are not part of the proposed project, and

WHEREAS: The floor area of the Pier 17 Building and the Link Building will be increased from approximately 206,700 square feet to approximately 282,679 square feet and the FAR on the zoning lot will increase from 1.14 to 1.56; there will be no increase in the roof height of the building of 77'-1 "but mechanical equipment on the roof of the proposed new building will increase the overall height to 82'-4," and

WHEREAS: The proposed project would contain large-floor plates suitable for retail anchors and is intended to extend the Lower Manhattan street grid onto the pier and to provide new view corridors, a major entertainment venue or an event space on the second and third floors, as well as 83,861 square feet of waterfront public access area including 40,000 square feet on the roof and approximately 32,000 square feet on the north side, which will be recast as the "front porch" of the project, and

WHEREAS: A rezoning from a C2-8 zoning district to a C6-4 zoning district, would reduce the maximum residential FAR from 10.0 to 3.4 and would increase the permitted commercial and manufacturing FAR from 2.0 to 3.4 but the maximum amount of community facility use of 3.4 would not change, and

WHEREAS: A rezoning from C2-8 to C4-6, which is subject to Uniform Land Use Review Procedure (ULURP), is proposed in order to allow the larger retail stores on the upper levels of the proposed new Pier 17 building, by eliminating the current limitation in the C2-8 district on retail stores above the level of the second story and will create a consistent zoning framework for the East River waterfront within the Special LM District, from Whitehall Street to the Brooklyn Bridge, and

WHEREAS: The only other potential development site within the proposed rezoning area is the site currently occupied by the Tin Building and the New Market Building, which is owned by the City of New York, and no disposition or no development could proceed on it without a further ULURP action, and

WHEREAS: Three special permits, which are subject to ULURP, are required to allow for modification of the use, height and setback regulations for the pier to allow for the creation of large floor plates for retail use and open space on the roof; and to allow for modifications of the applicable yard regulations to allow for public open space; and to allow for modification of the signage regulations to allow for additional signage to identify tenants, and

WHEREAS: Two authorizations, which are subject to approval by the City Planning Commission only, are required to allow for modification of dimensional requirements for waterfront public access because of the proposed new building's size and to waive requirements for waterfront view corridors to match the building's configuration; and to waive certain design requirements for seating, planting, and lighting and other improvements because these elements would interfere with pedestrian circulation around the pier, or with water views, and

WHEREAS: A certification, which is subject to approval by the Chair of the City Planning Commission only, is required to show that appropriate site plans have been submitted for visual corridors and public access and minimal design requirements, and

WHEREAS: A property disposition action, which is subject to Uniform Land Use Review Procedure, is required to allow a modification of the existing lease between the South Street Seaport Limited Partnership and the New York City Department of Small Business Services so that any uses allowed by the special permit and the proposed C4-6 zoning, which will allow a broader range of uses, will also be allowed under the lease, and

WHEREAS: A zoning text amendment is required to allow the waterfront public access area on Pier 17 to remain open for 24 hours, as is the current practice, and for the signage to reflect these extended hours; and

WHEREAS: The public hearing held on this application on October 4, 2012, attracted a large public audience and numerous speakers making and submitting comments on the application, which were generally, but not unanimously, supportive of the proposed redevelopment of Pier 17, and which also raised a number of concerns and constructive comments, including:

- 1) that the redevelopment incorporate a flexible, multi-use pier design for maritime use, including the installation of cleats and bollards, gates in pier fences to permit safe access to maritime programs, and the inclusion of life rings and ladders;
- 2) extension of the deadline for the Clipper City, New York Waterways and other business establishments' eviction from June 30, 2013 to September 30, 2013, to permit operation through the summer season;
- 3) restoration of sailing to the pier;
- 4) assurance that the design comports with a comprehensive waterfront plan;
- 5) that the rooftop space incorporate a fully equipped theater that could be utilized year-round;
- 6) that the proposed performance stage adjacent to Pier 16 would

adversely affect the operations of the South Street Seaport Museum, obstruct view corridors and impede pedestrian access and circulation;

- 7) that HHC be required to enter into a restrictive declaration to ensure compliance with the agreement on waterfront public access and the visual corridor;
- 8) that the de-mapped Fulton Street view corridor be preserved;
- 9) that the boundary between the South Street Seaport Museum leased property at Pier 16 and the HHC leased property be clarified;
- 10) that the rezoning that occurs as part of this application be limited to that made necessary by the proposed project itself and that such rezoning not extend to areas, such as the New Market Building and Tin Building, that are not part of the proposed project; and

WHEREAS: CB1 is concerned that there may be a loss of public space and that this matter is reviewed and clarified, including the definition of public space; and

WHEREAS: Since 2008 CB1 has passed separate resolutions calling for the extension of the Seaport Historic District to include the New Market building; and

WHEREAS: CB1 is disturbed by HHC's insistence that it has no master plan for the Seaport area, combined with its refusal to discuss even in a conceptual sense its thinking regarding New Market Building and Tin Building, as to which it has an option to propose a Mixed Use Project, and HHC's related insistence that CB1 evaluate HHC's Pier 17 plans in a vacuum without benefit of HHC's thinking regarding the context in which Pier 17 would be redeveloped; now

THEREFORE
BE IT
RESOLVED

THAT: CB1 approves this ULURP application, with the following modifications:

- 1) that HHC restore the Seaport to its vibrancy as quickly and safely as possible since there are currently many stores shuttered on Fulton Street;
- 2) that HHC extend the deadline for the Clipper City, New York Waterways and other business establishments' eviction from June 30, 2013 to September 30, 2013, to permit operation through the summer season;
- 3) that HHC be required to submit a master plan for the Seaport area prior to the City Planning Commission review of this application, so that CPC may properly evaluate the application in the context of the anticipated development by HHC of the full Seaport area;
- 4) that at least the equivalent quantity and quality of public space that

was specified by the City when Pier 17 was originally built in 1985 is maintained, and that the Borough President's office confirm to its satisfaction that this is the case, making appropriate reference to the CPC Resolution, dated March 11, 1985, related to Pier 17, in performing its analysis;

- 5) that the public spaces of Pier 17 should not become de facto private space. Public space should not be used for regular boat queuing, rendering it unusable by others; the public should have access to the roof at a variety of times of the year, week, and day (e.g. the roof should not be rented out to the private sector every Thursday through Sunday from Spring through Fall).
- 6) that the requirement of the filing of a restrictive declaration be enforced as a condition to the certification sought under Section 62-811;
- 7) that the application for a special permit pursuant to ZR Section 74-743(a)(2) and an authorization pursuant to ZR Section 62-822(b) to allow a modification of the visual corridor permitted obstructions requirements and a modification of the design requirements for waterfront public access areas, to the extent that such special permit and authorization relate to the stage in Fulton Plaza, be denied;
- 8) that the special permit pursuant to ZR Section 74-744(c), related to the proposed rooftop and blade signage, be denied;
- 9) that the rooftop space incorporate a fully equipped theater that could be utilized year-round, and, in order to accommodate such a theater, that HHC agree to implement the rooftop option that does not include a "slotted" roof;
- 10) that the Pier 17 design be modified to incorporate a flexible, multi-use pier designed for maritime use, including the installation of cleats and bollards, gates in pier fences to permit safe access to maritime programs, and the inclusion of life rings and ladders;
- 11) that the engineering design of Pier 17 and the redevelopment area incorporate best practices in engineering so that they would not be damaged if there were to be another Superstorm Sandy;
- 12) that maritime usage of Pier 17 be limited to the type of use that would not adversely affect the pedestrian experience on the Pier (e.g., no party boat usage);
- 13) that HHC enforce urban renewal plan specifications for siting of street vendors and kiosks and ensure that they -- and buses -- do not interfere with the view corridor and pedestrian flow;
- 14) that HHC agree that any development of the New Market Building and Tin Building include the siting there of a public market (such as the New Amsterdam Market) and a community center;

**Statement to New York City Council Regarding
South Street Seaport Development
By David Naczycz, President & Owner of Urban Oyster
March 14th, 2013**

Ladies and Gentlemen of the council, I own a tour company and have chosen to speak to you today so that I may hopefully prevent the City of New York from missing out on a historic opportunity. The opportunity to re-imagine one of the most historic sections of our city as a vital and thriving meeting place for both New York City residents and visitors.

Let me take you on a short tour. Most New Yorkers only remember South Street as the very smelly location of the Fulton Fish Market. Recently they have only known a district totally given over to tourists and suburban shopping stores. Quite simply, it has been a place to be avoided.

What few people know is that what we now call the South Street Seaport, was once a thriving Market District where the City and its residents first traded for exotic fruits, animals, and goods; things that were delivered to New York by the massive merchant fleets of the entire known world. It was where the great Northeastern fishing fleets brought their cod. It was a place where you could buy Cuban cigars, Brazilian Papayas, and Puerto Rican Sugar. This was the destination for Robert Fulton's steam powered ferry, an invention which transformed human existence. Schermerhorn Row, which still stands, became a new city's first World Trade Center and one of the first dedicated commercial investment properties in a city that has become legendary for real estate deals. Markets of one sort or another have operated on the site since before the revolutionary war and one of the largest markets in the world, the Fulton Market, operated there for more than a century. Quite simply this is the most historic place left in New York City.

Now in the early 80s, we missed an opportunity to capitalize on the unique and compelling history of the site when we constructed a suburban mall there. Today, nature has given us a second chance. I hope we are smart enough to make the most of it. Instead of rebuilding a suburban shopping mall or raising modern condo or hotel tower, what we should be talking about is how to capitalize on the explosion in popularity of artisanal foods and markets like Smorgasburg and Union Square. What we could be envisioning is the largest public market district in the country. A market district like that would quickly become a must see destination for both residents and visitors alike. Why should we have a suburban mall there when other cities like San Francisco and Seattle have restored their public markets? Are we competing to be a great world city or are we trying to be Paramus? Reject the Hughes designs, keep the Seaport open so that all of the businesses suffering from Sandy don't have to endure a man-made disaster, and let's get back to the drawing board and create something truly great.

FOR THE RECORD



CITY OF NEW YORK
Community Board No. 2

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ROBERT PERRIS
District Manager

March 14, 2013

Hon. Mark Weprin, Chair
Subcommittee on Zoning and Franchises
Council of the City of New York
City Hall
New York, New York 10007

Dear Council Member Weprin:

I regret that a schedule conflict prevents me from testifying today before the Subcommittee on Zoning and Franchises regarding "South Street Seaport-Pier 17," a package of land use actions listed on the subcommittee agenda as L.U. Nos. 766, 767, 768, 769, 770, 771 and 772. I request that you share this letter with the subcommittee and enter it into the public hearing record.

I only became aware of the zoning map change, text amendment, three special permits, City Planning Commission authorization and disposition of City-owned property when a constituent recently brought it to my attention. I have not had the opportunity to study the land use actions in detail.

However, I need only see the birds-eye isometric rendering of the proposed building to foresee the public nuisance that will be caused by the open air performance spaces planned as part of the project. The Brooklyn Community Board 2 district office and the office of the Brooklyn Heights Association have received numerous noise complaints about past performances held at the South Street Seaport.

I caution the City Council to not perceive the performance venues as adjacent to a vast open space where amplified sound will dissipate. Amplified sound at the Seaport readily travels across the East River and can be heard in Brooklyn Bridge Park and inside residences in Brooklyn Heights. Some residents state the river causes sound to amplify, a statement that seems contrary to physics. However, I hear the claim frequently enough to believe some phenomena does occur that causes people to experience noise as louder than what can be expected.

I urge the Subcommittee on Zoning and Franchises to include in its recommendation modifications to the land use actions that will reduce if not eliminate fugitive noise from the

Hon. Mark Weprin, Chair
Subcommittee on Zoning and Franchises
Council of the City of New York
March 14, 2013
Page 2

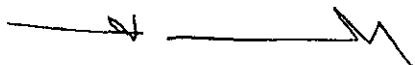
proposed new South Street Seaport. These limitations can include physical changes to the building design. It is probably the case that enclosing the performance spaces is the only way to prevent amplified sound from being heard beyond the site. I recognize that this modification will change the floor-area ratio calculation. However, with the support of the New York City Council, this will be an adjustment the developer will need to make.

If it is not possible to enclose the performance spaces, other physical changes could be required as part of the City Council's determination. Speaker location and direction, construction of higher perimeter walls and the installation of sound dampening might reduce how much noise escapes the Seaport.

It is also possible for the Council to make programmatic restrictions, such as the maximum decibel level for amplified sound and the permissible hours for using amplified devices, part of any approval. I encourage the City Council to take action now to prevent future annoyance to users of Brooklyn Bridge Park and residents of Brooklyn Heights and other northern Brooklyn waterfront neighborhoods.

Thank you for the committee's consideration, and for the opportunity to comment.

Sincerely,



Robert Perris

cc: Hon. Christine Quinn, Speaker
Hon. Leroy G. Comrie, Jr., Chair, Land Use Committee
Hon. Margaret Chin
Hon. Stephen Levin
New York City Council
Regina Myer, President
Brooklyn Bridge Park Corporation
Noah Pfefferblit, District Manager
Manhattan Community Board 1
Judy Stanton, Executive Director
Brooklyn Heights Association



**TESTIMONY FROM THE ASSOCIATION FOR A BETTER NEW YORK
REGARDING THE REDEVELOPMENT OF THE SOUTH STREET SEAPORT
BEFORE THE NYC COUNCIL ZONING & FRANCHISES SUBCOMMITTEE**

March 14, 2013

The Association for a Better New York is one of New York's longstanding civic organizations advocating for the policies, programs and projects that make New York a better place to live, work and visit. We represent the broad fabric of New York's economy, and our membership includes New York's most influential businesses, non profits, arts & culture organization, educational institutions, labor unions and entrepreneurs.

Over the past several years, it has become abundantly clear that the current configuration of the South Street Seaport does not adequately serve Lower Manhattan's residents, workers, or visitors. The plan to redevelop Pier 17 put forth by the Howard Hughes Corporation, with the help of their renowned team headed by SHoP Architects, addresses all of these constituencies and is a true game-changer for the east side of Lower Manhattan.

As you know, this plan includes a complete transformation of the Pier 17 building, which will become repurposed as a gateway to the waterfront complete with shopping and dining destinations that reflect the demographic changes the area has seen over the years. The plan will create additional open space, including programmable public space, and reflect sustainable design practices for LEED certification. Most importantly, this proposal will create jobs, spur economic development, and vastly improve the landscape of the neighborhood.

We all strive to ensure that New York City's streetscapes reflect the balance between the old and the new, the historic and the modern, the past and the future. We believe that this plan successfully balances the historic character of the pier and the surrounding neighborhood, with the need for a new, modern retail shopping experience for the local community. We also believe this represents an important economic development opportunity for the city that we cannot afford to pass up.

We are grateful for the vision and commitment the Howard Hughes team has brought to this project, and for their sensitivity to the needs of the local community, and the historic nature of the Pier and the Seaport. We believe the Pier 17 renovation represents a historic opportunity to continue the momentum that has brought so much vibrancy back to this area of Lower Manhattan. The plan will once again make the Seaport a world class destination that serves Downtown's diverse populations, as well as the city at large. ABNY strongly supports the Howard Hughes Corporation's proposal to renovate and redevelop Pier 17.

Thank you for the opportunity to testify.

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Tracie Lee and Wayne Surber
Co-Founders of Lonestar Taco LLC
info@lonestartaconyc.com
(347) 688-7186
338 Decatur St.
Brooklyn NY, 11233

Dear City Council Members,

South Street Seaport has mostly been in the background of my life. I vaguely remember seeing the tall ship as a child, maybe on a field trip or when my grandparents would take me to the Staten Island Ferry. It's a 15 minute walk from my grandparents' apartment in Chinatown but always has been a world away to me.

As an adult and resident of New York I've actively avoided it - I had the perception that only tourists go there and it had basically turned into a bland mall filled with the 500th location of multinational corporations. I'd take any out of town visitors to the Highline or Prospect Park or the Lower East Side or the Guggenheim, never the Seaport. Those are places that I wanted to share with others, they're part of what, to me, makes New York unique.

I've spent a lot more time down at the Seaport this past year and I've gradually developed a fondness for it. Sort of like how you dismiss a certain genre of music as being "not for me", and then you listen to it a bit more and you sense there is something that resonates underneath. There's the allure of being right by the water, and I never tire of watching the light change throughout the day on the river. It makes me realize how much the city turns inward toward the land, but right on the Seaport the water is so tantalizingly close.

Coming to this space as a participant rather than a bystander had a lot to do with the shift in my perception. Every Sunday we carved out a bit of space in a parking lot to set up Lonestar Taco and I interacted with hundreds of people from all over. Neighborhood residents, east siders, jerseyites, out of towners. People still feel a draw to this place, whether for New Amsterdam Market, the history, being on the water, catching a ferry, taking a bike ride. I began to sense how vibrant the seaport had been in the past and the potential of what it could be.

How does one create a sense of place and identity? How does one place gain momentum and turn into something lively and vital while another withers away? Through being involved with New Amsterdam Market, I can see how one person, then a small group of people, can slowly gain consensus and bring a community together to the point where there is the possibility to sway forces larger than ourselves.

Right now everything feels so precarious, just a tiny breeze and the future of the Seaport and its residents could be swept in a totally different direction than what everyone was expecting. I feel like I'm part of this community now, and the future of this community is going to have a citywide impact for decades to come. In my travels, almost the first thing I do is ask where the market is. I've come to realize that it is an expression of a people and a culture. If New York is a world class city, where is our permanent market? Who are we and who do we want to be?

Why Keep History Alive?

Good Morning. Thank you for this opportunity to speak. My name is David Sheldon. I'm a volunteer and part time crew member on South Street Seaport Museum's schooner Pioneer. Yearly we have commemorated Walt Whitman's poem "Crossing Brooklyn Ferry" with a reading as we hold our position in the original ferry course on the East River. Whitman writes of all that he sees and experiences in the crossing, and looking ahead for generations, asks that we do the same. In that moment of our common experience, time and distance vanishes for him, as it does for us. We find ourselves, with Whitman, to be part of something larger, and deeper than our single lives, yet this is a part of ourselves as well.

This is not mysterious. It is something we all know in a quiet moment on a cobblestone street, at any moment we feel that we sense what might have been experienced 100 years ago here, if only for a moment.

In the Historic District, one sees a woodcarver at work on a figurehead for a ship that will cross oceans. One walks into a shop and orders printing from a press that works as it did generations ago. One sails on a boat with a crew busy at the same work a crew has always done to make such a boat sail. On these streets, in the shadow of these buildings, one looks on the river and senses this slip of time, as real as the present, and as the food in the Market.

In this City, that seeks to rebuild itself seemingly every day, in a mass media culture that seeks to invent our world whole for us with each hour, let us keep safe this living experience of our history, of ourselves, for ourselves, and for those who come after.

Thank you.

WALL STREET WALKS

March 14, 2013

To the members of the City Council,

I own and operate "Wall Street Walks", a New York walking Tour Company focused solely on Lower Manhattan history, the neighborhood, landmarks and museums.

I would like to speak about the significance of two city-owned landmarks, the Fulton Fish Market Tin Building (1907) and New Market Building (1939).

Markets are part of a centuries-old tradition. Long before the construction of the F.D.R. Drive or even the Brooklyn Bridge, the Fulton Market was the largest and most important food showcase in Greater New York. Indeed, locals have been buying and selling fish (and meat, cheese and produce) along this stretch of East River shoreline since the mid-1600s, when the first food markets of New Amsterdam sprung up around the ferry landing at Peck Slip.

Commercial development will promise employment and tax dollars to the city, but cannot do justice to the neighborhood's storied past. Will the development by the Howard Hughes Corporation or any corporation in the future, be sensitive to the history of the area?

The Fulton Fish Market Tin Building and the New Market Building buildings are of national significance. They could be restored & dedicated as a new wholesale and retail markets. Please protect and preserve these buildings.

The Highline development has changed the meat packing district into a premier New York destination. The Fulton Fish Market Tin Building and New Market Building can do that for the Seaport area. It can anchor the South Street Seaport as another premier destination for New Yorkers and visitors from around the world.

Thank you,

Annaline Dinkelmann
Owner and President
Wall Street Walks

To: Councilwoman Margaret Chin
Fr: Bill Zafiros and Telly Hatzigeorgiou
Beekman Beer Garden Beach Club
Da: 3/14/13
Re: North Side of Pier 17 – South Street Seaport

Background:

- Beekman employs more than 120 people. *up to on weekends, ob 3,000 - 4,000 visitors per day, Open for 4 years,*
- Beekman feeds more than 500 people through our employment opportunities.
- We are good operators and good partners to the community. *An incredible venue with amazing views,*
- We have many high profile events including:
 - Barack Obama's official New York State 50th birthday party hosted by Governor Cuomo.
 - New York Yankees Hope Week Charity event featuring many NY Yankee players including Mariano Rivera, Joe Torre, Curtis Granderson.
- Beekman received press almost every day with major events, celebrity sightings, etc.
- We have been a positive influence on the community, bringing many new faces that otherwise would not come to the Seaport.
- Beekman has a track record of operating safely and successfully.
- *Our venue is not under used. Thruing out our summer season - work like to be all year round venue and included in new design.*
- Beekman suffered severe damage in the hurricane.
- We need a minimum of 6 weeks to rebuild the venue.
- We need to know that we can operate this summer. We need to know this as soon as possible.
- At this time last year, many of our summer events were booked, and we had already begun marketing.

Last year We opened for business on April 12, 2012.

- Right now we have many parties and events on hold ready to confirm if we know we will have a business.
- We have been asking up to this point to have AT LEAST the summer season of 2013.

All of the tenants have earned the right to operate their business this year.

Needs:

- We are respectfully asking that our lease be reinstated immediately.
- *That we are included as part of new design.*

New Information:

We are deeply concerned about the validity of the HHC project.

There is a surprising amount of uncertainty surrounding what it is that they plan on doing.

Initially, we were empathetic to the redevelopment - even though we knew it

would cost us our business. Now, the more information that we get, the more skeptical we become.

HHC rent is very low. Beekman pays 50% of HHC's annual rent to HHC.

Some say that the developers aren't going to develop at all.

Some say that the developers want to kick the tenants out and flip the property.

Some say that the development could sit idle for years and that the project could be 5 to 15 years.

The problem is that there are too many questions and not enough answers. And that is creating a lot of confusion.

Action:

Since there are so many questions surrounding the redevelopment, the city council must vote to allow the tenants to operate. The lack of information and obfuscation lead by HHC has already hamstrung our business, because we have not been able to book, program, and market our summer yet.

- We respectfully ask that we not only get this summer, but we get next summer as well.

It seems that HHC is very far away from breaking ground. There are still a lot of questions surrounding the area and surrounding the redevelopment. ~~We believe~~ that we should be allowed to operate our business throughout this summer and until such time that HHC has every necessary building permit and approval required to start their construction.

We also respectfully request that if HHC does not have these permits in place by 12/1/13 that we be allowed to operate in 2014, and if the permits and approvals are not in place by 12/1/14, we be allowed to operate through 2015 and so on.

- Ensure we are included in the design of the project with same views

Risk if no action is taken:

If the tenants are forced out and HHC for whatever reason cannot begin construction, it is likely that there will be a severe negative impact on the community. Expect rodents and bugs, and squatters, and crime. With no business and no activity on Pier 17, expect the remaining businesses on Front Street and the surrounding areas to have problems.

We implore the city council to rethink this entire project until such time where it is obvious of the intent and the timing.

Thank You for your consideration.

Bill Zafiros and Telly Hatzigeorgiou
Beekman Beer Garden Beach Club



Good Morning,

I am Captain Michael Abegg speaking on behalf of the Historic Ships Coalition. I am a Coast Guard Licensed Master and have worked these waters for over two decades.

I reviewed the public plans for the proposed new Pier 17 building, specifically the areas for and adjacent to the proposed mooring facilities. No marine engineer or architect appears to have been involved in the designs of this pier.

City Planning called for "the inclusion of mooring infrastructure such as bollards, cleats, gates, ladders and life rings to the south and east sides of the pier." The drawings of the proposed pier showed only mooring locations on the Brooklyn side for approximately 276' and on the south side facing pier 16 for 34' totaling around 310'. This is a much smaller than the current available moorage of over 940'.

The pier edge is shown on the drawing as concrete, not the wood fendering system that is currently in place to protect the pier. No fendering systems are mentioned.

Only the Brooklyn side of the pier has a setback fence to allow for safe operations by a line handler on the dock. This walkway is not of sufficient width to allow for a consistently safe work environment. Shifting the fence base back from the pier edge to a minimum of three (3) feet would alleviate this issue.

No gate locations are noted on the drawings. On today's Pier 17, each section of the fence is removable, easily facilitating any vessel's specific boarding arrangements. The angled design of the proposed fencing does not easily lend itself to gates that swing in away from the water, and without a sufficient number of gate locations, severely limits the usefulness of the pier to vessels.

c/o North River Historic Ship Society
232 East 11th Street
New York, New York 10003
www.HistoricShipsCoalition.org



Directly behind the railing is a row of fixed barstool-style seating. Vessels arriving or departing need to throw lines for safe operations. The immediate proximity of this fixed seating endangers those seated, as well as the safe operation of vessels berthing. This seating also potentially creates difficulties in boarding and disembarking through the gates.

Behind this fixed seating is a 12' pedestrian circulation path. Any boarding of a vessel may impede this pathway. Currently there is a raised pathway in addition to the lower path that eliminates this concern.

There is a 40' notch planned in the Brooklyn side of the pier that divides it into two sections. Large vessels may require line handlers to walk around this notch to tend dock lines. This would mean traveling an additional 160' and climbing two fences. Also, were the current to force a vessel into this notch, it may become pinned, damaging the vessel, the pier or both. On July 14, 2012 there was a fire underneath the wood deck of Pier 17, which created large amounts of thick black smoke. A similar fire would create no clear means of egress, only a confusing series of twists heading deeper into the building.

Evacuating over 500,000 people from Lower Manhattan on 9/11 was accomplished largely through ferries and other vessels from the harbor. South Street Seaport was one of those departure locations. Reducing, impeding or limiting mooring locations on Pier 17 would diminish this capacity.

Without significant changes to the plans as discussed above, we are not able to support this ULURP request.

Captain Michael Abegg

c/o North River Historic Ship Society
232 East 11th Street
New York, New York 10003
www.HistoricShipsCoalition.org

FOR THE RECORD

Anton Nocito
Chief Syrup and Beverage Crafter
P&H Soda Co., Inc.
516-313-3937
anton@pandhsodaco.com

Proud New Amsterdam Market Vendor

Dear City Council Members,

I have been a long time supporter of The New Amsterdam Market. I donated to and attended the first market back in 2005 when I was a chef and am happy to say, I'm now a market vendor. I've always felt that our city has missed its opportunity to have a permanent market like those in San Francisco and London. A place that would not only showcase the produce, meats and dairy from the region but the artisanal crafted products that are helping to bring manufacturing back to NYC.

Being a vendor at the market has given my small business a place to test new products, develop raving fans, gain new wholesale customers and build a name for it self.

I think a permanent market in this area only makes sense. It would breath new life into a neighborhood that has been stagnant for some time.

Thanks
Anton

Craig Thompson
Shandaken Bake
Vendor at the New Amsterdam Market
400 Convent Avenue, #44
New York, NY.10031
(646) 584-2010

Dear Members of the City Council:

My name is Craig Thompson. I am the owner of Shandaken Bake, a small pastry business from the Catskill Mountains.

In 2010 I was introduced to the New Amsterdam Market. I was profoundly moved by their commitment to supporting local and regional food systems, incubating small businesses, and to bringing communities together.

I joined the New Amsterdam Market part time in 2010, and last year, I was able to move my business down to New York City. I credit the New Amsterdam Market with making that move possible, by creating a retail outlet for growing my business and connecting me with the community. As a small business, this would not have been possible without the existence of the market. It plays a vital role in developing and nurturing small businesses.

The New Amsterdam Market is a beautiful example of what public markets do best, it celebrates and values communities, grows businesses, supports our local economy, and brings people together.

Thank you for your support.

Sincerely,
Craig Thompson

Lisa Fischhoff; Pushcart Coffee
lisa@pushcartcoffee.com; 9177963959

March 14th, 2013

Re: Why we must save South Street Seaport and New Amsterdam Market

Hi my name is Lisa Fischhoff, I'm the co-owner of two New York businesses: Pushcart Coffee, which has two stores in Manhattan and Cowboy Pizza, which has one store in Manhattan. Pushcart Coffee also has a stand at New Amsterdam Market on Sundays. I am also a resident of Lower Manhattan. I want to tell you why the public markets and public space such as New Amsterdam Market and South Street Seaport are essential to the thriving, dynamic, independent economy and history of New York City.

Prior to opening Pushcart Coffee, I worked just about every position within New Amsterdam Market, from Market hand, building and breaking down the market on Sundays, to Market Manager, overseeing market hands and Sunday Operations. I've planned their events, large and small, and dealt with vendor relations. I've seen first hand from every imaginable perspective how this market acts as an incubator for new companies, provides a place for Lower Manhattan to buy fresh local food, supports and grows it's community. Now as a vendor myself, I can vouch for the invaluable exposure Pushcart Coffee has received from selling coffee there.

Every Sunday people come in droves from the neighborhood as well as all over NYC. They come to shop but they also come for the interaction with the vendors and with their city and it's history. The Seaport is so rich in history you can all but hear the oystermen tossing oysters in buckets for children to carry home to their parents. You can almost smell the sawdust on the ground below the feet of the men drinking beers at the counter. These days market goes shop for local meats, produce, fish, cheese, flowers, wines, beautifully crafted wooden butcher blocks, and the best pies and ice cream they've ever tasted. All made in our region and all supporting farms and companies in our local economy.

When Sandy hit, New Amsterdam Market hosted volunteer days to do what they could to rebuild and help others rebuild. The Market offered stalls to local businesses whose storefronts were wiped out so they could carry on while they rebuilt. The Market called in their vendors (including myself) to donate food and time to help get other businesses back on their feet. During that time when all the local places came together where were the big guys? Where was The GAP? They left their store abandoned for two weeks before even beginning to clean up. Where were the mall stores, when the neighborhood needed support? They were nowhere to be found.

Now more than ever The Seaport needs New Amsterdam Market. It needs our support and it needs *your* support. The last thing it needs is another mall. There can be no more private development of public space. Do not let Howard Hughes Corporation destroy our market.

Thank you,
Lisa Fischhoff

Lower Manhattan Cultural Council

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TESTIMONY PREPARED FOR: Subcommittee on Zoning and Franchises

Mark S. Weprin, Chair
Members: Leroy G. Comrie, Jr., Daniel R. Garodnick, Robert Jackson, Jessica S. Lappin, Diana Reyna, Joel Rivera, Albert Vann, Vincent M. Ignizio and Ruben Wills

SOUTH STREET SEAPORT City Council Testimony 3/14/2013

Good Morning Chairman Weprin and other members of the Subcommittee on Zoning and Franchises. My name is Sam Miller and I am the President of Lower Manhattan Cultural Council.

Lower Manhattan Cultural Council (LMCC), a 501(c)(3) nonprofit, has been a leading voice for arts and culture since 1973, presenting cultural events Downtown, advocating for the City's artists and the arts, and working in partnerships to improve the quality of life for New York City's workers, residents, and visitors.

LMCC believes that visionary cultural initiatives can lead to sustainable community growth and the development of opportunities for artists if those initiatives:

- Align with the neighborhood needs;
- Find support from both public and private sectors; and
- Engage cross-sector partnerships.

In partnership with property owners, leading Downtown employers, community organizations, local residents and public officials, LMCC nurtures the assets and responds to the needs of local communities across Manhattan, advances the careers and practices of artists from across the City, and transforms perceptions about what it means to be in Lower Manhattan for residents, workers and visitors in the area. Through our public programming, LMCC is committed to presenting live, site-based performance, and interactive experiences for Lower Manhattan audiences. Our annual River To River Festival is an exemplary 4 weeks of such activity conducted in partnership with key stakeholders including The South Street Seaport, Arts Brookfield, Battery Park City Authority, and Pace University. River To River is a free, four-week summer arts festival that activates more than 25 indoor and outdoor locations south of Houston St. with an unparalleled collection of music, dance, theater, visual art, and film by renowned and breakout artists from New York City and beyond.

The prospect of a revitalized Pier 17 as an additional cultural space on the East Side is very exciting for potential future public programming. A vibrant and compelling South Street Seaport is vital for the community, Lower Manhattan and the City, particularly one that works in concert with the burgeoning restaurant district north of Front Street and the cultural amenities provided by the Museum, local food markets and other cultural stakeholders in the area. The design by SHoP architects is both functionally and aesthetically inspiring, providing new spaces for open-air pedestrian engagement and enjoyment, as well as spaces for small and large-scale outdoor events and cultural activities. From what we understand the redevelopment of Pier 17 will provide 40% more open space, markedly improved public spaces from an aesthetic and enjoyment aspect, and balance the need for an iconic waterfront destination with the need for an amenity to serve the already changing needs of Lower Manhattan's growing residential and worker

populations. LMCC supports an integrated seaport district with opportunities for site exploration by artists and cultural experiences for audiences. By presenting culturally diverse and transformative experiences, and often connecting attendees to unexpected ideas or spaces, LMCC is committed to providing audiences uniquely "New York" events, the likes of which should certainly be found at the South Street Seaport and surrounding neighborhood.

In the front of our mind, given the events of October 2012, is the immediate need to breath life and excitement back into to the area from Dover Street to the Battery Maritime Building east of Pearl Street. The discovery of arts and culture with a historic waterfront backdrop, and the catalyzing of the residents and various professional communities that make up Lower Manhattan's native population by providing vibrant spaces to meet, play, and learn are vital to the health of this neighborhood. Post-Hurricane Sandy, our commitment to our partners in the Seaport to promote the area with cultural activities, support the local business, and consider a sustainable method to respond to such events in the future remain steadfast.

Thank you for the opportunity to speak to you today.



TESTIMONY BEFORE THE SUBCOMMITTEE ON ZONING AND FRANCHISES,
NEW YORK CITY COUNCIL
THURSDAY, MARCH 14, 2013

Re: Applications C 130052 ZMM, N 130080 ZRM, C 130053 ZSM, C 130054
ZSM, C 130055 ZSM, N 130056 ZAM, C 130059 PPM,

The Historic Ships Coalition is an alliance of owners, operators and advocates for historic *and replica* vessels and represents 22 vessels berthed in New York City and others seeking to berth here.

We were gratified and thankful that the City Planning Commission added a requirement that infrastructure for maritime uses be added to Pier 17 as a *condition* ~~requirement~~ for approval of the requested zoning changes.

We sent one of our experienced licensed captains, who you will be hearing from separately, and a marine engineer with extensive experience in the design of piers and other waterfront infrastructure, to briefly view some of the revised drawings by SHoP Architects showing proposed infrastructure changes to meet these requirements.

Although this is a move in the right direction, we wanted to evaluate whether this infrastructure was really suitable for vessel mooring. Captain Mike Abegg will be sharing his impressions and I am submitting the engineer's written observations, based on this preliminary review.

Due to the concerns about usability and safety that they have expressed, the Historic Ships Coalition cannot at this time support the applications before you ^{and} ask for further modifications or rejection of the proposal.

c/o North River Historic Ship Society
232 East 11th Street
New York, New York 10003
www.HistoricShipsCoalition.org



TESTIMONY BEFORE THE SUBCOMMITTEE ON ZONING AND FRANCHISES,
NEW YORK CITY COUNCIL
THURSDAY, MARCH 14, 2013

Re: Applications C 130052 ZMM, N 130080 ZRM, C 130053 ZSM, C 130054 ZSM, C 130055 ZSM, N 130056 ZAM, C 130059 PPM

Preliminary observations on infrastructure for maritime uses at Pier 17 by a marine engineer on behalf of the Historic Ships Coalition

Fire egress:

The notch at the pier end stops circulation and prevents multiple egress paths. Due to the limited public access width at the pier end and pier sides, this appears to be insufficient egress. Taking the example of the recent Pier 17 fire, occupants may be trapped between a fire and the pier notch. We feel the notch should be removed and a continuous straight pier end be provided.

Pier skirt widths:

The exterior pier skirt along potential vessel berthing areas provides only a 12' circulation path, and no accommodation for the working waterfront. Fixed benches interrupt additional available width for vessel mooring activities. The pier width outside the guard rail for bollards and cleats provides insufficient width for vessel personnel to perform mooring activities. The pier end notch also interrupts sufficient access for vessel mooring activities for the longer vessels that would tend to berth along the outside pier face. We recommend the public access width along the end and sides of the pier be increased substantially to allow for safely separated circulation and vessel mooring and queuing activities.

Elevation of the end of the pier:

The building sections demonstrate the elevation at the end and sides of the pier no longer steps down and will be too high for practical vessel berthing and access. We recommend the pier skirt elevation be stepped down to allow practical vessel berthing and mooring activities. We believe this must be done in conjunction with widening the pier skirt width.

Flood zone compliance

Advisory Base Flood Elevations (ABFE's) published by FEMA have been taken under advisement by NYC DCP, who has begun recommending compliance for new projects. The published ABFE's for the site include both A-Zone at +12' NAVD (=10.4' Manhattan Highway Datum) and V-Zone at +14' (=12.4' MHD). The V-zone crosses within the proposed and of the building. The pier and building is presumably Occupancy Category III. For a building crossing a flood zone line, the more restrictive flood elevation applies. Therefore, in accordance with Appendix G of the NYC Building Code, the first floor elevation would therefore have to be +13.4' MHD (or higher if considering the lowest horizontal structural member). If the end of the pier were at this level, it would make it inaccessible to a majority of vessels in the harbor. We therefore recommend the building meet the required setback so it does not cross into the V-Zone, and only has to comply with the A-Zone elevation requirement of +11.36'. The setback would also allow the end of the pier to be stepped down at the end (as it is already) to provide a more accessible elevation for vessel berthing.

Variance for encroachment above building height limit:



building height limit. We could speculate that the increased tenant space would provide value, but I imagine that on its own would generally be considered insufficient. (Otherwise the zoning requirement is useless and every developer would ask for that variance.)

Variance for encroachment into public access at pier end:

The plans we reviewed did not demonstrate a purpose and need for encroachment beyond the 25% public access requirement at the pier end. (Similar reasoning as above.) Allowing this variance results in the insufficient exterior pier end width noted previously.

Fendering:

The plans did not clearly show fendering methods, but for greatest flexibility, we suggest a system similar to the existing be provided, for which vessels can provide additional self-fendering, and to which inexpensive modifications may also be made for specific vessel needs. Note that timber blocks between the fender wale and the pier should be offset from the piles (similar to the current Pier 17 configuration, and unlike Pier 15) to increase the energy absorption and reduce the forces transmitted to the pier.

Guard rail and access gates:

The guard rail angle and shelf width limits the use of similar rail sections as vessel access gates, and would likely prevent opening an access gate a full 180 degrees (which may be an impediment to mooring activities, queuing, or circulation during vessel passenger boarding. There also appears to be limited or no flexibility of gate locations, unless any given rail section is easily removable for replacement with an access gate. Due to the variety of potential vessels that may berth along the pier during the design-life, this flexibility must be implemented, or the vessel access will be limited to very few vessels that specifically correspond to specific locations of any gates initially provided.

Design team:

The project drawings do not specifically identify any design team member as a marine engineering specialist. As this is a waterfront project, we feel it would be appropriate for a marine engineering consultant to be included on the design team to effectively consider the numerous design issues inherent to waterfront projects, such as durability, vessel berthing and access, vessel mooring and fendering, flood zone compliance, and other special structural requirements. Deferring marine design and construction of necessary marine components would in effect preclude their installation at a later date as the cost of such construction would significantly increase if not considered at this time.

Att: New York City Council Members

I have been connected to the original Fulton Fish Market since 1979 when I reported to "the Market" at 11pm, until my shift ended at noon the following day. I was an apprentice in a hard shell clam business, located at 98A South Street. It was in this first job in NYC where I learned the ways of the market system and perhaps most importantly, was introduced to an assortment of leading local seafood merchants, some of whom I am still involved with today.

In the 34 years which have passed since my introduction to the Fulton Fish Market. I have remained in the seafood industry, currently holding a senior position in the largest smoke fish operation in the country, Acme Smoked Fish. Prior to Acme, I was a Principal at Marshall Smoked Fish in Brooklyn. My expertise in the industry has led to my being sought out for numerous NY Times articles on the smoked fish business, as well as being hailed as one of the most knowledgeable people in the field.

When the Fulton Fish Market shut down in 2005, It was my hope that some form of local operation would bring the vibrant history of the space back to life. The New Amsterdam Market is just such an operation. I have been a vendor and a supporter from its early days and have a good sense of how important it has become to the local NY community, as well as the region at large. The market draws shoppers from near and far, all proclaiming it's importance in their lives and how much they enjoy being there. In a world of ever increasing chain stores and monotony, the market offers variety, freshness and connection to local vendors, which is rapidly disappearing in today's world. We need more New Amsterdam markets, not less.

I have witnessed first hand that the Market is managed by a young, committed, capable team of people. Their vision is clear and their passion is unwavering. What they are proposing for the defunct Fulton Fish Market will only enhance the uniqueness of New York, adding to what we have to offer other than another shopping mall. This is a project I fully endorse and wholeheartedly wish will happen.

**Buzz Billik
VP Sales, Acme Smoked Fish Corp.**

914 325. 5195 CELL



Name: Ben Conniff
Affiliation: Luke's Lobster
Contact Info: ben@lukeslobster.com, (860) 391-4123

When Robert LaValva first approached us about vending at the New Amsterdam Market in October 2009 we were surprised. We were a tiny new restaurant, just finding our way into the New York food scene, clinging to a commitment to bring sustainable, affordable seafood to New Yorkers. In his unrelenting effort to find high quality, values-oriented vendors, Robert uncovered our little shack, got to know us, and extended an invitation.

On our first day at New Amsterdam we sold over 500 sandwiches, had to re-stock multiple times from our store and call friends to come help us serve the demand. Vending at the market had made us visible to a new neighborhood as well as everyone that came from elsewhere in the city and from afar for this market. The vote of confidence from New Amsterdam gave us instant credibility among those who care the most about food. To this day we constantly strive to live up to that reputation.

In 2009 our company had 9 employees. Luke was still working a day job to get by and taking no salary. I was at the restaurant 18 hours a day. Today, three and a half years later, our hours have not gotten shorter. But we are breaking ground on our tenth and eleventh restaurants with more to come later this year. We now employ 150 people. Our events and markets team is bigger now than our entire company was then. All of this growth was spurred on by the exposure we got to the food community at New Amsterdam.

An indoor market in the Fulton Fish building would be an incredible boon to our business. It would be an opportunity to diversify our offering and bring our intimate knowledge of sustainable seafood to the supply side, sharing what we do with restaurants and home cooks throughout the city. Our stall alone would bring a dozen new quality jobs and a new taxable revenue stream that would be channeled toward our company's growth and sustainability initiatives. Beyond our business, opening a hub like the San Francisco Ferry Building or Pike Place would fill a recovering neighborhood with productive foot traffic and humanity. It would provide a breakthrough opportunity to countless smart, hard-working small businesses.

The alternative is the destruction of centuries of New York history, the obliteration of the echoes of generations of New Yorkers who have engaged in meaningful, personal commerce here since this city was founded, to make room for another luxury hotel. If that sounds dramatic, that's because it is. Thank you.

Luke's Lobster
125 E 23rd Street, Suite 403
New York, NY 10010
www.lukeslobster.com

FOR THE RECORD

A Nuyorican mom's honest take on



love, life and justice in the big city.

March 12, 2013

New York City Council
Subcommittee on Zoning and Franchises
Attn: Council Member Mark Weprin, Chair

Dear Subcommittee on Zoning and Franchises:

My name is Xiomara Maldonado and I am a lifelong resident of the Lower East Side.

I have been frequenting South Street Seaport for most of my life, and even more so now that I have children of my own. Unfortunately, it isn't as exciting as it used to be. As an enclosed mall with outdated, unappealing retail, it doesn't take advantage of its proximity to one of New York City's most historic districts, and the structure itself neglects its spectacular views of the East River waterfront.

I look forward to the new developments that are taking place along Fulton Street and the World Trade Center, but it would be great if similar improvements could take place along the East River at South Street Seaport. Overall, it just needs to be more appealing to local residents and commuters – not just tourists.

More importantly, Lower Manhattan is in need of more open & green spaces - as well as cultural attractions - for local families like mine to enjoy. The up and coming East River Esplanade and the newly opened Pier 15 have been a great start, but I believe that the Howard Hughes Corporation's proposed redevelopment of Pier 17 is just what we need to revitalize the neighborhood, especially in Sandy's wake.

Sincerely,

Xiomara A. Maldonado

Blogger, Memoirist & Poet at Equis Place

25 Montgomery Street Apt 8A
New York NY 10002

www.xiomaramaldonado.com
xm1204@gmail.com

FOR THE RECORD

March 12, 2013 .

New York City Council
Subcommittee on Zoning and Franchises
Attn: Council Member Mark Weprin, Chair

Dear Subcommittee on Zoning and Franchises:


My name is Joel Vargas and I was a resident of the Financial District ("FiDi") for 2.5 years.

I represent part of a burgeoning residential community that has expanded throughout the Wall Street area over the last few years. It has been amazing to see my area of Lower Manhattan transform from the financial center of the world into a thriving residential community.

I am excited about the new developments that are taking place along Fulton Street and the World Trade Center, but it would be great if similar improvements could take place along the East River at South Street Seaport. I am lifelong New Yorker and I've only visited Pier 17 a handful of times, and it is in desperate need of a significant makeover to make it appealing to residents and commuters – not just tourists.

In the wake of Super Storm Sandy, I believe that the Howard Hughes Corporation's proposed redevelopment of Pier 17 is just what our neighborhood needs, and we must do all we can to revitalize the area. The building's design is in keeping with the unique character of the Historic District, and I especially look forward to having more open space and an anchor cultural attraction that will complement the East River Esplanade.

Sincerely,



Joel Vargas

Resident

Formerly at 2 Gold St. Apt 4303

Currently: 40 Harrison St. Apt 29B
New York, NY 10013

Email: joel.j.vargas@gmail.com

FOR THE RECORD

**STATEMENT OF HORNBLOWER CRUISES AND EVENTS
BEFORE THE NEW YORK CITY COUNCIL SUBCOMMITTEE ON ZONING AND FRANCHISES
REGARDING PIER 17 REDEVELOPMENT**

MARCH 14, 2013

This statement is made on behalf of Hornblower Cruises and Events. Hornblower is the largest private passenger vessel company in North America, serving millions of visitors to the Statue of Liberty/Ellis Island and Alcatraz Island each year as concession operator for the US National Park Service. Additionally, the company has a dinner cruise fleet carrying a half million passengers annually as well as maritime services operations around the globe.

Hornblower is proud of its existing and growing operations in New York City. Very soon the company will sign its long-term lease to operate vessels at Pier 15, a key component of the City's new East River Esplanade project. The company is excited to bring the City's vision for Pier 15 to fruition – as a singular community asset and destination for both maritime and environmental education as well as public and charter vessel excursion services. The Pier 15 lease will formally commit Hornblower to the South Street Seaport area as an active partner in its revitalization.

Hornblower is keenly interested in a timely completion of the Pier 17 Renovation Project and the long-term success of the Seaport area. Howard Hughes Corporation's new Pier 17 and plans for the roof venue will bring new opportunities for an enhanced experience for residents, local workers and tourists alike. Hornblower supports the development of maritime, historical and cultural activities as an essential part of the revitalized Seaport area. We believe that this project will increase publicly accessible quality open space and contribute to the economic recovery of the Seaport neighborhood and all of Lower Manhattan.



HORNBLOWER™
CRUISES & EVENTS

FOR THE RECORD

11 March 2013

Dear Council Members,

As a lifelong New Yorker and current resident of Lower Manhattan I feel that I must weigh-in on the revitalization and development of Pier 17. There are several core common sense reasons to endorse this important work including the need to rejuvenate the Seaport area to pre-Sandy growth, increase the area's economic development at countless local businesses, to potentially increase the communal outdoor space available and most importantly to increase jobs.

New York City must embrace all of its neighborhoods and not turn its back on those areas hurt by the storm. There are multiple players in the Seaport area led by The Howard Hughes Corporation that are committed to rebuilding in a thoughtful way. Proposals are on the table that will increase public open space by 40%, which is a perfect continuation of Mayor Bloomberg's brilliant advocacy for comfortable and easily accessible common spaces.

Additionally in these lean times, the most important and relevant reason to support the revitalization of Pier 17 is because of the quality jobs it will create. Not just construction jobs – the rebuilding will create engineering positions as well.....and good jobs because the labor will be union members, the highest quality available. This is, and must be, the most important reason for all development going forward.

One last thing to keep in mind is the overwhelming support this project receives from the substantial and growing residential population living in Lower Manhattan. Those of us living here wholeheartedly would like to see the Seaport emerge in a new, stronger and relevant 21st Century incarnation that will bring locals and tourists alike to spend their money.

Don't delay any longer and give this project the approvals necessary to get it done on time/schedule!

Sincerely,



Jeff Adler | 15 Broad St, #1522 | 917.968.5134 | jeffadler@me.com

Jacqueline Goewey
owner, MADE FRESH DAILY
226 Front Street
NYC 10038
madefreshdaily@ny@gmail.com
[212-285-2253](tel:212-285-2253)

FOR THE RECORD

My shop, MADE FRESH DAILY, opened about four years ago in the Seaport, so we've seen the area both before and after the New Amsterdam market opened on Sundays. I can say with certainty that the neighborhood comes alive when the market is open, with the foot traffic at the market itself spilling over to the neighboring streets and into the local businesses. Many people make an afternoon of it, shopping at the market and then stopping off for brunch, lunch or just a hot cider and doughnut muffin to go (well, the last is what they get at my shop anyway!). And it's really nice to see some of the vendors having breakfast at MADE FRESH DAILY before the market opens, and then to shop from them later in the day!

What's quite interesting about the market is that it attracts all types of visitors--from Seaport families to people from elsewhere in Manhattan and the other boroughs, to tourists from upstate New York, the West Coast and around the world. I've seen people buying pickles, cheese or baked goods and saying that they are taking them home--a flight home, that is.

I shop from the market as well, both for my family and for my shop. I often buy seasonal produce from Farm 47, and apples and cider from Breezy Hill Farms and would like to buy more but the fluctuating schedule of the market makes it hard to buy regularly. It would be great for the neighborhood and especially the local restaurants to have the market operate year round and at least two or three days a week. It would also be a bit more comfortable if it was inside or more sheltered so that it was easier to shop in inclement weather.

I wholeheartedly support the continued, and ideally increased, presence of the New Amsterdam Market in the seaport. My kids want their Breezy Hill cider, my customers would love some fresh spring lettuces, asparagus and ramps, and I for one miss that Porchetta sandwich!

New Amsterdam Market
Anna Dunn

FOR THE RECORD

As someone who practically stumbled into the food industry I would like to speak to why I am so thankful I did and why career paths like mine and like those cultivated by civic institutions like the New Amsterdam Market are so vital to and emblematic of New York City. When we talk about jobs and job numbers we rarely talk about the quality of the work. Not the annual salary, the benefits packages, the 401 k or the over time. But the actual integrity of the work at hand.

I got a job eight years ago working on the weekends making coffee at Marlow and Sons. The call time was painfully early. The pay was... painful. But at 24 my life was about writing poetry and scraping the rent together each month. And after a short time at Marlow I began to notice how the people around me were not only inspired by each other but also riveted by their work. The chefs, craftsmen, servers and managers, who were also writers, artists, activists and rock and rollers, were not only in pursuit of bettering themselves and each other, but invested in actualizing their vision of a healthier of planet, rehabilitating a suffering tri-state agricultural economy, and cultivating a thriving and supportive creative community.

That job making coffee led me to my current position as Editor in Chief of the Diner Journal, a quarterly food and art magazine, where I have had the immense privilege of meeting and writing about New York's farmers and purveyors of fine goods. As well as creating a platform for visionaries such as Robert Lavalva of New Amsterdam Market or Mateo Kehler of Jasper Hill or Josh and Jessica Applestone of Fliasher's to explore and promote their revolutionary ideas. People whose sole intention is to create and expand more meaningful and sustainable revenue streams for our great state.

New Amsterdam Market is an opportunity for New York City and State. In a way it is thrilling. Let's be honest, no one extends their worldview, skill set, or moral compass working at the cash register at The Gap. This market is and will continue to be an expanding platform for passions, for ingenuity, for teaching and learning. Foundations like this are what our city is built on and these practices have a resounding effect, their effects ripple out into the sound, and the creativity is contagious. Markets are generational. They are irresistible. Perhaps all the platitudes that people espouse about New York City are what actually call all of us here. Discovery. Advancement. Enrichment. Cultivation. Authenticity. Contribute. Integrate. New Amsterdam Market.

Thursday March 14, 2013

Sara Williams
Co-Owner of Fresh Salt
146 Beekman St
New York, NY 10038

FOR THE RECORD

To Community Board 1:

I write to you in order to voice my full support for the New Amsterdam Market's request to seek a permanent home in the former Fulton Fish Market and Tin Building on South Street.

I am co-owner of Fresh Salt, a local bar and restaurant in the South Street Seaport since 2004. I see this as a critical moment for the neighborhood, which has sustained so much damage due to Superstorm Sandy. This would be a tremendous boost for the small businesses like mine. But really, in looking at a much larger picture, this is an opportunity to secure an amazing market, year round, for all of New York City. The benefits are beyond numerous. I envision the New Amsterdam Market sitting in perfect compliment to the new Pier 17, which will eventually be an attraction itself after its completion. I also see this as a chance for the City to support something unique and special that will attract visitors near and far, locals and out of towners alike.

Please consider making the Seaport the home New Amsterdam Market.

Sincerely,

Sara Williams

Sarah Black ~~~ Contact: isarah@earthlink.net ~~~ 347-244-3928

Professional Bread Baker
Consultant with Whole Foods National Bread Baking Program
Part Owner: Free Bread Inc (Gluten-Free Bread Business)

FOR THE RECORD

Vendor of New Amsterdam Market 2011-2012 Season
Sponsor of New Amsterdam Market 2009 Season

How the New Amsterdam Market Can Merge with Education and help to Promote Jobs in NYC

My name is Sarah Black, and I want to speak about the New Amsterdam Market in relation to the value of work, craft, integrity, and ultimately, how to help promote job growth in NYC.

My first impression of the New Amsterdam Market was of the spectacular Bread Pavilion in June 2008. I was wooed by the press for this event and came to the New Amsterdam Market specifically to see these breads as well as my colleagues who made them. When I arrived at the Bread Pavilion I was stunned; here were gorgeous breads, beautifully made with dark burned-caramel crusts and potent aromas of toasted wheat: never had I seen such a display of craft and beauty in bread making.

It takes a lifetime to be a baker; it takes years to build the skills of bread making, and as the NYC baking industry surges with growth, it is faced with labor shortages and skill shortages of the new and incumbent worker. I am talking about the skills of a true craftsperson; I am talking about the skills that are on view and that inspire at many of the vendor stalls at the New Amsterdam Market.

So what a perfect merger the New Amsterdam Market could be with education; by saving the land marked buildings at the Fulton Fish Market a perfect parallel could be created by helping to also save our "land marked" trades. A culinary center housed here and devoted to training in cooking, chocolate-making, bread making, bee-keeping, mushroom gathering, apple-growing ~ well, you get the idea ~ could help champion traditional methods of artisanal production, could help develop skilled workers, and would meld perfectly with the vision of Robert LaValva and those who are passionate about saving "the oldest and most enduring **public commons**, preserving a millennial tradition of gathering, trade, and feasting on the East River."

Remarks in support of New Amsterdam Market
Offered to New York City Council
March 14, 2013
Sara Grady, Glynwood
sgrady@glynwood.org

My name is Sara Grady and I am the Vice President of Programming at Glynwood, an agricultural not-for-profit organization in the Hudson Valley. Our mission is to strengthen the regional food system. We hold a vision for the future of the Hudson Valley: a vision of economic development and growth, based on sustainable food and farming, that keeps our landscape in agricultural production, feeds our families, and provides an example - nationally and globally - of a food system that is healthier for people, for our communities and for our environment.

Robust urban markets are key to this vision – by acting as hubs for aggregation, sales, promotion, and education. New Amsterdam Market epitomizes this function. Having collaborated with New Amsterdam Market several times on events that feature New York agriculture, I have witnessed its success as a catalyst for a stronger regional food system.

This comes in the form of sales and exposure for producers and purveyors who bring together the diversity and bounty of regional products, connecting New York City residents and visitors to the offerings of our state and surroundings. The market also provides a venue for the creation of new food and farm-related entrepreneurship, since it is a powerful nexus of agriculture, cuisine, infrastructure, and tourism.

But the impact of the market goes further, by bringing to life this vision of a reshaped food system and invigorating the agricultural identity of New York – thereby bringing vitality to our regional economy, preserving our landscapes and natural environment, giving greater health to residents, and delivering social benefits of community, connection, and pride of place.

Robert LaValva, the visionary behind this project, has said that the New Amsterdam Market would give the seaport district “a genuine identity that it needs.” I agree, and I offer to you that in fact its impact in that regard is much, much larger. As a showcase for the quality and character of our region’s farms and distinctive foods, the market gives our city and the broader region a vibrant identity in the eyes of New Yorkers, tourists, and the wider world as a world-class destination for food and agriculture.

The permanent establishment of New Amsterdam Market at the former Fulton Fish Market buildings in the seaport district would be an investment in New York agriculture – and I urge you to make this investment by securing the market’s long-term future. The myriad benefits of healthy food, prosperous farm economies, urban food entrepreneurship, tourism, and civic pride will be immeasurable.

FRIENDS OF GIBBONS UNDERGROUND RAILROAD SITE &

LAMARTINE PL. HISTORIC DISTRICT

Thursday March 14th, for Land Use Committee City Council LU 0766- LU0772

The South Street Seaport Historic District needs the New Amsterdam Market.

- I think they should have an option

abe INSIDE the landmarked 1907 "Tin Building" and the 1930's ^{"new"} Fulton Fish Market

Building. This neighborhood, with its Museum founded in 1967, and with small chef-owned restaurants that have re-opened since Hurricane Sandy illustrate that small is good and local is where the grit is.

letter of intent
There is a rumor that the Texas based Howard Hughes Corporation, with its "master planned communities in 18 states," wants to take over and destroy the '30s Fulton Fish Market and build a high rise hotel there. This would block the view of the river, and the hotel's banality and large size would crush this authentic and historic neighborhood.

It is the South Street Seaport Museum's ships that continue to make this a Seaport.

The piers 15, 16 & 17 must continue to be piers for ships and boats. A pier is not a shopping mall on land. It is a platform on pilings, with bollards and cleats, with maneuvering space for the vessels.

Julie M. Finch, co-chair Friends of Gibbons Underground Railroad site &

Lamartine Pl. H.D.



Metropolitan Waterfront Alliance

Testimony of Roland Lewis, President and CEO

Before the Subcommittee on Zoning and Franchises

March 14, 2013

Good morning, and thank you for the opportunity to submit this written testimony. I am Roland Lewis, Chairman of the Board of the New Amsterdam Market and President and CEO of the Metropolitan Waterfront Alliance (MWA). The MWA is a coalition of over 700 businesses, community and recreational groups, educational institutions, and other stakeholders committed to transforming the New York and New Jersey Harbor and its waterways to make them cleaner and more accessible, a vibrant place to play, learn, and work with great parks, great jobs and great transportation for all.

After decades of virtual neglect, New York City is once again turning its attention toward its waterfront, with new parks, housing, and job centers sprouting up along the city's 520 miles of coastline. Particularly in the wake of Superstorm Sandy, it is critical that, as Mayor Bloomberg asserted in December 2012, we do not "abandon the waterfront," but rather develop it in a more sensible, resilient way. However, while New York's 21st-century waterfront successfully embraces one of the city's finest assets, it too often turns its back on its historical maritime roots. As modern parks and high-rise housing start to dominate the city's edge, it is essential that we don't lose sight of the city's remaining vestiges of historical, maritime significance.

The redevelopment of Pier 17 offers a tremendous opportunity to foster waterfront economic development, tourism, and neighborhood character while simultaneously restoring a testament to New York's rich maritime history. The Seaport allows visitors to reach the water's edge to observe the active maritime uses our harbor still supports today. Moreover, the Seaport is home to the Clipper City Tall Ship—a restored Civil War-era cargo schooner—and New York Water Taxi, both of which serve as gateways to the magnificent New York Harbor for tourists and locals alike. However, the current redevelopment plan for Pier 17 makes no mention of either a maritime access plan or space for community events programming. This deficiency in community engagement flies in the face of the city's waterfront access goals in that it treats the coast as a benefit for private development, rather than a publicly accessible asset. Accordingly, it is essential that the Howard Hughes Corporation take measures to maintain the Seaport's maritime infrastructure and keep public waterfront spaces public.

In addition, rife with historic, city-owned buildings and a distinct maritime aesthetic, the South Street Seaport District represent one of the few remaining portions of the Manhattan coast that recalls the city's roots as a center for waterfront commerce. Ample opportunity exists to restore this district to a commercial vibrancy reminiscent of its rich maritime past, rather than evocative of a suburban shopping mall. For instance, in spite of its rich history as the site of the first Brooklyn-to-Manhattan ferry and its two-century stint as a bustling fish market, the Fulton Fish Market, a spacious complex at the end of Fulton Street, has sat vacant since 2005. Since then, New York has conspicuously stood out in comparison to other waterfront cities (Seattle, London, Philadelphia, San Francisco, Barcelona, to name just a few) for its absence of a great, permanent, public food market. For the past seven years, the New Amsterdam Market has attempted to fill

this void for a few hours each week—though taking a hiatus during winter months—in the outdoor space surrounding the former Fulton Fish Market buildings. But imagine if the New Amsterdam Market found a permanent, indoor home in a newly refurbished Fulton Fish Market building. Not only would these buildings recover their historic character and function, but they would serve as an anchor for one of the city’s most historically significant waterfront communities, one that is still struggling to recuperate following the devastation of Superstorm Sandy.

We are in a critical moment for waterfront development in New York City. With New Yorkers’ attention newly reoriented toward the coast, and a historically significant district up for redevelopment, it is essential that the city utilize Pier 17 as an opportunity to set the tone for future waterfront developments to encourage the preservation of maritime infrastructure, the restoration of historic character, and the expansion of public waterfront access.



The City of New York

Manhattan Community Board 1

Catherine McVay Hughes CHAIRPERSON | Noah Pfefferblit DISTRICT MANAGER

New York City Council

South Street Seaport – Pier 17

Testimony by Catherine McVay Hughes, Chairperson
Manhattan Community Board 1

Thursday, March 14, 2013

250 Broadway, 16th Floor Committee Room New York, NY

9:30 AM

Good morning members of the City Council. I am Catherine McVay Hughes, Chairperson of Manhattan Community Board One.

The proposed redevelopment of Pier 17 is intended to foster the revitalization of the South Street Seaport area by design elements that evoke the industrial heritage of the City's working waterfront and enhance access to and the enjoyment of the waterfront. The proposed project will transform the area into a premier New York City destination for local residents, employees and tourists.

Community Board 1 strongly believes that the Howard Hughes Corporation (HHC) has an unprecedented opportunity to revitalize the Seaport in a way that uplifts Lower Manhattan's rapidly growing community, especially after the devastation caused by Superstorm Sandy which left the South Street Seaport severely crippled.

On October 4, 2012, Community Board One held a public hearing on this application which attracted a large public audience and numerous speakers making and submitting comments on the application, which were generally, but not unanimously, supportive of the proposed redevelopment of Pier 17, and which also raised a number of concerns and constructive comments.

In consideration of this feedback, Community Board One supports this ULURP application, with the following considerations that:

- 1) HHC restore the Seaport to its vibrancy as quickly and safely as possible since there are currently many stores shuttered on Fulton Street
- 2) HHC extend the deadline for the Clipper City, New York Waterways and other business establishments' eviction from June 30, 2013 to September 30, 2013, to permit operation through the summer season
- 3) At least the equivalent quantity and quality of public space that was specified by the City when Pier 17 was originally built in 1985 is maintained, and that the Borough President's office

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confirm to its satisfaction that this is the case, making appropriate reference to the CPC Resolution, dated March 11, 1985, related to Pier 17, in performing its analysis

4) Public spaces of Pier 17 should not become de facto private space. Public space should not be used for regular boat queuing, rendering it unusable by others; the public should have access to the roof at a variety of times of the year, week, and day (e.g. the roof should not be rented out to the private sector every Thursday through Sunday from Spring through Fall).

5) Requirement of the filing of a restrictive declaration be enforced as a condition to the certification sought under Section 62-811

6) Application for a special permit pursuant to ZR Section 74-743(a)(2) and an authorization pursuant to ZR Section 62-822(b) to allow a modification of the visual corridor permitted obstructions requirements and a modification of the design requirements for waterfront public access areas, to the extent that such special permit and authorization relate to the stage in Fulton Plaza, be denied

7) Rooftop space incorporate a fully equipped theater that could be utilized year-round, and, in order to accommodate such a theater, that HHC agree to implement the rooftop option that does not include a "slotted" roof

8) Pier 17 design be modified to incorporate a flexible, multi-use pier designed for maritime use, including the installation of cleats and bollards, gates in pier fences to permit safe access to maritime programs, and the inclusion of life rings and ladders

11) Engineering design of Pier 17 and the redevelopment area incorporate best practices in engineering so that they would not be damaged if there were to be another Super Storm Sandy

12) Maritime usage of Pier 17 be limited to the type of use that would not adversely affect the pedestrian experience on the Pier (e.g., no party boat usage)

13) HHC enforces urban renewal plan specifications for siting of street vendors and kiosks and ensure that they -- and buses -- do not interfere with the view corridor and pedestrian flow

14) HHC agree that any development of the New Market Building and Tin Building include the siting there of a public market (such as the New Amsterdam Market) and a community center

15) Water space adjacent to Pier 16 be clarified as within the control of the South Street Seaport Museum.

We believe that adherence to these considerations will foster the revitalization of the South Street Seaport area.

Thank you for this opportunity to comment on the Pier 17 proposal.



The City of New York

Manhattan Community Board 1

Catherine McVay Hughes CHAIRPERSON | Noah Pfefferblit DISTRICT MANAGER

New York City Council

South Street Seaport – Pier 17

**Testimony by Michael Levine, Director of Land Use and Planning
Manhattan Community Board 1**

Thursday, March 14, 2013

250 Broadway, 16th Floor Committee Room New York, NY

9:30 AM

Good morning. I am Michael Levine, Director of Land Use and Planning at Manhattan Community Board One (CB1).

Thank you for the opportunity to comment on the Pier 17 ULURP application.

Community Board One engaged in a lengthy and comprehensive public review process since the South Street Seaport Limited Partnership, an affiliate of Howard Hughes Corporation and the New York City Department of Small Business Services applied for approval of several actions to facilitate the reconstruction of the existing three-story Pier 17 retail structure at the South Street Seaport area of Community Board One in Lower Manhattan.

In order to facilitate the proposed project, the applicants are proposing the nine actions:

- 1) A special permit pursuant to Section 62-834 of the Zoning Resolution to permit a modification of the use and bulk regulations applicable to the pier portion of the zoning lot
- 2) A special permit pursuant to Section 74-743(a)(2) of the Zoning Resolution, applicable to general large-scale developments, for modifications to the waterfront yard regulations applicable to the zoning lot
- 3) A special permit pursuant to Section 74-744(c) of the Zoning Resolution, applicable to general large-scale developments, for modifications in the surface area and height of signage and roof signage on the Pier 17 Building
- 4) An authorization pursuant to Section 62-822(a) of the Zoning Resolution to allow a modification of the waterfront public access requirements
- 5) An authorization pursuant to Section 62-822(b) of the Zoning Resolution to allow a modification of the visual corridor permitted obstructions requirements and a modification of the design requirements for waterfront public access areas

- 6) A zoning text amendment to allow the waterfront public access area on Pier 17 to remain open for 24 hours, as is the current practice, and for the signage to reflect these extended hours because under the current Waterfront Zoning Regulations, waterfront public access areas must be open to the public during designated hours – not more or less – and the required waterfront signage must reflect those hours;
- 7) A certification pursuant to Section 62-811 of the Zoning Resolution regarding compliance with the waterfront public access and visual corridor requirements, as modified
- 8) A rezoning of the project area from C2-8 to C4-6
- 9) A property disposition approval to allow a modification of the use restrictions of the existing lease for the applicable portion of Pier 17

The proposed redevelopment would replace the existing Pier 17 building with a proposed new building that would provide new retail space on the pier as well as improve waterfront public access, public amenities, and add a flexible event space on the roof. Community Board One generally supports adoption by the City Council of the proposed zoning actions, but we have concerns that we would like to address to you.

Community Board One is pleased that the City Planning Commission has denied the proposed rooftop signage and addressed some of the issues with waterfront view corridors which we presented in our testimony before that body. However, we are disturbed by the proposal to rezone the area from C2-8 to C4-6 without a master plan relating to properties adjacent the Pier 17 project.

The other potential redevelopment sites within the proposed rezoning area are the occupied by the historic Tin Building and New Market building which are owned by the City of New York. We understand that development could proceed on these sites only with a further land use review action initiated by the City. We further understand that Howard Hughes Corporation has an option to propose a Mixed Use Project on this site, which it has not yet exercised.

Community Board One is disturbed by HHC's insistence that it has no master plan for the Seaport area, combined with its refusal to discuss, even in a conceptual sense, its thinking regarding the two historic buildings adjacent to the pier. We are therefore left to evaluate HHC's Pier 17 plans without benefit of their thinking regarding the context in which the Pier 17 area would be redeveloped.

Finally, although it is not part of this ULURP application, we ask the City Council to urge the Landmarks Preservation Commission to expand the South Street Seaport Historic District to be consistent with the New York State historic designation to include the northern area of Pier 17, all of the whole Tin Building and the New Market Building. In this manner, future development of these sites adjacent to Pier 17 can be done in a master plan framework.

Catherine McVay Hughes, Chairperson of CB1, will address further concerns.

**Testimony of
Andrew S. Hollweck, Vice President
New York Building Congress
before the
New York City Council
Subcommittee on
Zoning and Franchises**



**Regarding the
Redevelopment of Pier 17
by the Howard Hughes Corporation**

March 14, 2013

Good morning, Chairman and members of the Subcommittee on Zoning and Franchises.

The New York Building Congress endorses the proposed redevelopment of Pier 17 and urges your approval of the Howard Hughes Corporation's ULURP application.

Over the last decade, Lower Manhattan has far exceeded anyone's expectations to become both a major tourist destination and residential district, while maintaining its position as a world financial center.

The proposed development of Pier 17 will create a visually attractive destination, focusing on quality retail and food establishments and major new public open spaces to complement and accommodate the neighborhoods transformation into a 24/7 neighborhood.

For the first time, the throngs of tourists who now visit Lower Manhattan will have a first-class destination on the east side of the Financial District where they can shop, eat, and hang out. A rooftop with programmed and passive open space will offer visitors sweeping views of the bay and the Brooklyn Bridge most hours of the day.

These same amenities will benefit the growing residential population as well, with tens of thousands of square feet of public space creating the potential to become a “town square” for Lower Manhattan.

The project will also drive important economic growth: in recent *New York City Construction Outlook Updates*, the Building Congress has reported that the City’s vital building and construction industry – particularly in private sector markets – appears to be turning a corner and returning to strength after nearly five years of instability and decline.

The new Pier 17 will provide a needed boost to the building industry as the first major new retail facility begun in Manhattan since the economic downturn. Construction activity and the creation of new modern retail for the City are important underpinnings of an economic revival.

For these reasons, the Building Congress urges your support for the Howard Hughes Corporation’s proposed redevelopment of Pier 17. The project will play an important role in the City as a revitalized destination for Lower Manhattan, the Seaport and the waterfront.



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**Public Hearing
South Street Seaport – Pier 17**

**New York City Council
Zoning and Franchises Subcommittee**

**250 Broadway, 16th Floor, New York, NY
March 14, 2013 -- 9:30 AM**

To the members of the Zoning and Franchises Subcommittee and members of the New York City Council:

Thank you for the opportunity to speak here today in support of the redevelopment of Pier 17. I am Connie Chung, Planning Analyst with the Alliance for Downtown New York, which manages the business improvement district for Lower Manhattan south of Chambers Street.

Pier 17 is located outside our district boundary; however, we want to voice our support publicly here today, because the success of Pier 17 will be a benefit to our entire business district. It will create more open space, more retail opportunities, more jobs and increased local sales tax revenue.

The redeveloped pier will be a compelling new destination for Lower Manhattan's 310,000 workers, 60,000 residents and an estimated 12 million visitors a year—but that's just a start.

The new Pier 17 will connect people to the entire Lower Manhattan waterfront experience, complementing the necklace of esplanades, green space and pavilions that now stretches along the East River down to Pier A in the Battery and the Hudson River waterfront park. It will give visitors even more reasons to come to Lower Manhattan and more reasons to stay.

The benefits will reach beyond our waterfront. A revitalized Pier 17 will drive foot traffic into the Water Street corridor, giving the area a much-needed consumer boost, particularly given the effects of the recent Hurricane Sandy.

Anchored by the Seaport to the north and Battery Park to the south, the Water Street corridor is Lower Manhattan's premier commercial boulevard, with 70,000 workers, 19 million square feet of office space and 12,000 nearby residents. But if Water Street is to keep up with the rest of the district's metamorphosis as a 24/7 live-work-visit neighborhood, it must develop more dining and retail options and a street life that bustles beyond business hours.

A revitalized Pier 17 and a more pedestrian-friendly Water Street will create the foot-traffic that can make this happen. So will redevelopment of the Battery Maritime Building near the south end of the Water Street corridor. Current plans by the Poulakakos family and the Dermot Company will create a boutique hotel, a specialty-foods market and a rooftop restaurant.

Meanwhile, the redevelopment plans for Pier A just west of Battery Park will give Battery Park City residents, in particular, increased dining and leisure options, and will give visitors to Ellis Island and the Statue of Liberty more reasons to stay in the district.

The Downtown Alliance believes the plans for Pier 17 will provide a strong economic benefit for Lower Manhattan and New York City and become an important link in a reconnected East River Waterfront. We are happy to support this project in front of the City Council today.

Thank you.

The New York Times

Opinionator

Exclusive Online Commentary From The Times

MARK BITTMAN | March 12, 2013, 9:00 pm | .

A Food Market for New York

By MARK BITTMAN

There is nothing like a grand urban food market, which can anchor a neighborhood and even a city. Think of the 120-year-old Reading Terminal Market in Philadelphia; the Ferry Building in San Francisco, which 10 years ago helped revitalize the Embarcadero; and the ever-popular Pike Place Market in Seattle. Even much-maligned Los Angeles has a permanent mid-city market, in business since 1934.

New York ... well, the grandest market “we” have is 80 miles away, in Philadelphia.

New York City built a dozen or so indoor markets around 100 years ago, and a couple of smaller ones remain in operation. [1] We’re enthusiastic about our existing big markets, represented by the ongoing success of the quite limited Chelsea Market and the excitement over the decidedly upscale Eataly.

But imagine the Union Square Greenmarket with a roof over its head, bigger and better: fishers and foragers, selling directly; purveyors of all types, gathering great food from everywhere; prepared foods that might make you drool. Think of the first great indoor market you visited — huge in scope, democratic and central — and imagine it in Manhattan.

Such an opportunity exists at the site of the former Fulton Fish Market. The romance of this location at the foot of Fulton Street can hardly be overstated: it was a trading center before Europeans arrived; it was the site of the first Brooklyn-Manhattan ferry; and the fish market itself was here for nearly 200 years before moving to the Bronx (and, it seems to me, losing its soul) in 2005.

The huge buildings have remained uninhabited since then, but their spirit has been kept alive through the efforts of Robert LaValva, a former city planner, and others. It was LaValva, inspired by the story of London’s Borough Market (a millennium-old site that was revived recently and permanently changed the south bank of the Thames), who started, soon after the fish market’s departure, what’s become the New Amsterdam Market. Since then, it’s become a weekly seasonal (April to December in 2012) fixture in front of the former fish market buildings, held Sundays from 11 to 4. Like all good food markets, it brings together shoppers with small and mostly local purveyors and producers, like those mentioned above, plus farmers, artisans, fishmongers, cheesemongers, butchers, bakers and more.

The fish market site — there are two buildings on it — would make an ideal permanent New Amsterdam market, something that could become our city’s version of the Borough Market, Pike Place, Reading or even Barcelona’s incredible La Boqueria. (I can dream, no?) It’s a vision that can happen — and LaValva and others are pushing for it — but it won’t come easily.

A hearing this Thursday (March 14) before the Zoning Sub-Committee of the Land Use Committee of the New York City Council will to a large extent determine whether that vision is feasible. The adjoining Pier 17 (often referred to as “South Street Seaport”) is about to undergo a massive redevelopment project, turning what amounts to a failed mall with a museum into what its developers (the Howard Hughes Corporation, or HHC), hope will be a successful mall with a museum.

The mall's character is so far ill-defined, with the developers refusing to name retailers (they have promised not to rent to big-box stores) and touting its non-shopping-center, city-like aspects. (We actually have a city; do we need a malls that mimics it?) Perhaps it'll be different, but to me it sounds like a blend of Columbus Avenue, the Time Warner Center (or whatever they call it now) and the Javits Center. Exciting, huh?

But it doesn't matter what I (or you) think about the Pier 17 development; it's unlikely to change.

What might change, however, is the city's plan for the area's remaining public space, including the adjacent former fish market buildings. Changing that attitude is the goal of a petition to the mayor and city council sponsored by the Save Our Seaport (SOS) coalition.

As it stands, the rezoning needed to give HHC what it wants on Pier 17 will affect the whole waterfront in that area and may give the developer control of the former fish market site. (There is already a letter of intent from the city allowing HHC to propose redevelopment of the fish market buildings.)

That would be a mistake. What's needed, says SOS, is to protect all city-owned properties in the neighborhood from private redevelopment and devise an overall plan for them, one that could (and should) recognize the value of a rebuilt and permanent indoor market.

Thursday's hearing is the public's only opportunity for public comment on this issue, although there are other ways to voice opinions; see the New Amsterdam Market's home page.

I asked LaValva, who puts quotation marks around his title of New Amsterdam's "president" but who is the right person to move the project forward, what he wanted to see happen. First, he said, there should be an impartial study of the best use of the area's city-owned assets. Meanwhile, he wants a five-year license for New Amsterdam Market to operate in the parking lot in front of the Fulton Fish Market site.

"Within that five-year period," he said, "we'll prove our viability and develop a plan to rehabilitate the Fish Market site." The alternative would be a grave error, he says, one that might result in the loss of "what is arguably one of New York's most unique and irreplaceable public assets."

It is an incredible asset, with wonderful potential that dwarfs even that of the High Line. In its prime, the Fulton Fish Market was a vibrant, economically important part of the city, surrounded by restaurants, retailers and processors. No one who visited it – especially on dark, frozen dawns, or in the summer when the sun rose early over the East River – will ever forget it. [2] Especially with the renovated Fulton Street Station building, the New Amsterdam Market would draw New Yorkers and visitors in droves, as Borough Market does in London and Pike Place in Seattle.

Which makes it in the interest of HHC to support this project, both verbally and financially. (The city might even make this part of the bargain, given the incredible deal the developers are getting.) Because we can find groovy retail just about anywhere, but to find a really fantastic indoor food market, we have to go to Philly.

1. The Essex Street Market, where my grandmother and mother shopped — as I do occasionally — is among them.

2. I was first there in the late '50s, on a school trip to the market and one of its famous restaurants, Sloppy Louie's. I never stopped going, or loving it.

SAVE OUR SEAPORT COALITION

P.O. Box 884, Peck Slip Station, New York, New York 10272
www.saveourseaport.org

March 14, 2013

Good Morning, my name is Michael Kramer and I will be speaking as the spokesperson for
SAVE OUR SEAPORT COALITION.

The **Howard Hughes Corporation** (“HHC”) has presented a highly disingenuous development strategy; and their public presentations to the City and to **Manhattan Community Board One** are at best inconsistent with what they are saying in their SEC filings and investor solicitations.

The Scope of their ULURP includes both the Historic South Street Seaport District and Piers 15 and 16; yet they cynically refuse to discuss any plans beyond Pier 17 for properties under their option or control. **HHC’s** refusal to acknowledge a future Mixed Use Project (notwithstanding the signed Letter of Intent and other signed Agreements that were obtained by **Manhattan Community Board One** from **NYCEDC**), are both dishonest and insulting to this body, but most importantly, they are contrary to sound master planning principles and the public process.

The battle to preserve the South Street Seaport Historic District dates from 1966, when a citizen’s campaign called *The Friends of South Street* began working with philanthropists and government officials to create a pioneering urban renewal plan: unlike other neighborhoods where eminent domain was used to raze and replace old buildings, at the Seaport District, “restoration and rehabilitation” overrode “demolition and redevelopment” as the guiding principle — *a provision still in effect today*. Since that time, the City, State, and Federal government have expended over \$200 million in public funds to acquire, preserve, and restore the District’s buildings, streets and piers. The group founded the **South Street Seaport Museum**, which began enlisting supporters and volunteers to study the District, revive its buildings, and restore historic ships on the East River piers. The Museum grew an active membership of 25,000, operated in the black, and successfully endeared the district to an entire generation of New Yorkers.

In the early 1980s, the Museum made what was, in retrospect, a bad decision: it enlisted the highly regarded **Rouse Corporation** to create a so-called “Festival Marketplace” of commercial uses on the ground floors of Museum buildings and in a newly built Pavilion on Pier 17. The resulting “Seaport” shopping mall, now run by **HHC**, failed in its promise to sustain the Museum financially, was itself in bankruptcy as recently as in 2009, and has had several recent incidents of overcrowding and pier fires. All of **HHC’s** upland retail store tenants have been shuttered post-Sandy. Pier 17’s suburban character and **HHC’s** upland retail mix have blighted the District and Lower Manhattan since it opened in 1983.

Hurricane Sandy wreaked havoc on the historic and public spaces that comprise the Seaport District. We are facing a future where there may be a real loss of the Historic District given the costs of recovery, long-term sustainability and resilience. A pre-Sandy proposal for outsized development of Pier 17 and its environs is what is now in the ULURP pipeline, with more retail and restaurant business activity due to be shuttered by **HHC** on April 30th with desperate merchants losing the lucrative summer 2013 tourist season to recover some of their losses. Larger venues like **Bridgewater’s** have not been allowed to re-open post-Sandy, as **HHC** seems to have made a corporate decision to evict its longer-term leasehold tenants by tying them up in the courts.

SAVE OUR SEAPORT COALITION believes that by restoring the South Street Seaport Historic District’s public purpose through thoughtful and innovative community-based planning and development, the South Street Seaport Historic District can re-emerge as a worldwide model of excellence in historic preservation and adaptive reuse.

SAVE OUR SEAPORT COALITION

P.O. Box 884, Peck Slip Station, New York, New York 10272
www.saveourseaport.org

Our Save Our Seaport Coalition is a large and growing community based organization, recently gathering over 2500 petition signatures. To ensure the future of the South Street Seaport Historic District and maintain its public purpose, we respectfully demand that the current Pier 17 rezoning (ULURP) request by HHC be either **withdrawn** or **made subject to** the following conditions:

PRESERVE PUBLIC SPACE: The Letter of Intent (LOI) signed December 12, 2011 between **NYCEDC** and the **HHC** shall be amended to exclude any option for future disposition of city properties to **HHC** that are not currently demised under the 1981 Marketplace Lease. *

PLAN FOR PUBLIC BENEFIT: The City Council shall create an Oversight Committee to study all city-owned property at the South Street Seaport and determine its disposition and future uses so that it remains in keeping with the public purpose to which the South Street Seaport Historic District was dedicated; maximizing commercial revenue for infrastructure maintenance and public programming; supporting local, independent businesses; serving community needs; promoting contextual uses; retaining within the District a viable public market and a working waterfront; and positioning this fragile neighborhood as an exemplar of resilient redevelopment. The Oversight Committee shall include **New Amsterdam Market**, the **South Street Seaport Museum**, and other community representatives.

RETAIN AND ENHANCE MARITIME USES: The **South Street Seaport Museum** shall be assured a permanent presence in the District; its unique maritime character will be preserved and enhanced by a steady stream of lease revenues sufficient for programming and infrastructure, including dockage for the Museum's historic vessels, operating and stationary, as well as for visiting vessels, recreational and commercial uses.

REVIVE THE MARKET DISTRICT: The New York City Landmarks "South Street Seaport Historic District" boundaries shall be extended to be contiguous with the Federal and State historic-district boundaries, including the 1939 *New Market Building* and site. The former Fulton Fish Market shall be reserved for public market purposes, as proposed by **New Amsterdam Market**, in keeping with the District's past and the mission to retain that history in the framework of contemporary life.

In 2006 **SEAPORT SPEAKS**, a coalition of neighborhood businesses, residents, government officials, developers, historians, and prominent civic leaders which has now been newly re-constituted as the **SAVE OUR SEAPORT COALITION**— created a template for sound planning and redevelopment consistent with the District's character and civic mandate.

"In saving the rare, historic buildings and stone-paved streets of the city's first port, and by bringing historic ships to its piers, the District's founders left New Yorkers with a glorious legacy. The challenge today is to fulfill their vision by animating those buildings, streets, and piers with uses that are true to the District's character while serving the needs of the residents, area workers, and visitors of today and tomorrow."

SAVE OUR SEAPORT COALITION respectfully asks the New York City Council to take this opportunity to modify the **HHC ULURP** application in order to create a blueprint for sound planning principles and a sustainable future for the South Street Seaport Historic District.

*City properties that are not currently demised to HHC under the 1981 Marketplace Lease include but are not limited to: 1) the space located on the second stories of certain Buildings on the Museum Block known as 209, 211, and 213 Water Street (the "Water Street Galleries"); 2) the premises located on the second through fifth floors of 14-18 Fulton Street, 189-195 Front Street and 159 John Street and the entrance areas to such properties (collectively, the "Schermerhorn Apartments"); 3) the Tin Building and the Land on which the Tin Building is currently located (the "Tin Building Site"); 4) The New Fish Market Building and the Land on which the New Fish Market Building is located; 5) the Land (the "Waterfront Premises") under the Franklin Delano Roosevelt Drive, along the waterfront and abutting the easterly side of South Street, from the southerly side of Pier 15 to the southerly side of Peck Slip; and 6) the first and second floors of the building known as 133 Beekman Street (the "Translux Property").



THE ADVOCATE FOR NEW YORK CITY'S HISTORIC NEIGHBORHOODS

232 East 11th Street New York NY 10003
tel (212) 614-9107 fax (212) 614-9127 email hdc@hdc.org

**Statement of the Historic Districts Council
Regarding Pier 17
March 14, 2013**

The Historic Districts Council is the advocate for New York City's designated historic districts, individual landmarks and structures meriting preservation. The Council is dedicated to preserving the integrity of New York City's Landmarks Law and to furthering the preservation ethic. We thank the Subcommittee on Zoning and Franchising for allowing us the opportunity to voice our opinions on the Pier 17 land use proposal.

The Historic Districts Council has for years been concerned about the fate of Pier 17 and the South Street Seaport Historic District. We often use the phrase "special sense of place" when it comes to describing an historic district, but in the context of the Landmarks Law it pertains only to physical aspects. We look to zoning and to elected officials to protect other, equally worthy pieces that together help create the character of a district. In this case those pieces are use, waterfront public access, open public space and view corridors.

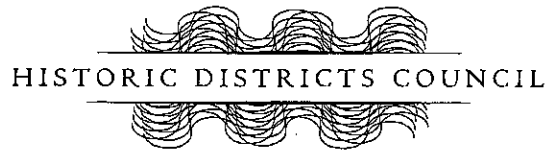
Seeing as Pier 17 is the only location where there are specific plans in need of the proposed rezoning, it should be the only location to be considered for this rezoning. If Piers 15 and 16 and the strip of land east of South Street where the East River Esplanade is located are dedicated to public open space use and are not available for development, there is no reason to rezone them. Slipping in the rezoning the New Market Building and the Tin Building is quite problematic as these sites and their future use are a major focus of the community and others. Their rezoning should only come after specific plans have met all the other necessary approvals. Further the C4-6 zoning even for Pier 17 seems out of context. This zoning is found below Pier 15 to Whitehall Street in an area more focused on office buildings expressing the character of the Financial District, rather than the South Street Seaport Historic District.

Waterfront public access, open public space and view corridors are all keys to the enjoyment and use of this unique place. The design of the new building creates many problems in this regard.

While it is claimed that the new building will be as tall as the existing building and sit on the same footprint, they are very different structures. Boxing off the existing sloped roof with multiple gables would create much more bulk on the upper two floors, losing sky views as well as glimpses of the top of the Brooklyn Bridge towers from Fulton Street. Additional mechanical and other accretions on the roof would only exacerbate this problem. Enclosing the public balconies would have a similar bulky effect.

The proposal wishes to "extend the Lower Manhattan street grid onto the pier" and create a "street-like network of shops and restaurants at the first floor and mezzanine level." This is the character of upland locations, not that of piers or waterfront, and would create little trade off for the existing balconies. What are views of the base of the Brooklyn Bridge and "glimpses of waterfront scenery" compared to wide, open, clear views of the entire iconic bridge and river front? Will the space between shops truly be open and noncommercial? Or will it fill up with sandwich board signage, table and chairs exclusively for restaurant use, and the kiosks, carts and vending machines which now clutter the pier?

The "public open area on the roof" also leads to a number of questions. How often will the "flexible event space" be used for events? Will they be free of charge? Will the space be rented out for by private events? Does the 40,000 square feet include the proposed restaurant, café, or bar space?



THE ADVOCATE FOR NEW YORK CITY'S HISTORIC NEIGHBORHOODS

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HDC asks that accommodations be improved for ships, particularly historic ships that need a permanent berth. These ships, which are used for recreation and education, creating jobs and drawing visitors to the area, are extremely important to the character of South Street, once known as the "street of ships". After all, what is a seaport without ships?

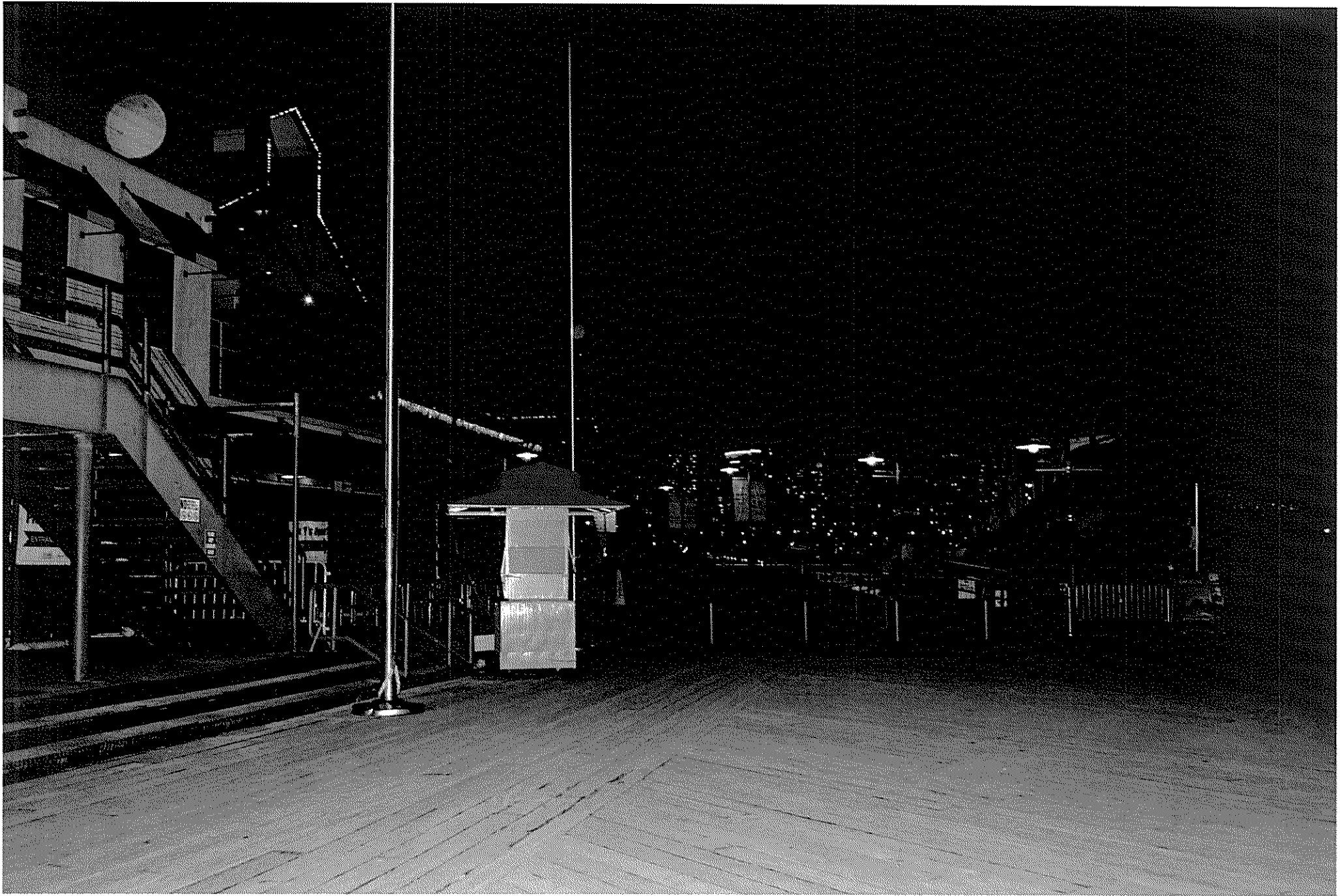
Finally as a member of the Save Our Seaport Coalition, HDC supports the coalition's call to preserve public space; to plan for public benefit (including a market); to retain and enhance maritime uses and the South Street Seaport Museum; and to expand the city's South Street Seaport Historic District to match that of the Federal and State's to include the 1939 New Market Building.

As the largest tenant of the South Street Seaport, Pier 17 mall, I would like to show you what is going on. Hurricane Sandy devastated the whole area of lower Manhattan Zone A. We were all greatly affected. Since Hurricane Sandy business hasn't even been 25 percent of what it should have been during the winter months. Every tenant lost money every single day since opening after the hurricane and now are relying on the busy summer months to recover losses. Before Hurricane Sandy, our landlord, the Howard Hughes Corporation, gave us the impression that we would at least be in business until June 30, 2013. After Hurricane Sandy and getting their preliminary approvals from the Community Board 1, we were all sent termination notices evicting us on April 30, 2013. Not only did we get any help from insurance or FEMA but we also didn't get any help from our landlord. The Howard Hughes Corporation did not help any of us in getting through the rough winter months. Some tenants including myself, have leases that extend through the summer months without any cancelation clauses. As small businesses we all understand what Howard Hughes is trying to do in bringing a new mall to lower Manhattan. None of us oppose the idea of a new mall. All we are asking for is the right to do business in the busy summer months and recover the money that we lost through this horrible chain of events. Having leases that extend through the summer months gives us the legal right to do business and it is the right thing for the whole area. The Pier 17 mall continuing to do business does not just directly affect the tenants of the mall, but also the whole surrounding area of lower Manhattan. Millions of tourists and locals come to the South Street Seaport in the summer time and the whole area benefits from this tremendous traffic. All of the local businesses are rebuilding from the tragic storm and desperately need the traffic that the Pier 17 mall brings in the summer time. Attached are a few pictures of the clear neglect for our well being that we have endured from the Howard Hughes Corporation. All we ask is to push the construction start date a few months until the busy summer season is over. Below are the tenants from the Pier 17 building alone. Please do not let us lose everything. Hurricane Sandy gave us some blows but DO NOT LET IT KNOCK US OUT.

Pacific Grill	Christmas In New York	Nestle Toll House Cafe
Cartoon World	U-NAME IT	Cabbana
View of New York	NY Entertainment on the Pier	Tobasco Grill
BH Oriental Express	The Oscar Shoppe	China Max
Magic-toys and puzzles	Claires	Aunt Maria's Pizza
9000 Perfumery	Orange Gallery	Shake and Burger
Victorias Secret	Seaport Dollars	Cajun Cafe
Graffiti	Harbor Lights	Simply Seafood
Ser-ay Nail Art	Alamo Flags	Little Tokyo
Stone Flower	Lucky Image	Britches of New York
Studio Manhattan	Finn's Pub	Auntie Anne's
Crocs	Paradise Candy	Nathan's Famous
Steps	Gateway Newstands	Charcoal Grill
3d Photo	House of Crepes	Seaport Hot Dog's
Cell City	Subway	Penti
City Streets	Edy's Ice Cream	

PICTURE # 1

The Pier 17 Mall reopened on December 6th 2012. For weeks there were no outside lights, so the entrance to the Pier 17 mall was so dark and uninviting that nobody would enter. There were no directional signs or any signage for that matter for weeks after we reopened as well. Weeks later they finally decided to put up small signage saying the Pier 17 mall was open.



PICTURES #2 AND #3

On July 14th 2012, there was a fire on the corner of the Pier 17 structure. Instead of repairing the pier, the Howard Hughes Corp. decided to just fence it off and close off the whole end of the pier. This greatly affects the view that the customers of the pier get to see, and also discourages people to hang out in that area. It's been over 6 months and it still hasn't been fixed.



**RESTRICTED
AREA**
CALL 212 766 8511
FOR ACCESS



PICTURE #4

The Link building experienced about 2 feet of flooding due to Hurricane Sandy. The Howard Hughes Corp. hired Belfor Property Restoration to do the remediation of ripping out the affected sheet rock and spraying to make sure that mold would not grow. After Belfor finished their work, the Howard Hughes Corp. covered the building with metal fencing and green tarp. Now if you stand outside of Pier 17, it gives the impression that the whole area is closed and has been a huge detriment to our businesses.



PICTURE #5

One or more escalators aren't functional everyday. Sometimes they aren't fixed for days at a time. This hurts the businesses on the second and third floor greatly, and the lack of proper attention to these issues discourages groups from coming back to the Seaport.



1. Why did City Planning make the Negative Declaration that allowed them to certify the HHC ULURP application in August 2012 without a traffic study or Environmental Impact Study, given the lack of parking and the dangerous crossings at South Street? Did HHC fail to disclose uses such as concerts for 3,000+, New York Auto Show, 500+ banquet events space, and "fashion week" crowds that are now part of their SEC filings?

The proposed Use Groups 8-10 and 12 allowing a "broader range of uses" gives HHC a "blank check". CB1 is already on record against out-of-scale entertainment uses (i.e. June, 2010 Drake Concert), and worried about recent fires on Pier 17. We can only imagine the traffic impacts upon the fragile South Street Seaport Historic District, of thousands of patrons entering and leaving en masse. A long-term tenant, Bridgewater's is now in court with HHC unable to restart their business; which would clearly now conflict with HHC use group expansion plans.

2. Why did HPD certify that the Use Groups "blank check" was consistent with the findings of the 1968 BROOKLYN BRIDGE SOUTHEAST DISTRICT URBAN RENEWAL PLAN to respect the South Street Seaport Historic District?

South Street Seaport



"The lease currently requires that the buildings on the zoning lot be used as a "specialty retail marketplace" — which has no zoning equivalent use — in a manner similar to Fanueil Hall Marketplace in Boston, which served as a model for the Seaport when it was originally planned. The proposed modification will allow the lease to be modified to allow the broader range of uses permitted by the proposed C4-6 zoning, including Use Group 6, 8-10, and 12 uses, which include both small and large retail establishments, restaurants, theaters, and entertainment uses." (p.35 LR form *South Street Seaport Renovation Project*)

3. Isn't there a serious disconnect between the token rent that HHC will be paying to the City and what they are telling their shareholders they will be able to get from their tenants? What are they obtaining in rent now? And what do they expect to obtain in the renovated Pier 17?

South Street Seaport 09/13/13 8-K SEC Filing:

South Street Seaport – NYC Retail Rental Rates PSF

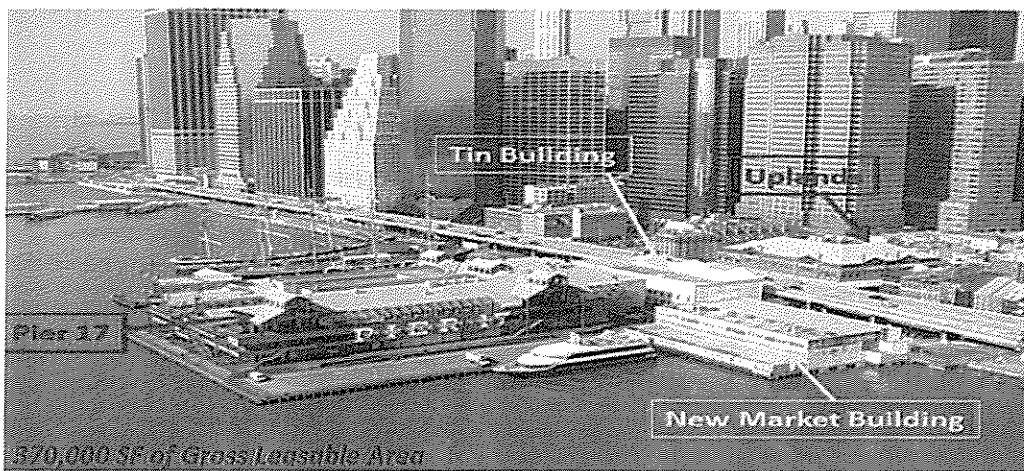


11/9/2012 Form Type 10-Q Note 13

"Following commencement of construction of the Renovation Project, annual ground rent will be fixed at \$1.2 million with an escalation of 3.00% annually and we will be entitled to a total \$1.5 million rent credit, to be taken monthly over a 30-month period. We also must provide a completion guarantee to New York City for the Renovation Project. We agreed to pay approximately \$1.1 million of esplanade maintenance costs over a five-year period. The initial esplanade payment of \$210,000 per year escalates annually at CPI for the duration of the lease."

4. According to this SEC filing, HHC will have 370,000 sf of gross leasable area.

South Street Seaport



Howard Hughes

- i. How much leasable square footage does HHC control now?
- ii. Does HHC pay EDC per square foot & annually for what they have now?
- iii. How much leasable square footage will HHC have after the renovation?
- iv. How much per square foot & annually will HHC pay EDC post-renovation?
- v. Can we get a non-redacted copy of the December 2011 Letter of Intent?
- vi. Can we get a set of scaled before & after building plans to understand the leasable, non-leasable, and public space comprising "The Seaport"?

"The 1985 Authorization allowed for the retail space in the building (a total of 126,000 square feet of Use Group 6A retail floor area)... zoning calculations approved in connection with the 1985 Authorization indicate that the Pier 17 Building and Link Building, together, contain 206,900 square feet of floor area." (p.12 LR form *South Street Seaport Renovation Project*)

"The floor area of the Pier 17 Building and the Link Building will be increased from approximately 206,700 square feet today to approximately 282,679 square feet."
(p.17 LR form *South Street Seaport Renovation Project*)

5. Given the token amount of rent that they are paying now and will pay in the future, why did the City agree to a rent reduction for HHC at all? With all of the storm devastation that was inflicted upon the South Street Seaport Historic District, what does this say about their attitude towards contributing to the welfare of the City and to the viability of our local community?

"On December 12, 2011, we entered into a non-binding Letter of Intent ("LOI") with the New York City Economic Development Corporation ("EDC") which will enable us to pursue redevelopment plans for the South Street Seaport. The EDC is the ground lessor and the LOI describes the business terms of future amendments to the ground lease, the first of which must be finalized by June 30, 2012. During the earlier of the construction period...we will be entitled to a total \$1.5 million rent reduction."

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Sam Miller

Address: _____

I represent: Lower Manhattan Cultural Council

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Jill Drvey

Address: _____

I represent: _____

Address: _____

opposed

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: MORGEN FREISIG

Address: 294 WARREN ST. #1

I represent: _____

Address: BROOKLYN NY 11201

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: MACKENZIE YOUNGER

Address: 274 WATER STREET

I represent: LOCAL ARTIST/SEAPORT

Address: COMMUNITY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: KATHLEEN YOUNGER

Address: 274 WATER STREET #1R

I represent: SOUTH STREET SEAPORT COALITION

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: BILL ZAFIROU

Address: 1 MONTGOMERY PLACE # 2

BROOKLYN NY 11215

I represent: BEEKMAN BEER GARDEN BEACH CLUB

Address: 89 SOUTH STREET W123

NY NY 10038

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 5/14/13

(PLEASE PRINT)

Name: Harrison Perle on behalf of Roland Lewis

Address: 241 Water St NY NY

I represent: New Amsterdam Market / Metropolitan Waterfront

Address: Alliance

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Brian Swerney VACA

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Marco Paronella

Address: 175th St NY NY

I represent: Neighborhood Merchant Assn. Serpent Assn. Neighborhood

Address: West Western Street

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Sergeant At Arms Neighborhood Meeting Assoc.
Date: _____

(PLEASE PRINT)

Name: PS 397 Spruce Street

Address: _____

I represent: Tami Kurtz

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

PS 397 Spruce Street
Tami Kurtz Date: _____

(PLEASE PRINT)

Name: Blakely Braniff

Address: _____

I represent: Blue school

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

PS 397 Spruce Street Date: _____

(PLEASE PRINT)

Name: Blakely Braniff

Address: _____

I represent: Blue school

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Travis Noyes

Address: _____

I represent: NY Water Taxi

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Amy Weeks

Address: _____

I represent: Fulton Stall Market

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Isaac Erika Lade

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Matt Spector

Address: _____

I represent: SS + U

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Isaac Lara

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Annabelle Parade

Address: _____

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: John Ronaghan

Address: _____

I represent: Paris Cafe

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Erico del Rosario
John Ronaghan

Address: _____

I represent: Best Western Seaport
Paris Cafe

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Evelyn Tsimis

Address: Erico del Rosario
Hornblower

I represent: Best Western Seaport

Address: Best Western Seaport

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition
New Amsterdam Market

Date: 3/14/13

(PLEASE PRINT)

Name: Sara Williams

Address: 146 Beekman St

I represent: Fresh Salt

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Robert LaValva

Address: 224 Front St.

I represent: New Amsterdam Market

Address: 224 Front St.

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: SALVATORE POLISI

Address: 10 NAWEN/300 MERRICK NY 11562

I represent: SOUTH ST SEAPORT NY

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Connie Chung

Address: _____

I represent: Down town Alliance

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Jordan Sundstadt

Address: _____

I represent: ABNY

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Andrew Hollweck

Address: _____

I represent: NY Building Congress

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Dawn Loman

Address: _____

I represent: Painters District Council 9

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Tamara Rivera

Address: _____

I represent: District Council of Carpenters

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/14

(PLEASE PRINT)

Name: Steve McAnis

Address: _____

I represent: NYC District Council of Carpenters

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

Name: Emily Peterson (PLEASE PRINT)

Address: _____

I represent: Non-Traditional Gov. Women (NEW)

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 5/14

Name: Paul Selve (PLEASE PRINT)
James Conway

Address: _____

I represent: International Union of Operating Engineers

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

Name: Paul Selve (PLEASE PRINT)
Kevin Levin

Address: _____

I represent: Kevin Levin for Howard Hughes Corp

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Gregory Pasquale

Address: _____

I represent: STOP for Howard Hughes Corp.

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Chris Cury

Address: _____

I represent: Howard Hughes Corporation

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/16/12

(PLEASE PRINT)

Name: ARIAN CURAWAJ

Address: _____

I represent: YO-BURGER

Address: 3726 - RIVERDAL AVE BROW NY

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Pier 17 ULRUP Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: J. SANDY EAMES

Address: 303 MERCER ST #1402

I represent: SOSC

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Pier 17 ULRUP Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Captain Michael Abegg

Address: 56 Dean St. Brooklyn NY

I represent: Historic Ships Coalition

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Scott Bricci

Address: 326 22nd St. Brooklyn NY 11215

I represent: New Amsterdam Market

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Per 17 ULRP Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Captain Mike Culnan

Address: 80 Cranberry St. Brooklyn NY

I represent: Save Our Seaport

Address: PO Box 884 Peck Slip Station

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Dathan Mannings

Address: 75 Henry St. #292

I represent: self

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: March 14 2013

(PLEASE PRINT)

Name: CRAIG THOMPSON

Address: 400 Convent Avenue #44 NY NY 10031

I represent: SHANDAKEN BAKE

Address: 400 Convent Avenue #44 NY NY 10031

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: MICHAEL KRAMER

Address: 225 FRONT ST, NYC 10038

I represent: ~~SAVE OUR SEAPORT~~ SAVE OUR SEAPORT COALITION

Address: SPOKESPERSON

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: MATTHEW GLAZIER

Address: 90 EAST End ave

I represent: Myself

Address:

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: PAVEL SRBECKY

Address:

I represent: AMBIANCE WINE LLC

Address: 1480 2ND AVE

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Christopher Curry

Address: 19 Fulton St NY 10038

I represent: Howard Hughes Corporation

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

BARBARA MENSCH Date: _____

(PLEASE PRINT)

Name: Barbara Mensch

Address: 274 Water Street

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: NANA M KIM

Address: 1281 BLOODBROOK RD - FAIRLEE, VT

I represent: WILD GOURMET FOOD WILD FOOD GATHERERS

Address: FAIRLEE, VT GUILD

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Jimmy Carbone

Address: 160 East 3rd St #6F, NYC

I represent: Jimmy's No 43 restaurant

Address: 43 East 7th St, NYC

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 4/13

(PLEASE PRINT)

Name: Catherine McKay Hughes (Chair, CBI)

Address: COMMUNITY BOARD 1

I represent: 49 Chambers St Community Board 1 (CBI)

Address: 49 Chambers

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition
w/ conditions

Date: 3/14/13

(PLEASE PRINT)

Name: Michael Levine (Director of Planning, CBI)

Address: _____

I represent: COMMUNITY BOARD 1

Address: 49-51 Chambers St

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Suamar Heister - vaca

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Susan Heiser

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Annaline Dinkelmann / Emily Battles

Address: 382 CPW NY

I represent: Wall Street Walks

Address: 14 Wall Street NY

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: ANNA DUNN

Address: 442 QUINCY ST

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Tracee Lee

Address: 338 Decatur St #1 Brooklyn NY

I represent: Lonestar Taco

Address: same

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Dier 17 Res. No. ~~5~~

in favor in opposition

Date: 3.14.13

(PLEASE PRINT)

Name: Bridget A. Schuy

Address: 100 Beekman St. #207

I represent: SbSC

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Pier 17 WLRP Res. No. _____

in favor in opposition

Date: Mar 14 2013

(PLEASE PRINT)

Name: Doree Skutson

Address: 230 W. 105 St. NYC NY 10025

I represent: Co. Support

Address: TC Box . Tol. Skutson

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 766 Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Matthew Washburn

Address: 3 Blythelea Rd. Monroe, NY

I represent: Farm 47

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. South St. Seaport Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Barbara Fay, ~~Historic Districts Council~~

Address: 232 E. 11th St., 10003

I represent: Historic Districts Council

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. LU766^{etc} Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: MICHAEL YEZZI

Address: 246 SUTHERLAND RD SHUSHAN NY 12873

I represent: FLYING PIGS FARM

Address: 246 SUTHERLAND RD SHUSHAN 12873

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: David Naczycz

Address: 154 Grand St. NY NY 10013

I represent: Urban Oyster

Address: " " "

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Anton Acito

Address: 35-06 169th St. Apt A6 Flushing NY 11355

I represent: PBH Soda Co Inc.

Address: 1053 Manhattan Ave Brooklyn NY 11358

◆ Please complete this card and return to the Sergeant-at-Arms ◆

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 11112 Res. No. _____

in favor in opposition

Date: 14/1/2015

(PLEASE PRINT)

Name: CLARKINA SUN

Address: 22 Pine Terrace #5D

I represent: S.O.S. Union

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: MARY HABSTRIT

Address: 40 W 77th St

I represent: Historic Ships Coalition

Address: 232 E 114th St

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Sal Himani

Address: 11 Evan Drive Morganville NJ 07751

I represent: H.E. Management Inc Seaport Terminal

Address: 89 South Street

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

Name: Buzz BILLYE (PLEASE PRINT)

Address: 24 CHALKING AVE - PROVIDENCE

I represent: ACME SMOKE TEST CORP

Address: 30 GEM ST BILLYN 11222

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: JULIA WHALLEN

Address: 1427 EAST 98TH ST

I represent: PO 17 SAV S/ADJDT

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

[]

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: TRAVIS NOYES

Address: South Street Sec 6

I represent: New York Water tax

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. South Street Seaport Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: LISA FISCHOFF
Address: 221 East Broadway Apt 4 NY NY 10002
I represent: New Amsterdam Market
Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/19/13

(PLEASE PRINT)

Name: Paul Greenberg
Address: 176 Broadway 8F
I represent: SELF
Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: CHIVE BORKOW
Address: 138 BERMAN ST
I represent: LOMA
Address: D. 50

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Lu 766 Res. No. _____

in favor in opposition

Date: 3/15/2013

(PLEASE PRINT)

Name: Kerri Culhane

Address: 275 Cherry

I represent: Two Bridges

Address: 275 Cherry

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Ben Conniff

Address: 154 W 75th St Apt 1B

I represent: Like's Lobster

Address: 26 S William St

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: CLAUDIO MARINI

Address: 225-227 FRONT ST

I represent: BARBARINI

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. SEAPORT Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: MARCO PASANIELLA

Address: 115 SOUTH ST.

NEIGHBORHOOD

I represent: SEAPORT MERCHANTS ASSN

Address: 115 SOUTH ST

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: NIALLS FAYON

Address: 753 E 6th ST

I represent: NEW AMSTERDAM MARKET

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Dani Zilberberg

Address: 944 Fulton St, Brooklyn, NY 11238

I represent: Save our Seaport

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: Dimitri Hatzigeorgiou

Address: 80 Warren Street

I represent: Beekman Beer Garden

Address: Pier 17

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: JERRY GALLAGHER

Address: _____

I represent: South Street Seaport Museum

Address: 12 Fulton Street, NY, NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. PIER 17 Res. No. _____

in favor in opposition

Date: ULURP

(PLEASE PRINT)

Name: THOMAS BERTON

Address: 333 PEARL STREET, #19M, NY 10038

I represent: MANHATTAN BY SAIL

Address: 225 BROADWAY, #3407, NY 10007

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Miki Agrawal

Address: 535 Hudson St NYC 10014

I represent: Slice West Village Ltd

Address: 535 Hudson St NY 10014

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Stephen Rogers

Address: 140 Riverside Blvd NY

I represent: Summit dba Bone Lick BBQ

Address: 75 Greenwich Ave NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 0766- LU 0772 Res. No. _____

in favor in opposition

Date: Thurs Mar. 14

(PLEASE PRINT)

Name: JULIE M. FINCH

Address: 165 W. 26th St, NYC 10001

I represent: Friends of Gibbons UGRR site & Lamartine Pl. H.D.

Address: same

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: SARAH BLACK

Address: 21-12 45TH AVE, LIC, NY 11011

I represent: NEW AMSTERDAM MARKET

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: EVLYN TSIMIS

Address: 212 RUDER OLD MANHATTAN NY

I represent: HORN BLOWER CRUISES

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: TAMARA RIVERA

Address: 395 HUDSON ST 9TH FLR

I represent: NYC DISTRICT COUNCIL OF CARPENTERS

Address: 395 HUDSON ST

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: March 14 2013

(PLEASE PRINT)

Name: Hilary Baum

Address: 545 W Palisades Ave Box 10471

I represent: Market Pantheon S & Chefs for the

Address: Manhasset

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 14 MAR 2013

(PLEASE PRINT)

Name: Makale Faber-Cullen

Address: 61 Eastern Parkway BK 11238

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

NOT
SPEAKING

Appearance Card

SEAPORT

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/2013

(PLEASE PRINT)

Name: TREVOR BROWN

Address: 252 SEVENTH AVENUE, NEW YORK NY 10001

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Caitlin Salemi

Address: 461 Classon Ave Apt 2 Brooklyn 11238

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. SEAPORT Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: SARA GRADY

Address: 939 RT 9D, GARRISON NY 10524

I represent: GLYNWOOD

Address: POB 157, COLD SPRING NY 10516

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. YES Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: SAL POLISI

Address: LORANCEY BLVD HICKS-7 CLR NY 11560

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Thomasina La Guardia

Address: 333 Pearl Street

I represent: myself

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: SHARON GORDON

Address: 100 Beekman Street, #12 J NYC 10038

I represent: Myself / Husband

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

~~in favor~~ in opposition

Date: 3/14/13

PIER 17 RENOV.

(PLEASE PRINT)

Name: LIZ GUTMAN

Address: 302 EASTERN PKWY 6G BK NY 11225

I represent: LIDDARIT SWEETS

Address: 34 35th St FL 6 BK NY 11232

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

Not Speaking

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/2013

(PLEASE PRINT)

Name: C. WAYNE SURBER

Address: 338 Derate St.

I represent: LONGSTAR TARD LLC

Address: " " "

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 11/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/2013

(PLEASE PRINT)

Name: Diana Toro - Vaca

Address: 373 Washington Ave

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Adam Tiberis

Address: 724 Leonard St. #2A

I represent: Tiberis Custom Meats

Address: 78 Rivington St.

**THE COUNCIL
THE CITY OF NEW YORK**

Not
Speaking

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14

(PLEASE PRINT)

Name: Erik Hestert

Address: 147 Adger Street Apt 5 Brooklyn NY

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 2/14/13

(PLEASE PRINT)

Name: L. LEA RODE

Address: 16 Franklin St

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: SUSAN HEISER

Address: 315 W. 29TH ST

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Jennifer Rajcumar

Address: 375 S. Eng Ave AP30

I represent: Save Our Sport

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

not reading
I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Kelly R. Laj

Address: 2 pascal st 11A NYC 10038

I represent: _____

Address: _____

Please complete this card and return to the Sergeant-at-Arms

THE COUNCIL
THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. _____

NOT SPEAKING
Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Nib Wassell

Address: 475 3RD Ave Apt 2 Brooklyn NY 11215

I represent: N/A

Address: _____

THE COUNCIL
THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. Pier 17

Res. No. ULDP

in favor in opposition

Date: 3/14/2013

(PLEASE PRINT)

Name: Nelson M. Chin

Address: 2564 East 14th Street, Brooklyn, NY 11235

I represent: Save Our Seaport Coalition

Address: PO Box 884, Peck Slip Station, NYC 10038

THE COUNCIL
THE CITY OF NEW YORK

Not speaking

Appearance Card

I intend to appear and speak on Int. No. _____

Res. No. _____

in favor in opposition

Date: 03/14/13

(PLEASE PRINT)

Name: JULIO C. Gallego

Address: 3416 Park Avenue Weehawken NJ 07086

I represent: Beekman Beer garden

Address: 89 South street Pier 17

Please complete this card and return to the Sergeant-at-Arms

Not speaking

THE COUNCIL THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. PIER 17 Rebuilding Res. No. 8

in favor in opposition

Date: 3/14/2013

(PLEASE PRINT)

Name: Christine RICO

Address: 42 East 3rd Street, Brooklyn NY

I represent: Waste to Wealth Ventures,

Address: Brooklyn

Not speaking

THE COUNCIL THE CITY OF NEW YORK

Not speaking

Appearance Card

I intend to appear and speak on Int. No. PIER 17 rebuilding/zoning Res. No. 2

in favor in opposition

Date: 14 March 2013

(PLEASE PRINT)

Name: CLAIRE HARTTEN

Address: 151 WILLOW ST., APT. 2

I represent: greenrabbits.org

Address: 151 Willow St., Apt 2 Brooklyn

NY 11201

Please complete this card and return to the Sergeant-at-Arms

THE COUNCIL THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

Not speaking

(PLEASE PRINT)

Name: Erik T. Hartten

Address: 159 Second St., apt 508, Jersey City NJ

I represent: myself

Address: _____

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Not speaking

Date: _____

(PLEASE PRINT)

Name: MISITA LEPENC

Address: 304 WEST 88th St #3B NY NY 10024

I represent: MYSELF

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: ELIZABETH RYAN

Address: A greenmarket Parkers

I represent: Woopie Hill Orchard

Address: 8280 Centre Rd
STATTSBURG, NY 12580

**THE COUNCIL
THE CITY OF NEW YORK**

Not speaking

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 14 March 2013

(PLEASE PRINT)

Name: Kerry Trueman

Address: 470 6th Ave NYC 10011

I represent: eaters everywhere!

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3/14/13

(PLEASE PRINT)

Name: Scott Bridi

Address: 326 22nd St Brooklyn NY

I represent: New Amsterdam Market

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: 3-14-13

(PLEASE PRINT)

Name: JAMES WINTNER

Address: 42 PECK SLIP

I represent: SELF

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Alejandro Cifuentes

Address: EDC

I represent: _____

Address: EDC

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Joseph Coletti

Address: EDC

I represent: _____

Address: EDC

◆ Please complete this card and return to the Sergeant-at-Arms ◆

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. _____ Res. No. _____

in favor in opposition

Date: _____

(PLEASE PRINT)

Name: Patrick O'Sullivan

Address: EDC

I represent: _____

Address: _____

◆ Please complete this card and return to the Sergeant-at-Arms ◆