



Water Street POPS Text Amendment

Presentation to Subcommittee on Zoning and Franchises, City Council

NYCPLANNING
DEPARTMENT OF CITY PLANNING CITY OF NEW YORK

June 4, 2013

Water Street POPS Text Amendment

Text amendment to the Special Lower Manhattan District to allow temporary amenities and events in existing privately owned public spaces (POPS) along Water Street

Objectives

Allows for immediate programming of Water Street POPS following Hurricane Sandy

Pilot nature allows DCP to study events, programs, and amenities that would be compatible with these spaces and the corridor

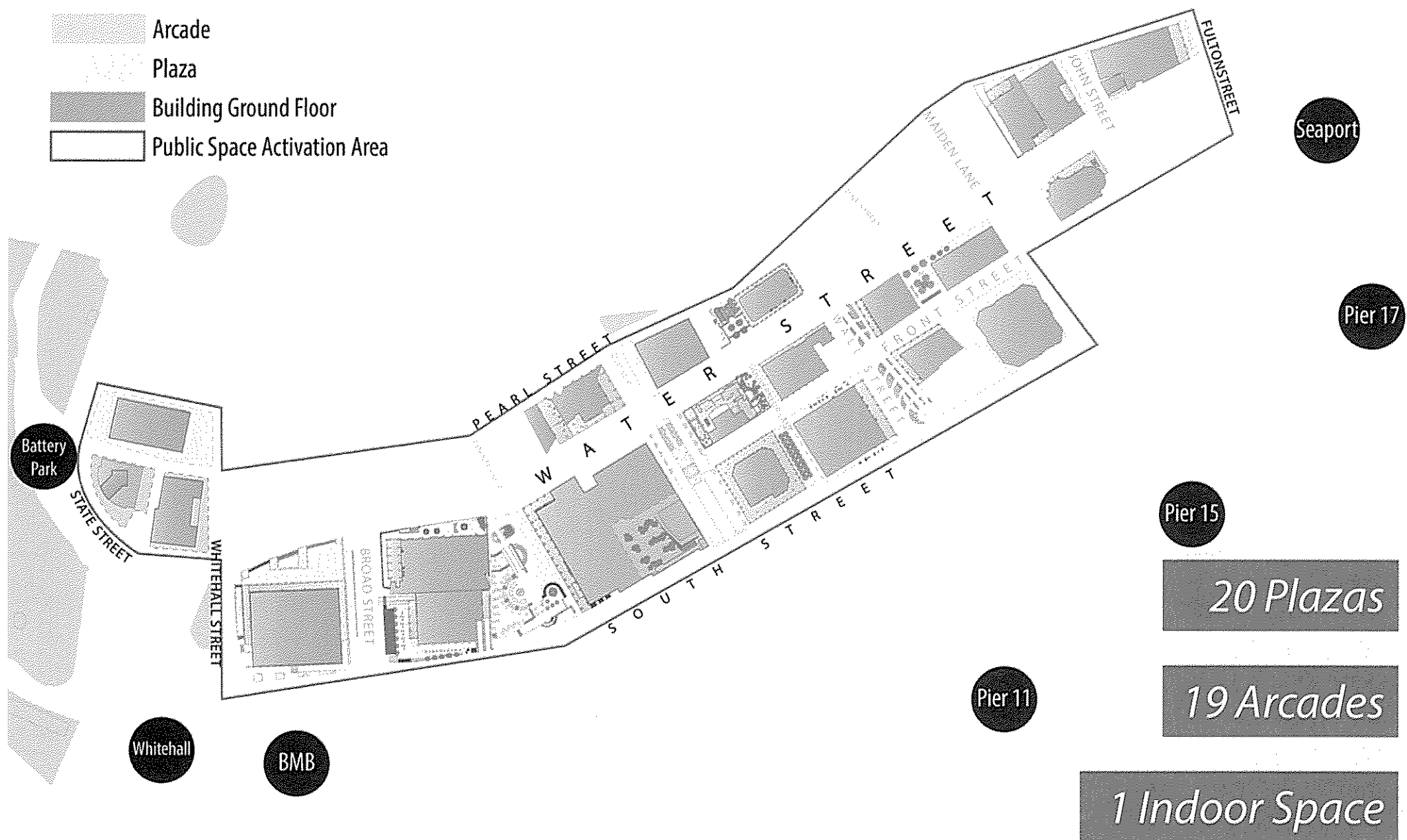
Effective for summer, fall, and holiday seasons

Water Street



22 Buildings with one or more POPS

- Arcade
- Plaza
- Building Ground Floor
- Public Space Activation Area





55 Water



88 Pine



77 Water



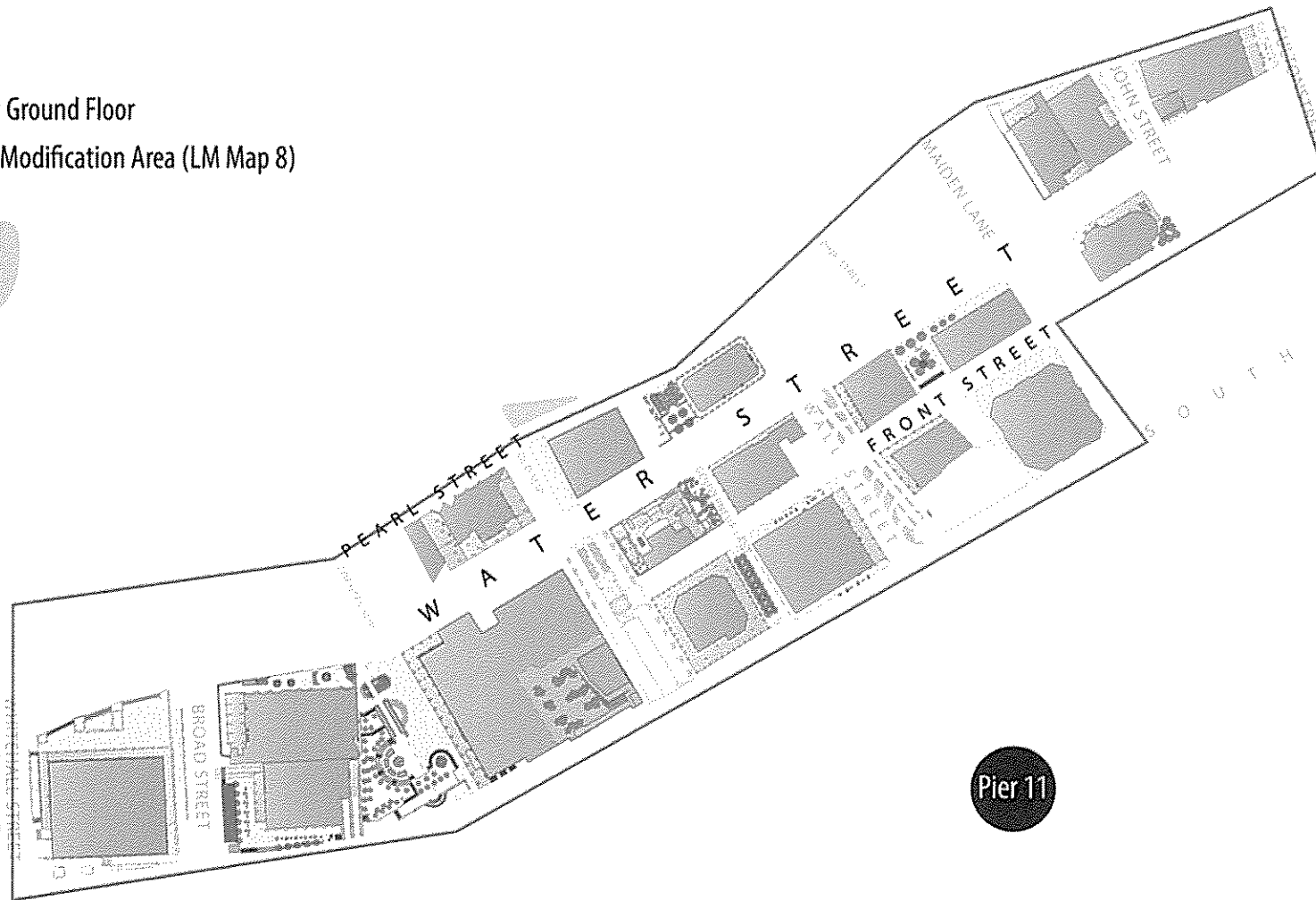
1 NY Plaza



160 Water

2011 Tables and Chairs Text Amendment

- Arcade
- Plaza
- Building Ground Floor
- Arcades Modification Area (LM Map 8)



Battery
Park

Whitehall

BMB

Pier 11

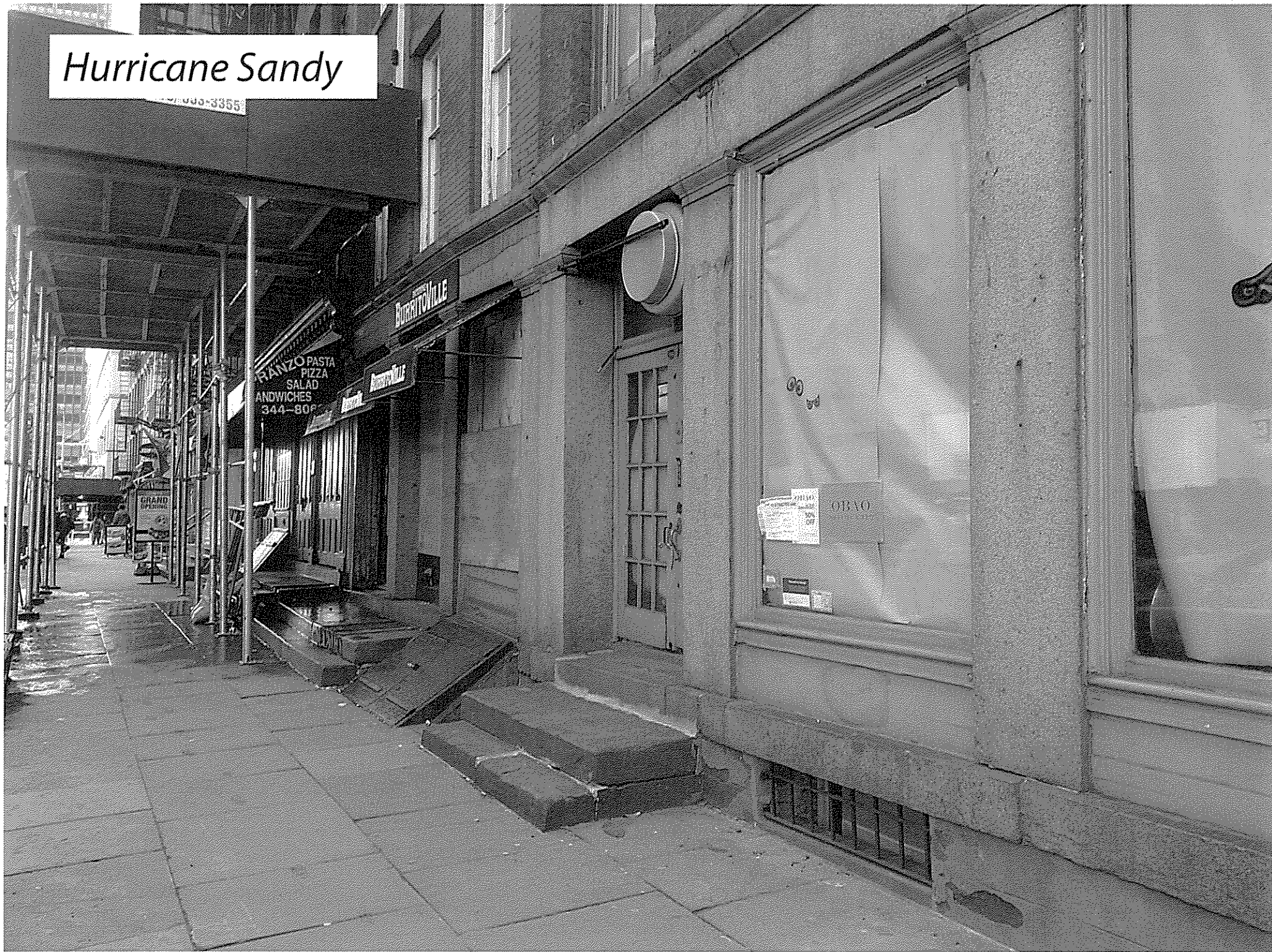
Seaport

Pier 17

Hurricane Sandy



Hurricane Sandy



Hurricane Sandy



Streetscape Improvements



DOT

East River Lights



EDC

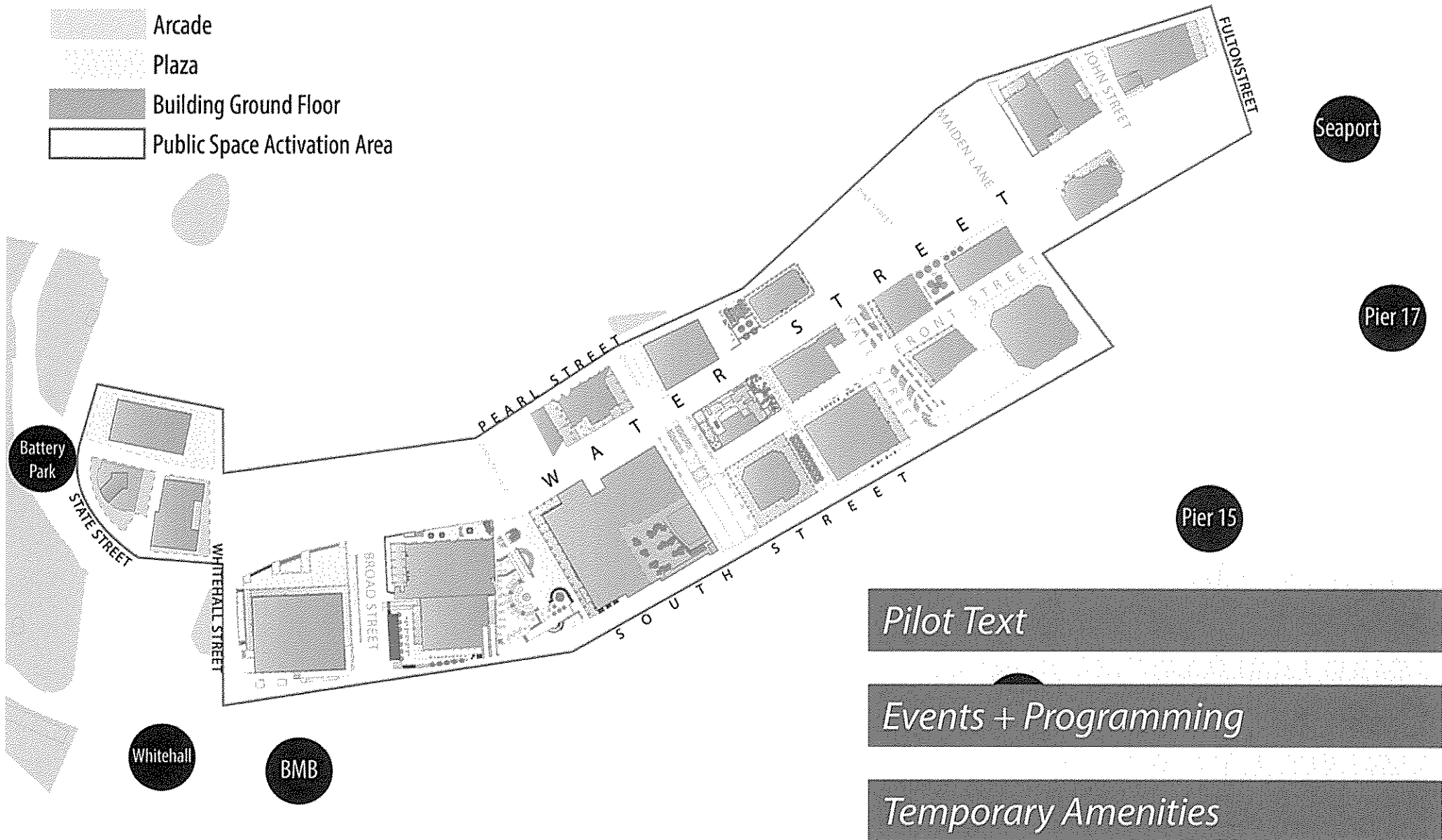
Water Street Events



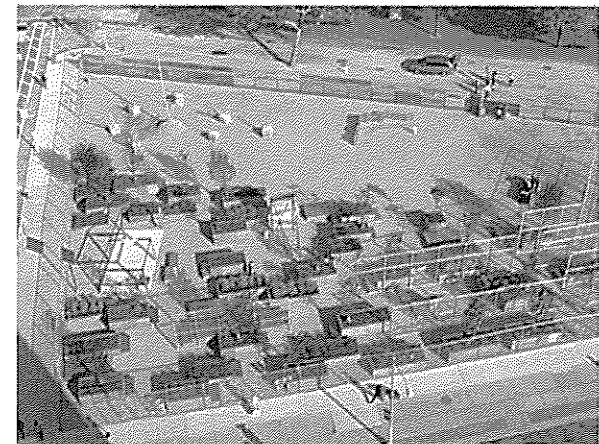
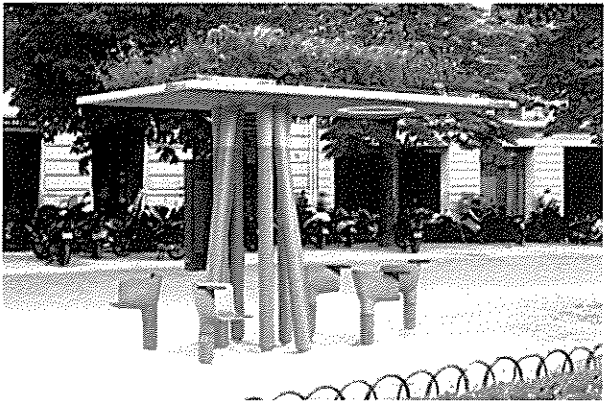
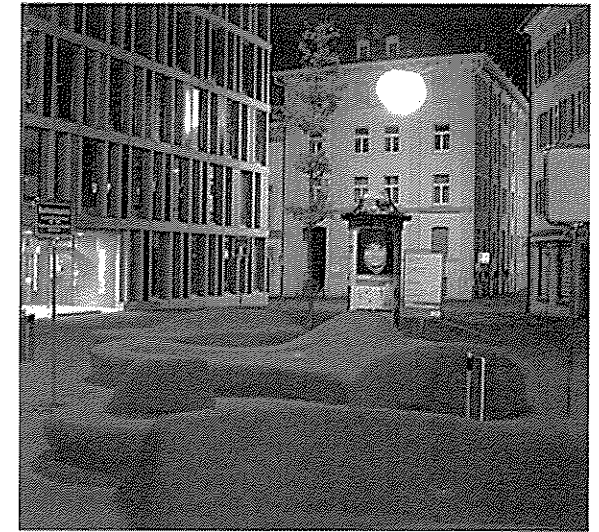
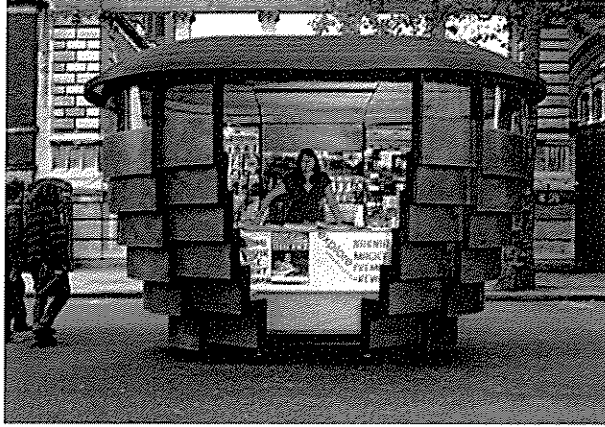
EDC + DCP

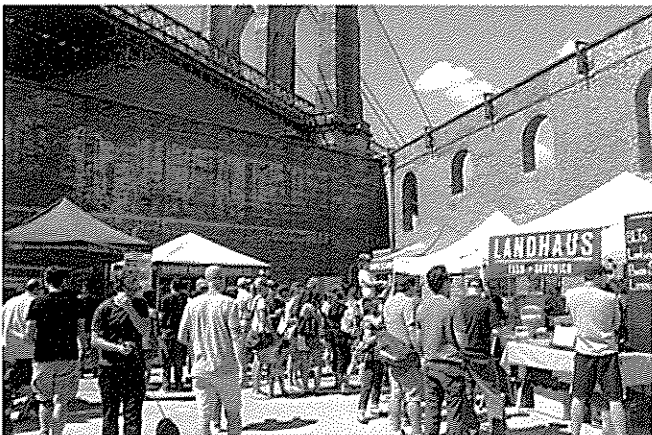
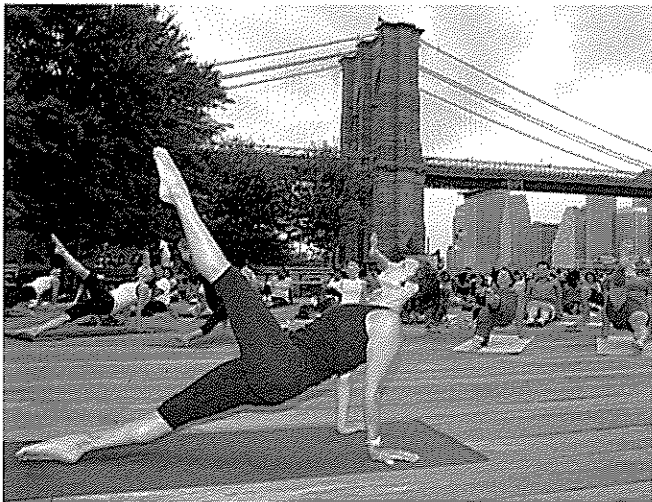
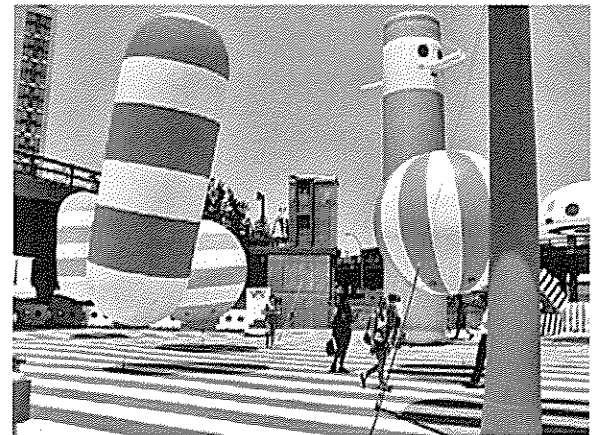
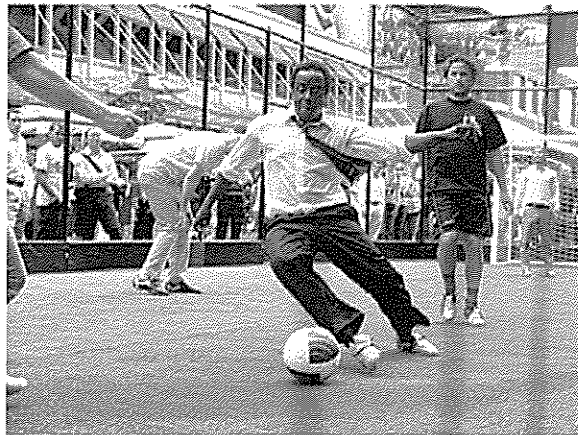
Proposed Text Amendment

- Arcade
- Plaza
- Building Ground Floor
- Public Space Activation Area



Temporary Amenities





Water Street POPS Text Amendment

Need for Text Amendment

New amenities require a design change Certification

Events not expressly permitted in existing spaces

Objectives

Allows for immediate programming of Water Street POPS following Hurricane Sandy

Pilot nature allows DCP to study events, programs, and amenities that would be compatible with these spaces and the corridor

Effective for summer, fall, and holiday seasons

POPS Programming

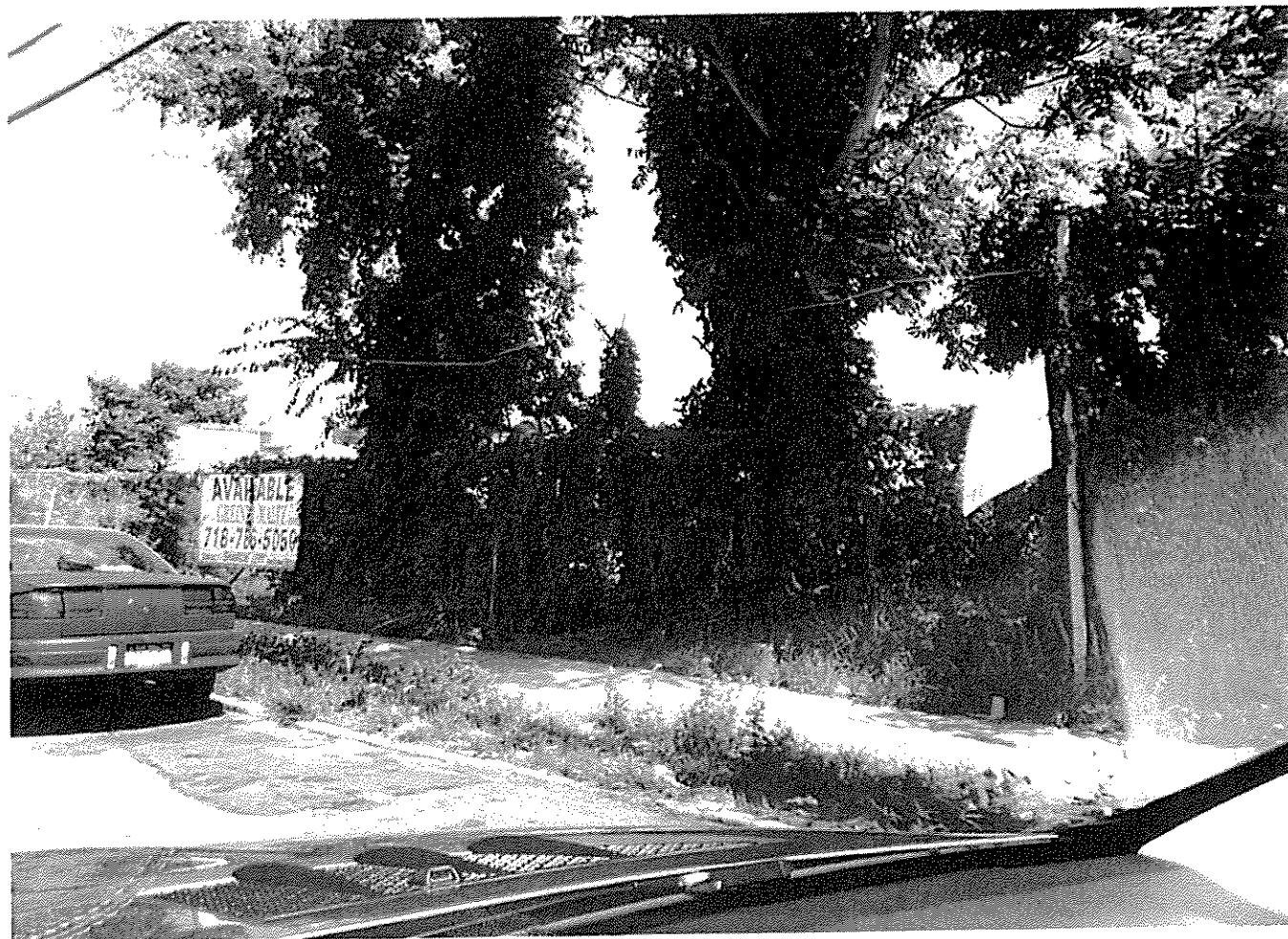
City Coordination + Outreach

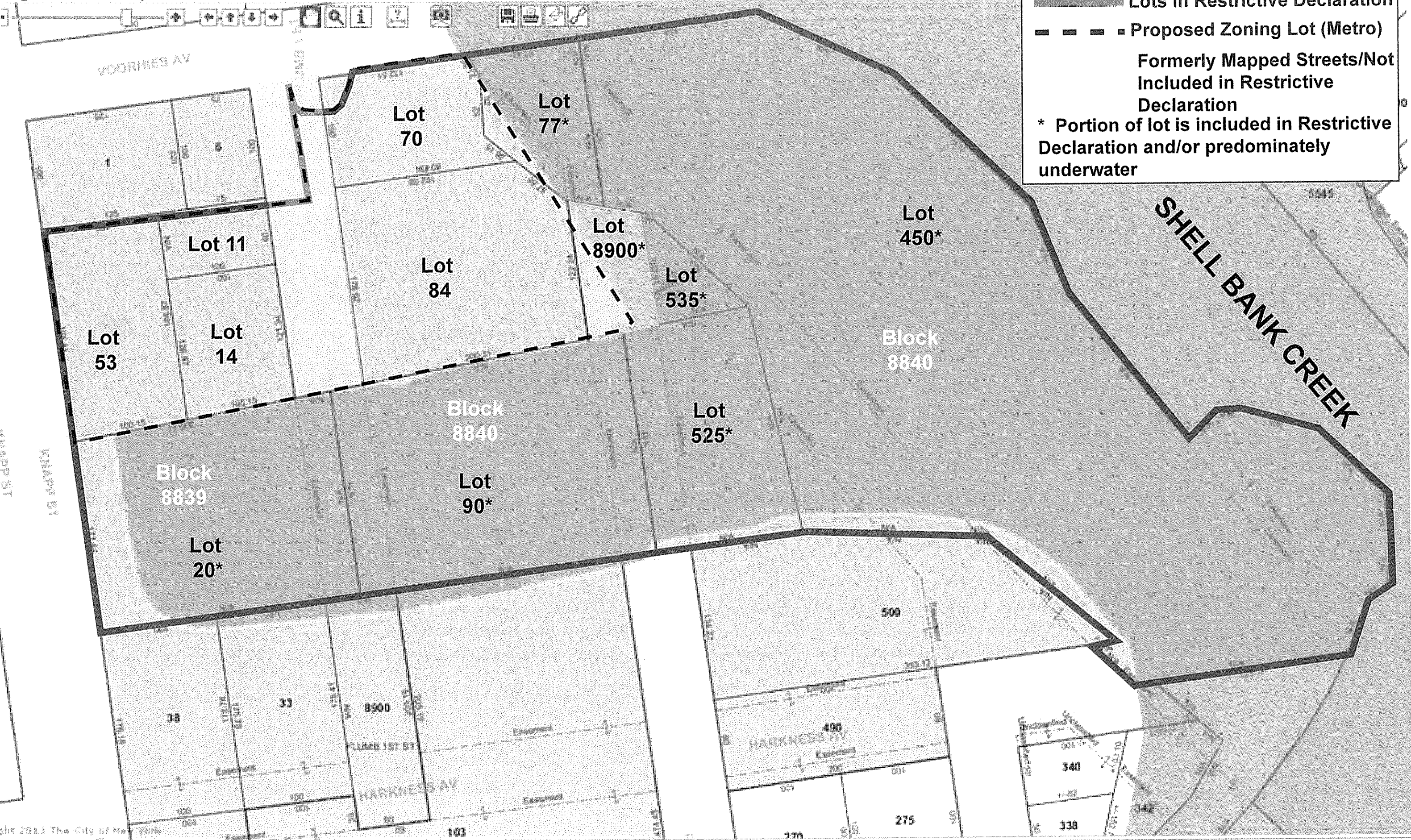
- *EDC selected three teams through the Water Street Events RFEI:*
 - *The Berman Group*
 - *Lower Manhattan Cultural Council*
 - *Matchmaker Café*
- *Programming will incorporate Community Board and Council Member feedback on promoting local businesses and organizations*
- *The Berman Group and ADNY are coordinating with building owners to prepare calendar of events*

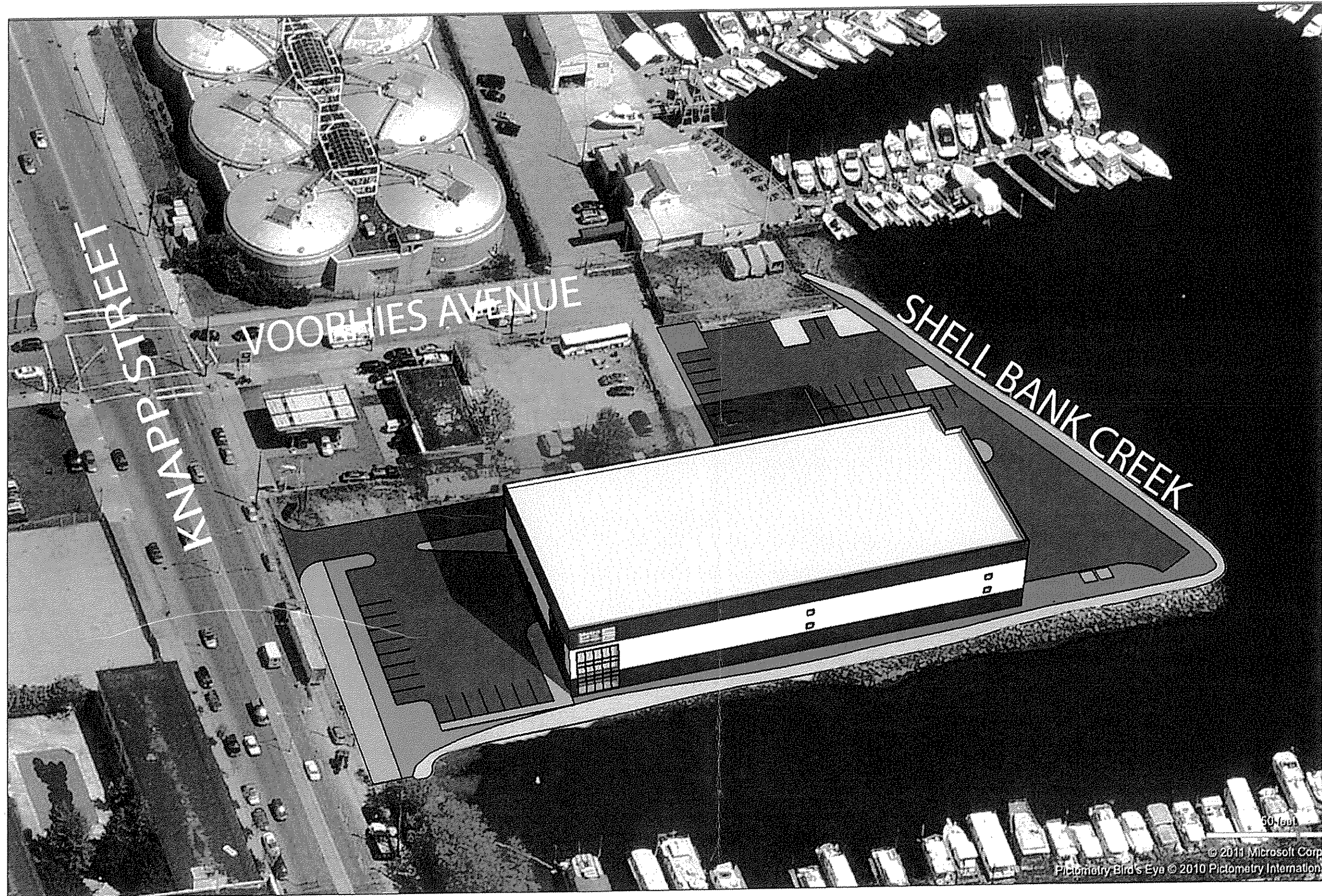
Next Steps

- *May 8: CPC Approval*
- *June 4: Zoning Subcommittee Hearing*
- *First Week of July: POPS Events Kickoff*

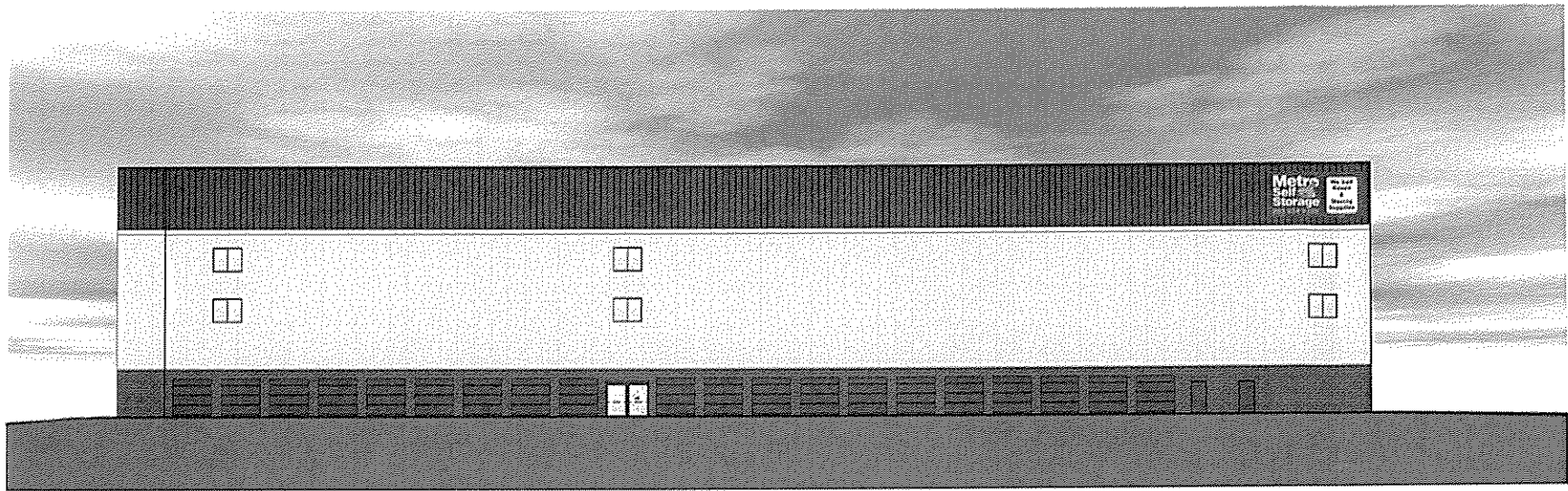




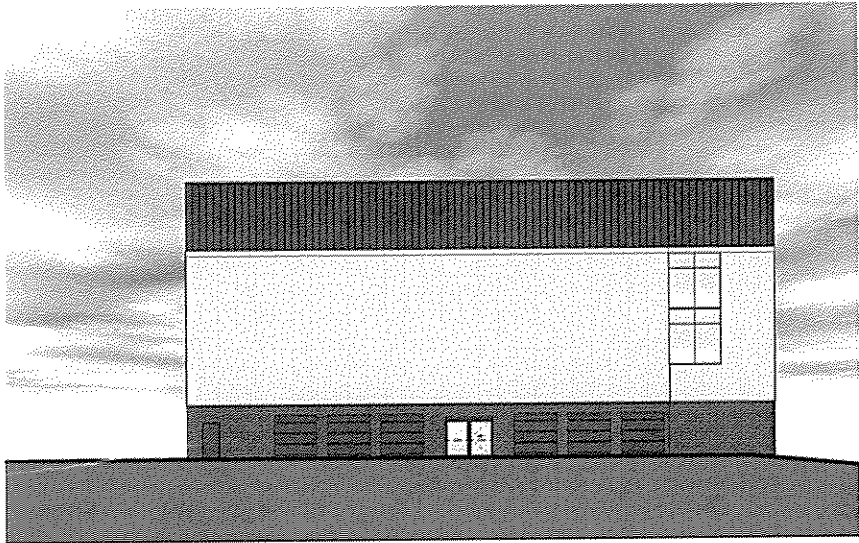




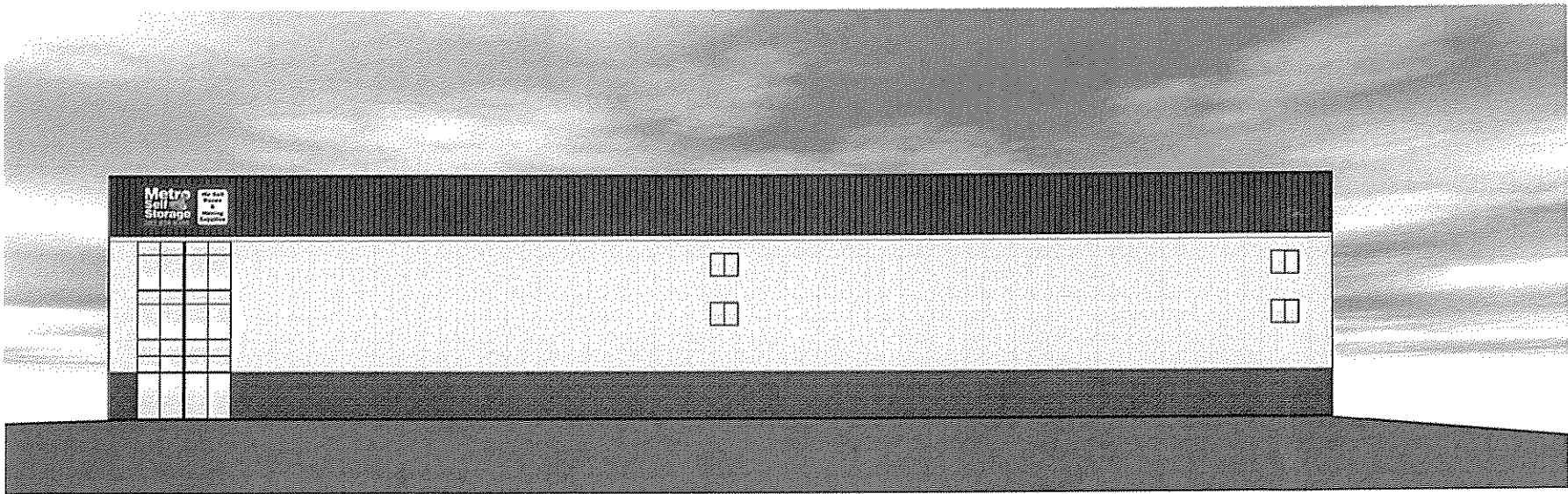
• ISSUE DATE: •
1 12/04/17
• REVISION DATE: •
<p>Knapp Avenue Self Storage</p> <p>FOR ILLUSTRATIVE PURPOSES ONLY</p> <p>Metro Self Storage</p> <p>Knapp Avenue</p> <p>NYC</p>
<p>B•W</p> <p>BUTZ•WILBERN LTD</p> <p>Planning Architecture</p> <p>Interiors Property Visioning</p> <p>800 W. Broad St. Suite 363</p> <p>Falls Church, Virginia 22046</p> <p>703-356-6771 fax: 356-7010</p>
<p>P-1</p>
• 11015 •



3 South Elevation
A-200 Scale: 1/16" = 1'-0"



4 West Elevation
A-200 Scale: 1/16" = 1'-0"



1 North Elevation
A-200 Scale: 1/16" = 1'-0"



2 East Elevation
A-200 Scale: 1/16" = 1'-0"

28TH AVENUE REZONING
ULURP No. 110398 ZMQ



The New York City Council
Subcommittee on Zoning and Franchises
June 4, 2013

prepared by Sheldon Lobel P.C.

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EXHIBIT A
PROJECT SUMMARY

PROJECT SUMMARY

The applicant, Vlacich, LLC, is seeking a zoning map amendment to rezone a portion of Block 701 (Lots 1, 3, 5, 6, 8, 9, 77, 78 and 108) in the Astoria neighborhood of Queens, New York (the "Rezoning Area") from an R5 district to an R5/C1-2 district by imposing a 150' deep C1-2 commercial overlay along the entire 28th Avenue frontage of Block 701.

The proposed rezoning, if approved, would legalize existing off-site accessory parking on Lots 5 and 9, both of which are owned by the applicant, for the applicant's restaurant located on Lot 6, Piccolo Venezia. Piccolo Venezia is a longstanding neighborhood establishment, family-owned and operated since opening 38 years ago, in 1973. Tax Lot 5 is developed with a two-story residential building, Lot 9 is developed with a two-story residential building and Lot 108 is developed with a one-story semi-detached residence. The portions of Lots 5 and 9 not occupied by residential buildings have been paved for accessory parking use for Piccolo Venezia. The off-site accessory parking is accessed from 42nd Street by a curb cut in front of Lot 9, located approximately 125 feet from the intersection of 42nd Street and 28th Avenue, and a 6-foot high chain link fence and a masonry wall provide a buffer for adjoining residential uses.

As noted on the original Certificate of Occupancy for Lot 6, issued in 1947, there are no on-site accessory parking spaces required or provided. However, to prevent on-street parking by restaurant patrons on the adjacent residential side streets, the applicant is currently providing off-site accessory parking on Lots 5 and 9, which is not permitted within the current R5 zoning district. Should the proposed R5/C1-2 zoning district be approved, the applicant would be permitted to legally utilize these portions of Lot 5 and Lot 9 for off-site accessory parking, pursuant to Section 36-43 of the Zoning Resolution.

The proposed rezoning would also better reflect existing development in the Rezoning Area and bring the existing ground floor commercial uses along 28th Avenue into conformance. The Rezoning Area has been zoned R5 since 1961 and has never been rezoned, despite the commercial nature of existing development. Three of the four lots that front 28th Avenue within the Rezoning Area are developed with non-conforming ground floor retail and office uses, including a restaurant on Lot 6, a beauty parlor, clothing store, printing shop and shoe repair establishment on Lot 3 and tax preparation/insurance offices on Lot 1. The only existing use that will not be made conforming under the proposed R5/C1-2 zoning district is the Use Group 9 printing shop on Lot 3, but it is still more appropriately located within a C1-2 overlay than the existing R5.

The proposed R5/C1-2 zoning district permits commercial and mixed-use development as well as residential use, with a maximum commercial FAR of 1.0. In a mixed-use building, the commercial use is limited to one or two floors, and must be located below any residential use within the building. The C1-2 commercial overlay permits Use Groups 1-6. C1-2 districts are intended for local retail and service businesses that serve the local area, such as beauty salons and restaurants.

The rezoning application was certified on January 22, 2013, approved by Queens Community Board 1 on February 19, 2013 (by a vote of 31 to 3), approved by the Queens Borough President on March 21, 2013 and approved by the City Planning Commission on May 8, 2013.

EXHIBIT B
400' AREA MAP

Area Map

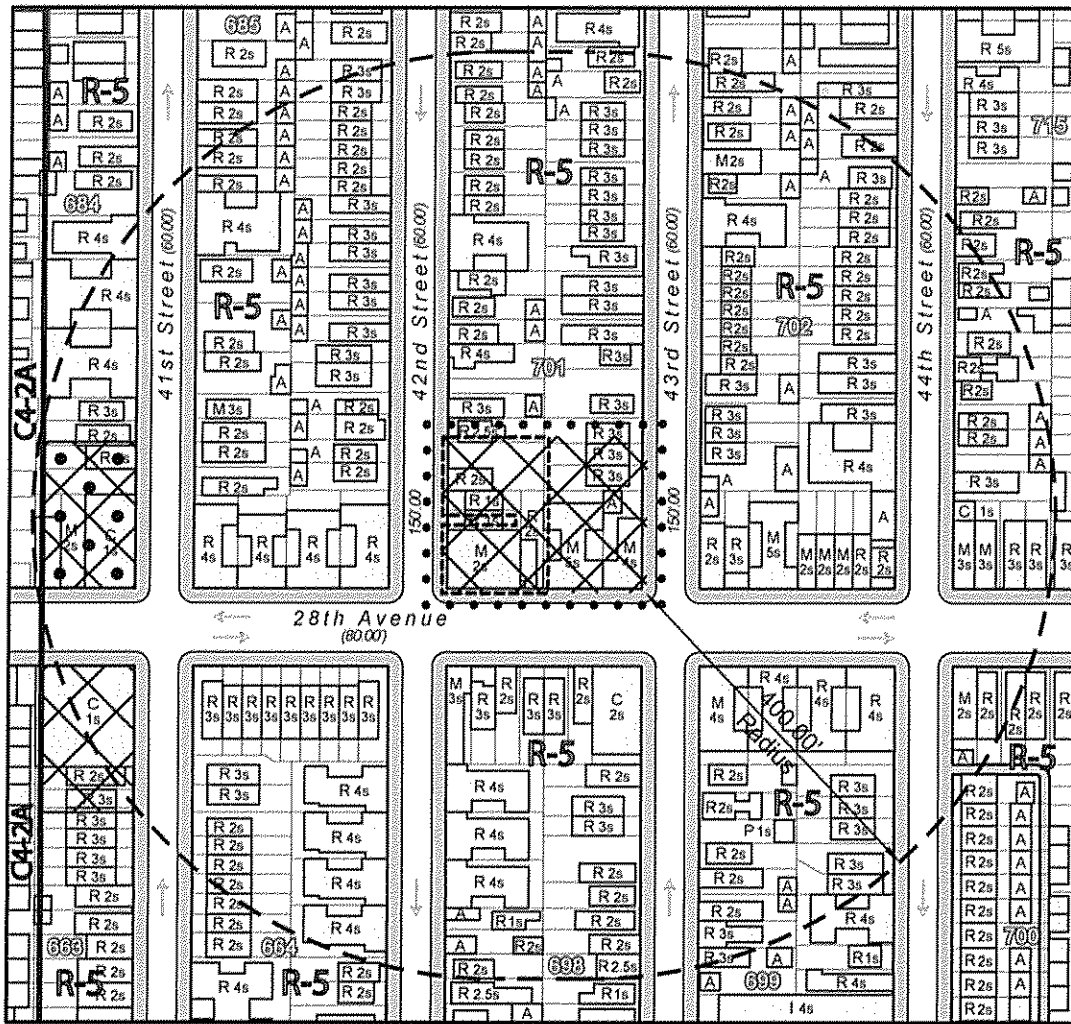


EXHIBIT C
TAX MAP

FINANCE
NEW YORK
MARTIN E. STARR
COMMISSIONER



NYC Digital Tax Map

Effective Date : 12-07-2008 12:40:22

End Date : Current

Queens Block: 701

Legend

- Streets
- Miscellaneous Text
- Possession Hooks
- Boundary Lines
- Left Face Possession Hooks
- Regular
- Underwater
- Tax Lot Polygon
- Condo Number
- Tax Block Polygon

- R-5** Existing Zoning
- 150 Proposed Zoning Dimensions
- Applicant Property
- Existing Zoning Lines
- New C1-2 Comm. Overlay
- Existing C2-2 Comm. Overlay



EXHIBIT D
AREA PHOTOGRAPHS



North side of 28th Avenue between 42nd Street and 43rd Street



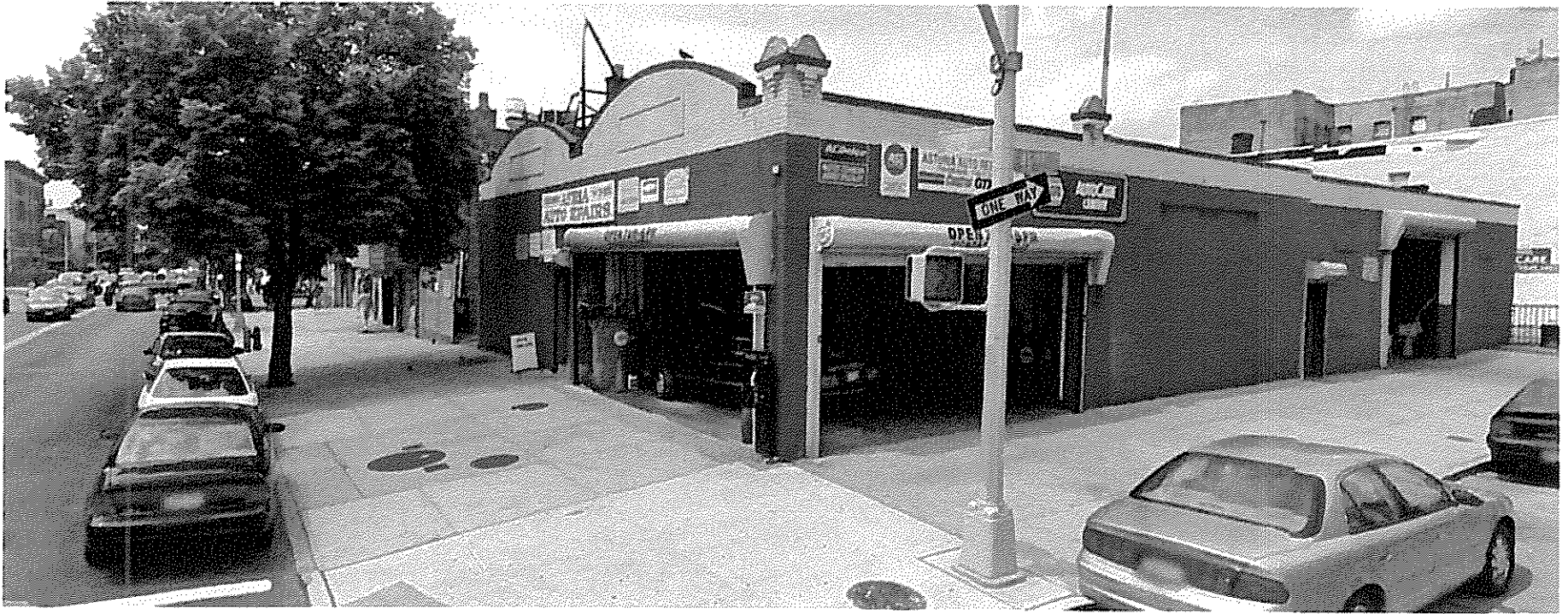
South side of 28th Avenue between 42nd and 43rd Street



South side of 28th Avenue between 42nd Street and 43rd Street (shows intersection of 42nd Street)



28th Avenue between 41st Street and 42nd Street



North side of 28th Avenue, corner of 41st Street (C2-2 overlay)



South side of 28th Avenue, corner of 41st Street (C1-2 overlay)



Premises, Block 701, Lot 6, north side of 28th Avenue, corner of 42nd Street



Premises, Block 701, Lots 8 and 108, east side of 42nd Street between 28th and 25th Avenues



Premises, Block 701, Lots 9 and 11, east side of 42nd Street between 28th and 25th Avenues



Premises, Block 701, Lots 5, 6, and adjacent lots facing 28th Avenue

EXHIBIT E
SITE PHOTOGRAPHS



PHOTO - 1



PHOTO - 2

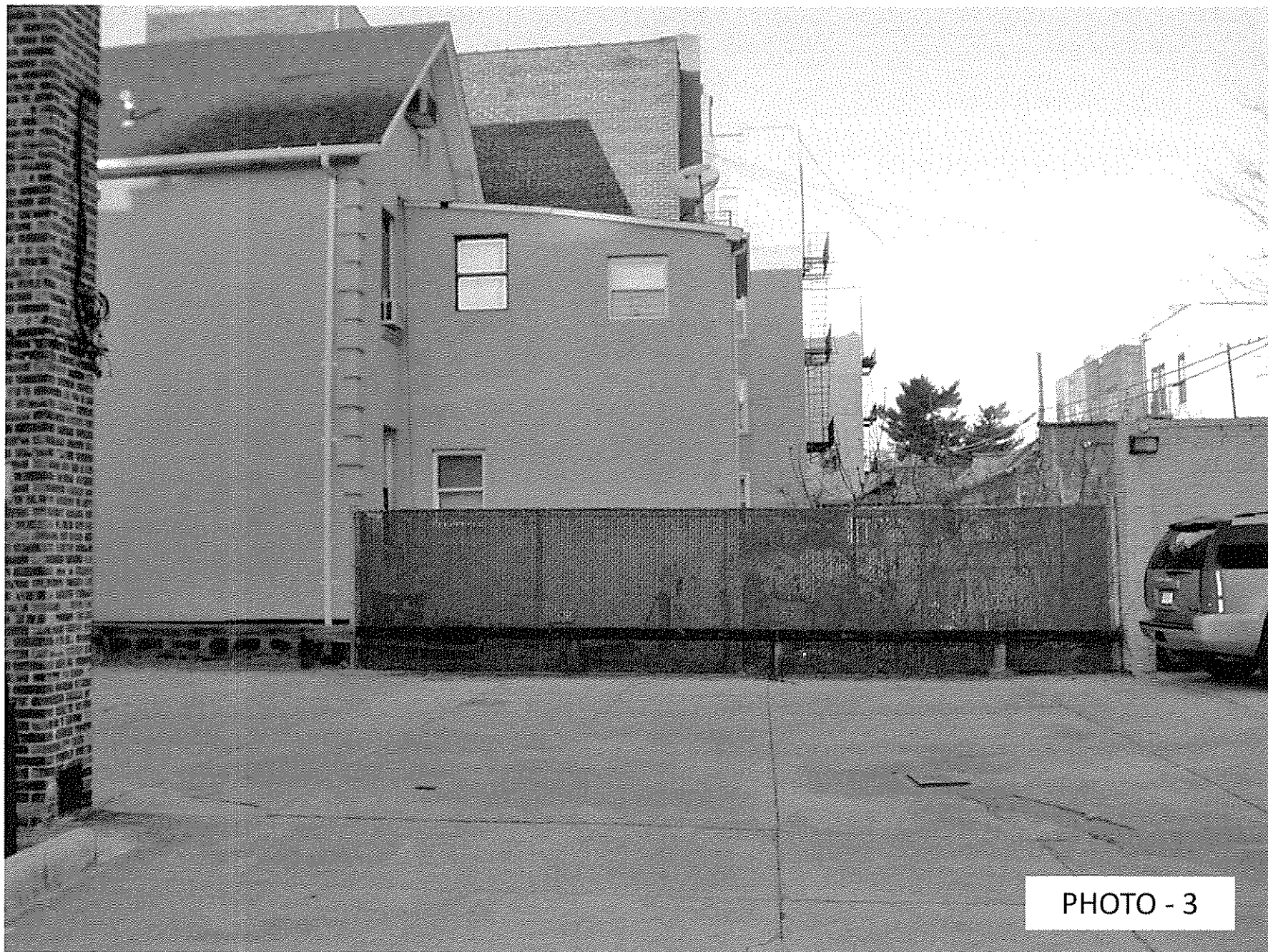


PHOTO - 3



PHOTO - 4



PHOTO - 5



PHOTO - 6



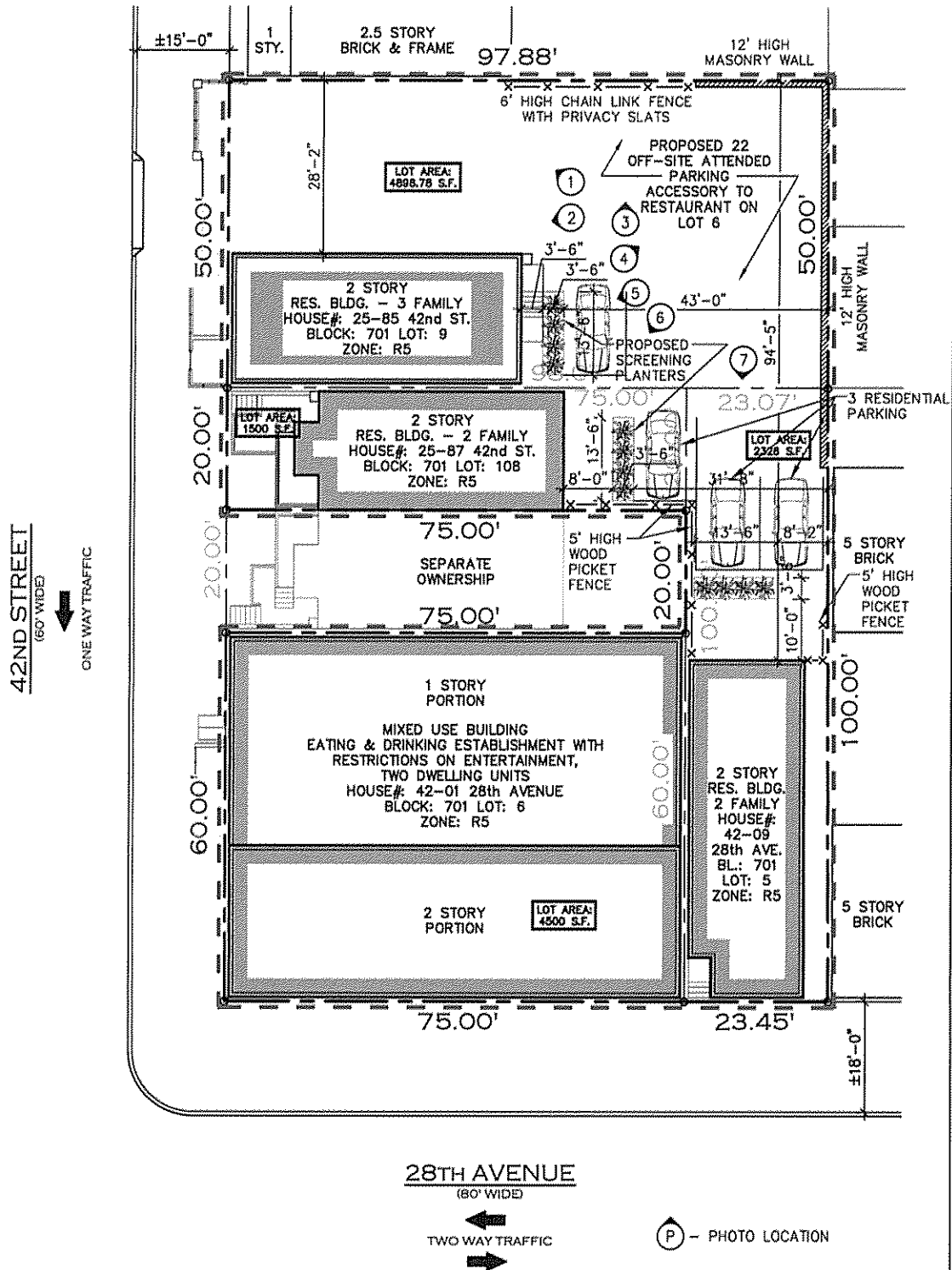
PHOTO - 7

EXHIBIT F
ILLUSTRATIVE SITE PLAN

LEGEND

OWNER'S PROPERTY

LOTS 5,6,9, & 108 ARE SEPARATE ZONING LOTS.



SITE PLAN SCALE: 1"=20'-0"

FOR ILLUSTRATIVE PURPOSES ONLY

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T.F. CUSANELLI & FILLETTI
ARCHITECTS, P.C.

148 TERRACE STREET
HAWORTH, N.J. 07641
201 984 9550

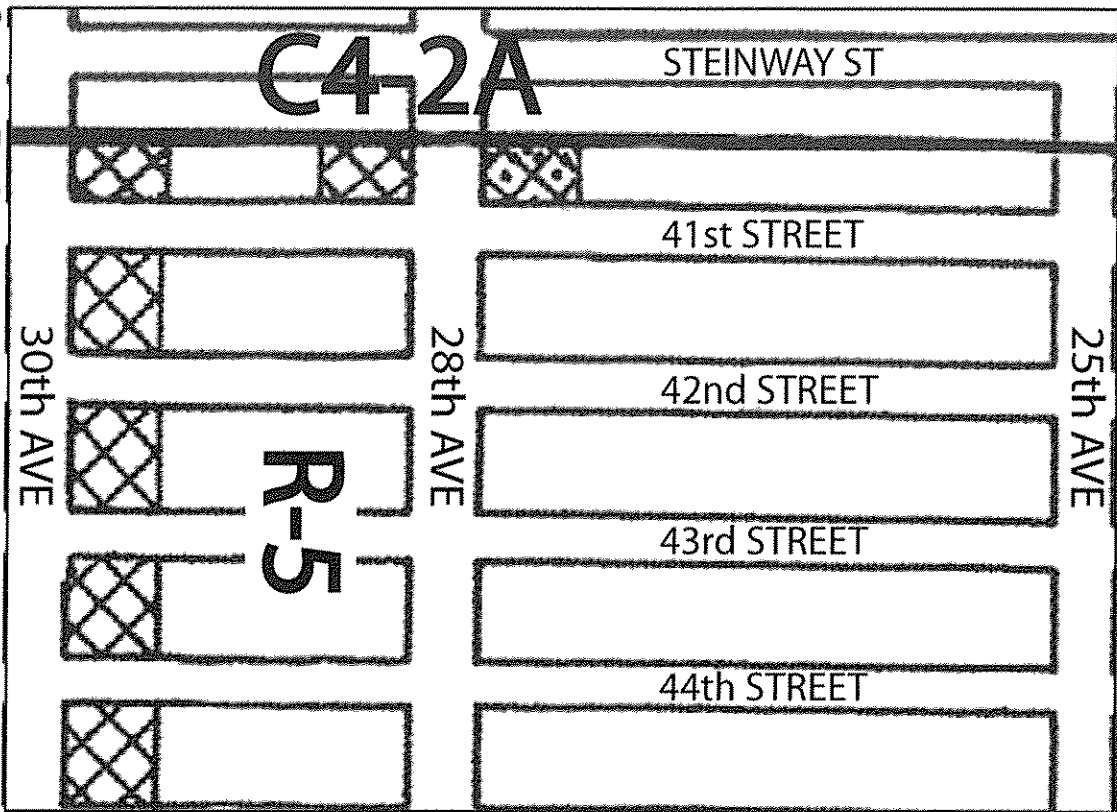
PROPOSED REZONING:
42-09, 42-01 28TH AVENUE,
25-87, 25-85 42ND STREET
BL: 701
LOTS: 5, 6, 108, 9

NO.	DESCRIPTION	DATE	DESIGN BY	DATE	DRWN BY	DATE
1	PREPARED	2.03.2011				
2	REVISED	2.03.2011				
3	REVISED	3.06.2011				
4	REVISED	3.22.2011				

FILE NO.	10727N
DATE	12.1.10
SHEET NO.	A-6

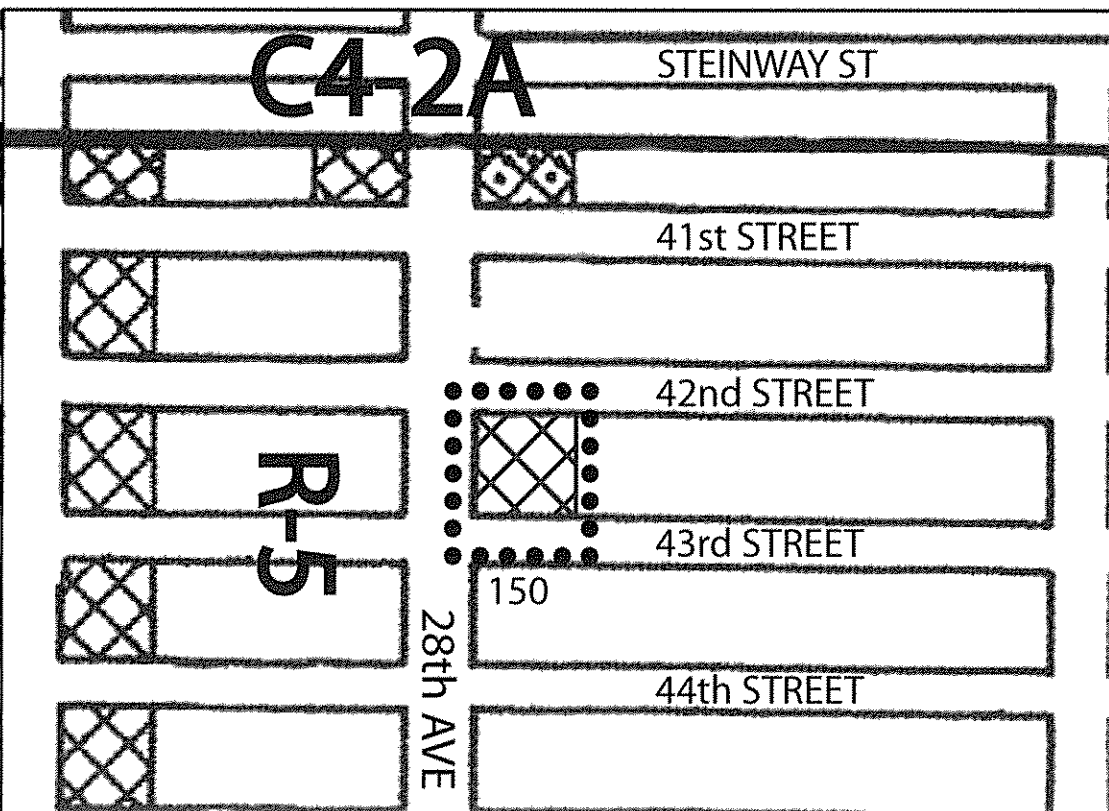
EXHIBIT G
ZONING CHANGE MAP

Current Zoning Map



Zoning Change Map

Proposed Zoning Map



SOUTH SITE

TWO TREES
TEN ARQUITECTOS



DUMBO



COURTHOUSE



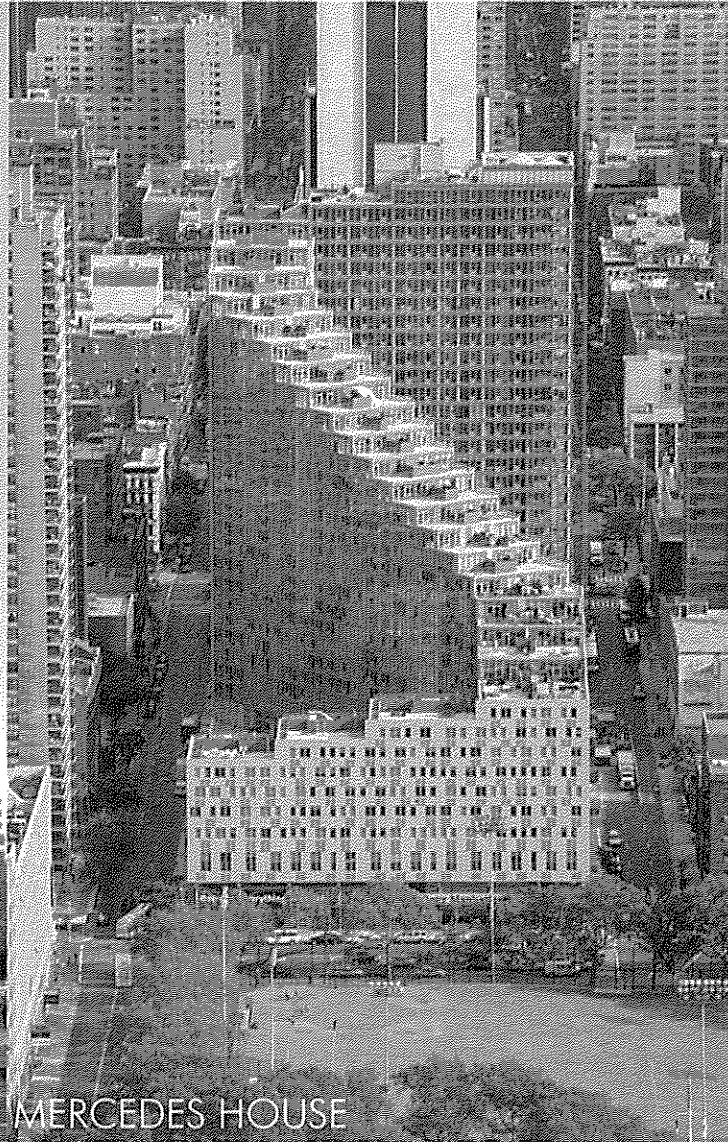
TWO TREES
Management Co. LLC

06/04/2013 - CITY COUNCIL

SOUTH SITE TWO TREES - BROOKLYN, NY
TENANT/OWNER/IO/OS
RENTAL OFFICE/RENTAL OFFICE/IO/OS



110 LIVINGSTON



MERCEDES HOUSE



TWO TREES
Management Co., LLC







PROGRAM

- CULTURAL USES
 - Library - 16,500sf
 - Cinema - 17,400sf
 - Rehearsal Space - 12,500sf
- Restaurant / Cafe - 7,300sf
- Retail - 15,500sf

PROGRAM

- Residential - 300,000sf
 - 300 Units
 - 225 Onsite Parking Spaces
 - 80/20 Affordable Housing Program
 - 85% of Units at 50% of AMI
 - 15% of Units at 40% of AMI

Public Plaza

- A 10,000 square foot public plaza comprising vibrant gathering places for community residents, local artists and visitors for out-door programming:
 - Dance and theater performances
 - Film presentations
 - Open air markets
 - Community meetings
 - An outdoor café
 - Festivals and holiday events

MWBE

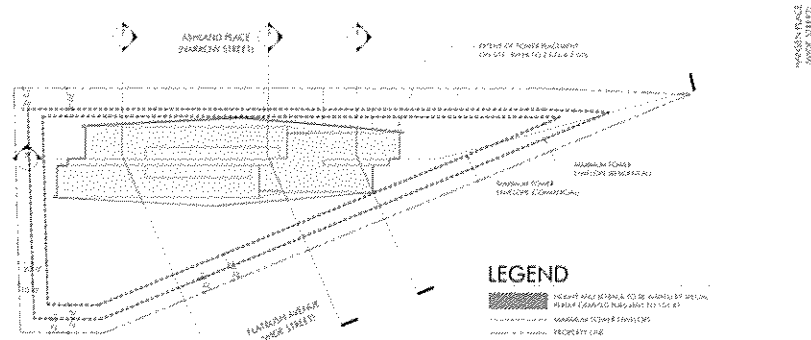
- Overall Goal of 32% MWBE participation
- Overall Goal of 20% local participation
- Early and regular outreach



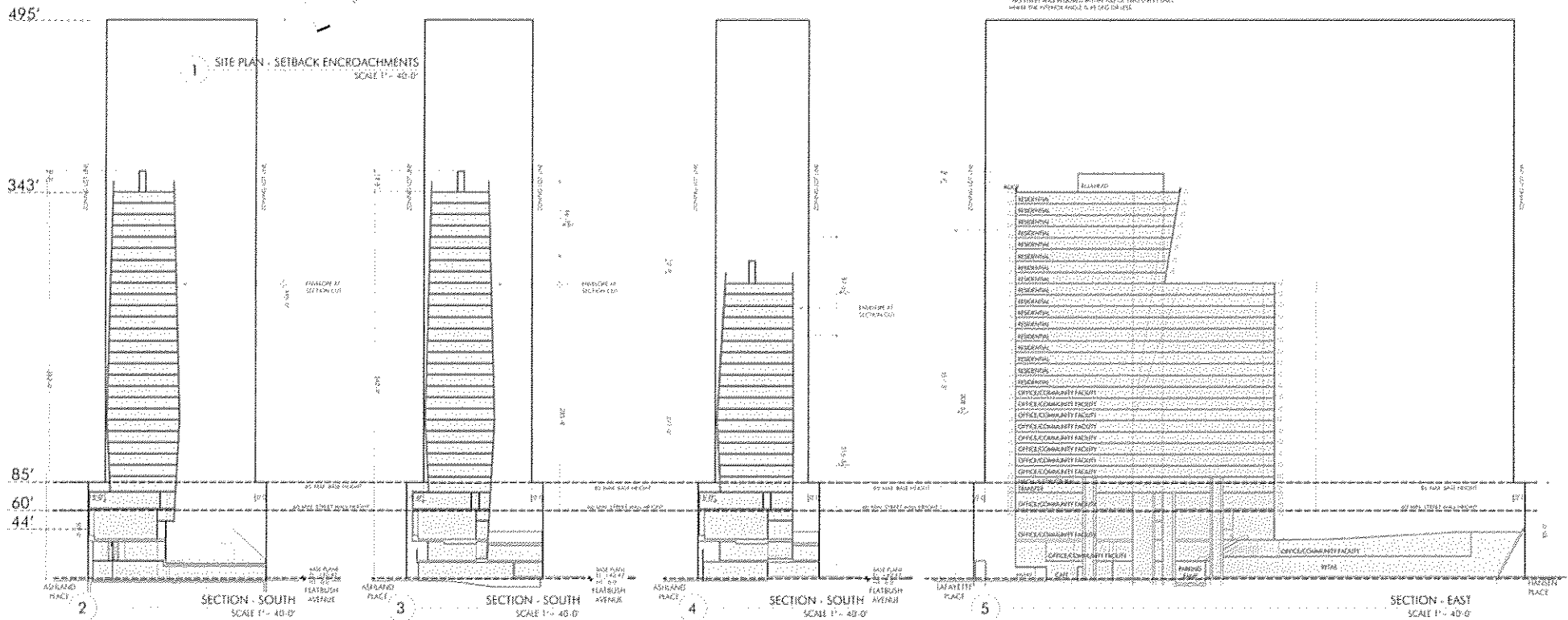
ZONING

- Map Change from C6-1 to C6-2
 - Increases maximum residential floor area from 3.44 to 6.02
- Text Change to create a Special Permit for increased floor area for Cultural Uses
 - Allows the community facility floor area ratio to increase from 6.5 to 7.0.
 - Allows modification of height and setback, street wall and signage regulations.

C6-1: TOWER REGULATIONS

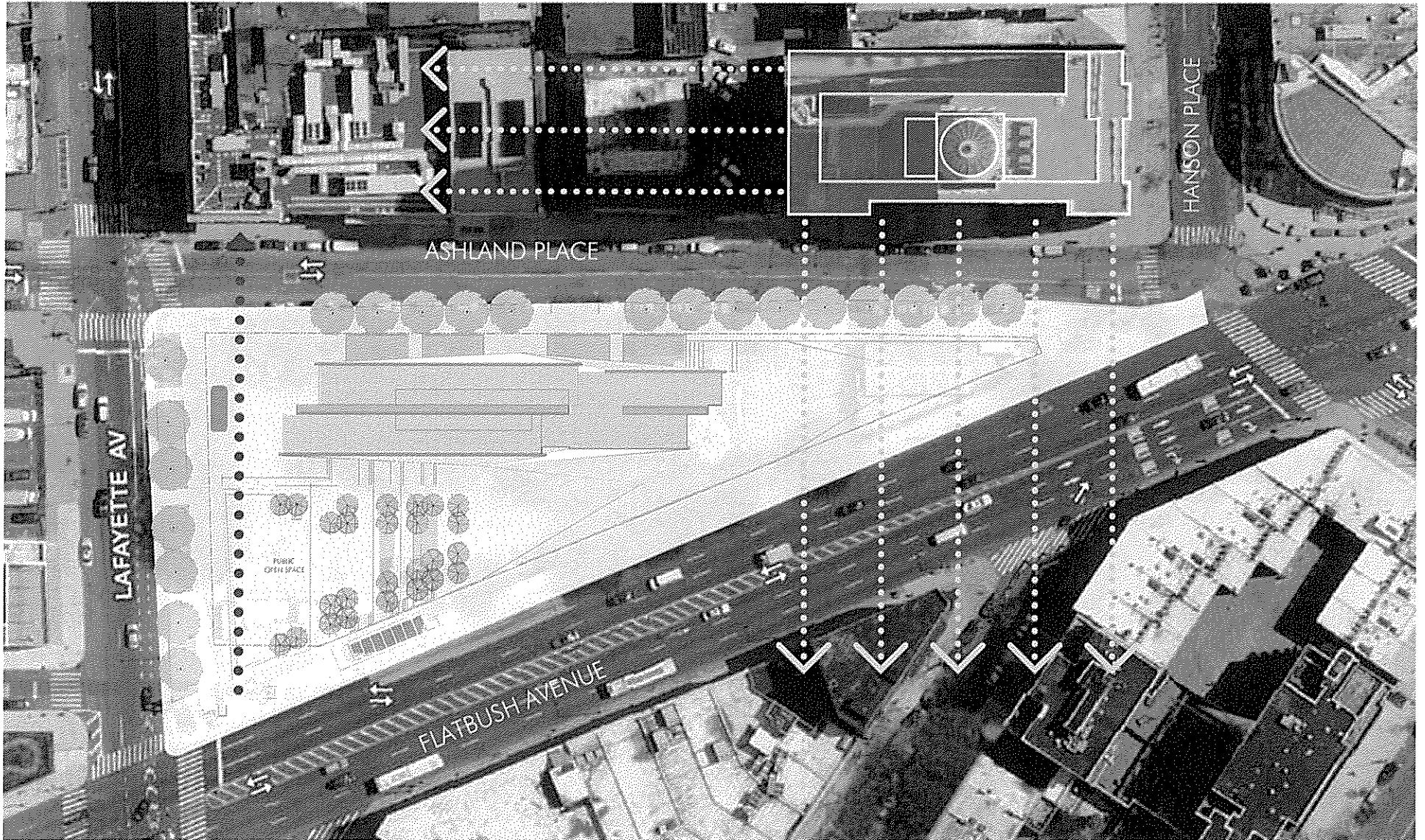


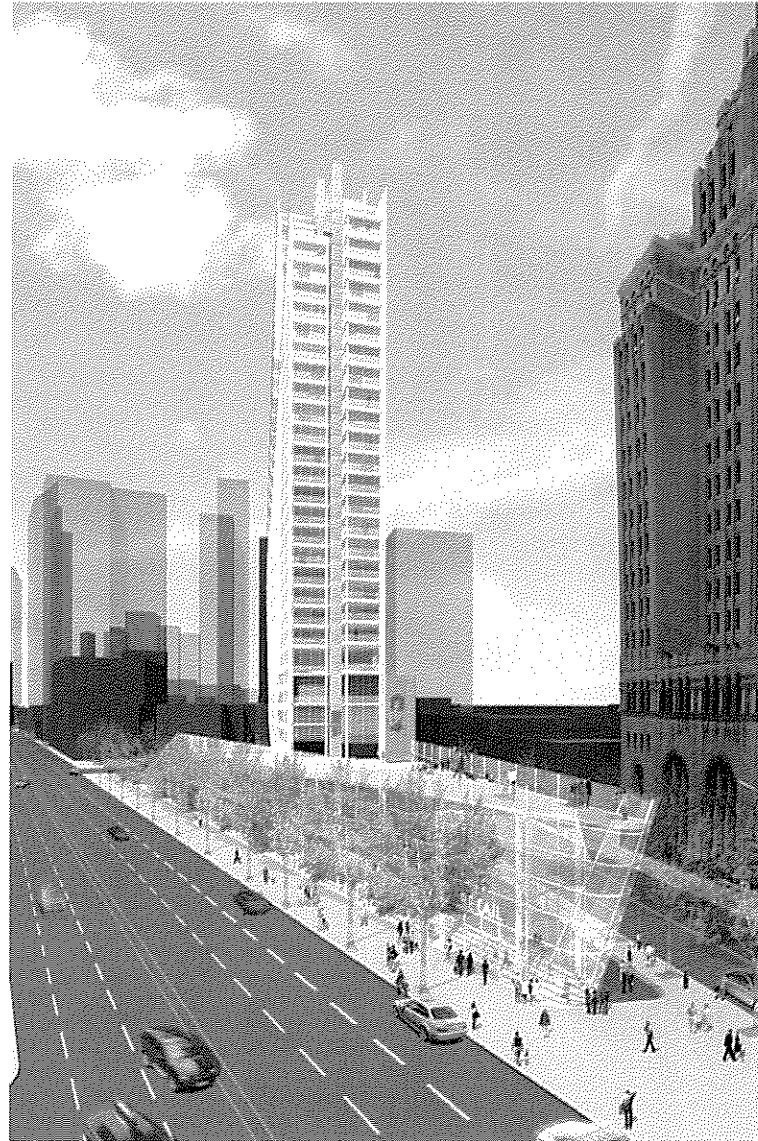
TYPE	HEIGHT	AREA	TYPE	HEIGHT	AREA
RESIDENTIAL	111.111	111.111	RESIDENTIAL	111.111	111.111
COMMERCIAL	111.111	111.111	COMMERCIAL	111.111	111.111
COMMUNITY FACILITY	111.111	111.111	COMMUNITY FACILITY	111.111	111.111
OFFICE	111.111	111.111	OFFICE	111.111	111.111
INDUSTRIAL	111.111	111.111	INDUSTRIAL	111.111	111.111
RECREATION	111.111	111.111	RECREATION	111.111	111.111
EDUCATION	111.111	111.111	EDUCATION	111.111	111.111
RELIGIOUS	111.111	111.111	RELIGIOUS	111.111	111.111
GOVERNMENT	111.111	111.111	GOVERNMENT	111.111	111.111
OTHER	111.111	111.111	OTHER	111.111	111.111



ZONING

- **Special Permit**
 - On condition that at least 40,000 square feet of cultural facility space is built and transferred to the City; and upon finding
 - That the building results in ample visibility and access to the cultural uses from the surrounding streets'
 - That the street wall modifications will facilitate access to the open space
 - That the bulk modifications will provide for increased light and air to the open space
 - That the appearance of the bulk is minimized through an articulated design
 - That modifications of the signage results in greater visibility for the cultural uses









Brooklyn Public Library

- The Brooklyn Public Library will open a new, 16,500 square foot regional library branch.
- The new branch will be a state-of-the-art library facility offering the comprehensive suite of neighborhood library services the community has come to expect from BPL.
- The Branch will be technology rich and will feature flexible layouts to accommodate many different programming needs as well as community programming and uses.
- The Brooklyn Public Library is currently working with BAM to develop unique cultural programming at this site.

Brooklyn Academy of Music Cinemas

- BAM will expand its existing cinema program which has enlivened the neighborhood, bolstered local businesses and restaurants, and provided critical discount and free programs for senior citizens and other patrons.
- Expansion of the BAM Cinema program will provide 3 new state-of-the-art mid-size theaters
- Allows BAM to increase its independent film programming, festivals and community events
- Creates a destination for cultural activity day and night, generating foot-traffic and increasing visitors to the area
- In collaboration with the Brooklyn Public Library, BAM will make its historic Archive resources available to the public
- Provides researchers, artists, educational institutions and students with access to materials and records documenting the oldest performing arts center in the country

Studio and Rehearsal Center

- 651 ARTS, a renowned performing arts presenter dedicated to artists of the African Diaspora, will manage a 12,000 square foot state-of-the art rehearsal space for performing artists and organizations.
- Four rehearsal studio spaces will be available for rental at deeply reduced affordable rates, giving preference to organizations in the Cultural District.
- State-of-the-art studios will feature high ceilings, and be outfitted with technical audio and visual equipment
- Multi-purpose space for education programs and music and audio presentations
- The space will provide opportunities for small performances, gatherings and salons for artists to cultivate their work.



DOWNTOWN BROOKLYN ARTS ALLIANCE

c/o Mark Morris Dance Group | 3 Lafayette Avenue | Brooklyn, NY 11217

Hello and good morning. I'm Leslie Schultz, the President of BRIC. I am also a member of the Steering Committee of the Downtown Brooklyn Arts Alliance, or DBAA, a consortium of 31 arts organizations based in Downtown Brooklyn. I am here today to testify on behalf of DBAA.

DBAA was conceived in the summer of 2010 by a group of 12 Brooklyn cultural organizations who wanted to respond to common concerns and opportunities. Within 6 months, we had 21 members, and currently have 31 members. We represent a broad range of arts organizations, ranging from the New York Transit Museum to the Mark Morris Dance Group, and from MoCADA to Brooklyn Ballet and American Opera Projects.

As an Alliance, we have engaged in dialogue with numerous government officials, conducted a survey about our economic impact, been in conversation with real estate developers, co-presented an outdoor performing arts program, and connected our respective staffs on many levels.

Today, however, represents the first time we have formally testified on a project. We have chosen to do so because of the importance of the South Site project to the vibrancy of the Downtown Brooklyn Cultural District. The elements of the project that are particularly important to us are the 10,000 square foot public plaza and the 50,000SF of space that will be owned by the City of New York, and dedicated to cinemas for BAM, affordable rehearsal space for local arts organizations, managed by 651 Arts, and a new branch of the Brooklyn Public Library.

DBAA organizations are close neighbors of the South Site, and thus many of us have paid close attention to the plans for the Site. We believe

that the project as currently proposed will have an important impact on the burgeoning Downtown Brooklyn Cultural District. Brooklyn residents, arts patrons from throughout NYC, and visitors and tourists alike will surely be drawn to the area by the sheer density of cultural programming.

DBAA believes particularly strongly in several key aspects of the proposed plan:

- First, the contemplated affordable artists work space is critical to the growing district. Artists WORKING in the area, and not just being presented, will inevitably enrich the creative energy in the neighborhood.
- Second, a local branch of the Brooklyn Public Library will be a tremendous asset and potential partner for many of the artists and arts organizations already working in the district.
- Third, the BAM Rose Cinemas are an extremely popular amenity of the Cultural District, bringing hundreds of thousands of people

to the area each year. An expansion of the Cinemas will have a beneficial multiplier effect.

- Last but certainly not least, the proposed major public plaza will greatly enhance the area. There is a dearth of open space in the District, so the Plaza will fill a real need. The Plaza will also allow for outdoor programming, including performing arts, open air markets, and other community uses, which will greatly enrich the experience of visitors.

The proposed project thus represents a key part of the remarkable future for our neighborhood, and DBAA is extremely hopeful for its success.

Thank you.

10th Avenue Group INC
d/b/a/ 44&X – Hells Kitchen
622 10th Avenue

DCA# 1071297

May 30, 2013

Council Member Christine C. Quinn
224 West 30 Street, Suite 1206
New York, NY 10001

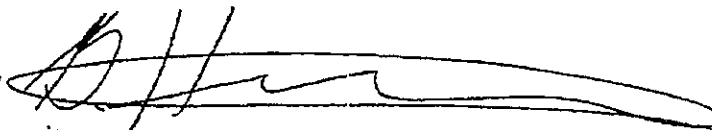
Dear Council Member Quinn,

This letter serves as our agreement with the Chair, Council Member Mark Weprin, and the encompassing members of the Subcommittee on Zoning and Franchises that we will commit to the following:

1. We will shorten all four- top tables to 42 inches from 48 inches and shorten two – top tables to 21 inches from 24 inches to allow for increased clearance.
2. We will arrange our sidewalk café tables and chairs according to the plans on file with the New York City Department of Consumer Affairs and ensure a 3 feet waiter aisle is in place.
3. We will ensure the appropriate sidewalk café license is clearly posted.
4. We will revise and submit plans to the New York City Department of Consumer Affairs in order to reflect presence of Muni Meter, planters, and smaller table size.
5. The use of a waiter station within the sidewalk café will be terminated.
6. We will ensure that all sidewalk café furniture is stored nightly.

If there are any questions please call my office. Thank you.

Sincerely,



Bruce Horowitz
President
(917) 697-4484

18 Greenwich Avenue LLC
d/b/a/ Rosemary's
18 Greenwich Avenue

DCA# 1454964

May 30, 2013

Council Member Christine C. Quinn
224 West 30 Street, Suite 1206
New York, NY 10001

Dear Council Member Quinn,

This letter serves as our agreement with the Chair, Council Member Mark Weprin, and the encompassing members of the Subcommittee on Zoning and Franchises that we will commit to the following:

1. The use of sandwich boards will be terminated.
2. The use of benches will be terminated.
3. We will remove all planters from within the sidewalk cafe and from the sidewalk.
4. We will reconfigure the sidewalk café to have one set of two 2-top tables on each end of the café, replacing the current arrangement of single 2-top tables. This will be done while maintaining 8 tables and 16 seats and reducing the length of café at the southern end. These changes will be reflected in revised plans submitted to the New York City Department of Consumer Affairs.

If there are any questions please call my office. Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read 'CS', with a large, sweeping flourish extending from the bottom right.

Carlos Suarez
Managing Member
(917) 912-3693

The below signed property owners and/or residents living within the vicinity of the community affected by disposition of the long empty undeveloped property located at 2713-2755 Knapp Street (near Voorhies Avenue and across from the Amity School) are in agreement with the requested change of zoning on the part of Metro Storage, N.Y. to allow the building of a proposed self-storage facility.

NAMEADDRESS

George R. Broadhead 2317 KNAPP ST. Bklyn. 11229

George R. Broadhead

Linda Cupo 56 EATON CT Bklyn NY 11229

Linda Cupo

JANE HARRIS O'FLAHERTY - 109 ABBEY COURT

JANE HARRIS O'FLAHERTY

Claire Acherino 109 Dectum Ct, Bklyn, NY 11229

Claire Acherino

LENA HAWK 101 GAIN COURT

Lena Hawk

Pat Miller 1 Garland Ct.

Pat Miller

DOUGLAS LEBACH 78 Beacon CT

DOUGLAS LEBACH

Joseph Wierman 71 103rd Street

Charles Hogan 104 Gotham Ave Bklyn, NY 11229

The below signed property owners and/or residents living within the vicinity of the community affected by disposition of the long empty undeveloped property located at 2713-2755 Knapp Street (near Voorhies Avenue and across from the Amity School) are in agreement with the requested change of zoning on the part of Metro Storage, N.Y. to allow the building of a proposed self-storage facility.

NAMEADDRESS

GBPOA
BOARD
MEMBER
AND
IF
FORMER
Bd.
MEMBER

DENISE WILLIAMS 3 IVAN COURT

Denise Williams

ROBARIO BARONE 19 SEBA AVE

Robario Barone

DOROTHY BARONE 19 SEBA AVE

Dorothy Barone

house of Taylor 28 Hymen Ch -
James Taylor

Gina Whisson 37 Garland Ct.

James Whisson 37 Garland Ct.

Diane Sullivan 56 Seba Ave

Kathy Rossi 27 Bevy Court

Helen Sarubbi 102 Chest Court

Helen Sarubbi

John M. Walsh Jr. 2419 GERRITSEN AVE

The below signed property owners and/or residents living within the vicinity of the community affected by disposition of the long empty undeveloped property located at 2713-2755 Knapp Street (near Voorhies Avenue and across from the Amity School) are in agreement with the requested change of zoning on the part of Metro Storage, N.Y. to allow the building of a proposed self-storage facility.

NAMEADDRESS

Tracy Ambrose	22 Abbey Ct. Tracy Ambrose
BENCE CULLEN	57 Frank Ct
Kathryn Fitzgerald	9 Opal Ct.
Anthony Lurikard	55 Eaton Ct.
James Krins	38 Dare CT
MARGARET FERN	2832 GERRITSEN AVE
Margaret Fern	
Sam	50 Sola Ave Bklyn 11229
Jenna Jessica Jensen	50 Sola Ave
DANIEL B. ROGERS	36 Florence Ave. B/K NY 11229
Daniel B. Rogers	
THOMAS J. PILIGRA	3162 Ave L
Thomas J. Piligr	Bklyn NY 11229
Lily A. PILIGRA	3162 Ave L
Lily Piligr	Bklyn N.Y. 11229
JANET SWEENEY	3160 WHITNEY AVE
Janet Sweeney	BKLYN NY 11229

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NAMEADDRESS

ELSIE MARCHESI 427 ALLEN AVE

Elsie Marchesi

SHARIA MARTINEZ 403 ALLEN AVE

Sharia Martinez

JOHN BOSCHETTI 317 ALLEN AVE

John Boschetti

BOB CARTMEL 116 EBONY CT

Bob Cartmel

Carol Cartmel 116 EBONY CT

Carol Cartmel

DAVID LEX 3122 Ave W

David Lex

R. Cox

Robert Cox 2311 Plumb 2nd st.

WILLIAM CONNOLLY 2564 GERRITSEN AVE

William Connolly

BROOKLYN
NEW YORK
11229
"1"

The below signed property owners and/or residents living within the vicinity of the community affected by disposition of the long empty undeveloped property located at 2713-2755 Knapp Street (near Voorhies Avenue and across from the Amity School) are in agreement with the requested change of zoning on the part of Metro Storage, N.Y. to allow the building of a proposed self-storage facility.

NAME	ADDRESS
Stacey Gordon	2311 Knapp St Bklyn, NY 11229
D. Howli	2311 Knapp St, Bklyn NY 11229
P. Hambl	2311 KNAPP ST Bklyn NY 11229
L. M. & J. M.	2319 Knapp St. Alice Mary M.
EDWARD DOHERTY	2327 KNAPP ST. Edward Doherty
KATHLEEN DOHERTY	2327 KNAPP ST. Kathleen Doherty
MICHAEL Gammone	2341 KNAPP ST. BROOKLYN NY 11229
Malachy Sullivan	2323 Knapp St Bklyn, NY 11229
Danielle Sullivan	2323 Knapp St. Bklyn, NY 11229
Maureen Timmins	3118 Ave. W Bklyn NY 11229
THOMAS WHEELER	3168 AVE W Bklyn NY 11229
Thomas Wheeler	
Lynda Hanson	3156 Whitney Ave Bklyn, NY 11229
HOWARD HANSON	3156 WHITNEY AVE Bklyn NY 11229
Lauren Brenner	109 Dictum St Bklyn NY 11229

The below signed property owners and/or residents living within the vicinity of the community affected by disposition of the long empty undeveloped property located at 2713-2755 Knapp Street (near Voorhies Avenue and across from the Amity School) are in agreement with the requested change of zoning on the part of Metro Storage, N.Y. to allow the building of a proposed self-storage facility.

NAMEADDRESS

Cynthia Bennett	3799E CT Bklyn. 11229
Donna	50 SCENIC CT Bklyn N.Y. 11229
Sharon	16 Bartlett PL Bklyn 1122
Lucille Kusen	54 Eaton St.
Joseph Reano	10 Just Court 11229
Richard Bennett	112 Hyman St
PETER NG	29 ABBEY CT Bklyn NY 1122
DENNIS KARNBACH	101 KOEL AVE
JOSEPH LYNCH	25 MELBA CT Bklyn N.Y. 11229
Kathy Chavanne	53 Dare Ct Bklyn N.Y. 11229
Helen Castella	2842 Gerritsen Ave B'klyn, N.Y.
Rose Wald	58 Dare Ct. Bklyn 11229
Vernon Hudson	2892 Gerritsen Ave. Brooklyn 11229
Pat Loughran	30 Dare Ct Bklyn NY 11229
Joe Ferrer	23 Seba Ave. Bklyn NY 1122
Patricia Ferrer	26 Lasker Ct Bklyn 11229

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NAMEADDRESS

<u>Carmine A. Tallymore</u>	<u>2353 KNAPP ST.</u>
<u>Colleen Michaels</u>	<u>205 Allen Ave 11229</u>
<u>Colleen Michaels</u>	
<u>Jackie De Maria</u>	<u>2329 Knapp St 11229</u>
<u>Jackie De Maria</u>	
<u>ELAINE HAYES - Elaine Hayes</u>	<u>3140 Whitney Ave 11229</u>
<u>MARY O'HARA</u>	
<u>Mary O'Hara</u>	<u>3162 Whitney Ave 11229</u>
<u>Kevin O'Flaherty</u>	
<u>Kevin O'Flaherty</u>	<u>109 Abbey Ct. 11229</u>
<u>MICHAEL HUGHES</u>	
<u>Michael Hughes</u>	<u>9 LOIS AVE.</u>
<u>ELEANOR TOPP J. 42</u>	
<u>Richard Kirschy</u>	<u>2351 Knapp St Bklyn 11229</u>
<u>Richard Kirschy</u>	<u>2315 Knapp St Bklyn 11229</u>
<u>ROSEMARY KIRSCHY</u>	
<u>Rosemary Kirschy</u>	<u>2315 Knapp St Bklyn 11229</u>
<u>Edward LORNEY</u>	
<u>Edward LORNEY</u>	<u>2325 Knapp St Bklyn 11229</u>
<u>Charles Young</u>	
<u>Charles Young</u>	<u>2335 Knapp St Brooklyn 11229</u>

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NAMEADDRESS

Gerard Marchese 4 Fane Court

~~Gerard Marchese~~

MARILYN MARCHESE 4 FANE CT 11229

~~Marilyn Marchese~~

BRENDAN GLEESON Brendan Gleeson 108 Dictum Ct.

EUGENIA GLEESON Eugenia Gleeson 108 Dictum Ct. 11229

DAVID J SCHROIT 2329 KNAPP ST BKLYN 11229

~~DAN ONE 119 GARLAND ST~~

LINDA SHALEESH 2325 KNAPP ST BKLYN 11229

JENNIFER RODRIGUEZ 2325 Knapp St BKLYN, N.Y. 11229

Thomas E Rodriguez 2325 Knapp St BKLYN, NY 11229

Rose Coulson 2750 Gerritsen Ave Bklyn NY 11229

Elizabeth Trnka 103 Dictum Court BKLYN NY 11229

~~Elizabeth Trnka~~

Tom J Cornick 2317 Plumb 2nd St BKLYN NY 11229

Evelyn Hoffman 37 Frank Ct, BKLYN, NY 11229

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NAMEADDRESS

TERESA HINDLE 120 DARE COURT B'KLYN 11229

Theresa Hindle

JOHN HINDLE 120 Dare Court B'Klyn 11229

John Hindle

Theresa Farrell 116 Dare Ct. Bklyn, NY 11229

Theresa Farrell

Theresa Luback 48 Beacon Court, B'Klyn, NY 11229

Theresa Luback

RAYMOND P GRIMM, 44 Dare Court, Brooklyn, NY 11229

Raymond P Grimm

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NAMEADDRESS

Brian Chavanne	53 Dare Ct BKlyn NY 11229
Melanie Hage	53 Dare Ct BKlyn NY 11229
JoAnne Condis	17 Cyrus Ave 11229
Tracy Ambrose	22 Abbey Ct. 11229
Jane's Krios	38 Dare Court
Treena Sherman	11 Seba Ave Brooklyn NY 11229
James W. Breslin	70 Florence Ave BKlyn NY 11229
Carl Caminiti	1860 East 12th St BKlyn NY 11229
min Michael Moran	114 Dictinct Ave NY 11225
Jennifer Moran	114 Dictinct Ave NY 11225
Jeff Baumeister	3148 Ave W 11225
Kathleen Ellis	3196 Ave Blyn
RALPH A MOLARO	2520 Berntsen Ave
Ralph Molaro	
ELIZABETH A. DONO	2524 Heruba Ave
Elizabeth A. Dono	

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<u>NAME</u>	<u>ADDRESS</u>
Mary Jane Young	2335 Knapp St. Brooklyn, NY 11229
Joseph M. Kohler	2295 Knapp St. Brooklyn, NY 11229
Joseph Kohler	2295 Knapp Street 11229
Joseph Kohler	2295 Knapp Street Brooklyn NY 11229
Keister B. Kohler	2295 Knapp Street Brooklyn NY 11229
Brandi Hoffman	36 Javal Ct. Brooklyn, NY 11229
Ronnie Deitchman	107 Dictum Ct Brooklyn NY 11229
Michael Byrne	109 Celest Ct BK NY 11229
Shannon O'Brien	2121 Henderson St, Brooklyn NY 11234
SOBair	
Elizabeth Mangiameli	35 Berry Ct. Brooklyn NY 11229
Jesse Gomez	2311 Plumb 1st St. Brooklyn NY 11229
Margaret French	12 Dictum Ct. Brooklyn N.Y. 11229
Frank Wedin	12 Dictum Ct Bklyn. NY 11229
Robert V. French	12 Dictum Ct Bklyn. NY 11229
Jim DeNardo	28 Dictum Ct Brooklyn NY 11229
Jim DE NARDO	28 DICTUM CT Brooklyn NY 11229

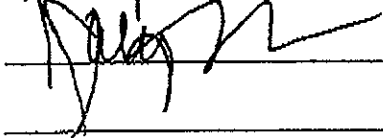
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NAME	ADDRESS
Phyllis Adda	3172 Whitney Ave
Phyllis Adda	
John & Mike Dwyer	3170 Whitney Ave
John Dwyer	
Monique Meryatista	115 Dictum Ct
Paul McQuay	115 Dictum Ct
Debra McQuay	115 Dictum Ct
Carol Pata McQuay	115 Dictum Ct
Florence McCormick	3188 Ave W.
Lillian McCormick	3188 Avenue W
Judith French	12 Dictum Ct Bklyn 11229
Kristy French	
Kristy French	
Kristy French	21 Hazel Ct Bklyn 11229

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NAMEADDRESS

Kathy Ene 119 Garland Ct Gerritsen Beach



GERRITTSEN BEACH PROPERTY OWNERS ASSOCIATION, Inc. ~ *Founded 1922*



April 18, 2013

Officers:

George R. Broadhead
President

Linda Cupo
1st Vice President

Theresa Samuelsen
2nd Vice President

Denise Williams
Treasurer

Lillybeth Hanson
Recording Secretary

Claire Ackerman
Corresponding Secretary

Jane Harris O'Flaherty
Financial Secretary

Dan Foster
Sergeant-at-Arms

Douglas Luback
Asst. Sgt.-at-Arms

Board of Directors

Peggy Taylor
Chairperson

Jennifer Avena
Mary Douglas
Joseph Giordano
Lena Hawk
Charles W. Hogan
Diane Sullivan
John Walsh, Jr.

Mailing Address:

George R. Broadhead
President
2317 Knapp Street

Denise Williams
Treasurer,
64 Ebony Court
Brooklyn, NY 11229

Email: GBPOA22@aol.com

Amanda M. Burden, Chair
City Planning Commission
22 Reade Street
New York, New York 10007

Dear Commissioner Burden:

Re: Restrictive Declaration D-100 for the property located at 2713—2735 Knapp Street, Brooklyn, New York.

The Gerritsen Beach Property Owners Association, Inc. has been representing the property owners and residents of Gerritsen Beach since 1922. At our monthly meeting September 5, 2012 we invited the representatives of **Metro Self Storage** to present their proposal to build a 4-story self-storage facility on the dormant lot that has had old trucks stored on that property for years.

Among the 41 over quorum members in attendance, the several questions that were raised were answered to everyone's satisfaction. There were a few who had a "wait-see" disposition and one person openly opposed the facility.

Since our meeting in September, our Community has been devastated by Hurricane Sandy, and we were without a meeting place. However, having just learned that the matter is being considered by your Committee, we are forwarding by facsimile (FAX) a sampling of the many pages of signed petition sheets we have acquired in FAVOR of the self storage facility.

There are basically two or three entrances and exits to Gerritsen Beach and traffic is a major problem on Knapp Street without the addition of a large retail facility, e.g. Trader Joe's, Fairway, or a destination restaurant. Turning right to go West on the Belt Parkway from Knapp Street there are only "Yield" signs. The Amity School, located across the street from the lot in question, on the corner of Knapp and Voorhies, has had to put up fencing to keep traffic from cutting through their parking lot and endangering children.

For residents leaving Gerritsen Beach for work in the a.m., turning onto Knapp Street from Avenue W by automobile in the a.m. is always (not sometimes) backed up Avenue W to Gerritsen Ave. as far as Channel Avenue, at the far end of P.S. 277.

In the past, the movie theatre complex and restaurants already located in that area was emptying sewage into the fragile environment of the Creek. It took years and heavy fines before that was corrected. It is the majority opinion of our Board, that the storage facility would affect what the conversion of the problematic "Fun Time" business to self-storage has already helped to alleviate, and what DOT spends time and money to accomplish: order to an already congested street.

-2-

It has been suggested that the property in question be reserved for a Marina. One only need walk the length of Knapp Street, as our Committee did, to find many marinas' already in disrepair. The Creek is also filled with 'abandoned' boats.

On both sides of the Creek, there are two properties that include plans for boat docking to go with townhouse homes. Unfortunately, the developer has been way over his head, or pardon the pun, under water, and those properties await such a venture. Included is an illustration of one.

There is a large Sewage Treatment complex, and the "temporary" Sanitation truck facility, that had also been cited in the past for washing off toxic waste into the Creek. The "temporary" location has been on the water on Knapp Street for years, and large sanitation trucks are parked on both sides of the street almost daily.

The NYPD is constantly having to chase large out-of-state commercial trucks from parking in the vicinity of the Sewage Treatment facility—a terrorist destruction of those facilities could wipe out a radius of miles.

The best thing that could have happened to the surrounding community was the conversion of "Fun Time" to a storage facility. There has not been a single issue since. Not parking, sewage or trouble of any kind.

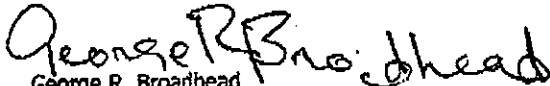
Madam Chairperson, most of us on the Gerritsen Beach Property Owners Association Board have lived in this community all of our lives, and many from families living here for 4 or 5 generations. We are looking out for the best interest of the small peninsula of Gerritsen Beach, its environment, and it's standard of life, and have no affiliation with the company wanting to build the self-storage facility.

There may be, but hopefully not, the benefit that should warning be given for a mandatory evacuation of Gerritsen Beach in the future; families would have time to store valuables in such a facility before it is too late.

We are sending samples of the signed petition, of which we will furnish hundreds, if not a thousand signatures. Mind you, this has been done in the wake of people having to gut their homes, and pray they will be able to continue to live in this community. Last, but not least, the Knapp Street exit off the Belt Parkway is not a gateway to Brooklyn. If there is one such in this geographical area, it is Flatbush Avenue.

It is our belief that the storage facility would best serve the entire surrounding community.

Sincerely,


George R. Broadhead
President

Past County Commander, Kings County Council, VFW
Past Post Commander, Argonne-Marine Park Post # 107 VFW
Ex-Officio Gerritsen Beach Volunteer Fire Dept.



June 4, 2013

Testimony on behalf of Two Trees in Support of Proposed South Site Project in Downtown Brooklyn Cultural District before the NYC Council's Subcommittee on Zoning and Franchises

Good morning. My name is Carlo Scissura and I am the President and CEO of the Brooklyn Chamber of Commerce. The Chamber is a 95-year-old borough-wide organization with over 1,200 member businesses. Our mission is to support and advocate for a healthy and robust business environment throughout Brooklyn.

I am here to wholeheartedly support the proposed project for South Site located at 22 Lafayette Avenue in Brooklyn's Cultural District. This project is one of those model developments where a public-private partnership will transform what is currently an underused parking lot into an iconic structure for Brooklyn – a place that drives pedestrians an ever-changing Flatbush Avenue.

The construction of a 32-story apartment building would provide much-needed affordable housing to the area. As part of the plan, 20% of the estimated 300 apartment will be made affordable, with a preference given to people already living in the neighborhood. It is therefore imperative that the City allow for the use of special permits to amend the zoning map in order for this work to be done.

This project is also great for business. Not only will it create a 10,000-square-foot public plaza and affordable housing units, it will also be a boom for mom-and-pop businesses and other stores in the area. It will help attract new businesses to the neighborhood and grow an area that is already one of the hottest in the New York. During construction, an overall goal has been set where 32% participation by Minority/Women-owned businesses and 20% local businesses would be involved. That is something we also applaud.

This plan will additionally bring art and entertainment to a district that is growing every day and already includes the Brooklyn Academy of Music and Barclays Center. We unequivocally support this plan, which also calls for the construction of three new theaters – operated by BAM – and a new, 16,500-square-foot local branch of the Brooklyn Public Library.

The creation of a rehearsal space for local arts groups will go a long way in helping the next generation of creative people who call the borough home live out



**Brooklyn Chamber
of Commerce**

their dreams, fostering creativity and making Brooklyn a focal point for arts and culture. And most importantly, this will keep this talent in Brooklyn!

The skyline of Downtown Brooklyn is rapidly changing. With these changes comes the chance to make Brooklyn an even bigger and better destination and a place for families to live and work. This project would go a long way helping the local economy and continue to make Brooklyn the place everyone wants to live in and visit! We urge you to support this project. Thank you.

**Brooklyn Public Library
Testimony on BAM South ULURP Application**

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

Hon. Mark Weprin, Chair

June 4th, 2013

Good morning Chairman Weprin and members of the committee. My name is Linda E. Johnson, President and CEO of Brooklyn Public Library. I am pleased to be here this morning to testify in favor of Two Trees Management's ULURP application for the BAM South project.

Two Trees is seeking to improve a parking lot located in the heart of Downtown Brooklyn with a beautifully designed mixed-use building. This project will contribute immensely to the already vibrant BAM cultural district and will enliven a significant stretch of Flatbush Avenue with new retail and cultural uses. The project includes an innovative cultural center as well as much-needed affordable housing and new public open space.

Brooklyn Public Library is thrilled to have the opportunity to participate in this project. As part of BAM South, BPL will open a brand new, 16,500-square-foot neighborhood library facility. This inspiring and accessible new branch will allow BPL to deliver modern public library services to the Fort Greene, Park Slope and Boerum Hill communities. We are excited to work with the community to develop a design and program for the new branch that reflects the diverse needs of our patrons and leverages the branch's unique location at the center of one of the City's most exciting cultural communities. The new branch will be ideally located above the busiest transit hub in

New York City outside of Manhattan and we hope that it will quickly emerge as a regional library capable of offering expanded programming available to all Brooklynites.

As you may know, Brooklyn Public Library has long faced extraordinary challenges to both our operating and capital budgets. This year, BPL is faced with a crippling 36% cut to our operating funding, and we continue to struggle with over \$240 million in deferred maintenance for all 58 of our branch libraries. That's one of the reasons we are so excited about this opportunity; the space at BAM South would be provided to the Library at no cost, with the Library having responsibility only to fit out the branch.

We have proposed funding these costs through the sale of the existing Pacific Street Branch, located two blocks away. This aging facility fails to meet modern library needs in many ways: it suffers from nearly \$11 million in maintenance needs, is inaccessible to people with disabilities and anyone with limited mobility, is unable to support sufficient modern technology, and it is poorly laid out, leading to high operating costs.

As we have begun to discuss our plans to build a bigger, better and more modern library at BAM South with community stakeholders in Park Slope it has become clear that the community highly values the Pacific Street branch and its historic building. BPL is, and intends to continue to be, a vital part of the Park Slope and Boerum Hill neighborhoods and we are sensitive to the community's concerns. While we strongly feel that the existing Pacific Street branch cannot accommodate the types of services that define successful modern public libraries, we also recognize the community's strong attachment to the library. We are interested in working together with elected officials and

the community to develop a plan that allows BPL to build a modern, bigger library at BAM South and address the future of the Pacific Street building in a way that acknowledges the needs of the Library and the community. There are a number of potential outcomes that we expect to explore through a robust public process, including potentially preserving some or all of the existing Pacific Street building and the possibility of continuing to provide library service in some manner south of Flatbush Ave. In all scenarios, the Pacific branch would continue to operate at least until the new branch opens at BAM South.

As BPL's budget continues to face enormous strain, this will present significant financial challenges to our institution. But we are committed to delivering an extraordinary public library at BAM South. As we consider options for the Pacific Street building we are hopeful that our local elected officials and other community stakeholders will be able to assist BPL with the additional costs a new conception of this project may entail.

In conclusion, I urge this committee to strongly support Two Trees Management's ULURP application. This project will bring extraordinary benefits to downtown Brooklyn in the form of desperately needed affordable housing, vibrant new open space and retail, and an innovative cultural partnership. Thank you.

Good Morning. My name is Jackie Busch and I am returning on behalf of the Mark Morris Dance Group to offer our support to the South Site development project.

With affordable housing, cultural space and an outdoor plaza included in the project, this development responds perfectly to the needs of the community in downtown Brooklyn. The 12,000 square feet of rehearsal space fills a great need for the ever growing demand of rehearsal space for local artists. There is incredible potential for the outdoor public plaza to serve as the gateway to the cultural district, offering a gathering space for local residents, theater attendees and tourists as well as a space for arts organizations to present programming. One of the reasons Mark was excited for the dance group to move to Brooklyn 12 years ago was because he could see so much sky, and we appreciate that this beautiful design balances a 32 story building while maintaining views and open sky.

The South Site development project is a welcomed and needed addition to the Downtown Brooklyn cultural district, and we look forward to having it across the street.



The New York City Council
Testimony
June 4, 2013

**RE: Support for the Two Trees Proposal
for the "BAM South Site", Brooklyn**

Good morning. My name is Phillip Kellogg and I am Executive Director of the Fulton Area Business (FAB) Alliance, the Business Improvement District (BID) on Fulton Street in Brooklyn's neighborhoods of Fort Greene and Clinton Hill.

The FAB Alliance BID represents over 225 small businesses located in a district that is just one block from the Two Trees proposal for the South Site of the BAM Cultural District.

Transforming this underutilized parking lot into a vibrant, mixed-use development will continue the dramatic growth of Downtown Brooklyn and the Cultural District while providing a wide range of benefits for the community.

The additional public space in the form of the large public plaza plus the cultural and civic facilities, in addition to much needed housing, would be a welcome addition to the area.

Benefits to the local businesses will come in the form of a substantial increase in foot traffic generated at all times of the day, every day of the week. Something that might not happen if this wasn't such a dynamic, mixed-use proposal.

On behalf of the Fulton Area Business Alliance, I respectfully ask the Council Members to support this project.

Sincerely,

Phillip Kellogg
Executive Director
Fulton Area Business Alliance
Business Improvement District

896-900 Fulton Street, Brooklyn, NY 11238 / 718-928-3322 / pkellogg@faballiance.org



New York City Council
Subcommittee on Zoning and Franchises
June 4th, 2013
LU 0829-2013

On behalf of the 70,000 SEIU Local 32BJ members that live and work in New York City, I am here to express our support for Two Trees' proposed BAM South project.

This project presents an unprecedented opportunity for the neighborhood. The development of this project will allow for more permanent jobs in the area that pay good wages and provide access to quality, affordable healthcare. It is these kinds of jobs that working people need to survive and raise families in New York City. We of course hope and expect that Two Trees and the construction trade unions will come to a workable agreement to ensure that *all* of the jobs at the development are good jobs.

In addition to being a responsible ^{job creator} ~~employer~~, Two Trees is committed to providing new and much-needed amenities for this part of Brooklyn, things that will serve to enhance the public realm. If the project moves forward, it will take a site that was formerly a parking facility and replace it with a lively, artistic hub offering affordable rehearsal space to local artists; multiple new theatres; and a state-of-the art public plaza that can also double as a performance space.

And Two Trees will make sure the development also responds to housing needs. Twenty percent of the building's units will be affordable, which is a significant improvement to some of the other towers in the area and more going up, which will provide no affordable housing. And, even more rare in the city, these units have genuine affordability, because they are geared towards families making between 40 to 50 percent of the area median income, and giving priority to those who live in the neighborhood.

Not every developer is committed to this mix of high quality jobs, cultural innovation and affordable housing that allows workers and community members to care for their families and thrive in our City, not just in the present but well into the future.

We need to support responsible community partners and recognize projects like this one that will help building services workers earn the wages and benefits they need to make a decent living in the city.

For these reasons, I urge the City Council to approve this proposal.



TESTIMONY

**In Support of Two Trees Management and the City of New York's
Joint Proposal to develop the
South Site in the Downtown Brooklyn Cultural District**

250 Broadway

11:00 AM

City Council Sub-Committee on Zoning and Franchises

By Virginia P. Louloudes

Executive Director

Alliance of Resident Theatres/New York

520 Eighth Avenue Suite 319

New York, NY 10018

Good morning. My name is Virginia Louloudes and I am the Executive Director of the Alliance of Resident Theatres/New York (A.R.T./New York), the leading service organization for New York City's 375 nonprofit theatres. I'm here to offer A.R.T./New York's support for Two Trees Management proposed project designed by the world-renowned architect Enrique Norton – for the South Site of the Downtown Brooklyn Cultural District.

A.R.T./New York is one of the first tenants of the Downtown Brooklyn Cultural District when in 2000 we purchased 138 South Oxford Street from the Visiting Nurses Association and transformed it into a shared office and rehearsal space for 20 small nonprofit companies such as Urban Bush Women, Elders Share the Arts and American Opera Projects. With three large meeting rooms, including our Great Room the LuEsther T. Mertz South Oxford Space (as it's now called) has become a hub for the Fort Greene neighborhood where resident children attend summer camps led by White Bird Productions, toddlers attend Music for Aardvarks and adults attend Community Board Meetings.

Thanks in part to the generous support of the NYC Department for Cultural Affairs and the NYC Council, over the past 13 years we have brought tens of thousands of artists, administrators and audiences to Fort Greene for rehearsals, staged readings and to work with children and seniors. American Opera Projects now offers performances in Fort Greene Park. The LuEsther T. Mertz South Oxford Space has been a site for the Fort Greene Historic House Tours on three occasions. Our success has helped the neighborhood and our tenants buy lunch at Rolex Deli; get their wine and cheese for receptions at Green Grape Vineyards and Green Grape Provisions; and dine at local establishments like The Smoke Joint and Deniz. In fact, A.R.T./New York conservatively estimates our economic impact on the Fort Greene neighborhood to be \$300,000 a year.

Two Trees Management has a long history of revitalizing neighborhoods through the arts, most notably DUMBO. Their plan for downtown Brooklyn includes an innovative Public-Private partnership with the City of New York which exceeds the requirements of current zoning rules. Although they could build taller buildings, Two Trees has decided to transform the former site of a parking lot into a 32-story

apartment building that will provide badly needed affordable housing and a large public plaza at the place where Downtown Brooklyn meets Fort Greene. While they were not able to meet all of the requests by local residents and elected officials, they have showed good faith by responding to several concerns expressed. For example:

- 20% of an estimated 300 apartments will be made affordable and available to families who earn between 40-50% of the area's median income, with preference to District Residents;
 - Two Trees has stated a construction goal of 32% participation by Minority/Women Owned Businesses and a 20% participation by local business;
 - The development will include a brand new 16,500 square foot branch of the local Brooklyn Public Library;
 - The development will also include three new theatres, to be operated by the Brooklyn Academy of Music;
 - Over 12,000 square feet of rehearsal space for local arts groups will be operated by the local and well-respected 651 Arts;
 - The development will feature ground level retail, which will draw foot traffic to the area and increase visibility for arts groups and the library;
- AND
- A world-class, 10,000 square foot public plaza that can be programmed for neighborhood groups.

At a time when New York City is facing a serious space crisis, we are grateful that this development will include 50,000 square feet of cultural space and will be owned by the City of New York. In the last decade alone, New York City has lost 50 small performing arts spaces, so we applaud the planning that has gone into allowing the nonprofit users of this space to rent these custom-designed facilities at below-market rates.

Many thanks for your time.

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C130162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Danny Simmons

Address: _____

I represent: _____

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C130162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: Rohan Defreitas, Crescent Consulting

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C130162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Deb Howard

Address: _____

I represent: Pratt Area Community Council (PACC)

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. 60829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: Brooklyn Public Library

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: 651 Arts

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C130462MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Karen Hopkins

Address: _____

I represent: Brooklyn Academy of Music

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. 60829 Res. No. C1301167MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Alan Fishman

Address: _____

I represent: BAD and Downtown Brooklyn Partnership

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C1301167MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Carolce Fink

Address: _____

I represent: Mayor's Office, City of NY

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. C1301167MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Ray Levin

Address: _____

I represent: Wachtel Masyr on behalf of Two Trees

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. 60829 Res. No. CL 100-2018

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: James Carse

Address: _____

I represent: TEN Arquitectos

Address: _____

THE COUNCIL
THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. 829,830 Res. No. _____

☐ in favor ☒ in opposition

Date: _____

(PLEASE PRINT)

Name: MELISSA SMETLER

Address: 118 MACDONOUGH ST. BROOKLYN, NY

I represent: LABORERS

Address: _____

THE COUNCIL
THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. 60829 Res. No. 9361162M4

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Leslie Schultz

Address: Brooklyn Art Alliance

I represent: Urban Bush Women

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. LU829 Res. No. G130116 RME

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Leslie schultz

Address: _____

I represent: Downtown Brooklyn Arts Alliance

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU829 Res. No. G130116 RME

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Edward Butler

Address: _____

I represent: Officer of the Brooklyn Borough President

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

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

☒ in favor ☐ in opposition

Date: 6/4/2013

(PLEASE PRINT)

Name: James E. Caldwell

Address: 767 Dean St Bklyn 11238

I represent: 77th Pct Community Council

Address: 127 Africa Ave Bklyn NY 11213

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: 6/4/13

(PLEASE PRINT)

Name: Adam McKinney

Address: 651 Fulton St #3 MacDougal St Bk 11232

I represent: 651 ARTS

Address: 651 Fulton St, Bk NY 11217

**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: 6/4/12

(PLEASE PRINT)

Name: Mabel Bernstein

Address: 110 William Str NY, NY

I represent: NYC Economic Dev 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: 6/4/13

(PLEASE PRINT)

Name: Joe Coletti

Address: 110 William

I represent: EDC

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. 2 Trees Dr. Res. No. _____

☒ in favor ☐ in opposition

Date: _____

(PLEASE PRINT)

Name: Virginia P. Howlondes A.P.T./New York

Address: 520 8th Ave Suite 39 NYC 10018

I represent: Alliance of Resident Theaters Inc.

Address: Same as above.

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 829 Res. No. C130116 ZMK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Aditi Sen

Address: _____

I represent: 32 BJ

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Bth 51 Res. No. _____

☒ in favor ☐ in opposition

Date: _____

(PLEASE PRINT)

Name: Linda Johnson

Address: 10 St.

I represent: Brooklyn Public Library

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. LU829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Jed Valentas

Address: _____

I represent: Two Trees

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: James Caldwell

Address: _____

I represent: Urban Glas
77th Precinct Community Council

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: Urban Glas

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. LU 829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: _____

Address: _____

I represent: Dance Wave

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Conrad Walker

Address: _____

I represent: Berkeley College

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU 829 Res. No. C1301162MK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Dominique Bravo

Address: _____

I represent: CUMBE Dance

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. L84829 Res. No. C130116.ZMK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Susan Chin

Address: Gilby, Louisiana

I represent: Design Trust

Address: ATTN, NY

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. LU829 Res. No. C130116.ZMK

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: Sarah Howell

Address: 107 E 11th St

I represent: Danica Nix

Address: NY

**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: 6/4/13

(PLEASE PRINT)

Name: Robert Callahan

Address: 136 WATERLY RD SCARSDALE NY

I represent: 10TH AVE GROUP INC (44+X)

Address: 622 10 Ave NY 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: _____

(PLEASE PRINT)
Name: Terry Moore

Address: 1322 Third Ave

I represent: Metal Latners & Reinforcing

Address: 1322 Third Ave W. + row 600 K 85

**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: Michael P.D. White

Address: 62 Montague St. Bklyn 11201

I represent: Citizens Defending Libervie

Address: 62 Montague St. Bklyn 11201

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. L.4- 832 Res. No. 2713-2715
Knapp Street

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)
Name: Howard Goldman

Address: Goldman Harris LLC 475 Park Ave S. 28TH Fl

I represent: Metro Storage NY LLC New York NY 10016

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. LU 0838-

☒ in favor ☐ in opposition

2013

Date: 6/4/13

(PLEASE PRINT)

Name: Richard Label

Address: Sheldon Label PC 18 E 41st St 5th Fl NY NY 10017

I represent: the applicant (VIACON LLC)

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 837 Res. No. _____

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: RICHARD SURCZ

Address: _____

I represent: CITY PLANNING

Address: _____

**THE COUNCIL
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 837 Res. No. _____

☒ in favor ☐ in opposition

Date: 6/4/13

(PLEASE PRINT)

Name: CAROLYN GROSSMAN

Address: _____

I represent: CITY PLANNING

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. 831-27 Res. No. _____

☒ in favor ☐ in opposition

Date: 6/3/13

(PLEASE PRINT)

Name: Deborah Howard

Address: 201 Dekalb Ave BK 11205

I represent: Pratt Area Community Council

Address: 201 Dekalb Bk 11205

**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: 6/9/13

(PLEASE PRINT)

Name: PETER BRAY

Address: 237 GARFIELD PL BROOKLYN

I represent: PARK SLOPE CIVIC COUNCIL

Address: 729 CARROLL ST BKLYN 11215

**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: Carlo Scissura

Address: _____

I represent: Brooklyn Chamber of Commerce

Address: 335 Adams St, Suite 2700, Brooklyn

11201 11238

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: 6/4/13

(PLEASE PRINT)

Name: Robert Callahan

Address: 136 Waverly Rd Scarsdale ny 10583

I represent: 10th Avenue Group Inc (44 X X)

Address: 622 10th Ave ny 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: 6/4/13

(PLEASE PRINT)

Name: Robert Callahan

Address: 136 Waverly Rd Scarsdale ny 10583

I represent: 18 Greenwich Ave LLC (Rosemary's)

Address: 18 Greenwich Ave ny ny

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