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## **RESOLUTION BRIGADIER GENERAL CHARLES YOUNG PLAYGROUND COMFORT STATION RECONSTRUCTION**

WHEREAS Brigadier General Charles Young Playground (6.42 acres and Park ID:M186) is located on West 143rd, West 144th and West 145th Streets along Lenox Avenue/Malcolm X Boulevard to the Harlem River Drive in the Borough of Manhattan in Community Board 10; and

WHEREAS Brigadier General Charles Young Playground Comfort Station is located inside of Brigadier General Charles Young Playground. The project site is West 144th Street and Lenox Avenue/Malcolm X Boulevard; and

WHEREAS The playground, originally opened September 1944, is named for Brigadier General Charles Young. Brig. Gen. Young was an American military hero, diplomat, and cartographer who became the third African American to graduate from West Point in 1884. The park was renamed from Colonel Charles Young Playground after the posthumous promotion of Charles Young to Brigadier General Charles Young in 2022; and

WHEREAS the goals of the capital project to reconstruct the 1800 sq. ft. facility are to:

- create an ADA and code compliant interior layout for the public bathrooms
- existing aging interior finishes, fixtures, plumbing and electrical system
- Reconstruct existing roof over existing concrete slab to make it watertight
- Renovate the field office, resolve programming needs with accessible and comfortable layout, upgrade HVAC system throughout
- Construct additional permanent exterior storage area at the north side of the building for M&O equipment; and

WHEREAS the exterior scope of work includes;

- Installation of a new roof above the existing concrete deck on the east and west elevations
- Installation of a new Split Systems in enclosed custom steel cages on east and west elevations
- Installation of new exterior light fixtures on the east and west elevations
- Installation of new DPR standard steel windows & security screens on east elevation
- Reconstruction of existing entrance to comply with DOB door clearances at ramp and provide single point of entrance to the building.

- Installation of new ADA compliant hollow metal door into a new door opening on the east elevation
- Installation of new masonry extension beyond existing concrete ramp with hand railing on the east elevation
- Installation of new exterior light fixture on west elevation
- Installation of new DPR standard steel window & security screen on the west elevation
- Removal of all paint from exterior of the building
- Repoint the existing masonry and apply anti-graffiti coating on west elevation
- Installation of a new reconstructed masonry patterned wall on the west elevation
- Installation of new hollow metal storage door in expanded opening on west elevation
- Installation of new masonry extension on west elevation
- Removal of existing chain link fence. Prepare area for new masonry construction for a new exterior storage space

WHEREAS the interior scope of work includes;

- Upgrade of existing electrical and HVAC system throughout the building
- Replacement of existing plumbing fixtures and bathroom accessories in public men's and women's bathrooms
- Replacement of existing plumbing fixtures and bathroom accessories in shared staff bathrooms
- Removal of existing Concrete Masonry Unit (CMU) walls for new external storage and mechanical room
- Installation of new interior walls for new shared pantry, new locker room and new entry vestibule
- Remove Existing Doors and frames, Prepare Opening for new single hollow metal door to comply with DOB door clearances at ramp

WHEREAS Manhattan Community Board 10 recommends the installation of a water fountain with a refillable bottle feature; and

WHEREAS The schematic design for this project has been approved internally at NYC Parks and is now going through review by Community Board 10 and external regulatory agencies for comment and approval; and

WHEREAS NYC Parks presented design plans for the Brigadier General Charles Young Playground Comfort Station Reconstruction project to the Parks and Recreation Committee, to garner community feedback on the proposed plans, on May 11th 2022; and

WHEREAS The Brigadier General Charles Young Playground Comfort Station Reconstruction capital project has a budget of \$2,500,000 and is fully funded; and

WHEREAS New York City Parks anticipate that construction on the Brigadier General Charles Young Playground Comfort Station will begin in late 2023 and be completed 6 months later by Spring of 2024; and

WHEREAS on May 11th, 2022 the Parks and Recreation Committee had quorum and **voted 8 yes, 0 no, 0 abstentions and 0 recusals**; to support the project; and

WHEREAS on May 25th, 2022 the Executive Committee had quorum and **voted unanimously yes, with 0 no, 0 abstentions and 0 recusals**; and

WHEREAS on June 1st, 2022 the General Board had quorum and **voted 38 yes, 0 no, 0 abstentions and 0 recusals** to support the project ; and

THEREFORE NOW be it resolved that Manhattan Community Board 10 supports the New York City Parks' capital project to upgrade the Brigadier General Charles Young Playground Comfort Station through new designs and reconstruction.