



CITY OF NEW YORK
MANHATTAN COMMUNITY BOARD FOUR
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Chair

Jesse R. Bodine
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January 8, 2020

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Re: Open Space at DEP Site – 705 10th Avenue (48/49)

To Whom It May Concern,

Manhattan Community Board 4 (MCB4) appreciates your comprehensive presentation of the new design for the Department of Environmental Protection (DEP)/Parks Open Space site at 48th Street and Tenth Avenue at the Waterfront, Parks and Environment Committee meeting on December 12, 2019. The Waterfront, Parks and Environment Committee was very pleased with the changes made to the design that was first presented in September 2019. MCB4, at its January 2nd Full Board meeting, by a vote of 37 in favor, 0 against, 0 abstaining, and 0 present but not eligible to vote, voted to support the new open space design with the following comments:

- We appreciate your elimination of the gravel and its replacement with a unified permeable paving pattern. We are concerned as damage to the pavers occur that they be replaced by new pavers and ask that shortcuts to repair damaged pavers, like the use of cement or asphalt, will not be used.
- Thank you for softening the above ground infrastructure by using planting beds. We ask that you consider raising the plantings nearest to the south east corner on Tenth Avenue to permit trees at that location.

- We appreciate you taking into consideration the water feature that was requested in our previous discussion in the form of a spray shower. We would like its installation to conform as much as possible to a passive recreation design.
- The new design shows an increase in the fence height from 4' to 5'. Manhattan Community Board 4 continues to recommend a 7' fence.
- Thank you for including signage about the city's water supply system, a feature we have asked for. We look forward to your maintaining and updating those signs as they age.
- Thank you for informing us that events may be held in this open space. We appreciate that DEP must consent to events at this location. However, in addition, we would like MCB4 and the block association to be included in vetting potential events.
- We hope you will consider including solar wind features to this site to demonstrate the advantages of this form of energy production.

In addition:

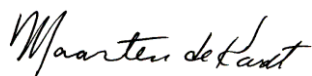
- We appreciate the additional planting and benches on the south side as well as carrying the curvilinear forms to the south side
- Thank you for adding a gardeners' storage box and designating the location of public restrooms.
- We believe you showed us lighting that is directed downward so as not to disturb nearby residents.
- We also believe you indicated that local volunteers would be welcomed to participate in planting and maintenance of the plantings.

We look forward to continued coordination of the operation of this open space between Parks, DEP, HPD and MCB4 with a focus on assuring the community that the site remain open as future nearby construction occurs.

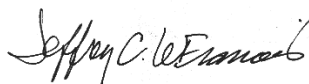
Sincerely,



Lowell D. Kern
Chair
Manhattan Community Board 4



Maarten de Kadt
Co-Chair
Waterfront, Parks & Environment
Committee



Jeffrey LeFrancois
Co-Chair
Waterfront, Parks & Environment
Committee

Cc: Hon. Corey Johnson, Speaker, NYC Council
Hon. Gale A. Brewer, Manhattan Borough President
Elke Fears, West 47th/48th Streets Block Association