

October 8, 2002

Robert Balachandran
President & CEO
Hudson River Park Trust
Pier 40 @ West Houston Street & West Street
2nd floor
New York, NY 10014

Re: Pier 57

Dear Mr. Balachandran:

It has come to the attention of Manhattan Community Board No. 4 that Pier 57, currently occupied by the MTA, may be available for development within Hudson River Park much sooner than previously realized, possibly as soon as the beginning of 2003. As you know the Hudson River Park Act does not specifically designate Pier 57 as either commercial or park, or any particular ratio of either, as it does regarding Piers 40 and 76. Thus, we understand that, as of right, it could be developed by the Trust as 100% commercial.

It has long been assumed, and stated by the Trust and its predecessor, the Conservancy, that the ongoing maintenance of Hudson River Park in the future would be supported primarily from the income of the three designated commercial nodes in the park: Pier 40, the Chelsea Piers complex and the Midtown Maritime District (specifically Piers 81 and 83). However, we also understand that the current park budget does not include funding for Pier 57. It is our hope that a plan for Pier 57 can be devised that allows for a significant portion of Pier 57 to be used for park and/or park-related recreational or cultural purposes. Toward that end, we ask that the Trust begin a dialog with Manhattan Community Board No 4 regarding the future of this pier.

This dialog might be guided in part by the process that the Trust, in conjunction with the Friends of Hudson River Park, Community Board No 2, The HRP Advisory Council and other interested parties, has agreed to regarding the development of Pier 40. This process included community input prior to the issuance by the Trust of an RFEI (Request for expression of interest) for Pier 40, as well as significant community involvement in the subsequent selection of a plan which is taking place now.

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Pier 57 has significant potential within Hudson River Park in many respects: income generation, additional park space, the possibility for park-compatible recreational uses including active recreation, cultural uses including museum(s) and/or the arts, maritime uses and other selected commercial uses that can make this historic pier a destination within the park, such as a restaurant at the western end. At this time, subject to the development limitations placed globally on the park (no residential, office or hotel use), all options are open. Rather than being placed in the position of having to react to a limited number of proposals, it is our desire to be involved in the planning for this important pier before any decisions are made and any RFPs or RFEIs are issued.

We would welcome the opportunity to meet with you soon regarding Pier 57, either at an upcoming Waterfront & Parks Committee meeting or at a special meeting that might be focused entirely on Pier 57.

Thank you for your consideration

Sincerely,



Simone Sindin

Chair

John Doswell
Co-Chair
Waterfront & Parks Committee

Pamela Frederick
Co-Chair
Waterfront & Parks Committee

This letter was approved by the full Board at its meeting on October 2, 2002.

cc: Hon. Michael Bloomberg, Mayor
Hon. C. Virginia Fields, Manhattan Borough President
Hon. Daniel Doctoroff, Deputy Mayor
Hon. Jerrold Nadler, United States Representative
Hon. Eric Schneiderman, State Senator
Hon. Scott Stringer, State Assemblymember
Hon. Christine Quinn, City Councilmember
MTA/NYC Transit