



## **NYC REGIONAL ECONOMIC DEVELOPMENT COUNCIL**

### **MEETING AGENDA**

**June 28, 2016**

**10:30 a.m.**

**Borough of Manhattan Community College  
Manhattan**

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### **MEETING**

**10:30 – 10:35 a.m.**

**Welcome and Introduction**

Winston Fisher, Partner, Fisher Brothers

**10:35 – 10:45 a.m.**

**Remarks**

Lieutenant Governor Kathy Hochul

**10:45 – 10:50 a.m.**

**Agenda and Recap**

Winston Fisher, Partner, Fisher Brothers

**10:50 – 10:55 a.m.**

**Remarks**

Alison Walsh, Regional Economic Development Councils, Governor's Office

**10:55 – 11:00 a.m.**

**2016 REDC Agenda and Regional Cluster Plan**

Kathy Wylde, President & CEO, Partnership for New York City

**11:00 – 11:05 a.m.**

**Announcements**

Winston Fisher, Partner, Fisher Brothers

**11:05 – 11:10 a.m.**

**Final Remarks**

Lieutenant Governor Kathy Hochul

Winston Fisher, Partner, Fisher Brothers

### **PUBLIC FORUM**

**11:10 a.m.**

**Introduction**

Winston Fisher, Partner, Fisher Brothers



## **New York City Regional Economic Development Council Meeting Summary**

### **Introductory Information:**

Date and Time Meeting Commenced: June 28, 2016 – 10:30 am

Location: Borough of Manhattan Community College: New York, NY

### Executive Chamber and Staff:

Kathy Hochul, Lieutenant Governor  
Jelanie Deshong, Lieutenant Governor's Office  
Jeffrey Lewis, Lieutenant Governor's Office  
Alison Walsh, REDC Office

### Council Members Present:

Wellington Chen, Executive Director, Chinatown Partnership  
Marlene Cintron, President, Bronx Overall Economic Development Corporation  
Carol Conslato, Past President, Queens Chamber of Commerce  
Winston Fisher, NYC REDC Co-Chair and Partner, Fisher Brothers  
(with representatives Brad Katz and Tim Roberts)  
Lisa Futterman, Consultant, Workforce Development Institute  
Marcia Keizs, President, York College, CUNY  
(with representative Earl Simons)  
Kenneth Knuckles, President & CEO, Upper Manhattan Empowerment Zone  
Nick Lugo, President, New York City Hispanic Chamber of Commerce  
Carlo Scissura, President & CEO, Brooklyn Chamber of Commerce  
(with representative Varun Samyal)  
Douglas Steiner, Chairman, Steiner Studios  
Marcel Van Ooyen, Executive Director, GrowNYC  
Kathryn Wylde, President & CEO, Partnership for NYC  
(with representative Merrill Pond)  
Kinda Younes, Executive Director, ITAC

### Ex-Officio Council Members and Representatives:

Robert Frants (representing Manhattan Borough President Gale Brewer)  
James Katz (representing Deputy Mayor Alicia Glen)  
Jerry Kassar (representing State Senator Martin Golden)  
Melva Miller (representing Queen Borough President Melinda Katz)



Victoria Reing (representing Bronx Borough President Rubin Diaz)  
Diana Reyna (representing Brooklyn Borough President Eric Adams)  
Raymond Sanchez (representing Bronx Borough President Rubin Diaz)  
Matthew Washington (representing Manhattan Borough President Gale Brewer)  
Lashay Young (representing Staten Island Borough President James Oddo)  
Emilia Yu (representing Manhattan Borough President Gale Brewer)

**Council Members Substitutes:**

Zayne Abdessalam (representing Stuart Appelbaum, President, RWDS)

**State Agency Staff**

*ESD:*

Samantha Adolphe  
Samantha Baldock  
Lindsey Boylan  
Jonah Bruno  
Karan Chachlani  
Andrew Fletcher  
Alexia Nazarian  
David O'Connor  
Lauren Racusin  
Jennifer Rivera  
Joseph Tazewell  
Brian Teubner

*State Agency Resource Team:*

Arian Blanco, Council on the Arts  
Dwight Brown, Environmental Facilities Corporation  
Orin Chait, Council on the Arts  
Sharon Griffith, Energy Research and Development Authority  
Merrill Hesch, Office of Parks, Recreation, and Historic Preservation  
Fred Landa, Department of State  
Ehle Shachter, Department of Agriculture and Markets  
Chris Gorman, Governor's Office of Storm Recovery

**Public Forum Presenters (in order of presentation):**

Johanna Zaki, Alliance for Coney Island, Inc.  
Patrick Duffy, Manufacture New York



with Rachel Tobias

Simon Sylvester-Chaudhuri, Smart Cities NYC '17

with Ana Ynestrillas and Raj Pannu

Aidan Connolly, Irish Arts Center

with Nick Rolf

Deborah Schwartz, Brooklyn Historical Society

Evan Burfield, 1776 NYC

with Grace Ogilby

Andrew Rasiej, Civic Hall

Julia Kaganskiy, The New Museum of Contemporary Art

with Diane Vivona

Shadawn Smith, The Metropolitan Museum of Art

with Karen Coen, Paul Cunningham, and Katherine Kelly

Martina Mrongovius, Center for the Holographic Arts

David Garza, Henry Street Settlement

with Erica Chung

Adrianna Pezzulli, The Lower Eastside Girls Club of NY

Joe Hall, Ghetto Film School

John Batista, York Studios

Ashley Jones, Project Renewal

Daniel Murphy, Pitkin Avenue District Management Association

with Jesse Gericke

Andras Forgacs, Modern Meadow, Inc.

with Susan Schofer

Tom Etergino, Refinery29

with Chris Cahill

Kobla Asamoah, Hot Bread Kitchen

with Jill Kaplan

David Ehrenberg, Brooklyn Navy Yard Development Corporation

with Nora Daniel

John Daniels, Camaraderie Media

Jim Cronin, N2 Global Solutions

Time Adjourned: 12:45 pm

**Welcome and Remarks:**

- I. Welcome and Introduction



Winston Fisher welcomed the public to Borough of Manhattan Community College. Mr. Fisher thanked BMCC President Antonio Perez for hosting the meeting and the public forum.

II. Remarks by Lieutenant Governor Kathy Hochul

Mr. Fisher introduced Lieutenant Governor Kathy Hochul. Ms. Hochul provided the opening remarks, commending the Regional Economic Development Council (REDC) on its dedication and hard work. Ms. Hochul commented on the impact that the Council's efforts has had on the city, including the 4% decrease in unemployment rate from 2011 to now in 2016. She also commended ESD's role in major upcoming infrastructure projects, such as those at the JFK and LaGuardia Airports, Penn Station, Javits Center, and Staten Island. Ms. Hochul also asserted that the State is focused on strengthening its technology focus, by expanding the reach of Start-Up NY and the availability of STEM grants to higher education institutions. She concluded by congratulating the Council on its success thus far, and urged all audience members to submit the CFA well in advance of the July 29<sup>th</sup> deadline.

III. Overview of Agenda and Recaps of the May 17<sup>th</sup> REDC Meeting and other REDC Activity

Mr. Fisher discussed the objectives of the meeting, the primary of which was to discuss the proposed approach to the REDC initiative for Round 6 of the Consolidated Funding Application (CFA). Other goals of the meeting were:

- To hear how REDC members would carry out their committee assignments
- To discuss the tentative Council schedule for the next two months
- To have a public forum in which Council members would hear presentations on proposed priority projects for Round 6 of the CFA

Mr. Fisher then provided a recap of the last Regional Council Meeting, which took place on May 17<sup>th</sup> at the Long Island City Conference Center, where presentations were given on the REDC Initiative (including a description of the priorities and deliverables for Round 6, as well as a timeline for the CFA), the Downtown Revitalization Initiative, and the NYS Mentoring Program.

- Immediately following the meeting, the Council hosted a CFA Workshop at the LIC Conference Center. A second CFA Workshop was hosted at the New York Genome Center on June 8<sup>th</sup>. A total of 214 people attended these two workshops.

Mr. Fisher next gave a recap of other REDC Activity since the aforementioned meeting, which included the following:

- On May 24<sup>th</sup>, Mr. Fisher and Joseph Tazewell participated in a CFA Informational Session at Manhattan Borough President Gale Brewer's office
- On June 20<sup>th</sup>, Kenneth Knuckles and Joseph Tazewell participated in another CFA Informational Session at the State Office Building in Upper Manhattan
- On June 9<sup>th</sup> and June 15<sup>th</sup>, workgroup meetings on Veterans and Workforce Development, respectively, were held by the REDC at ESD, where projects that will implement the Council's strategies in the Veterans and Workforce Development priority areas were identified
- The DRI Committee received and reviewed DRI applications developed by each of the Borough President offices (and sent by the NYC Economic Development Corporation)

IV. Remarks by Alison Walsh, REDC Office

Mr. Fisher then introduced Alison Walsh, Empire State Development, the new head of the REDC office. Ms. Walsh explained that Ryan Silva, who was the former Director of the REDCs, had resigned and that she was replacing him. She expressed appreciation to the council and said she was looking forward to working with the member.

V. Remarks by Kathy Wylde on the 2016 REDC Agenda and Progress Report

Mr. Fisher then introduced the President and CEO of Partnership for New York City, Kathy Wylde, who delivered remarks on the 2016 REDC Agenda and Progress Report. Ms. Wylde spoke further on the DRI before explaining the project pipeline and the need to partner with universities and businesses to implement the state's workforce development goals, which will be assisted by New York City's Workforce Investment Board. She then spoke about the strategic report that the Council is asked to produce in order to assess the health of the regional economy and the progress made on past and present priority projects. Ms. Wylde concluded by speaking about the State's priorities, including focuses on Life Sciences in the NYC Region, the Opportunity Agenda, business incubation, veteran engagement, CUNY 2020, START-UP NY, and engaging local government in the regional council process.

VI. Announcements

Before adjourning the meeting and opening it to the Public Forum, Mr. Fisher reminded all attendees that the CFA closes on July 29<sup>th</sup> at 4 pm sharp. He also made the following announcements on the work schedule and committee assignments for the Council:

- Statements of Interest should be submitted to Joseph Tazewell or Lauren Racusin as soon as possible (required of City ex-officio members and their representatives).



- Scoring of CFAs will begin on or about August 17<sup>th</sup>, and will tentatively be complete by August 26<sup>th</sup>.
- Work on the 2016 Progress Report has already begun and will continue into August, and has a designated deadline of October 3<sup>rd</sup>.
- The next Regional Council meeting is tentatively scheduled for Tuesday, September 13<sup>th</sup> (time and location TBD), during which the Council will vote on CFA scores, Priority Projects, and the Progress Report.
- Regional Council staff may contact Council members over the next months about participating in various Council committee conference calls or meetings, as CFA scoring and writing of the progress report move forward.

## VII. Public Forum

### Overview of Priority Project Criteria

Mr. Fisher began the Public Forum by explaining the goal of the Regional Council to identify a small number of new “Priority Projects” that are seeking capital funding and/or tax credit funding (through the Excelsior Jobs Program) as part of the CFA process, and reviewed the criteria that the Council has in place to identify such Projects.

### Individual Presentations

Each public attendee wishing to be considered for Priority Project status was given a maximum of 3 minutes to speak about their company or organization and present their project. The projects brought up to the Council (*in order of presentation*) were:

- Alliance for Coney Island, Inc. – Johanna Zaki
  - The Alliance for Coney Island aims to improve the economic and physical resiliency of the Mermaid Avenue Corridor and transform it into a local center for retail activity. Phase 1 of this project is a full market analysis of the area to assess the current market conditions of the corridor and analyze opportunities for improvement. It is anticipated to begin in late Fall 2016 and conclude 6 months later.
  - Total project cost: \$268,000
  - Funding requested: \$100,000
- Manufacture New York – Patrick Duffy
  - Manufacture New York is seeking to create an innovative and supportive workplace for designers, technologists, and manufacturers in fashion and design by expanding the current Manufacturing Innovation Center in partnership with NYCEDC to incorporate an Advanced Wearables Lab and expand current start-up

incubator services. The design phase is anticipated to begin in January 2017 and operations are anticipated to begin in May 2017.

- Total project cost: \$1.8 million
- Funding requested: \$785,000
- Smart Cities NYC '17 – Simon Sylvester-Chaudhuri
  - Smart Cities NYC '17 is a conference-type event that will explore the pioneering urban solutions making cities safer and smarter around the world. This event would take place in iconic public spaces throughout all five boroughs on April 26-29, 2017, culminating with demonstrations, discussions, and debates at the Brooklyn Navy Yard.
  - Total project cost: \$3 million
  - Funding requested: \$1.5 million
- Irish Arts Center – Aidan Connolly
  - The IAC is seeking to construct a new building with performance space for theatre, dance, music, and interdisciplinary work; a second space for live performances; classrooms and studio space for education programs; an avenue-facing café lobby and social venue; and technology capability to give the IAC a digital platform. Designs for the new building are nearing completion and the ULURP process to acquire the building site has been completed. Construction can begin as early as December 2016 and complete in Fall 2019.
  - Total project cost: \$62 million
  - Funding requested: \$8 million
- Brooklyn Historical Society – Deborah Schwartz
  - Brooklyn Historical Society is partnering with Brooklyn Bridge Park and Midtown Equities as the sole cultural tenant of the historic, entirely renovated Empire Stores complex on the Brooklyn waterfront. BHS DUMBO will occupy 3200 sq. ft. and will be home to a major long-term exhibition, a museum shop, education programs, a public programming series, and web-based resources. The project is anticipated to span from December 2016 – December 2017.
  - Total project cost: \$1.01 million
  - Funding requested: \$315,858
- 1776 NYC – Evan Burfield
  - 1776 NYC has a 32,500 sq. ft. campus on the top floor of Building 77 in the Brooklyn Navy Yard. The campus will feature co-working space, private offices, conference rooms, and event spaces to facilitate roundtables, public programming, classes, and mentorship sessions with 1776's institutional partners and over 1000 mentors and industry experts. 1776 has finalized a 15-year lease with the Brooklyn Navy Yard Development Corporation for its 32,500



- s. ft. campus. 1776 plans to break ground in February 2017 and expects to be able to begin operations in Summer 2017.
- Total project cost: \$6.6 million
  - Funding requested: \$1.3 million
  - Civic Hall – Andrew Rasiej
    - Civic Hall aims to expand its existing collaborative work space, provide additional workshop and conference rooms, and upgrade tech equipment. The project is anticipated to begin in Spring 2017 and complete after 3-6 months.
    - Total project cost: \$500,000
    - Funding requested: \$100,000
  - The New Museum of Contemporary Art – Julia Kaganskiy
    - NEW INC accepts a new class of entrepreneurs specializing in art, design, and technology every September. This purpose of this project is to fund three program years, completing in August 2019.
    - Total project cost: \$1.8 million
    - Funding requested: \$375,000
  - The Metropolitan Museum of Art – Shadawn Smith
    - The Met is seeking to replace its aging skylight system with an energy efficient, technologically innovative system. The project would begin in the fall of 2017 and should complete in 2023.
    - Total project cost: \$150 million
    - Funding requested: \$15 million
  - Center for the Holographic Arts – Martina Mrongovius
    - The HoloCenter is at a critical stage of development and seeks to expand the role of the Creative and Executive Director, a role that is currently part-time. This is a year-long position from January to December 2017.
    - Total project cost: \$60,000
    - Funding requested: \$35,000
  - Henry Street Settlement – David Garza
    - Henry Street Settlement is in the final stage of acquiring a historical, vacant firehouse that is adjacent to the organization’s headquarters in the Lower Eastside. The purpose of the project is to transform this firehouse into a Neighborhood Resource Center that will provide workforce development services to the underserved community.
    - Total project cost: \$5 million
    - Funding requested: \$1 million
  - The Lower Eastside Girls Club of NY – Adrianna Pezzulli



- The Lower Eastside Girls Club is seeking to purchase a permanent home for the NextGen Nurses Job Training Program, a multi-level job training initiative designed to train young girls ages 16 – 25 from economically disadvantaged backgrounds for careers in nursing and wellness coaching. The project is anticipated to begin in July 2017 and take 12 months to complete.
  - Total project cost: \$4.94 million
  - Funding requested: \$325,000
- Ghetto Film School – Joe Hall
  - The GFS seeks to build a Center in Mott Haven to host community events, speaker series and screenings. The project is anticipated to begin in March 2017 and complete in June 2018.
  - Total project cost: \$900,000
  - Funding requested: \$450,000
- York Studios Expansion Project – John Batista
  - York Studios is seeking to construct a new 171,000 sq. ft., \$75 million studio facility in the Soundview section of the Bronx. The company has purchased a 10-acre site located at 1410 Story Avenue. The project will consist of five television studios and related support spaces, such as scenery shops, wardrobe, and production office space. Construction is anticipated to begin in January 2017 with operations beginning in July 2018.
  - Total project cost: \$60 million
  - Funding requested: \$6 million
- Project Renewal – Ashley Jones
  - Project Renewal’s Next Step Internship Program (NSIP) for Careers in Homeless Services seeks to prepare economically disadvantaged individuals for careers in social services with a clear career pathway from the entry-level to skilled positions in NYC agencies. Anticipated start date is November 2016 and would run through October 2017, resulting in 45 job placements.
  - Total project cost: \$181,937
  - Funding requested: \$100,000
- Pitkin Avenue District Management Association – Daniel Murphy
  - The Pitkin Avenue Renaissance Program (PARP) seeks to increase economic activity along Pitkin Avenue in Brownsville, Brooklyn, through the targeted renovation of underused mixed-use buildings. The Business Improvement District (BID) and NYC Small Business Services have identified a 4-block area for strategic physical improvements. The BID anticipates a 20-month timeline, beginning in January 2017, for the project to reach completion.
  - Total project cost: \$600,000



- Funding requested: \$250,000 (NYS OCR Main Street Program)
- Modern Meadow, Inc. – Andras Forgacs
  - Modern Meadow seeks to establish a 70,000 sq. ft. biofabrication R&D, manufacturing and corporate headquarters in an area conducive for long term growth. They plan to begin occupying the space in January 2017 and fully transition by the end of Q1 2017.
  - Total project cost: \$27 million
  - Funding requested: \$5 million
- Refinery29 – Tom Etergino
  - Refinery29 is outgrowing its leased space and is evaluating expansion options. An expansion would result in 225 net new full-time jobs with an average annual salary of approximately \$100,000, comprised of 175 medial jobs and 75 office jobs. Project would expect to ramp up through June 2019.
  - Total project cost: \$5.4 million
  - Funding requested: \$1.08 million
- Hot Bread Kitchen – Kobla Asamoah
  - Hot Bread Kitchen is a shared commercial kitchen that has a business support program known as HBK Incubates, which is looking to expand early-stage support services by offering two courses to enrolled entrepreneurs at the concept stage: business planning and kitchen ready training.
  - Total project cost: \$1.875 million
  - Funding requested: \$625,000
- Brooklyn Navy Yard Development Corporation – David Ehrenberg
  - The BNY is seeking to expand its transportation system to allow its employees an easier commute. The project entails purchasing 10 shuttle buses (each with a capacity for 60 passengers), 8 transportation shelters, and signage, as well as developing a BNY transportation app to easily access bus schedules. This project will double the amount of accessible MTA rail lines for commuters to/from the BNY. Phase 1 of this project has already been implemented, and Phases 2 and 3 are planned to begin by 2017.
  - Total project cost: \$4.2 million
  - Funding requested: \$3.7 million
- Camaraderie Media – John Daniels
  - Camaraderie Media is seeking to acquire a mixed-use office/manufacturing space to convert into a center for at least 4 different corporate entities specializing in virtual reality and simulation research. Renovation is anticipated to begin in Fall 2016 upon the acquisition of real estate and last through Spring 2017.



- Total project cost: \$40 million
- Funding requested: \$10 million
- N2 Global Solutions – Jim Cronin
  - N2 is looking to establish a manufacturing facility for their numerous patent-pending electrical devices that advance power usage for buildings of any size. In October 2016, N2 plans to begin contracting manufacturing to implement and install its technologies to fill the orders from its growing customer base consisting of top Fortune 100 companies of NYC and the NYCRIN.
  - Total project cost: \$35 million
  - Funding requested: \$7 million

Carol Conslato, Past President of the Queens Chamber of Commerce, thanked all the attendees and the presenters, and adjourned the Public Forum.