

East Harlem DRI

# LPC Meeting #4



Department  
of State



Downtown  
Revitalization  
Initiative

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MUD Workshop | HR&A Associates | VHB | Sherpa Consulting

# Agenda

- Local Planning Committee meetings are working sessions open to the public but are not intended as interactive public workshops.
- Attendees from the public will have an opportunity to share comments at the end of the meeting.
- Following the meeting, written comments can be submitted to: [eastharlemdri@gmail.com](mailto:eastharlemdri@gmail.com)

## 1. Welcome and Roll Call

2. Planning process & engagement updates
3. Vision, goals, and strategies
4. Project eligibility and evaluation criteria
5. Project proposals
6. DRI boundary
7. Public comment

# Local Planning Committee (LPC)

## LPC CO-CHAIRS

<b>Mark Levine</b>	Manhattan Borough President
<b>Jessica Walker</b>	REDC and Manhattan Chamber of Commerce

<b>Ethel Battle-Velez</b>	Johnson Houses
<b>Melody Capote</b>	Caribbean Cultural Center (CCCADI)
<b>Diane Collier</b>	Uptown Grand Central
<b>Michelle Cruz</b>	Union Settlement's Economic Development Center

<b>Dimitri Gatanas</b>	Urban Garden Center & UGC eats
<b>Jonah Gensler</b>	LSA Family Health Service
<b>Diana Larazadall</b>	La Villa Merchants Association
<b>Sade Lythcott</b>	National Black Theatre
<b>Eri Noguchi</b>	The Association to Benefit Children
<b>Jim Ratti</b>	1775 Houses Tenants Association
<b>Sam Rivera</b>	ON Point NYC
<b>Patricia Singletary</b>	Elmendorf Reformed Church
<b>Robin E Spann-Jacobus</b>	Addie May Collins Head Start (3)
<b>Ann Marie Vasquez</b>	Boriken Neighborhood Health Center
<b>Jon Weinbach</b>	New York Proton Center

# Roll Call and Conflict of Interest



- Local Planning Committee (LPC) Members are reminded of their obligation to disclose potential conflicts of interest with respect to any of the projects that may be discussed today.
- If you have a potential conflict of interest regarding a project you believe will be discussed during the meeting, please disclose it now and recuse yourself from any discussion or vote about that project.
- Please inform the co-chairs during the meeting if the need to disclose a conflict arises unexpectedly, and of course then recuse yourself from discussion

# Meeting Objectives

1. Review community feedback and provide input on Public Workshop #2
2. Finalize vision, goals, and strategies
3. Recap project categories and eligibility criteria
4. Review all project proposals
5. Finalize DRI boundary
6. Review next steps



# Agenda

1. Welcome and Roll Call

## 2. Planning Process & Engagement Updates

3. Visions, Goals & Strategies

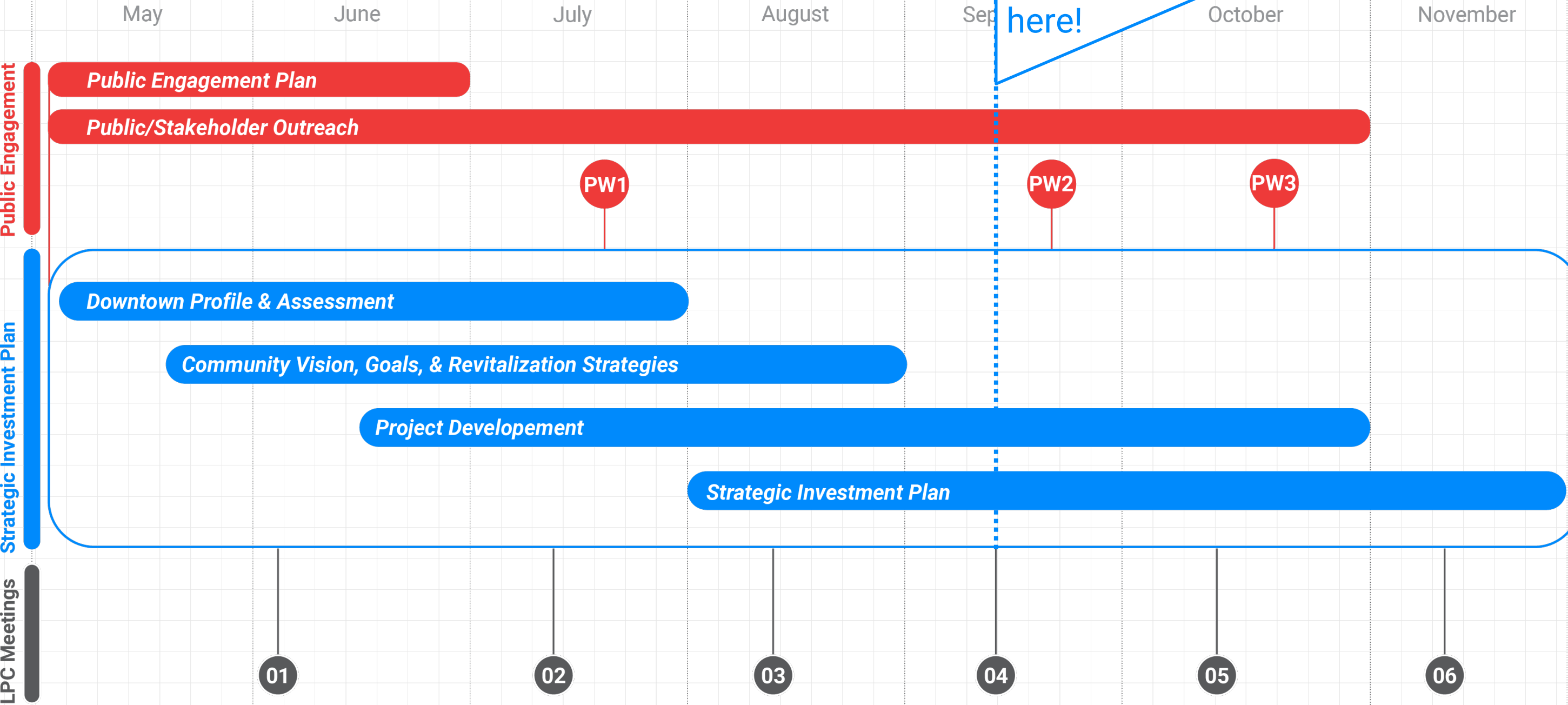
4. Project Eligibility and Evaluation Criteria

5. Project Proposals

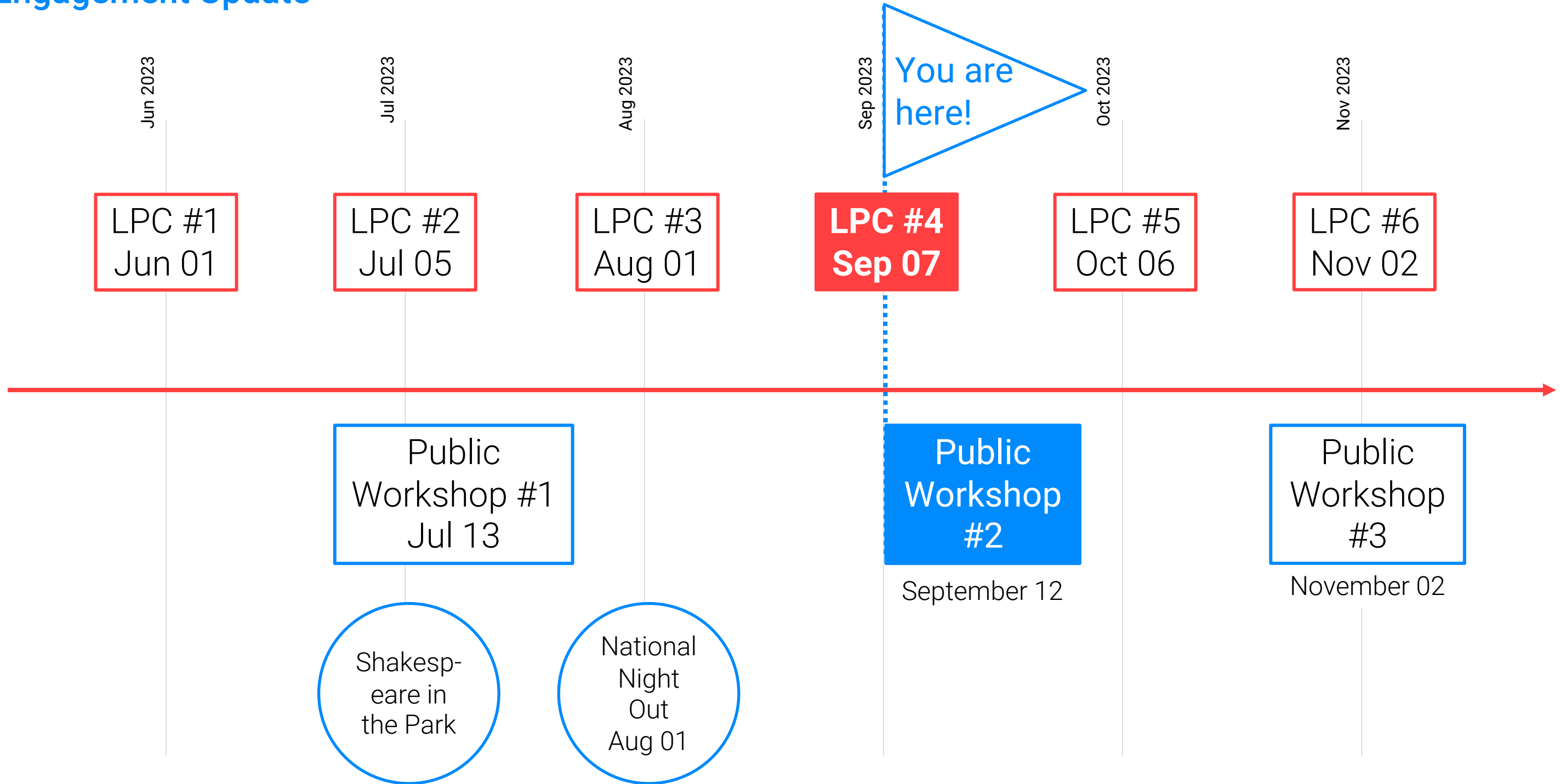
6. DRI Boundary

7. Public Comment

# Status Update



# Engagement Update





# What we heard...

## 1/ Public Realm Safety

- *A police post in Harlem River Park*
- *Security cameras along major streets*

## 2/ Affordability & Cost of Living

- *Rent stabilization, permanent, affordable & decent housing*

## 3/ Enhance Cultural Presence

- *Invest in local artists*
- *Promote youth entrepreneurs*

## 4/ Improve Conditions of and Access to Community Gardens

- *More community gardens for growing food.*
- *More planters and vegetation, along with cleaner sidewalks*



# Public Workshop #2

## Location:

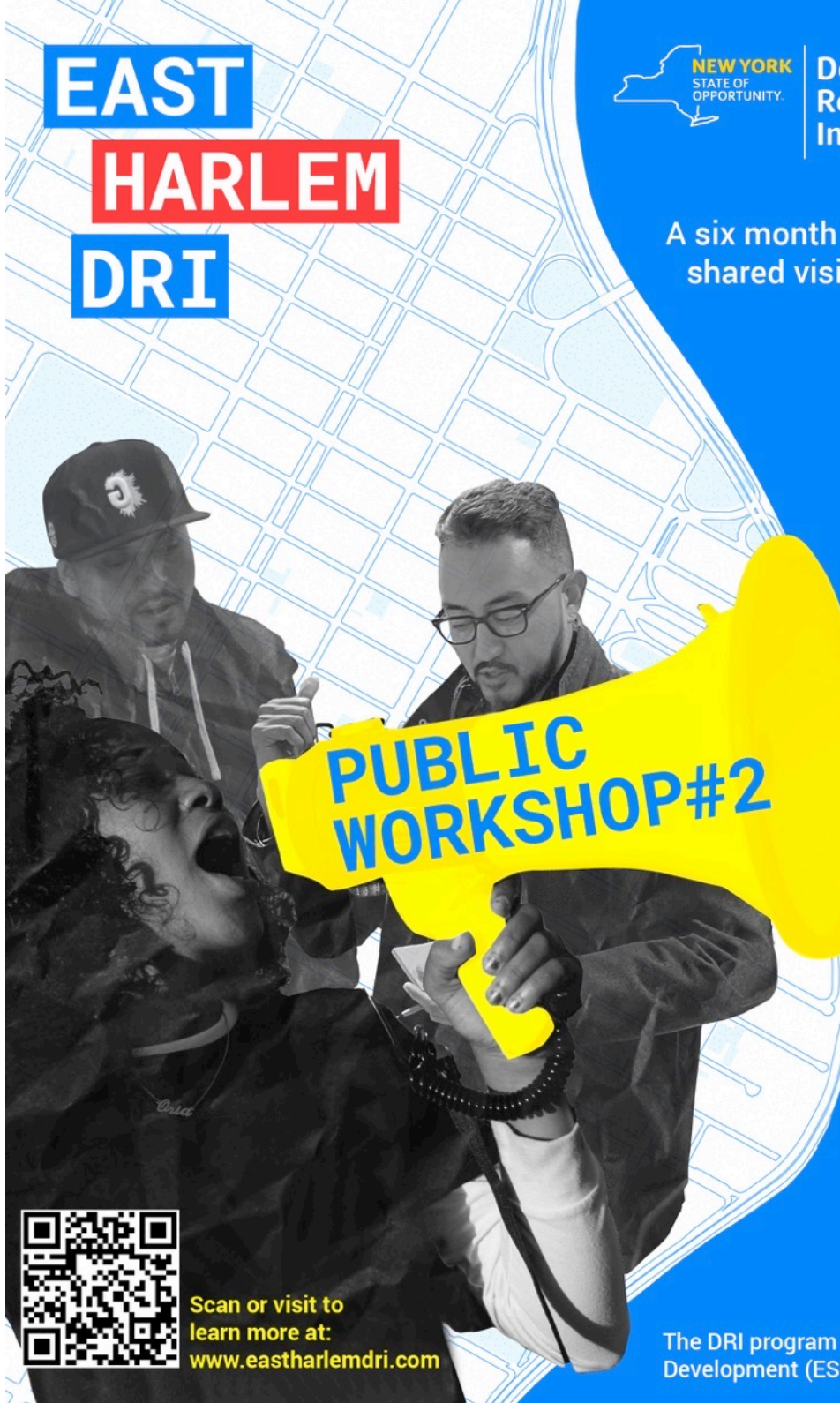
Union Settlement, 71 E 111<sup>th</sup> St.

Date: September 12<sup>th</sup>, 2023

Time: 6:30pm - 8:00pm

## Workshop Goals:

- Recap findings from past outreach events
- Present the community vision and goals, and review strategies
- Review and discuss all project proposals



Downtown Revitalization Initiative

East Harlem was awarded \$10 million for revitalization!

A six month long community-centric process will define a shared vision and supporting projects for revitalization.

# JOIN US!

SEPTEMBER 12, 6:30-8PM  
UNION SETTLEMENT  
@ 71 E 111<sup>th</sup> ST

Learn about proposed DRI projects received to date and provide valuable input on community priorities. To learn more about the types of projects visit [www.eastharlemdri.com](http://www.eastharlemdri.com)

The DRI program is led by the NYS Department of State in partnership with Empire State Development (ESD), NYS Homes and Community Renewal (HCR), and NYSERDA.



Scan or visit to learn more at: [www.eastharlemdri.com](http://www.eastharlemdri.com)

# Public Workshop #2- Agenda & Activities

## Agenda

### A. Presentation

1. Welcome remarks
2. Recap of past outreach events
3. Community vision and goals
4. Review of project criteria and open call for projects
5. Project proposals
6. Overview of workshop activities

### B. Open House and Discussion

1. How well does the project address the community vision and goals?
2. How would you improve the project to better address the community vision and goals?

How well does the project address the community vision and goals?

How would you improve the project to better address the community vision and goals?

Please pin a flag with your views at the project location.

September 12, 2023  
EAST HARLEM DRI PUBLIC WORKSHOP

NEW YORK CITY  
Downtown Revitalization Initiative

**A. EATWELL**  
Preliminary Project Cost: \$ 99,000  
• Develop a community center with an open food market and flexible spaces for health and educational programming and events.  
• Center will feature pop-up wellness activities, rotating healthy food from local vendors as well as new street furniture, community information devices, enlarged opening between street and new EatWell Food Market.

**B. EL MUSEO DEL BARRIO**  
Preliminary Project Cost: \$ 25,000,000  
• Modification and upgrade of the fifth floor and mezzanine, approximately 26,000 SF total.  
• Will create galleries, 2 artists in residence spaces, 2 artists studios/community spaces, 2 multipurpose spaces of combined 6000 SF equipment and storage space, offices, and restrooms.

**C. THE BEACON**  
Preliminary Project Cost: \$ 20,000,000  
• Modification and upgrade of the fifth floor and mezzanine, approximately 26,000 SF total.  
• Will create galleries, 2 artists in residence spaces, 2 artists studios/community spaces, 2 multipurpose spaces of combined 6000 SF equipment and storage space, offices, and restrooms.

**D. ASSEMBLY OSM DEVELOPMENT**  
Preliminary Project Cost: \$ 30,000,000  
• 51 residential units, approximately 13 affordable units and will meet Passive House certification standards.  
• Predevelopment completed by June 1, 2024.  
• Construction is scheduled to conclude in June 2025.

**E1. BORIKEN NEIGHBORHOOD HEALTH CENTER**  
Preliminary Project Cost: \$ 4,511,000  
• Will add 3 new stories to the existing 5-story building, each will be approximately 1500 SF.  
• Space will be used to expand current services and add additional services to better meet the health care needs of the community.

**E2. BORIKEN NEIGHBORHOOD HEALTH CENTER**  
Preliminary Project Cost: \$ 3,000,000  
• Funds will retrofit office/administrative space on the fourth floor.  
• 3 new dental operatories will be added; patient waiting area will be expanded.  
• Purchase and installation of dental equipment.

**E3. BORIKEN NEIGHBORHOOD HEALTH CENTER**  
Preliminary Project Cost: \$ 1,100,000  
• Renovation of the lower level of the Boriken Neighborhood Health Center.  
• Wall removal and installation of a sliding door will expand the capacity.

**F. HOTEL DEL BARRIO**  
Preliminary Project Cost: \$ 8,000,000  
• Mixed-use project involving the development of a micro-hotel brand with approximately 225 rooms.  
• 5000 SF ground-floor retail/commercial component is anticipated to include local food service operators and a workforce development program that will serve the hospitality industry.

**G. ELMENDORF REFORMED CHURCH FACADE RESTORATION**  
Preliminary Project Cost: \$ 2,000,000  
• Limestone cleaning  
• Restoration of metal cornices  
• Installation of energy-efficient windows.  
• Repair of stairway steps and stone curbs.

**H. LAS RAICES EAST HARLEM**  
Preliminary Project Cost: \$ 64,802,216  
• Construction of 4 residential buildings, 78 units  
• Funding would go towards community garden improvements, 2 large scale murals on the facades of the buildings, transitioning out of the NYC shelter system, and additional flood proofing improvements for community facility spaces and building cellars.

**I. EL BARRIO ARTS & CULTURE COMMERCIAL CORRIDOR**  
Preliminary Project Cost: \$ 7,300,000  
• Improvements to local businesses and cultural spaces including:  
1. Casa Latina Cabaret  
2. Johnny Cruz Spaña Salsa Gallery  
3. El Taller Boricua  
4. La Ponda Boricua

**J. COMMUNITY FACILITY AT ACACIA GARDENS**  
Preliminary Project Cost: \$ 205,000  
• Renovation of 4334 SF of unused Community Facility rental space to create a functional office suite that will be available for local non-profits to rent.  
• Worked with an architect to develop flexible floor plan including offices, communal spaces, and conference rooms

**K. AFRO-LATIN MUSIC & ARTS CENTER**  
Preliminary Project Cost: \$ 37,800,000  
• Fit-out construction of approx. 20,000 SF for a new Afro Latin Music and Arts Center in East Harlem.  
• Program spaces include rehearsal/classrooms, community co-working space, retail hall, gallery, community gathering spaces, and restrooms.

**L. CCADI REDEVELOPMENT PROJECT**  
Preliminary Project Cost: \$ 15,000,000  
• Replacement of sidewalk  
• Two trees will be planted, and an electronic "culture board" will be a permanent installation between them.  
• Entire first floor, damaged from 10 years of leaks, will be replaced.  
• One-time branding signage on the property.

**M. EL BARRIO ARTSPACES UPGRADES**  
Preliminary Project Cost: \$ 3,000,000  
• Installation of dance bars and a mirrored wall expansion for a dance studio.  
• Hanging systems, display cases, and movable walls for exhibition areas.  
• Seating, landscaping, and lighting enhancements for outdoor courtyard.

September 12, 2023  
EAST HARLEM DRI PUBLIC WORKSHOP

NEW YORK CITY  
Downtown Revitalization Initiative



## Public Workshop #2 – Promotion Methods

1. East Harlem DRI website: [www.eastharlemdri.com](http://www.eastharlemdri.com)
2. Emails to LPC members' networks
3. Email to BP office's networks
4. Newsletters
5. Flyer distribution through BP's office and LPC members.

# Agenda

1. Welcome and Roll Call
2. Planning Process & Engagement Updates
- 3. Visions, Goals & Strategies**
4. Project Eligibility and Evaluation Criteria
5. Project Proposals
6. DRI Boundary
7. Public Comment

## VISION

**Today/** East Harlem is a culturally and socioeconomically diverse neighborhood with two major cross-town commercial corridors and good transit connectivity to surrounding neighborhoods and the wider region. The neighborhood is home to a rich history of arts, culture, and activism, and plays an integral role in the larger NYC community. In addition to its many strengths, East Harlem has a number of challenges largely related to its inadequate resources, a concentration of social services, and overall affordability, all of which impact its residents, businesses, and the public realm.

**What we can do/** Capital projects resulting from the Downtown Revitalization Initiative (DRI) will work in tandem with existing initiatives to elevate the visibility of East Harlem's unique cultural assets and commercial corridors, enhancing residents' and visitors' experiences of the neighborhood, and inviting them to spend more time in the area. Investments will support affordability for businesses and residents, improve the public realm and connectivity, and market the area's history and identity.

**The Future/** East Harlem will become a vibrant, safe neighborhood with new business, public spaces, and transportation improvements. Residents and visitors will have access to a myriad of economic, cultural and educational opportunities and destinations.

1

## Local Economy

Support and grow local businesses on primary commercial corridors and leverage increased foot traffic generated by the anticipated 2<sup>nd</sup> Avenue subway extension.

2

## A Safe, Healthy, and Interconnected Neighborhood

Foster a healthier community by investing in public realm improvements that promote environmental sustainability and protect and prioritize pedestrians and cyclists.

3

## Historic and Cultural Identity

Reinforce East Harlem's identity by exhibiting and improving the visibility of its unique culture, history, and current assets.

4

## Community Development

Ameliorate symptoms of concentrated poverty and disinvestment by improving access to existing resource networks, and supporting open space improvements, wealth building opportunities, and addressing unnecessary impacts within the public realm.

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# Eligible Project Types

## New Development and/or Rehabilitation of Existing Downtown Buildings

- Development for mixed-use, commercial, residential, not-for-profit, or public uses.
- Lead to capital investments.
- Provide employment opportunities, housing choices, and/or services for the community.



Staten Island St George Theater

## Public Improvement Projects

- Streetscape and transportation improvements, recreational trails, wayfinding signage, new and upgraded parks, plazas, public art, green infrastructure.



Brooklyn Streetscape

## Small Project Fund

- Façade enhancements, building renovation improvements, business assistance, or public art.
- Funds are capped at \$1,000,000 for the NYC DRI community.



Chinatown

## Branding and Marketing

- Downtown branding and marketing projects that target residents, investors, developers, tourists, and/or visitors.
- Costs must be one-time expenses.



Bronx Walk of Fame

# Ineligible Project Types

## 1. Standalone Planning Activities

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Following the preparation of the Strategic Investment Plan (SIP), all DRI funds must be used for projects that directly implement the plan.

## 2. Operations And Maintenance

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DRI funds cannot be used for ongoing or routine expenses, such as staff salaries and wages, rent, utilities, and property upkeep.

## 3. Pre-award Costs

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Reimbursement for costs incurred before the completion of the SIP and the announcement of funding awards is not permitted.

## 4. Property Acquisition

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The cost of property acquisition can be included in the overall project budget, but the acquisition must be funded by another funding source.

## 5. Training And Other Program Expenses

The DRI programs are a one-time infusion of funds and cannot be used to cover continuous costs, such as training. costs and expenses related to existing programs.

# Project Requirements

1/

Timing

2/

Project Size  
& Scale

3/

Project  
Sponsors

4/

Financing

5/

Matching &  
Leverage

6/

Site Control

7/

Building  
Decarbonization

# Project Prioritization

Is the project  
DRI eligible  
and ready?

Are the  
funding needs  
substantiated?

Does the  
project address  
the DRI vision  
and goals?

Does impact  
justify funding  
requests?

Is there  
community  
support?

Do / could  
proposed  
projects  
complement  
each other?

# Project Evaluation Criteria

## 1/ Alignment with State and Local Goals

DRI/NYF State Goals

## 2/ Catalytic Effect

The project is likely to have a significant positive impact on the revitalization of the downtown by attracting other public and private investment at a scale appropriate for the DRI/NYF community.

## 3/ Project Readiness

The project should be well-developed and poised to proceed in the near-term in a way that will jump start the redevelopment of the DRI/NYF area.

## 4/ Eligible Project Type

The project must be one of the eligible project types outlined in the Eligibility Criteria section on pages two and three and must meet all the requirements for that specific project type.

## 5/ Cost Effectiveness

Investment of DRI/NYF funds in the project would represent an effective and efficient use of public resources.

## 6/ Co-Benefits

The project will result in secondary benefits to both the community and project developer.

# Project Evaluation Criteria

**EVALUATION CRITERIA WORKSHEET**

PROJECT NUMBER/NAME	😊	😐	😞
<b>State and Local Goals Alignment</b>			
1/ Alignment with State and Local Goals	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
2/ Alignment with DRI Vision and Goals	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Project Readiness</b>			
3/ Implementation within 2 years (from award of contract)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
4/ Sponsor / owner capacity	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Catalytic Effect</b>			
5/ Potential to attract other private investment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
6/ Improve the quality of life within the DRI boundary	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Co-Benefits</b>			
7/ Generates economic activity, tax revenue and new jobs / employment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
8/ Improves quality of life, sustainability, and / or community health	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Advancing Sustainability &amp; Resiliency</b>			
9/ Significant and transformative impact on downtown	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Cost Effectiveness</b>			
10/ Represents effective and efficient use of DRI funds responds to market needs	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
11/ Needs DRI funds to advance project	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
12/ Ability to proceed without any significant regulatory hurdles	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

# Agenda

1. Welcome and Roll Call
2. Planning Process & Engagement Updates
3. Visions, Goals & Strategies
4. Project Eligibility and Evaluation Criteria

## 5. Project Proposals

6. DRI Boundary
7. Public Comment

# Projects in Each Category: 30 Total projects

New Development  
and/or Rehabilitation  
of Existing Downtown  
Buildings



Public Improvement  
Projects



Small Project  
Fund



Branding and  
Marketing





# Locations of Projects Submitted

## New Development and/or Rehabilitation of Existing Downtown Buildings

- A** EatWell
- B** El Museo del Barrio Fifth Floor Mezzanine Upgrade
- C** The Beacon
- D** Assembly OSM Development
- E** Boriken Neighborhood Health Center Projects (3)
- F** Hotel del Barrio
- G** Elmendorf Reformed Church Facade Restoration
- H** Las Raices East Harlem (4 sites)
- I** El Barrio Arts & Culture Commercial Corridor
- J** Community Facility at Acacia Gardens
- K** Afro Latin Music and Arts Center
- L** CCCADI Redevelopment Project
- M** Enhancing Artistic Spaces: Upgrades for Black Box Theater, Dance Studio, Exhibition Area, and Courtyard

## Public Improvement Projects

- N** Tag East Harlem (TAGEH)
- O** 2nd and 3rd Avenue Bike Racks
- P** 116th Street Flower Pots
- Q** Tree Pit Lighting
- R** Refurbish the Spirit of East Harlem Mural
- S** Gateway to East Harlem
- T** Security Camera Mapping and Installation
- U** Repair East River Promenade
- V** 127th Street Entry Plaza
- W** East 116th Street Revitalization

## Small Project Fund

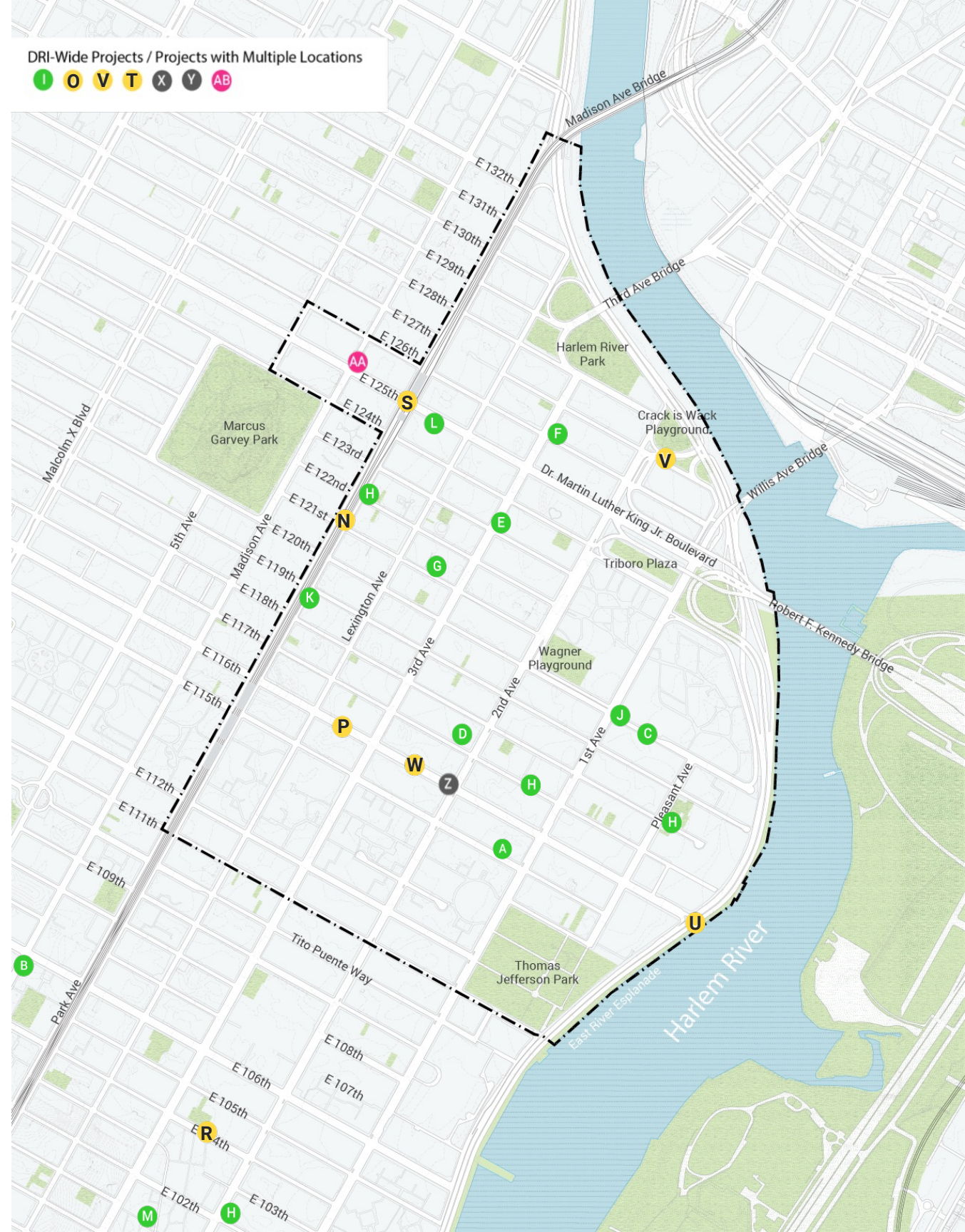
- X** Security Cameras and Alarm Systems for Local Businesses
- Y** East Harlem Mural Refresh
- Z** Beautification, Culture, and Safety Project at the East 116th Street and 2nd Avenue Hub

## Branding and Marketing

- AA** National Black Theatre
- AB** El Barrio Cultural Corridor Placemaking Initiative

DRI-Wide Projects / Projects with Multiple Locations

- I** **O** **V** **T** **X** **Y** **AB**



# Projects in Each Category: Consolidated to 26 projects

## New Development and/or Rehabilitation of Existing Downtown Buildings: 15 Consolidation: 13

- A EatWell
- B El Museo del Barrio Fifth Floor Mezzanine Upgrade
- C The Beacon
- D Assembly OSM Development
- E Boriken Neighborhood Health Center Projects (3)
- F Hotel del Barrio
- G Elmendorf Reformed Church Facade Restoration
- H Las Raices East Harlem (4 sites)
- I El Barrio Arts & Culture Commercial Corridor
- J Community Facility at Acacia Gardens
- K Afro Latin Music and Arts Center
- L CCCADI Redevelopment Project
- M Enhancing Artistic Spaces: Upgrades for Black Box Theater, Dance Studio, Exhibition Area, and Courtyard

## Public Improvement Projects: 10 Consolidation: 8

- N Tag East Harlem (TAGEH)
- O 2nd and 3rd Avenue Bike Racks
- P 116th Street Flower Pots
- Q Tree Pit Lighting
- R Refurbish the Spirit of East Harlem Mural
- S Gateway to East Harlem
- T Security Camera Mapping and Installation
- U Repair East River Promenade
- V 127th Street Entry Plaza
- W East 116th Street Revitalization

## Small Project Fund: 3 Consolidation: 3

- X Security Cameras and Alarm Systems for Local Businesses
- Y East Harlem Mural Refresh
- Z Beautification, Culture, and Safety Project at the East 116th Street and 2nd Avenue Hub

## Branding and Marketing: 2 Consolidation: 2

- AA National Black Theatre
- AB El Barrio Cultural Corridor Placemaking Initiative

# Projects in Each Category: Consolidated to 26 projects

New Development  
and/or Rehabilitation  
of Existing Downtown  
Buildings



Public Improvement  
Projects



Small Project  
Fund



Branding and  
Marketing



# A. EatWell

**SPONSOR:** LSA Family Health Service

**LOCATION:** 333 East 115<sup>th</sup> Street, New York, NY 10029

**OWNERSHIP:** Little Sisters of the Assumption Family Health Service, Inc. and are without liens.

## PROJECT DESCRIPTION:

- Community center with an open food market and flexible spaces for health and educational programming.
- Center will feature pop-up wellness activities, rotating healthy food from local vendors.
- Includes new street furniture, community information devices, enlarged opening on street.
- Preliminary project designs have been completed.

## FUNDING REQUEST:

- Preliminary Project Cost: \$993,945
- DRI Funding Requested: \$955,245

**INITIAL ELIGIBILITY REVIEW:** Eligible



# B. El Museo del Barrio Fifth Floor Mezzanine Modifications & Upgrade

**SPONSOR:** Amigos del Museo del Barrio, Inc.

**LOCATION:** 1230 Fifth Avenue, New York, NY 10029

**OWNERSHIP:** All necessary permits are anticipated by and will be obtained by the project planner Katz Architecture.

## PROJECT DESCRIPTION:

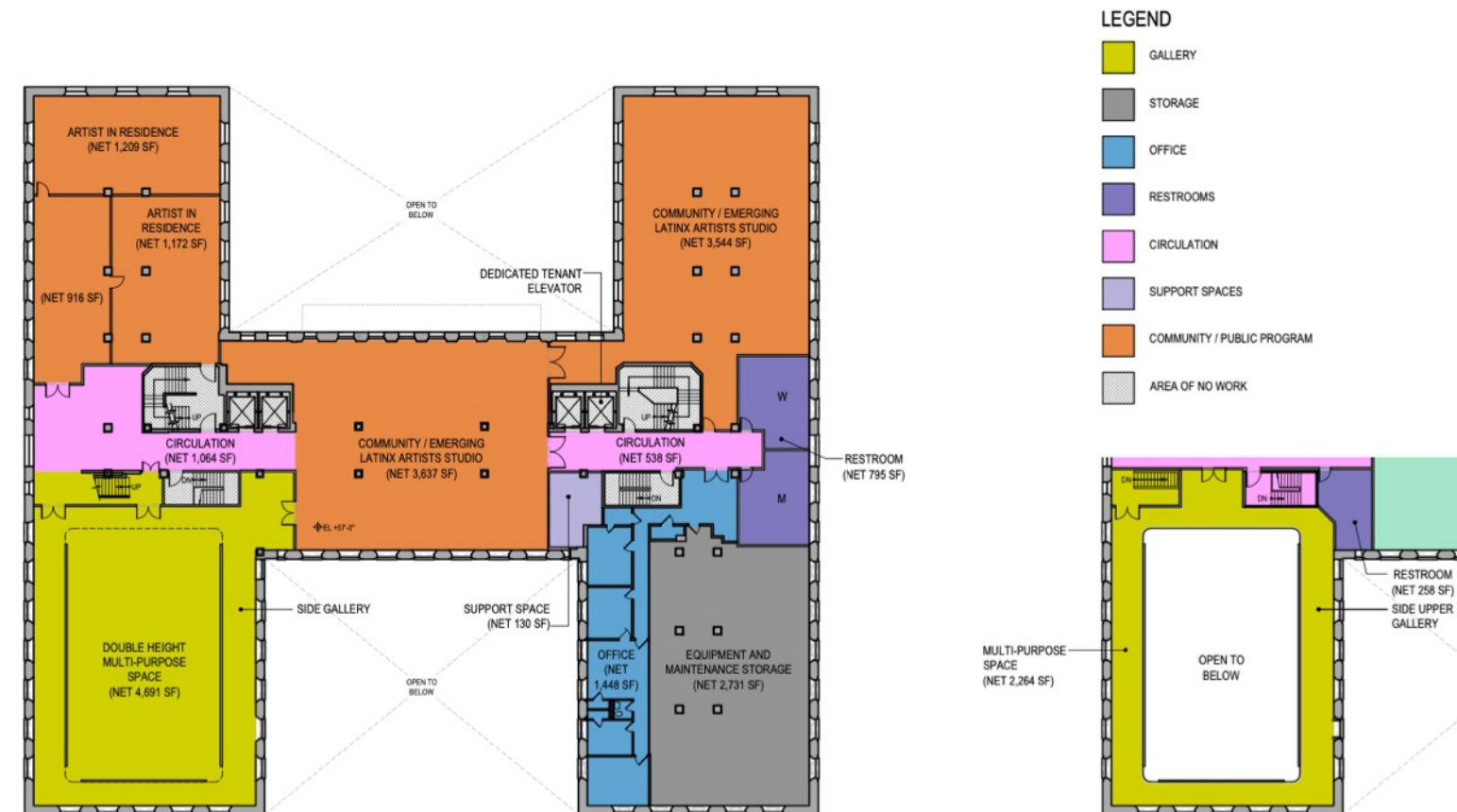
- Modification and upgrade of the fifth floor and mezzanine, approximately 26,000 SF total.
- Will create galleries, 2 artists in residence spaces, 2 artists studios/community spaces, 2 multipurpose spaces of combined 6000 SF, equipment and storage space, offices, and restrooms.

## FUNDING REQUEST

- Preliminary Project Cost: \$10,000,000
- DRI Funding Requested: \$1,000,000 (10% of total cost)

## INITIAL ELIGIBILITY REVIEW:

- Outside DRI boundary



# C. The Beacon

**SPONSOR:** The Community Builders

**LOCATION:** 413 East 120<sup>th</sup> Street, New York, NY 10035

**OWNERSHIP:** Land currently owned by City of New York. The site will be purchased by an affiliate of the sponsor from the City for a nominal fee.

## **PROJECT DESCRIPTION:**

- 21-story residential building and a renovated community facility building with a 9,327 SF. addition.
- Community facility will offer below-market office space for nonprofit organizations in East Harlem.
- New 6<sup>th</sup> floor of community facility will include a multipurpose gym, event space, and greenhouse.
- Schematic design has been completed. ULURP will begin in Fall 2023.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$220,456,758
- DRI Funding Requested: \$2,000,000

**INITIAL ELIGIBILITY REVIEW:** Eligible



# D. Assembly OSM Development

**SPONSOR:** Assembly OSM

**LOCATION:** 247 East 117th Street, New York, NY 10035

**OWNERSHIP:** The land has already been acquired by Assembly OSM-owned affiliate, 247 E 117 Street LLC. The owner of the property is anticipated to be a joint venture of Assembly OSM and additional Limited Partners ("LPs")

## **PROJECT DESCRIPTION:**

- 51 residential units; approximately 13 affordable units.
- Will meet passive house certification standards.
- Predevelopment completed by June 1, 2024.
- Construction is scheduled to conclude in June 2025.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$30,251,300
- DRI Funding Requested: \$3,000,000

**INITIAL ELIGIBILITY REVIEW:** Eligible



# E1. Boriken Neighborhood Health Center Projects

**SPONSOR:** East Harlem Council for Human Services, Inc.

**LOCATION:** 2265 Third Avenue, New York, NY 10035

**OWNERSHIP:** East Harlem Council for Human Services, Inc.

## PROJECT DESCRIPTION:

- Will add 3 new stories to the existing 5-story building, each will be approximately 1500 SF.
- Space will be used to expand current services and add additional services to better meet the health care needs of the community.

## FUNDING REQUEST

- Preliminary Project Cost: \$4,475,399
- DRI Funding Requested: \$4,475,399

## INITIAL ELIGIBILITY REVIEW:

Maybe eligible with additional info on project readiness.



 Project expansion



# E2. Boriken Neighborhood Health Center Projects

**SPONSOR:** East Harlem Council for Human Services, Inc.

**LOCATION:** 2265 Third Avenue, New York, NY 10035

**OWNERSHIP:** East Harlem Council for Human Services, Inc.

## PROJECT DESCRIPTION:

- Funds will retrofit office/administrative space on the existing fourth floor.
- 3 new dental operatories will be added; patient waiting area will be expanded.
- Purchase and installation of dental equipment.

## FUNDING REQUEST

- Preliminary Project Cost: \$338,944
- DRI Funding Requested: \$338,944

**INITIAL ELIGIBILITY REVIEW:** Eligible



 Project expansion

# E3. Boriken Neighborhood Health Center Projects

**SPONSOR:** East Harlem Council for Human Services, Inc.

**LOCATION:** 2265 Third Avenue, New York, NY 10035

**OWNERSHIP:** East Harlem Council for Human Services, Inc.

## PROJECT DESCRIPTION:

- Renovation of the lower level of the Boriken Neighborhood Health Center.
- Current meeting room is used for activities with patients and the public on topics such as nutrition, and health education.
- Wall removal and installation of a sliding door will expand the capacity.

## FUNDING REQUEST

- Preliminary Project Cost: \$61,386
- DRI Funding Requested: \$61,386

## INITIAL ELIGIBILITY REVIEW:

Maybe eligible if it is not standalone demolition work.



 Project expansion



# F. Hotel del Barrio

**SPONSOR:** BOS Development Inc.

**LOCATION:** 2321 Third Avenue, New York, NY 10035

**OWNERSHIP:** The land is currently owned by the City of New York, which negotiated a term sheet with the development team.

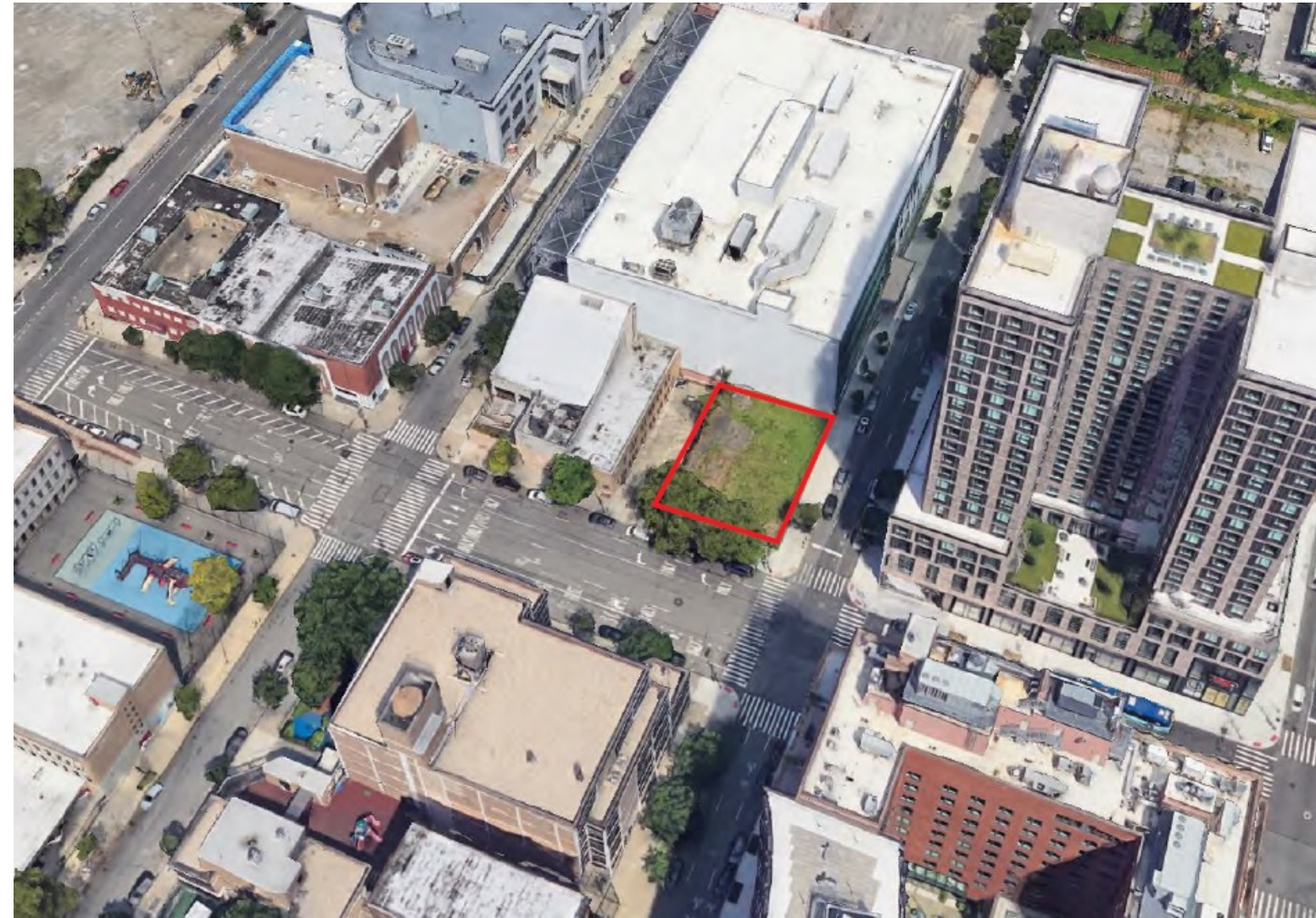
## **PROJECT DESCRIPTION:**

- Mixed-use project involving the development of a micro-hotel brand with approximately 225 rooms.
- 5000 SF ground-floor retail/commercial component is anticipated to include local food service operators and a workforce development program that will serve the hospitality industry.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$83,855,000
- DRI Funding Requested: \$1,000,000

**INITIAL ELIGIBILITY REVIEW:** Eligible



# G. Elmendorf Reformed Church Façade Restoration

**SPONSOR:** Elmendorf Reformed Church

**LOCATION:** 171 East 121st Street

**OWNERSHIP:** Not specified

## **PROJECT DESCRIPTION:**

- Limestone cleaning.
- Restoration of metal cornices.
- Installation of energy-efficient windows.
- Repair of stairway steps and stone curbs.
- 3-month timeline.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$292,000
- DRI Funding Requested: Not specified

## **INITIAL ELIGIBILITY REVIEW:**

Maybe eligible with additional information on costs and funding request



# H. Las Raices East Harlem

**SPONSOR:** Ascendant Neighbourhood Development Corp.

**LOCATION:** 1761 Park Avenue, 505 East 118th Street, 338 East 117th Street, 303 East 102nd Street

**OWNERSHIP:** City of New York (current) to be transferred to Las Raices HDFC after construction.

## **PROJECT DESCRIPTION:**

- Construction of 4 residential buildings; 78 units
- The site (303 East 102<sup>nd</sup>) is not within boundary.
- Funding would go towards community garden improvements, large scale murals on the facades of the buildings.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$64,182,216
- DRI Funding Requested: \$500,000

## **INITIAL ELIGIBILITY REVIEW**

Some sites may be eligible with additional information on funding request, one site is outside DRI boundary.



# I. El Barrio Arts & Culture Commercial Corridor

**SPONSOR:** El Taller Boricua

**LOCATION:** Various locations along Lexington Ave (103rd St to 116th St), East 117th St, 303 East 102nd St

**OWNERSHIP:** Multiple / Unclear

## PROJECT DESCRIPTION:

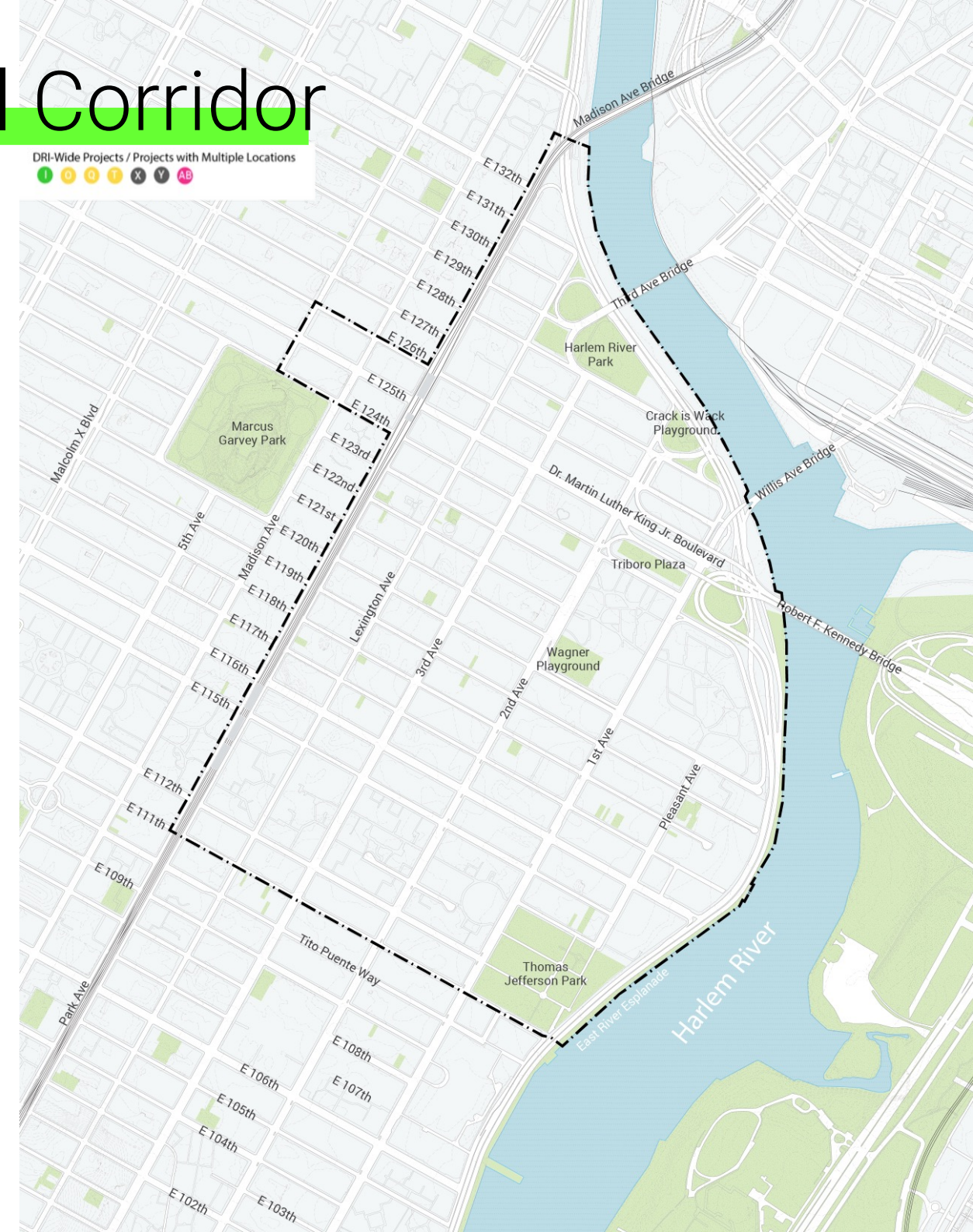
- Casa Latina Cabaret: Multipurpose cafes and performance spaces (**this location closed in 2022**).
- La Fortaleza: new industry rehearsal performance and exhibition spaces, theaters & galleries (driven by marijuana & hemp wellness).
- El Taller Boricua: Renovate an existing property to include gallery space, printmaking workshop, artist studio, and archive rooms.

## FUNDING REQUEST

- Preliminary Project Cost: \$7,808,200
- DRI Funding Requested: \$7,808,200

## INITIAL ELIGIBILITY REVIEW:

Does not appear to be eligible; portions outside DRI boundary, property control is unclear, other eligibility questions.



# J. Community Facility at Acacia Gardens

**SPONSOR:** Acacia Real Estate Development (ARED) Inc.  
(affiliate of Acacia Gardens HDFC)

**LOCATION:** 401-411 East 120th Street, New York, NY 10035

**OWNERSHIP:** Acacia Gardens HDFC.

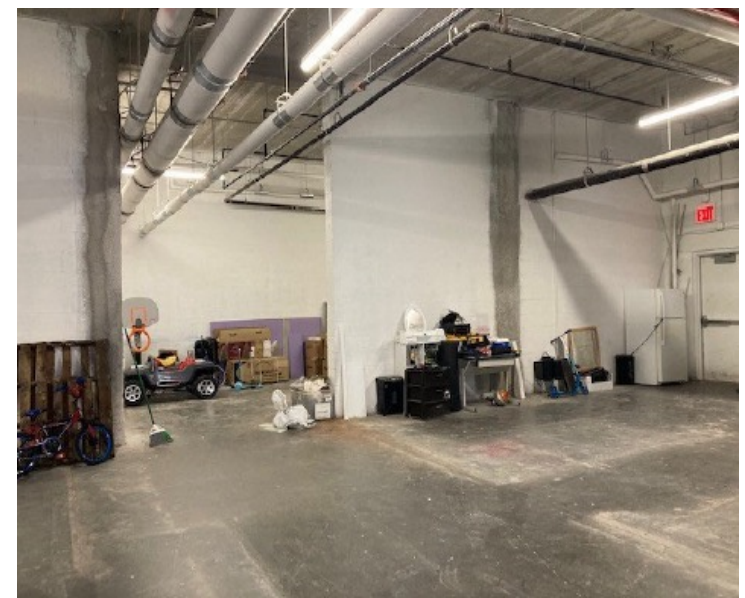
## PROJECT DESCRIPTION:

- Renovation of 4,334 SF of unused Community Facility rental space.
- Will create a functional office suite that will be available for local non-profits to rent.
- Flexible floor plan including offices, communal spaces, and conference rooms

## FUNDING REQUEST

- Preliminary Project Cost: \$926,494
- DRI Funding Requested: \$926,494

**INITIAL ELIGIBILITY REVIEW:** Eligible



# K. Afro-Latin Music & Arts Center

**SPONSOR:** Afro Latin Jazz Alliance of NY, Inc. (ALJA)

**LOCATION:** 1695 Park Avenue, New York, NY 10035

**OWNERSHIP:** Mega Development; ALJA (long-term lease).

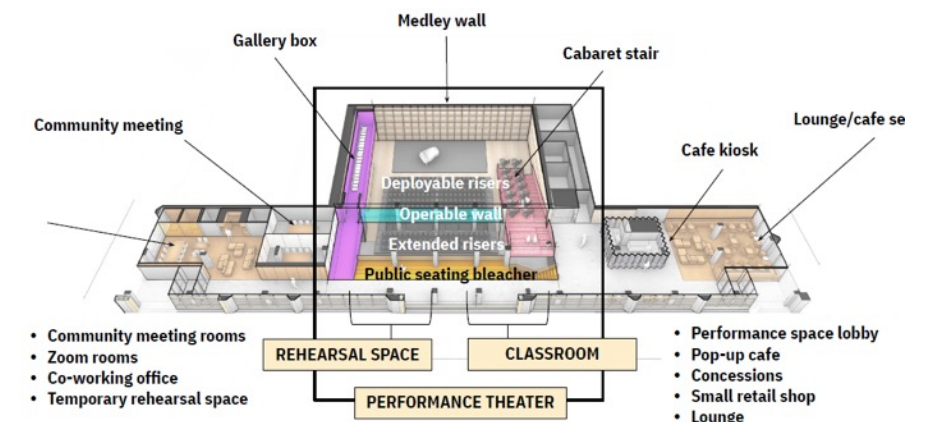
## PROJECT DESCRIPTION:

- Fit-out construction of approx. 20,000 SF for a new Afro Latin Music and Arts Center in East Harlem.
- Program spaces include rehearsal/classrooms, community co-working space, recital hall, gallery, community gathering spaces, and restrooms.
- Includes an after-school program.

## FUNDING REQUEST

- Preliminary Project Cost: \$37,500,000
- DRI Funding Requested: \$2,000,000

**INITIAL ELIGIBILITY REVIEW:** Eligible





# L. Caribbean Cultural Center African Diaspora Institute Redevelopment Project

**SPONSOR:** Caribbean Cultural Center African Diaspora Institute (CCCADI)

**LOCATION:** 120 East 125th Street, New York, NY 10035

**OWNERSHIP:** CCCADI

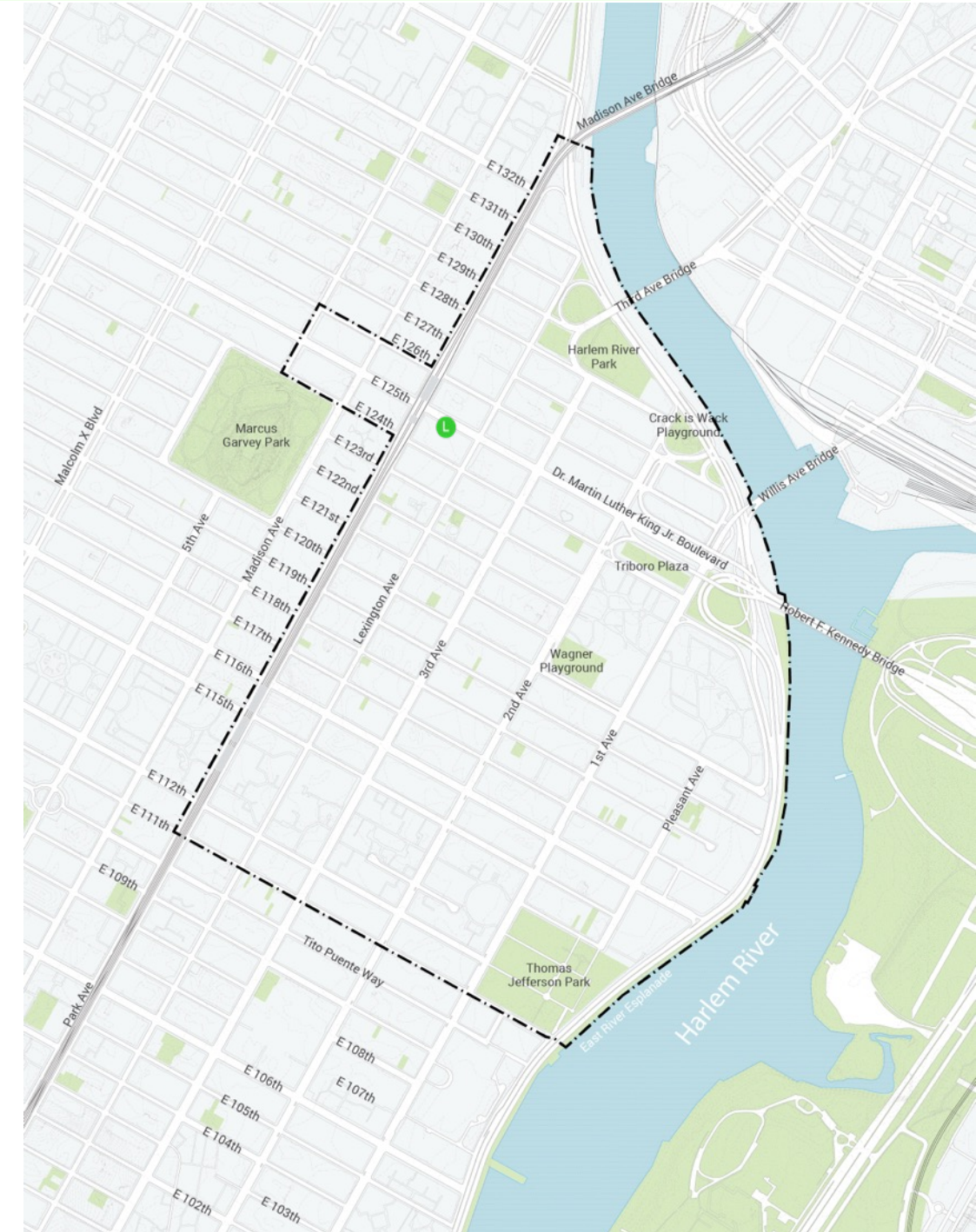
## PROJECT DESCRIPTION:

- Replacement of sidewalk.
- Two trees will be planted, and an electronic “culture board” will be a permanent installation between them.
- Construction of two permanent frames on building walls that will house renderings by community artists.
- Building will be rewired with Cat5 compliant standards.
- Entire first floor, (damaged) will be replaced.
- One-time branding signage on the property.

## FUNDING REQUEST

- Preliminary Project Cost: \$2,725,000
- DRI Funding Requested: \$2,695,000

**INITIAL ELIGIBILITY REVIEW:** Eligible



# M. El Barrio Artspace Upgrades

**SPONSOR:** El Barrio's Artspace LP

**LOCATION:** 215 East 99th Street, New York, NY 10029

**OWNERSHIP:** Artspace Projects

## PROJECT DESCRIPTION:

- Enhanced lighting, new seating, and surround sound system for a black box theatre.
- Installation of dance bars and a mirrored wall expansion for a dance studio.
- Hanging systems, display cases, and movable walls for exhibition areas.
- Seating, landscaping, and lighting enhancements for outdoor courtyard.

## FUNDING REQUEST

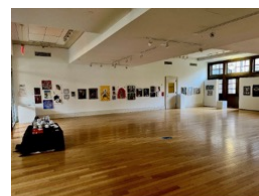
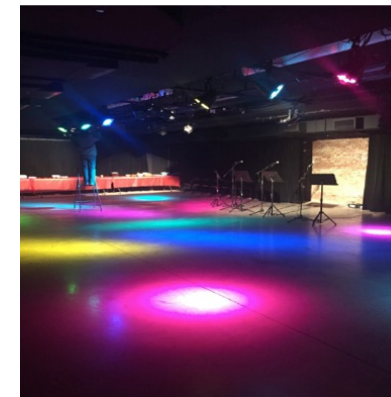
- Preliminary Project Cost: \$500,000
- DRI Funding Requested: \$500,000

## INITIAL ELIGIBILITY REVIEW:

The project is outside the DRI boundary



Back Courtyard



# N. Tag East Harlem (TAGEH)

**SPONSOR:** TBD

**LOCATION:** East 97th Street to East 132nd Street along Park Avenue Viaduct

**OWNERSHIP:** Metropolitan Transportation Authority (MTA)

## **PROJECT DESCRIPTION:**

- Transform the Park Avenue Viaduct into an outdoor gallery space, giving local artists a new canvas, restaurants and shops new patrons and residents improved property values.
- Precedents include Wynwood, Miami

## **FUNDING REQUEST**

- Preliminary Project Cost: \$600,000
- DRI Funding Requested: \$600,000 (100% of total cost)

## **INITIAL ELIGIBILITY REVIEW:**

Insufficient project information, lack of site control, eligibility concerns.



# 0. 2<sup>nd</sup> and 3<sup>rd</sup> Avenue Bike Racks

**SPONSOR:** La Villa Merchants Association

**LOCATION:** 2nd Avenue between East 116th and East 117th Streets; 3rd Avenue between East 115th and East 116th Streets.

**OWNERSHIP:** NYC Department of Transportation (DOT)

## **PROJECT DESCRIPTION:**

- Requesting enough bike racks to park 125 bikes.
- 25 trees, ~5 bikes per tree.

## **FUNDING REQUEST**

- Preliminary Project Cost: TBD
- DRI Funding Requested: TBD

## **INITIAL ELIGIBILITY REVIEW:**

Insufficient information, maybe eligible with additional information



# P. 116<sup>th</sup> Street Flowerpots

**SPONSOR:** La Villa Merchants Association

**LOCATION:** East 116<sup>th</sup> Street between Lexington and 1<sup>st</sup> Avenues

**OWNERSHIP:** NYC DOT

## **PROJECT DESCRIPTION:**

- A total of 16 pots will be placed on the corners of 4 intersections.
- Pots will be painted by local artists and community members.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$11,200
- DRI Funding Requested: \$11,200

## **INITIAL ELIGIBILITY REVIEW:**

Insufficient information, maybe eligible with additional information



# Q. Tree Pits Lighting

**SPONSOR:** La Villa Merchants Association

**LOCATION:** East 116<sup>th</sup> Street between 1st Avenue and 3rd Avenue; from East 115<sup>th</sup> Street to East 117<sup>th</sup> Street on 3rd Avenue; from East 115<sup>th</sup> Street to East 117<sup>th</sup> Street on 1st Avenue

**OWNERSHIP:** NYC DOT

## PROJECT DESCRIPTION:

- Lighting a total of 80 tree pits.
- Approximately 60 tree pits within 116th street between 1st avenue and 3rd avenue; 10 tree pits on 1st avenue between 115th street and 117th street; 10 tree pits along 3rd avenue from 115th street to 117th street.
- Lighting will illuminate trees and provide lighting to sidewalks.

## FUNDING REQUEST

- Preliminary Project Cost: TBD
- DRI Funding Requested: TBD

## INITIAL ELIGIBILITY REVIEW:

Insufficient information, maybe eligible with additional information



# R. Refurbish the “Spirit of East Harlem” Mural

**SPONSOR:** Hope Community Inc.

**LOCATION:** 160 East 104th Street, New York, NY 10029

**OWNERSHIP:** Hope Community Inc.

## **PROJECT DESCRIPTION:**

- Refurbish “The Spirit of East Harlem” mural.
- Last refurbish was in the 1990s.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$125,000
- DRI Funding Requested: \$125,000

## **INITIAL ELIGIBILITY REVIEW:**

Outside DRI boundary, eligibility questions.



# S. Gateway to East Harlem

**SPONSOR:** Uptown Grand Central

**LOCATION:** 125<sup>th</sup> Street Plaza, under Park Avenue Viaduct

**OWNERSHIP:** NYC DOT

## **PROJECT DESCRIPTION:**

- Funding will be used to add new lighting that will brighten the gathering space at night, making it operational and safe during evening hours.
- Will also include sound reduction methods that will reduce noise by up to 10 decibels.
- Improvements will allow the space to become operational as a center for visitors and commuters from the subway & Metro-North stations.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$2,700,000
- DRI Funding Requested: \$2,200,000

## **INITIAL ELIGIBILITY REVIEW:**

Maybe eligible with additional information



# T. Security Camera Mapping Installation

**SPONSOR:** Uptown Grand Central

**LOCATION:** Multiple locations across East Harlem

**OWNERSHIP:** Various city agencies

## **PROJECT DESCRIPTION:**

- This project will include the identification of City-owned street poles and other locations for the installation of 20 new NYPD Argus security cameras.
- Argus cameras are owned and operated by the NYPD.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$800,000
- DRI Funding Requested: \$800,000

## **INITIAL ELIGIBILITY REVIEW:**

Maybe eligible with additional information



# U. Repair East River Esplanade

**SPONSOR:** None specified

**LOCATION:** East River Esplanade

**OWNERSHIP:** NYC Department of Parks and Recreation (DPR)

**PROJECT DESCRIPTION:**

- Repair the East River Esplanade from East 111<sup>th</sup> Street to East 132<sup>nd</sup> Street

**FUNDING REQUEST**

- Preliminary Project Cost: \$2 million
- DRI Funding Requested: \$2 million

**INITIAL ELIGIBILITY REVIEW:**

Insufficient information to review



# V. 127<sup>th</sup> Street Entry Plaza with Park Amenities

**SPONSOR:** NYC DPR

**LOCATION:** 325 East 127<sup>th</sup> Street, New York, NY 10035

**OWNERSHIP:** NYC DPR

## **PROJECT DESCRIPTION:**

- Funds will be used to develop a public restroom at a new entry plaza being developed at an existing traffic triangle.
- Entry plaza will also feature a bicycle rack, lighting, seating, and landscaping.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$8,848,350
- DRI Funding Requested: \$4,634,850

**INITIAL ELIGIBILITY REVIEW:** Eligible



# W. East 116<sup>th</sup> Street Revitalization

**SPONSOR:** Union Settlement

**LOCATION:** East 116th Street Corridor from Park Avenue to 1st Avenue

**OWNERSHIP:** N/A

## PROJECT DESCRIPTION:

- Enhance major aspects of the corridor such as streetscapes, lighting, bike racks, signage, tree pits and street trees.
- Repair of broken and dangerous sidewalks.
- Repair of broken and rat-infested tree pits.
- Addition of needed lighting structures, bike racks and trees.

## FUNDING REQUEST

- Preliminary Project Cost: None specified
- DRI Funding Requested: None specified

## INITIAL ELIGIBILITY REVIEW:

Maybe eligible with additional information



# X. Security Cameras & Alarm Systems for Local Businesses

**SPONSOR:** La Villa Merchants Association

**LOCATION:** Businesses throughout East Harlem

**OWNERSHIP:** Various business owners

## PROJECT DESCRIPTION:

- Over 40 small businesses in need of a panic alarm button.
- 30 businesses will need cameras

## FUNDING REQUEST

- Preliminary Project Cost: TBD
- DRI Funding Requested: TBD

## INITIAL ELIGIBILITY REVIEW:

Maybe eligible with additional information



# Y. East Harlem Mural Refresh

SPONSOR: Uptown Grand Central

LOCATION: Multiple locations across East Harlem

OWNERSHIP: Various property owners

## PROJECT DESCRIPTION:

- Project highlight will be the restoration of “The Spirit of East Harlem.”
- Additional artworks throughout East Harlem will be rehabilitated.
- Additional installation of 1-3 artworks throughout the neighborhood.

## FUNDING REQUEST

- Preliminary Project Cost: \$500,000
- DRI Funding Requested: \$500,000

## INITIAL ELIGIBILITY REVIEW:

Some artworks maybe eligible with additional information  
Spirit of East Harlem is outside DRI Boundary.



# Z. Beautification, Culture, & Safety Project at the East 116<sup>th</sup> Street and 2<sup>nd</sup> Avenue Hub

SPONSOR: Union Settlement

LOCATION: East 116th Street Corridor between 3rd and 1st Avenues

OWNERSHIP: N/A

## PROJECT DESCRIPTION:

- Façade improvements & lighting on the 2nd Avenue Intersection at East 116th Avenue.
- The improvements will extend in 4 directions from East 116<sup>th</sup> Street and 2<sup>nd</sup> Avenue.
- Enhancement on the eastern corridor will join with businesses on the western side for improved entranceways.

## FUNDING REQUEST

- Preliminary Project Cost: \$1,130,060
- DRI Funding Requested: \$1,130,060

## INITIAL ELIGIBILITY REVIEW:

Maybe eligible with additional information



# AA. El Barrio Cultural Corridor Place-making Initiative

**SPONSOR:** East Harlem Council for Community Improvement, Inc. (EHCCI)

**LOCATION:** Multiple locations across East Harlem

**OWNERSHIP:** Various property owners

## **PROJECT DESCRIPTION:**

- The “El Barrio Cultural Corridor Place-making Initiative” is an inter-disciplinary art initiative that will be comprised of multiple elements, including:
- Art Residency Program, Streetscape Improvements, Creative Way-finding Initiatives, Branding and Marketing Strategy.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$3,450,000
- DRI Funding Requested: \$2,050,000

## **INITIAL ELIGIBILITY REVIEW:**

Outside DRI boundary, property control is unclear, other eligibility questions.





# AB. National Black Theatre – Exterior Art and Signage

**SPONSOR:** National Black Theatre

**LOCATION:** 2031 Fifth Avenue, New York, NY 10035

**OWNERSHIP:** NBT & L+M Development Partners and Ray.

## **PROJECT DESCRIPTION:**

- NBT is constructing a multipurpose performing arts and job-training center at 125th St and 5th Ave.
- Funding requested for façade artwork and exterior signage.
- NBT has retained branding and signage consultants.

## **FUNDING REQUEST**

- Preliminary Project Cost: \$2,366,117
- DRI Funding Requested: \$300,000 (12.67% of total cost)

**INITIAL ELIGIBILITY REVIEW:** Eligible if the scope is distinct from scopes that have received prior State funding.



# Project Eligibility

**9** Eligible Projects

**14** Maybe Eligible

**7** Do not appear to be Eligible

# Agenda

1. Welcome and Roll Call
2. Planning Process & Engagement Updates
3. Visions, Goals & Strategies
4. Project Eligibility and Evaluation Criteria
5. Project Proposals
- 6. DRI Boundary**
7. Public Comment

# Finalize the DRI Boundary

## New Development and/or Rehabilitation of Existing Downtown Buildings

- A** EatWell
- B** El Museo del Barrio Fifth Floor Mezzanine Upgrade
- C** The Beacon
- D** Assembly OSM Development
- E** Boriken Neighborhood Health Center Projects (3)
- F** Hotel del Barrio
- G** Elmendorf Reformed Church Facade Restoration
- H** Las Raices East Harlem (4 sites)
- I** El Barrio Arts & Culture Commercial Corridor
- J** Community Facility at Acacia Gardens
- K** Afro Latin Music and Arts Center
- L** CCCADI Redevelopment Project
- M** Enhancing Artistic Spaces: Upgrades for Black Box Theater, Dance Studio, Exhibition Area, and Courtyard

## Public Improvement Projects

- N** Tag East Harlem (TAGEH)
- O** 2nd and 3rd Avenue Bike Racks
- P** 116th Street Flower Pots
- Q** Tree Pit Lighting
- R** Refurbish the Spirit of East Harlem Mural
- S** Gateway to East Harlem
- T** Security Camera Mapping and Installation
- U** Repair East River Promenade
- V** 127th Street Entry Plaza
- W** East 116th Street Revitalization

## Small Project Fund

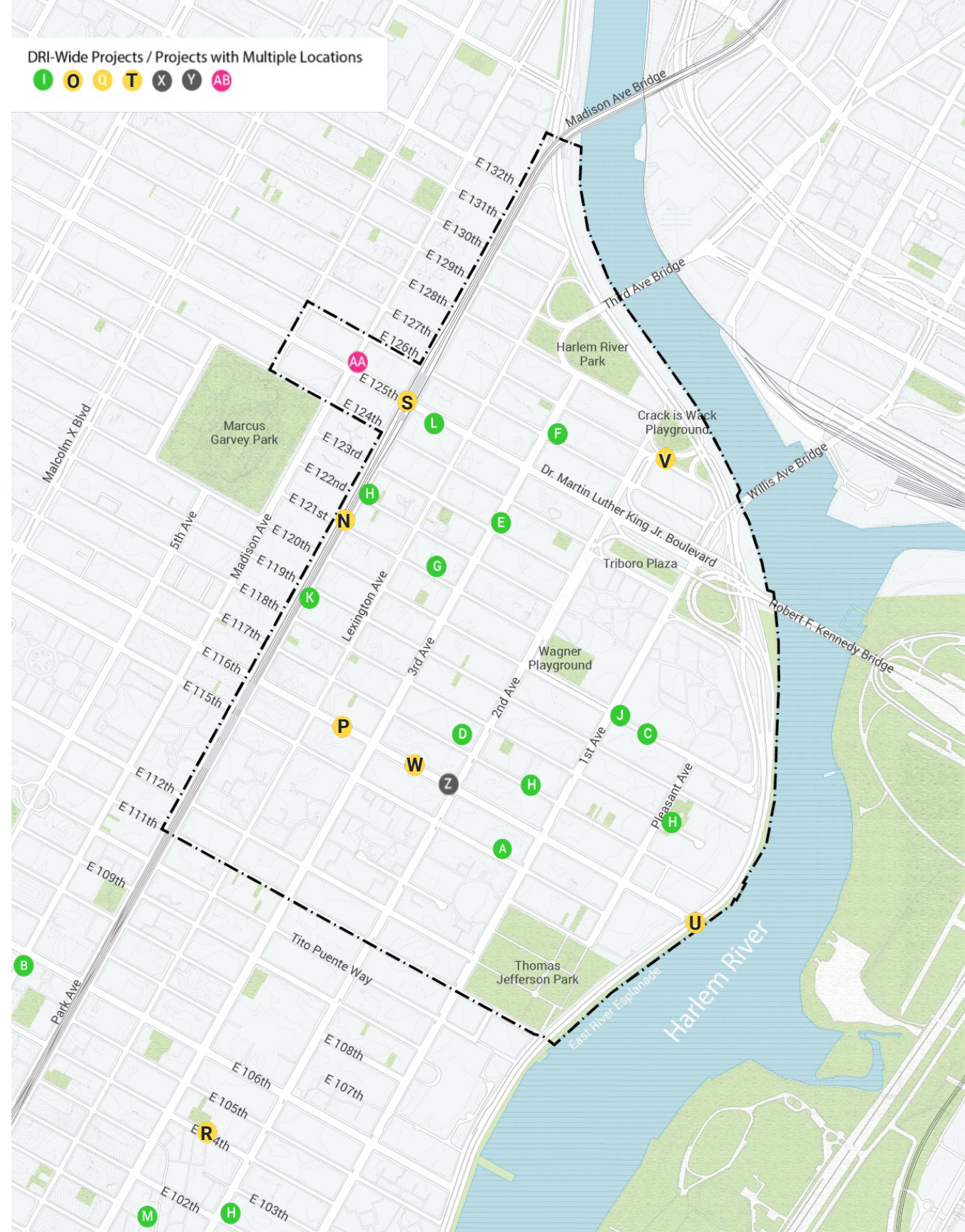
- X** Security Cameras and Alarm Systems for Local Businesses
- Y** East Harlem Mural Refresh
- Z** Beautification, Culture, and Safety Project at the East 116th Street and 2nd Avenue Hub

## Branding and Marketing

- AA** National Black Theatre
- AB** El Barrio Cultural Corridor Placemaking Initiative

DRI-Wide Projects / Projects with Multiple Locations

- I** **O** **Q** **T** **X** **Y** **AB**



# Agenda

1. Welcome and Roll Call
2. Planning Process & Engagement Updates
3. Visions, Goals & Strategies
4. Project Eligibility and Evaluation Criteria
5. Project Proposals
6. DRI Boundary
7. Public Comment

## Strategies

- Encourage façade improvements, primarily along East 116<sup>th</sup> and East 125<sup>th</sup> streets, to make storefronts more attractive to potential patrons.
- Assist business owners in the purchase and installation of security cameras to foster safer commercial corridors that are inviting to users.
- Fund streetscape improvements such as widened sidewalks, raised crosswalks, and way-finding signage, to upgrade pedestrian paths connecting commuters and tourists to commercial corridors and nodes.
- Develop a “visual vocabulary” of banners and signage to designate key commercial corridors.

# 1 / Local Economy

Support and grow local businesses on primary commercial corridors and leverage increased foot traffic generated by the anticipated 2<sup>nd</sup> Avenue subway extension.

# 2/

## A Safe, Healthy, and Interconnected Neighborhood

Foster a healthier community by investing in public realm improvements that promote environmental sustainability and protect and prioritize pedestrians and cyclists.

### Strategies

- Install bike racks along existing and planned bike routes and delivery routes. In addition, expand bike networks by adding protected lanes on heavily trafficked routes.
- Extend curbs and apply traffic-calming measures to intersections that see high numbers of conflicts between vehicles and pedestrians, specifically intersections along East 125<sup>th</sup> Street.
- Prioritize streetscape improvements along 125th and 116th streets and connections to secondary activity nodes, by adding trees, planting, lighting, and waste receptacles.

# 2/ A Safe, Healthy, and Interconnected Neighborhood

Foster a healthier community by investing in public realm improvements that promote environmental sustainability and protect and prioritize pedestrians and cyclists.

## Strategies

- Incorporate green infrastructure projects such as bio-swales and green roofs along 125<sup>th</sup> and 116<sup>th</sup> streets, and around the Third Avenue, RFK, and Willis Avenue bridges to bolster environmental resiliency and reduce urban heat island effect.
- Support community gardens with capital improvements and expand their visitation to community members



## Strategies

- Create an information signage program to exhibit the area's history, people, and places of historic significance in the public realm.
- Develop branding and marketing materials to promote unique neighborhood history and events such as the annual 116<sup>th</sup> Street Festival.
- Protect and expand the installation of existing and new public art projects that celebrate the area's identity.
- Renovate structures and spaces of cultural and historic significance, such as theaters, to allow them to continue serving their communities.

# 3/ Historic and Cultural Identity

Reinforce East Harlem's identity by exhibiting and improving the visibility of its unique culture, history, and current assets.

## Strategies

- Elevate Park Avenue as a cultural corridor to promote access and visitation to all attractions under the Park Avenue viaduct.

# 3/

## Historic and Cultural Identity

Reinforce East Harlem's identity by exhibiting and improving the visibility of its unique culture, history, and current assets.

# 4/ Community Development

Ameliorate symptoms of concentrated poverty and disinvestment by improving access to existing resource networks, and supporting open space improvements, wealth building opportunities, and addressing unnecessary impacts within the public realm.

## Strategies

- Support the development of a central neighborhood intake center in the vicinity of East 116<sup>th</sup> Street and Lexington Avenue to serve the populations seeking temporary shelters on Randall's and Ward's Islands.
- Support projects that include affordable housing for a variety of populations, including veterans and seniors.
- Incentivize the development of affordable spaces for new small business owners to grow their businesses and network with other entrepreneurs.

# 4/ Community Development

Ameliorate symptoms of concentrated poverty and disinvestment by improving access to existing resource networks, and supporting open space improvements, wealth building opportunities, and addressing unnecessary impacts within the public realm.

## Strategies

- Encourage the redevelopment of publicly controlled vacant and underutilized lots to support a variety of community uses, including events and programming.
- Connect community organizations and residents to resources such as workforce development, housing, food services, small business enterprise, and financial literacy.
- Invest in public spaces in and around NYCHA developments, and at the edges of NYCHA campuses, to better connect public housing residents with the surrounding neighborhood.

# Project Evaluation Criteria Worksheet

## State and Local Goals Alignment

1. Alignment with State and Local Goal
2. Alignment with DRI Vision and Goals




## Project Readiness

3. Implementation within 2 year (from award of contract)
4. Sponsor/owner capacity

## Catalytic Effect

5. Potential to attract other private investment
6. Improve the quality of life within the DRI boundary

# EVALUATION CRITERIA WORKSHEET

PROJECT NUMBER/NAME			
<b>State and Local Goals Alignment</b>			
1/ Alignment with State and Local Goals	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
2/ Alignment with DRI Vision and Goals	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Project Readiness</b>			
3/ Implementation within 2 years (from award of contract)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
4/ Sponsor / owner capacity	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Catalytic Effect</b>			
5/ Potential to attract other private investment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
6/ Improve the quality of life within the DRI boundary	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Co-Benefits</b>			
7/ Generates economic activity, tax revenue and new jobs / employment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
8/ Improves quality of life, sustainability, and / or community health	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Advancing Sustainability &amp; Resiliency</b>			
9/ Significant and transformative impact on downtown	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Cost Effectiveness</b>			
10/ Represents effective and efficient use of DRI funds responds to market needs	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
11/ Needs DRI funds to advance project	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
12/ Ability to proceed without any significant regulatory hurdles	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

### Recommendation (select one)

- A. Project should be recommended for DRI Funds
- B. Project could be recommended but additional details needed.
- C. Project has support but is not ready / may not be ready for DRI Funds
- D. Project is not appropriate for DRI and should not move forward for further evaluation

### Comments or Questions

# Project Evaluation Criteria Worksheet

## Advancing Sustainability & Resiliency

9. Significant and transformative impact on downtown

## Cost Effectiveness

10. Represents effective and efficient use of DRI funds responds to market needs

11. Needs DRI funds to advance project




12. Ability to proceed without any significant regulatory hurdles

## Co-Benefits

13. Generate economic activity, tax, revenue and new jobs/employment

14. Improves quality of life, sustainability, and/or community health

# EVALUATION CRITERIA WORKSHEET

PROJECT NUMBER/NAME			
<b>State and Local Goals Alignment</b>			
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2/ Alignment with DRI Vision and Goals	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Project Readiness</b>			
3/ Implementation within 2 years (from award of contract)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
4/ Sponsor / owner capacity	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Catalytic Effect</b>			
5/ Potential to attract other private investment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
6/ Improve the quality of life within the DRI boundary	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Co-Benefits</b>			
7/ Generates economic activity, tax revenue and new jobs / employment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
8/ Improves quality of life, sustainability, and / or community health	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<b>Advancing Sustainability &amp; Resiliency</b>			
9/ Significant and transformative impact on downtown	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
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