

An aerial photograph of Lower Manhattan, New York City, showing a dense cluster of skyscrapers and buildings. In the foreground, there is a green park area with trees and a body of water. A semi-transparent rectangular box is overlaid on the center of the image, containing the text for the meeting.

**North/West Battery Park City Resilience Project
Construction Advisory Committee (CAC)
March 20, 2026**

Meeting #3

Agenda

- 1. Construction Advisory Committee: Membership & Goals**
- 2. Follow up items from January CAC**
- 3. The Project**
- 4. Site Readiness Work Update**
- 5. Outreach & Engagement Update**
- 6. Discussion**

1 CAC Membership & Goals

CAC: Overview & Membership

Attendee Groups

- Elected Officials
- NYC/NYS agencies
- Manhattan CB1
- BPC building representatives
- BPC area local organizations and schools



Previous NWBPCR Construction Advisory Committee meetings took place in November 2025 and January 2026.

CAC: Goals and Ground Rules

GOALS:

- Monitor commitments set forth by BPCA and BPC Resiliency Project Team
- Collaborate with BPCA and the project team to provide recommendations and problem-solve community construction impacts.
- Serve as an ongoing vehicle for information-sharing, bridging the gap between community, BPCA, and the project team

MEETING CONDUCT:

- This is a safe space to speak freely in order to work out difficult concerns
- Speak respectfully and allow others to speak without interruption
- Please make every effort to move the agenda forward by avoiding repetition
- Focus should be on the NW Resiliency construction project rather than unrelated BPCA items (BPCA happy to discuss other issues in other forums)
- Meetings are being recorded and will be posted on the NW project site

2 Follow-Up Items from January CAC

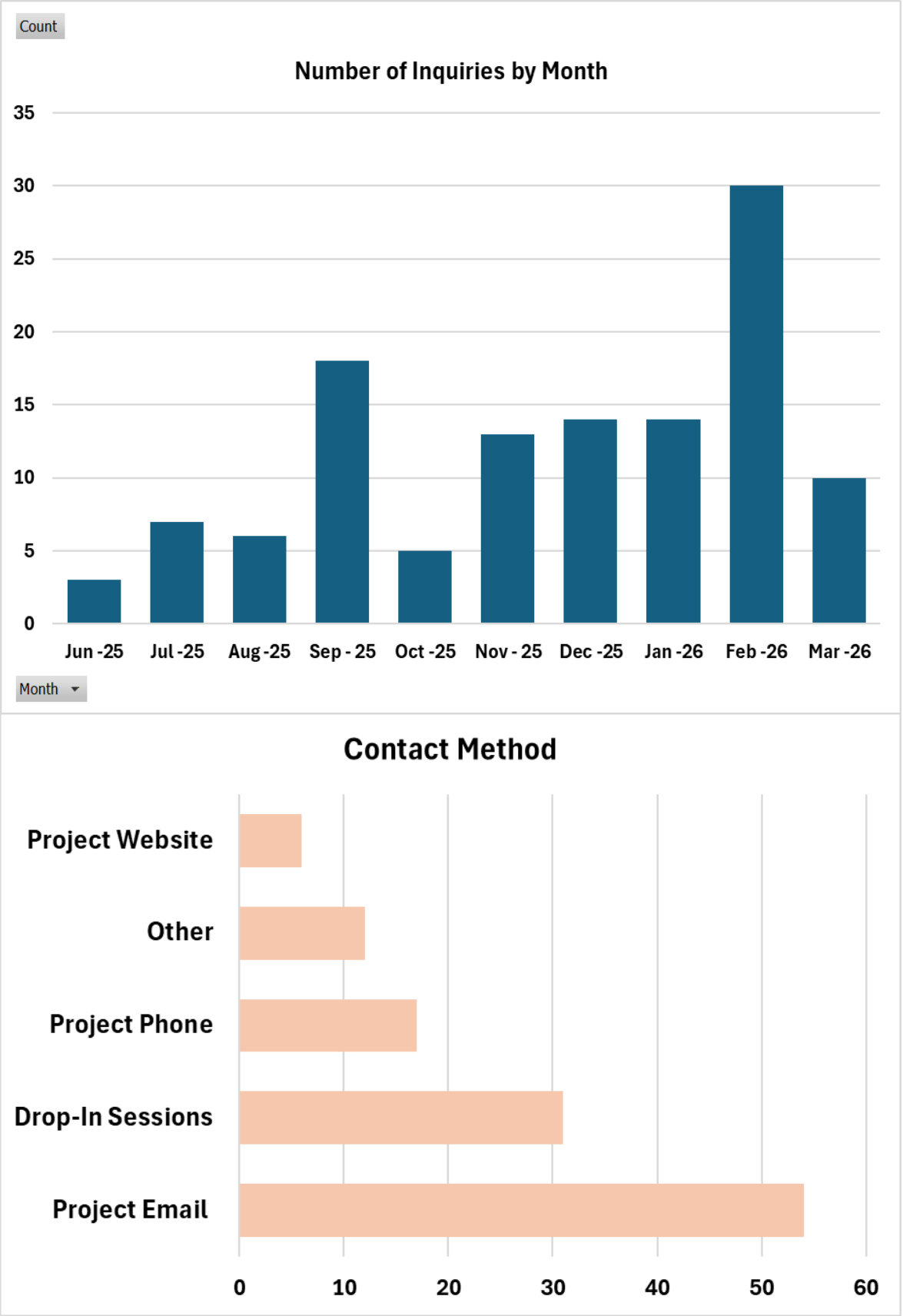
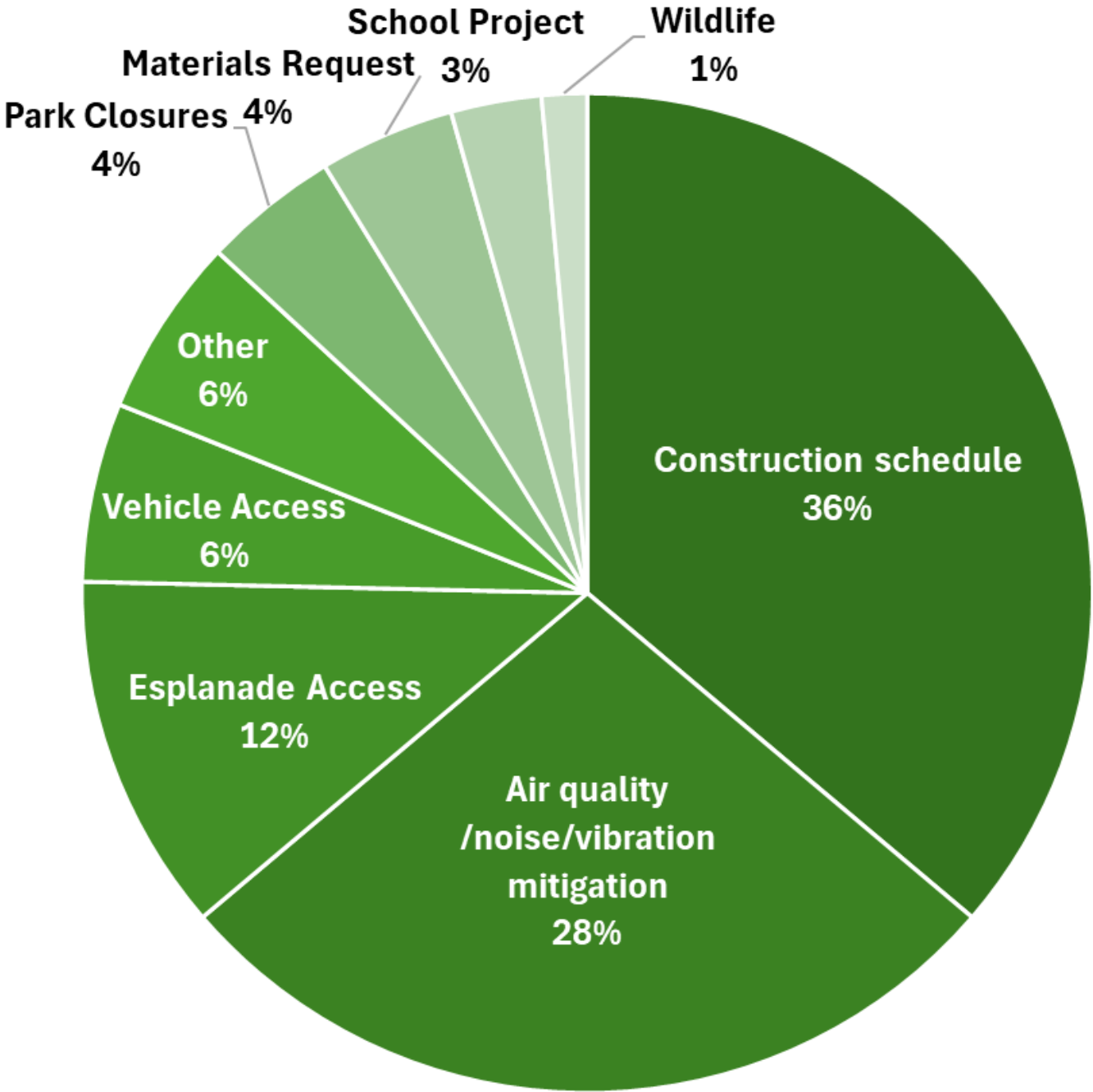
Follow-Up Items from January CAC

Some notable issues and responses include:

- **Can there be potential signage on Albany St. in the South part of the street so pedestrians don't need to walk all the way down before having to turn around?**
 - Yes, BPCA is looking into new signage options for Albany Street that will be appropriately sized for this location.
- **Gateway Tenant Association- follow-up question about if there was ever a study done to gauge the noise levels in the higher floors of the building? Based on complaints.**
 - Construction is being done in accordance with NYC DEP guidelines for sound mitigation. This plan includes the deployment of sound blankets and other noise control measures.
- **Alice Blank wants plans for more outreach. She asked how NWBPCR plans will be integrated into 9A in terms of mobility and safety.**
 - An overview of "Community Outreach: Recent, Upcoming, and Ongoing" is detailed here on Slide 25, and includes measures (e.g., continuation of the Resiliency "Drop In" sessions) responsive to feedback we have already received. We'll continually look to refine that.
 - BPCA is included as stakeholder in the Route 9A Study discussions, and NYS State DOT is fully aware of the North/West Battery Park City Resiliency Project work. And while it will take into account NWBPCR, the as-yet unfinished Route 9A Study, however, is not a resiliency project.
- **Tammy Meltzer asked a question about how the BPCA has been communicating to tourists (who don't know everyday areas/the construction project) especially for the Brookfield community.**
 - BPCA's general outreach plan can be seen on slide 25. BPCA has also reached out to NYC & Co for specific recommendations on how best to reach tourists. BPCA will also be looking into additional signage for recreational users of the BPC such as joggers and others who may not be familiar with the NW Resiliency project.
- **Jeff Galloway asked if the phasing drawings can be updated so people can be more informed about the fluctuating plans? These drawings are important because they show not just the building changes, but pedestrian spaces, etc.**
 - BPCA has posted phasing drawings for Reach 6 on the website and shared the overall schedule with the community during the 3/11 Feedback session.

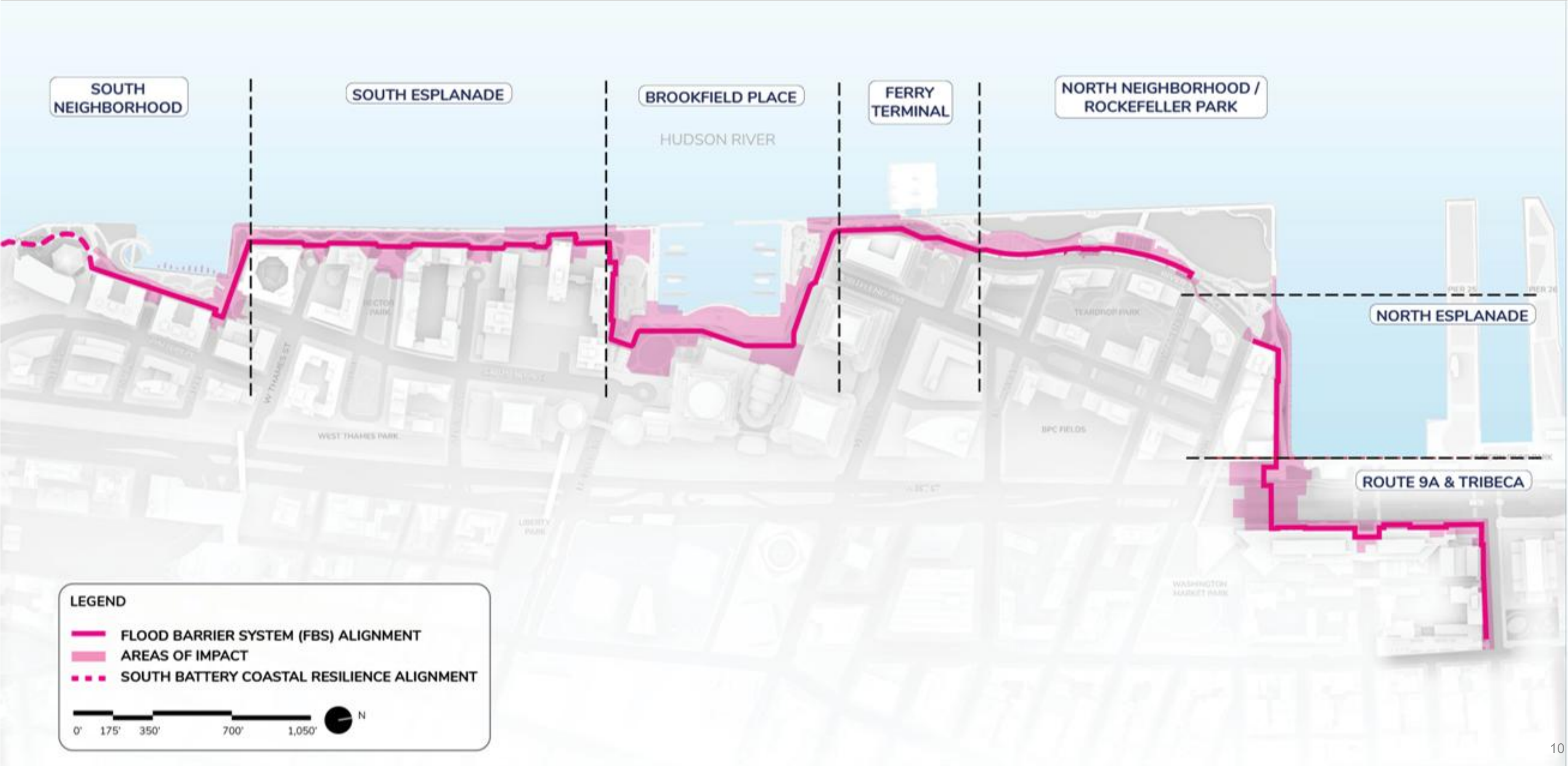
Community Outreach: Inquiry Type & Volume

- Since June 2025 the project team has received 149 total individual inquiries regarding the project.
- Have received 69 issue inquiries since last CAC
- The top topics were:
 - Construction schedule
 - Air/Noise/vibration mitigation
 - Esplanade Access
- New inquiries driven in large part by **start of work on Chambers St plus Albany St work resuming** + esplanade access questions.



3 The Project

Alignment



Construction Objectives

- **Limit disruption** to complete the project **as quickly as possible**
 - Avoid delay in achieving flood protection
 - Shorten the overall duration of construction impacts to the community
 - Contain project costs by avoiding escalation costs
- **Sequence construction** to accelerate protection of highest risk areas and continuous stretches of space that can be reopened soonest.
- **Began construction** of N/W only ***after*** Wagner Park reopened
- **Provide meaningful open spaces** throughout construction.
- **Communicate consistently** with the community throughout construction.



Timeline

Construction began Fall 2025 and will finish in Late 2030

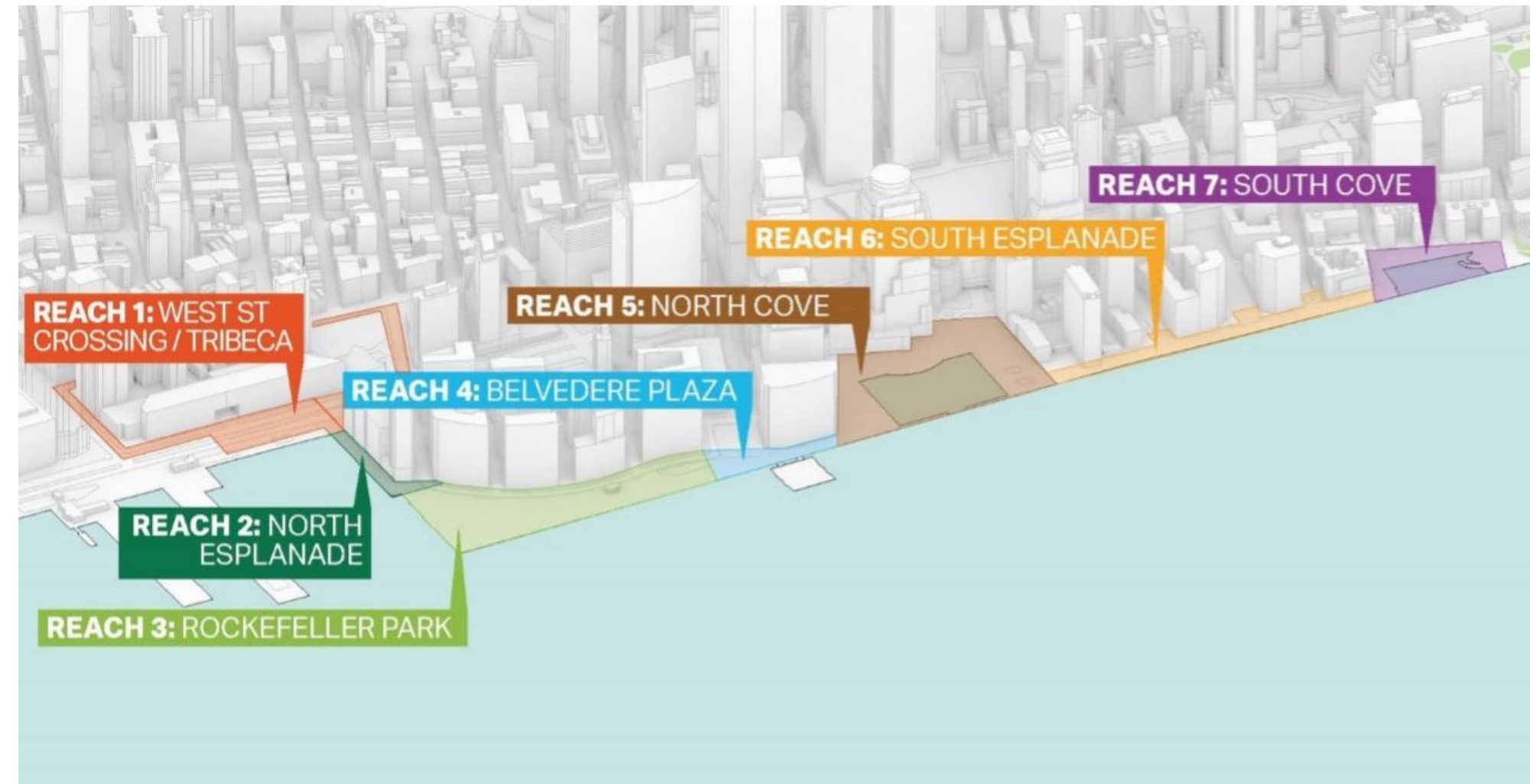
Current Start Dates & Durations *(subject to change)*

Site Readiness:

- Albany St - ongoing
- Rector Place - work beginning in March
- Chambers – began in February
- North Cove - ongoing
- Stuyvesant - ongoing
- Vesey Place – work begins in Spring

Flood Barrier System Construction Schedule

- North Cove: 2nd Quarter 2026 (57 months)
- South Esplanade: 2nd Quarter 2026 (50 months)
- **South Cove: 2nd Quarter 2026 (28 months)**
- West St Crossing/Tribeca: 3rd Quarter 2026 (48 months)
- North Esplanade: 3rd Quarter 2026 (43 months)
- Belvedere Plaza: 1st Quarter 2027(43 months)
- Rockefeller Park: 2nd Quarter 2028 (28 months)



Construction Protocols & Monitoring

- **Normal citywide construction hours apply:**
 - Weekdays 7AM-6PM
 - Aim is for heaviest work to begin after 8AM
 - Any required weekend/night work to be noticed in advance
- **Independent Air/Noise Quality Monitor:**

Excel Environmental Resources, Inc.
Lawra Dodge, LSRP
Eric Mertz, LSRP
- Lawra Dodge came highly recommended by CB1, has experience in this community as independent community monitor for:
 - Manhattan Detention Complex
 - 250 Water Street Brownfield Cleanup
- Presented to Manhattan CB1 BPC Committee in December 2025 and March 2026



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Site Readiness Work

Site Readiness and Flood Barrier System Construction

- Areas highlighted below either have ongoing work or will be mobilized soon



Albany Street- Tide Gate Installation

Current conditions:

- Ongoing pile installation

In the coming weeks:

- Continue with pile drilling
- Preparation for the Support of Excavation (SOE)
- Preparation for Tide Gate Structure



Pile drilling for the Tide Gate installation

North Cove Marina - Critical Utility Relocation

Current conditions:

- Relocating underground utilities

In the coming weeks:

- Excavation of ECS trench
- Electrical conduit to be removed following ice rink decommissioning
- Installation of ductbank conduit



Excavation of ECS trench

Chambers Street - Tide Gate Installation

Current conditions:

- Concrete barriers and fencing have been installed

In the coming weeks:

- Surface demolition and salvage
- Electrical duct and FDNY call box relocation



Surface demolition and salvage

Stuyvesant Plaza - Tide Gate Installation

Current conditions:

- Expanded capture area to prepare for demolition and salvage

In the coming weeks:

- Nighttime work: saw cutting and plating in Route 9A roadway
- Waterline test pit
- Install 20" DEP water pipe



Expanded capture area along Route 9A

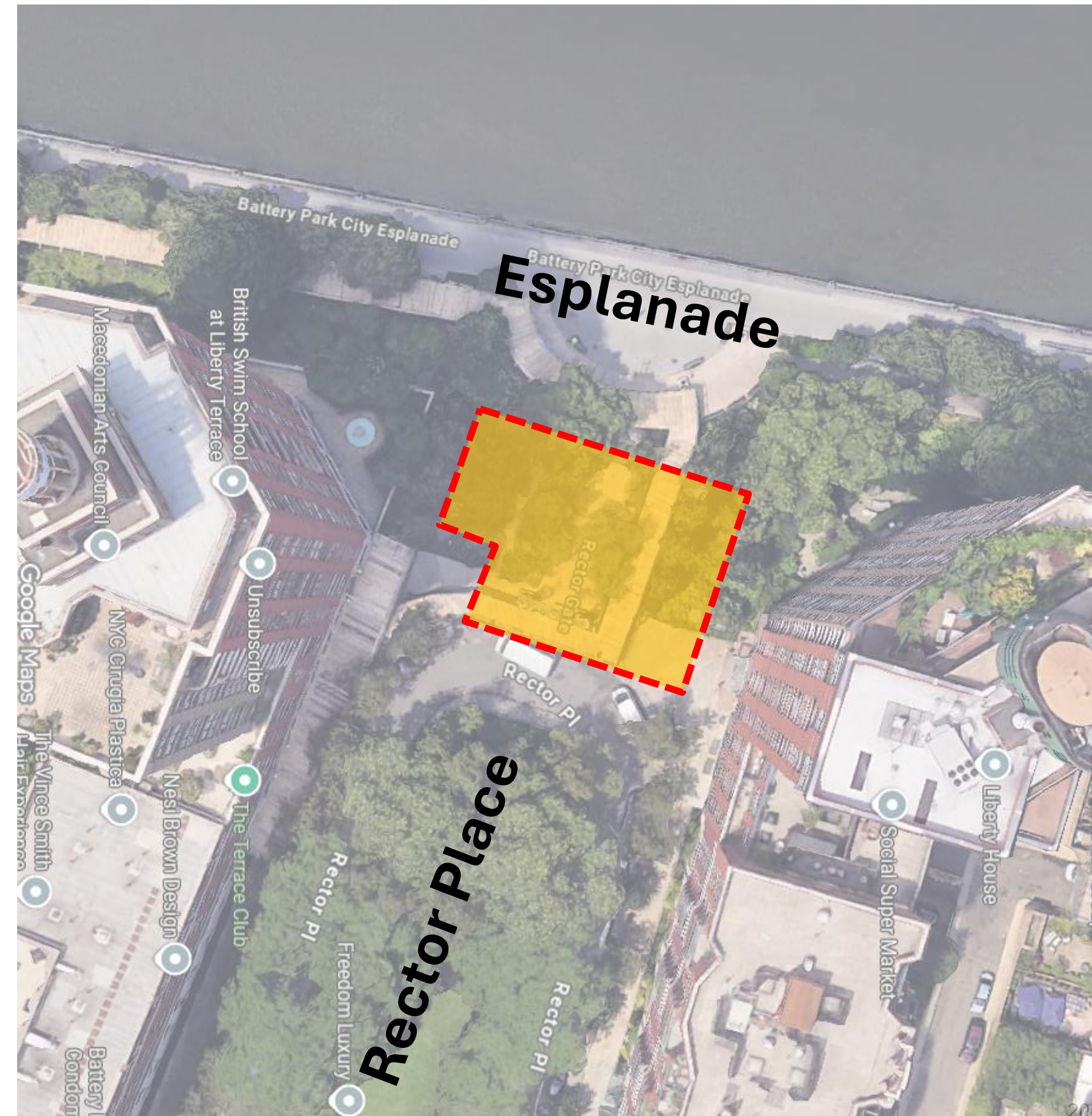
Rector Place - Tide Gate Installation

Current conditions:

- Capture area deployment: barriers, fencing, and sound mitigation installation

In the coming weeks:

- Monitoring installation (air, noise, vibration)
- Protection of artwork: Rector Gate
- Installation of temporary sidewalk along the south side



Vesey Place- Tide Gate Installation

Current conditions:

- Work has not yet begun, anticipated to start in Q3 2026

What you'll see:

- Access to ferry terminal and Irish Hunger Memorial to be maintained via south and north sidewalks along Vesey Place
- Vesey Place seating will be unavailable



South Cove – Flood Barrier System Construction

Current conditions:

- Work has not yet begun, anticipated to start end of March/early April

What you'll see:

- Capture area deployment: barriers, fencing, and sound mitigation installation



FOR ILLUSTRATIVE PURPOSES ONLY

South Cove – Flood Barrier System Construction

2nd Place – West view



South Cove - Aerial view

South Cove – Flood Barrier System Construction



South End Ave – South view

2nd Place - East view



Six Week Lookahead: What you'll see

- **Albany Street:** continue installation of piles for tide gate structure
- **North Cove Marina:** Installation of new ECS ductbank, existing stormpipe removal, cut and cap areas for DEP inspection
- **Chambers Street:** Surface demolition and salvage, relocation of two water pipes, electrical duct and FDNY call box relocation
- **Stuyvesant Plaza:** Complete waterline test pit, install 20" DEP water pipe in Route 9A roadway (night work)
- **Rector Place:** Monitoring installation, protection of Rector Gate, and installation of temporary sidewalk
- **South Cove:** Capture area deployment: barriers, fencing, and sound mitigation installation

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Outreach & Engagement

Community Outreach: Recent, Upcoming, and Ongoing

Recent outreach

- Virtual info session 3/11- Presentation and video posted on project website

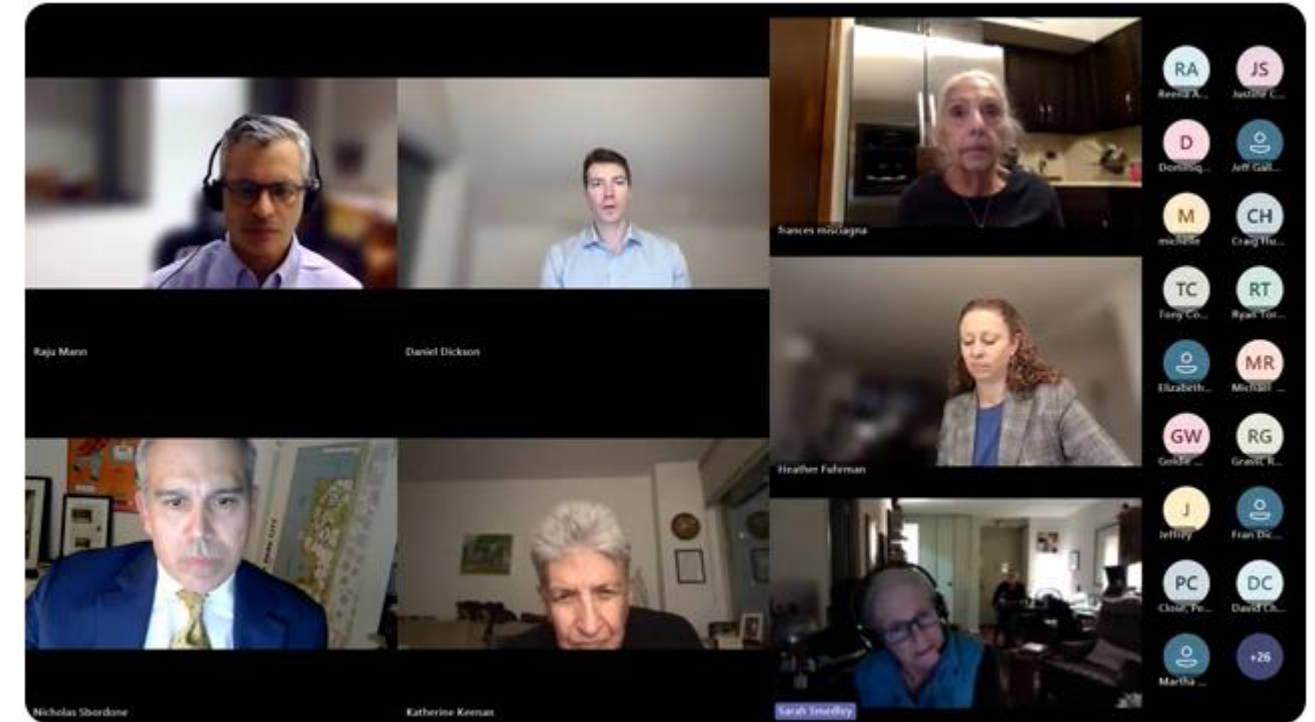
Upcoming outreach

- Albany Rector Street Ends Meeting part II - 3/25
- "Meet the Team" / Topic Tables (Non-Resiliency Workshop) - May 5th

Ongoing

- ✓ Bi-Weekly construction newsletters
- ✓ Drop-In sessions twice a week
 - **Tuesday sessions moving to evenings at 200 Rector Place- 5-6pm**
 - **Friday day sessions moving to 6 River Terrace- noon-1pm**
- ✓ Updated NW project website - <https://www.bpcresiliency.info/>
 - **Construction timelines have been updated**
 - **Project renderings added**
- ✓ Materials at BPCA programming
- ✓ Outreach in high foot traffic areas + South Cove
- ✓ Flyers in buildings
- ✓ Mailers
 - **South Cove/Regatta residents to receive construction related mailing**
- ✓ Community Board 1 + LMCR reports

Virtual info session 3/11



Construction Newsletter



Welcome to the seventh issue of the North/West Battery Park City Resiliency (N/WBPCR) Project newsletter! This newsletter provides a bi-weekly update on construction, community engagement, and some opportunities to connect with us in-person.

In early November 2025, site-readiness work for the Project commenced and will continue until full-scale construction begins later in 2026.

Please visit our [project website](https://www.bpcresiliency.info/) for more information on the N/WBPCR Project.

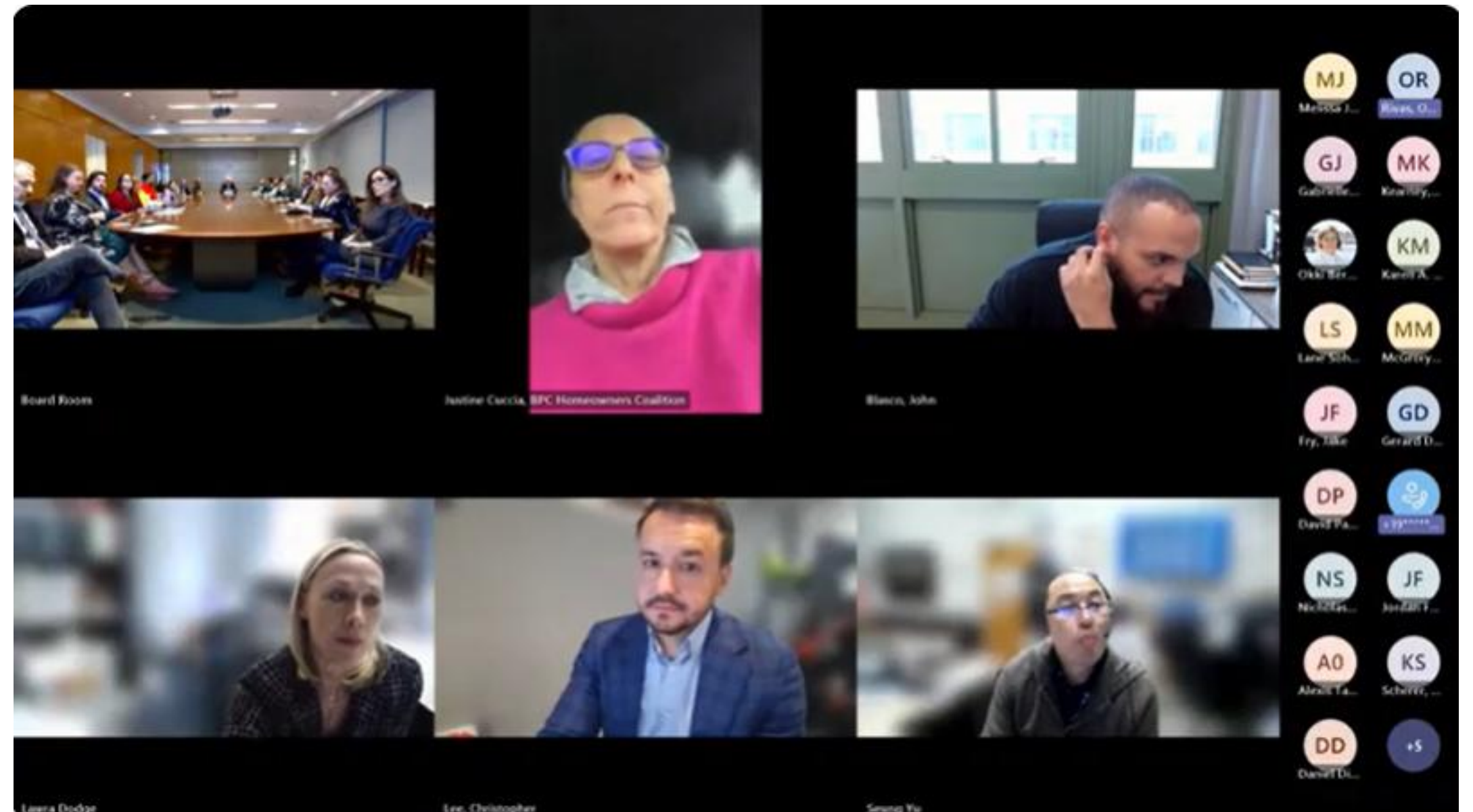


Sign up here!



Next Meeting

- Upcoming CAC meetings proposed for:
 - Meeting #4 - April 24th
 - Meeting #5 - June 26th (tentative)
- Goal is to have CAC meetings every two months
- Can adjust cadence as necessary



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Discussion