

LOWER MANHATTAN DEVELOPMENT CORPORATION

**Amended Partial Action Plan No. 9
For**

World Trade Center Memorial and Cultural Program, Tribute Visitors' Center, Lower Manhattan Public Information Program, and Pace University Green Roof Project

All funds allocated to the activities identified below in Partial Action Plan 9 have been spent.
Partial Action Plan 9 is closed.

Overview

The Lower Manhattan Development Corporation (LMDC) prepared the following Amended Partial Action Plan with regard to the \$2 billion federal grant for the World Trade Center disaster recovery and rebuilding efforts administered by the United States Department of Housing and Urban Development (HUD). LMDC received additional funding through a \$783 million grant from HUD for damaged properties and businesses (including the restoration of utility infrastructure) as well as economic revitalization related to the terrorist attacks at the World Trade Center (WTC). Partial Action Plan 9 was initially approved by HUD on August 6, 2005 and amended on October 6, 2005, September 27, 2006, October 26, 2009, May 31, 2012, and June 30, 2016. It details the proposed expenditure of \$68,373,293 to fund the following items.

- 1. WTC Memorial and Cultural Program: Acquisition of Remainder of Southern Site**
- 2. Tribute Visitors' Center**
- 3. Lower Manhattan Public Information Program**
- 4. Pace University Green Roof Project (Funding eliminated in 2012)**
- 5. Planning and Administration**

The allocation of funds in the initial Action Plan and the five amendments is shown in the table below.

Partial Action Plan Activities	Initial Allocation 8/06/2005	Amended Plan 10/06/2005	Amended Plan 9/27/2006	Amended Plan 10/26/2009	Amended Plan 5/31/2012	Amended Plan 6/30/2016
WTC Memorial and Cultural Program: Acquisition of Remainder of Southern Site	\$44,500,000	\$64,500,000	\$63,000,000	\$60,500,000	\$60,500,000	\$60,500,000
Tribute Visitors' Center	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000
Lower Manhattan Public Information Program	\$1,270,000	\$1,270,000	\$1,270,000	\$1,270,000	\$1,270,000	\$1,248,556
PACE Green Roof Project	\$100,000	\$100,000	\$100,000	\$100,000	\$0	\$0
Planning and Administration	\$2,572,105	\$3,624,737	\$3,624,737	\$3,624,737	\$3,624,737	\$3,624,737
Total	\$51,442,105	\$72,494,737	\$70,994,737	\$68,494,737	\$68,394,737	\$68,373,293

Any change greater than 5% in the funding committed to a certain activity, the addition or deletion of any activity, or change in the designated beneficiaries of an activity constitutes a substantial amendment and such amendment was made available for public review and approval by HUD.

National Objective

LMDC is a subsidiary of the New York State Urban Development Corporation d/b/a Empire State Development that was created in December 2001 to oversee the rebuilding and revitalization of Lower Manhattan. The activities contained in this Partial Action Plan have been designed to meet the particularly urgent community development needs resulting from the September 11th WTC disaster.

These activities also had particular urgency because LMDC had determined that existing conditions resulting from the September 11th WTC disaster posed a serious and immediate threat to the health or welfare of the City of New York and the individual residents of the City and other financial resources were not available to meet such needs. The funds allocated in this Partial Action Plan relating to the WTC Memorial and Cultural Program initiatives were also for the prevention of blight that could have resulted absent intervention to address the existing conditions resulting from the events of September 11th. The geographic areas of focus of this and future Partial Action Plans are located in Manhattan, on or south of Houston Street.

Public Comment to the Partial Action Plan

The original Partial Action Plan proposed to allocate funds for the WTC Memorial and Cultural Program, Tribute Visitors' Center, Lower Manhattan Public Information Program, the Pace University Green Roof project, and planning and administration.

This Partial Action Plan was made available to the public for comment from November 17, 2004 through December 17, 2004. Comments were accepted by posted mail and electronic mail. LMDC placed Invitations to Public Comment for Partial Action Plan 9 in English, Spanish, and Chinese daily newspapers and in weekly community newspapers serving Lower Manhattan. In addition, the text of the draft plan was made available on LMDC's website (www.renewnyc.com).

LMDC delivered and mailed copies of Partial Action Plan 9 in English, Spanish, and Chinese to more than 90 community, residential, civic and cultural organizations throughout Lower Manhattan, including Community Boards 1, 2, and 3, several tenants' associations and public libraries. In addition, LMDC sent electronic copies of Partial Action Plan 9 in three languages to 15 elected officials, LMDC's Advisory Council members, and over 140 Lower Manhattan civic, community and cultural organizations.

LMDC received *nine* comments regarding Partial Action Plan 9. The comments and the responses to these comments have been incorporated into this Partial Action Plan as approved by HUD and may be viewed in section **VI. Responses to Public Comments**.

Public Comment to Partial Action Plan 9 Amendment approved 10/06/2005

The Partial Action Plan was amended to increase funding for WTC Memorial and Cultural Program: Acquisition of Remainder of Southern Site. The proposed amendments to Partial Action Plan 9 were approved by the LMDC Board of Directors at the June 16, 2005 meeting.

Public comments on the Amended Partial Action Plan were accepted from June 29 through July 28, 2005 by posted mail and electronically. LMDC placed Invitations to Public Comment in English, Spanish, and Chinese daily newspapers and in weekly community newspapers serving Lower Manhattan. LMDC also delivered and mailed English, Spanish, and Chinese copies of the Amended Partial Action Plan to over 90 civic and neighborhood-based organizations throughout Lower Manhattan, including Community Boards 1, 2, and 3, civic organizations, several tenants' associations and public libraries. In addition, LMDC sent electronic notices, fact sheets, and comment cards in three languages to over 150 Lower Manhattan neighborhood organizations and individuals, and elected officials that represent all or parts of Lower Manhattan south of Houston Street.

LMDC received **no** comments from the public in response to this proposed amendment to Partial Action Plan 9, outlined below in the section for World Trade Center Memorial and Cultural Program.

Public Comment to Partial Action Plan 9 Amendment approved 5/31/2013

The Partial Action Plan was amended to eliminate funding for the Pace Green Roof. The proposed amendments to Partial Action Plan 9 were open to public comment as required by HUD for thirty calendar days from the date of publication of the proposed amendments from March 31, 2012 to April 30, 2012. Public comment was accepted in writing delivered to LMDC either by posted mail or by electronic submission (comments delivered by fax or telephone were not considered). LMDC placed Invitations to Public Comment in English, Spanish, and Chinese daily newspapers and in weekly community newspapers serving Lower Manhattan.

LMDC received **no** comments from the public in response to this proposed amendment to Partial Action Plan 9.

The final amendment was not a substantial amendment and was not made available for public comment. Partial Action Plan 9 was amended on June 30, 2016, whereby the \$21,444 residual balance in the Lower Manhattan Public Information Program was reallocated to the Economic Development activity in the Final Action Plan, which will describe how these funds will be used to help fulfill LMDC's mission. This reallocation of these funds enabled the closing of this Action Plan.

Public Participation to Date

Since its inception, LMDC has solicited and received an unprecedented amount of public comment from all over the world regarding the rebuilding of the WTC Site, the creation of a permanent memorial, and the revitalization of Lower Manhattan. Several Advisory Councils representing a broad spectrum of groups affected by the WTC attacks – including victims' families, business owners, arts and cultural institutions, and downtown residents – have consulted with LMDC throughout the process on issues of concern to their respective constituencies.

LMDC conducts public meetings that provide an avenue for the public to express their thoughts and concerns about the rebuilding efforts and the revitalization of Lower Manhattan. Public meetings as well as meetings with the Advisory Councils have focused on the redevelopment of the WTC Site, the creation of a permanent memorial, and broader issues such as transportation, cultural and civic issues, and economic development in the aftermath of September 11th.

LMDC has conducted additional outreach initiatives, such as mailings to city, state, and federal elected officials and civic and community organizations, participates in Community Board meetings, and has met regularly with community groups, civic organizations, and public officials to ensure that the opinions of those impacted were taken into account. In the summer of 2003, LMDC conducted a series of outreach workshops in the communities of Lower Manhattan. At the workshops, participating members of the community described priorities for their communities and proposed projects to address those priorities.

LMDC has also sponsored several public exhibits that provided visitors with information and the opportunity to submit written comments on the revitalization efforts. LMDC has received nearly 10,000 comments at the exhibits.

On April 13, 2005, LMDC issued a Draft Funding Allocation Framework, which articulated draft priorities, objectives, and principles with respect to the allocation of the remaining CDBG funds. LMDC accepted public comment on this draft Framework through May 1, 2005, and held a public form on the draft Framework on April 27, 2005 in Lower Manhattan. On May 25, 2005, LMDC released a revised Funding Allocation Framework, which served as the basis for allocating remaining CDBG funds. The Funding Allocation Framework can be viewed at the LMDC website at www.renenwyc.com in the HUD Funding section.

The LMDC website remains available for the public to provide feedback on a variety of topics related to the redevelopment of WTC Site, the revitalization of Lower Manhattan's neighborhoods, and LMDC Partial Action Plans. To date, LMDC has received thousands of comments through its website.

LMDC has also gathered public input through its Funding Application Process. The Funding Application Process provided an opportunity for members of the public, through their funding proposals and subsequent meetings with LMDC staff, to articulate their perceptions of, and solutions to, the diverse needs of Lower Manhattan.

I. World Trade Center Memorial and Cultural Program

A. Needs Objective

On September 11, 2001, terrorist attacks killed 2,749 people and destroyed every structure on the WTC Site, including the WTC office towers, commercial and governmental low-rise buildings, the hotel, and the underground concourse, PATH terminal and subway stations. The structures on the Southern Site, adjacent to the WTC Site, were also destroyed or damaged by the events of September 11th: the Deutsche Bank office tower at 130 Liberty Street was severely damaged and was uninhabitable; the small St. Nicholas Church at 155 Cedar Street was destroyed; and property at 140 Liberty Street was blighted by dust, debris and the condition of surrounding properties. Several other buildings surrounding the site were also severely damaged, including one that housed two electrical substations, with some remaining unoccupied today. While the WTC Site was closed to the public, a wide sidewalk and viewing area with a commemorative viewing wall had been created along the east side of the site on Church Street and the portion of Liberty Street between the WTC Site and the Southern Site is open to pedestrians from Church Street to a temporary bridge over West Street to Battery Park City.

The significant loss of life, jobs, and commercial space affected the vitality of Lower Manhattan and continued to pose a threat to the financial, emotional, and cultural vitality of the neighborhood. The WTC Memorial and Cultural Program ("Memorial Program") was intended to counter the blighting effect of the events of September 11th, and to provide a permanent memorial that allows future generations to remember and honor the nearly 3,000 people who died, on that day, in New York City, in Shanksville, Pennsylvania, and at the Pentagon, as well as those who died in the terrorist bombing at the World Trade Center on February 26, 1993. The project has fostered the growth of Lower Manhattan as a vibrant cultural and financial district, meeting the particularly urgent community development needs resulting from the WTC disaster.

B. Background

The culmination of LMDC's planning efforts for the redevelopment of the WTC area is the WTC Memorial and Redevelopment Plan (WTC Plan), developed in cooperation with the Port Authority of New York and New Jersey (Port Authority). As part of the WTC Plan, LMDC proposed to implement the new memorial and cultural uses embodied in LMDC's General Project Plan (GPP), dated June 2, 2004, and amended December 16, 2004. LMDC has undergone an extensive public process for years to develop the WTC Plan and other initiatives.

LMDC, pursuant to the New York State Urban Development Corporation Act ("UDC Act"), and in cooperation with the HUD and the Port Authority, has undertaken the Memorial Program as part of the implementation of the WTC Plan. In cooperation with other appropriate public and private entities, LMDC proceeded in implementing the Memorial Program which includes the construction of a Memorial, Memorial Museum, memorial-related improvements, and cultural uses on the WTC Site and adjacent areas to complement the redevelopment of commercial office space, retail space, conference center and hotel facilities, open space areas, and certain infrastructure improvements by the Port Authority, the owner of the WTC Site.

Project Area

The WTC Plan Project Area (“Project Area”) is located in Lower Manhattan on two sites: (i) the WTC Site, an approximately 16 acre super block, bounded by West, Vesey, Church, and Liberty Streets; and (ii) two adjacent city blocks south of the WTC Site (one bounded by Liberty, Washington, Albany, and Greenwich Streets, and the other bounded by Liberty, West, Cedar, and Washington Streets), Washington Street between Liberty and Cedar Streets, and subsurface portions of Liberty Street and other streets in and around those blocks (collectively, the “Southern Site”).

This Partial Action Plan pertains to the acquisition of three parcels to the west of 130 Liberty Street and subsurface portions of adjacent streets for the implementation of the Memorial Program. The parcels include the following: (1) 155 Cedar Street where the Greek Orthodox Church was located, (2) 140 Liberty Street where an outdoor parking lot was located, (3) the portion of Washington Street between Cedar and Liberty Streets, subsurface portions of Cedar and Liberty streets, all of which are public New York City streets.

Project Objectives

The rebuilding of the Project Area as a mixed-use center of commerce, public spaces, and culture, with the memorial at its heart, has advanced the goals of the UDC Act, the objectives developed by LMDC, and the goals articulated by the Governor of the State of New York and Mayor of the City of New York—to remember and honor the victims of September 11, 2001 and February 26, 1993 terrorist attacks while revitalizing Lower Manhattan. The acquisition of real property that was blighted and deteriorated is essential to the realization of the redevelopment of the Project Area. The conditions of the Project Area were “substandard and insanitary” under the UDC Act and they impaired the sound growth and development of Lower Manhattan. In addition, there was a need for the development of cultural, recreational, community and other civic facilities in Lower Manhattan.

Restoring the Project Area as a functioning part of Lower Manhattan has been a priority objective for this project. This project was intended to eliminate the blighting effects resulting from the events of September 11th, and to re-establish the Project Area as a locus of commerce, civic space and amenities, including appropriate commercial and retail uses, as well as supporting facilities, utilities and infrastructure, for the downtown area. While Lower Manhattan is a center of world finance and a major economic engine for the entire region, it has also become the fastest growing residential neighborhood in New York City and a major destination of regional, national, and international travelers. For these reasons, the revitalization of Lower Manhattan should include cultural and other amenities that help make the area a lively environment all day, every day.

Acquisition of Remainder of Southern Site and Associated Costs

The Partial Action Plan as amended allocated \$60,500,000 for costs relating to the acquisition of real property immediately south of the WTC Site in order to implement the WTC Plan.

In addition to the WTC Site, the Project Site for the approved WTC Plan comprised several parcels of land just south of the WTC Site that comprise the Southern Site. LMDC funded the acquisition of the parcel at 130 Liberty Street in Partial Action Plan 7, and then acquired three parcels to the west of 130 Liberty Street along with underground portions of adjacent streets as were necessary for infrastructure: (1) 155 Cedar Street where the St Nicholas Greek Orthodox Church was located prior to September 11th; (2) 140 Liberty Street where an outdoor parking lot was located prior to September 11th; and (3) the portion of Washington Street between Cedar and Liberty Street, which is a public New York City street. These three parcels form the western portion or “remainder” of the Southern Site. This area will serve as open space at grade, space for a new St. Nicholas Greek Orthodox Church, and allow critical infrastructure to be built and connected to the WTC Site below grade.

The acquisition of the Southern Site was necessary for the implementation of the WTC Plan, particularly the construction of the Memorial and cultural institutions by shifting some of the redevelopment program off the WTC Site and reserving sufficient space for the proposed memorial and cultural facilities on the WTC Site itself. The Southern Site will serve as public open space above grade and allow critical infrastructure to be built and connected to the WTC Site below grade. In order to acquire the properties, LMDC engaged multiple consultants to examine the property, hold hearings in accordance with the New York State Eminent Domain Procedure Law, issue notices, make findings, obtain insurance, and prepare documents as may be appropriate.

The costs include all costs associated with acquisition of the property necessary for the implementation of the WTC Plan, particularly the construction of the Memorial, Memorial Center, and cultural institutions. Allowing for the integration of the Southern Site into the WTC Plan will permit construction of new open space, subgrade truck security, and underground bus parking as well as reduction of density on the WTC Site. Integration of the Southern Site will also permit the reservation of sufficient space for the proposed memorial and cultural facilities on the WTC Site itself. Projected costs include services of legal and other consultants to examine the property, hold hearings, issue notices, make findings, obtain insurance, and prepare documents as may be appropriate.

Amendments to Acquisition of Remainder of Southern Site

The initial Partial Action plan allocated \$44,500,000.00 for costs relating to the acquisition of real property for the Southern Site in order to implement the World Trade Center Memorial and Cultural Program.

The amendment approved on October 6, 2005 allocated an additional \$20,000,000 for increased acquisition and related costs, raising estimated acquisition costs to \$64,500,000. These additional costs resulted from (1) increases in the valuation of the land at 155 Cedar Street, at 140 Liberty Street, and Washington Street between Cedar and Liberty Streets since the original authorization request, and (2) the addition of interests in below-grade portions of Cedar and Liberty Streets adjacent to the privately-owned land. Otherwise, the categories of costs remained the same:

- Acquisition of real property
- Real estate appraisal services
- Legal services
- Public hearings, notices and advertisements
- Insurance

Amendments made on September 27, 2006 and October 26, 2009 reduced the allocation for acquisition and related costs by \$1,500,000 and \$2,500,000 to reflect actual costs that were lower than estimated in 2005. These amendments reduced the allocation of funds for acquisition costs to \$60,500,000. While the costs have been reduced, the activities remain the same with the costs having been reduced by market conditions or alternative funding sources or arrangements.

Beneficiaries

The thousands of relatives and friends of the nearly 3,000 victims of September 11, 2001 and February 26, 1993 have and will continue to benefit from the memorial to their loved ones. Others immediately affected by the events, including survivors, area resident and workers, have and will equally benefit from the project. This project has and will continue to also benefit businesses, workers, residents, and visitors throughout lower Manhattan.

Schedule

Activities related to the acquisition of property outlined in this Partial Action Plan began in 2004 and concluded in 2015.

Total Estimated Cost

The total estimated cost for the Southern Site portion of the Memorial Program as amended and outlined in this Partial Action Plan, is up to \$60,500,000. Costs associated with this project include: acquisition of real property at 155 Cedar Street, 140 Liberty Street, and Washington Street between Cedar and Liberty Streets; appraisal and real estate consultants; legal and environmental consultants; public hearings, notices and advertisements; public information; and insurance related costs. The total amount expended was \$60,500,000.

II. The Tribute Visitors' Center

Description

LMDC proposed to allocate \$3,000,000 for the Tribute Visitors' Center. This initiative was proposed by the September 11th Families Association (WVFA) with the objective of facilitating the interaction between the September 11th community and visitors to the WTC Site, in the context of a healing environment. A void of guidance has evolved over the years for the millions of visitors to the WTC Site who wished to learn more about the tragic events of September 11, 2001 and February 26, 1993. While the temporary viewing wall information panels located at the WTC Site provided a chronology and description of the events, there remained a need for a physical space dedicated as an interim program, which responded to the needs of those searching for more in-depth information.

In recognition of this need, LMDC sought to offer funding and assistance to family groups for the creation of a space near the WTC Site, where family members, survivors, and residents could share their experiences and educate visitors on the City's heroic and historic efforts in the face of tragedy. The Tribute Visitors' Center bridged the gap between those needing to express their stories, and those seeking a real and tangible experience. In addition, the Tribute Visitors' Center has further served to revitalize Lower Manhattan by providing a space, in close proximity to the WTC Site, that has attracted family members, survivors, residents, and visitors and provided them with an opportunity to share their experiences and to learn more about the events of September 11, 2001 and the ongoing redevelopment and revitalization efforts.

The Tribute Visitors' Center distinguished itself from other September 11th spaces by its educational elements, its proximity to the WTC Site, and its unique September 11th community volunteer program. Its volunteer network builds from the established WVFA network of over 3,800 families of victims that have been actively involved with the Association since September 11th, dozens of additional family support networks, thousands of rescue and recovery workers, and hundreds of immediate relief volunteers. The Tribute Visitors' Center has built upon the core mission of the WVFA by providing a broader platform for unity among the September 11th community and creating a central place for information about September 11th. Their mission further includes: assisting and uniting the families of terrorist victims, fostering family unity, and promoting public understanding of the devastation rendered by terrorist acts.

Program Objectives

The Tribute Visitors' Center was established with the following objectives:

- Encompass the history of September 11th within the setting of Lower Manhattan and NYC;
- Enable the September 11th community to convey the program along with personal experiences to the public;
- Display basic information about the events of September 11th, the loved ones lost, the tremendous recovery efforts, and the WTC memorial;
- Create a sustainable community and visitors' center;
- Inspire visitors with hope and courage to shape America's future;

- Display basic facts, timeline, and information about the events of September 11th and the aftermath;
- Create volunteer programs for family members, survivors, residents, and recovery workers;
- Offer guided tours around the WTC Site by program docents;
- Develop a Family Advisory Committee to review program content and merchandise to meet respectable standards of remembrance; and
- Recognize the strength and generosity of America following September 11th by allowing families the opportunity to express their gratitude for the overwhelming support and comfort they received after the terrorist attacks and to give back through education.

Project Area

The Tribute Visitors' Center has been located at a space in close proximity to the WTC Site. The chosen site provided approximately 8,800 square feet of space.

Beneficiaries

The creation of the Tribute Visitors' Center served to revitalize Lower Manhattan by benefiting the millions of visitors who come to the WTC Site to learn about the events of September 11, 2001 and February 26, 1993. The Center provided an evolutionary way of addressing the needs of an estimated 500,000 visitors annually, while providing a peer support network of volunteer guides from the September 11th community. The Tribute Visitors' Center has also served family members, survivors, and residents who wanted to share their experiences and educate visitors on the heroic and historic efforts of the City as it pulled together in the face tragedy.

Schedule

Activities related to the Tribute Visitors' Center began in 2004 and have continued into 2016.

Federal and Other Resources

LMDC provided funding for this activity for an amount not to exceed \$3,000,000 to support the Tribute Visitors' Center. Additional sources of funds for this activity were provided by corporate and non-profit partners, and individual in-kind donations.

Total Estimated Cost

The total estimated cost of this project, as outlined in this Partial Action Plan, was not to exceed \$3,000,000. The total amount expended was \$3,000,000.

III. Lower Manhattan Public Information Program

Description

This Partial Action Plan allocated \$1,270,000 for the Lower Manhattan Information Program (LowerManhattan.info) for an additional year of funding from 2004 through 2005. LowerManhattan.info provided people who lived in, work in, and visited Lower Manhattan with a single source of essential news and information about the area and its recovery. It was led by the City of New York in partnership with LMDC, New York State, and the federal government in conjunction with partner agencies and organizations at the local, state, and federal level.

In the months following the attacks of September 11th, information about the area's recovery was widely available; however, many of Lower Manhattan's residents and workers did not feel that it was reliable. Moreover, there was no one place where people could turn for a comprehensive overview of

available information. LowerManhattan.info was created in response to a significant demand for a credible, “one-stop” source of information regarding Lower Manhattan’s recovery from the terrorist attacks of September 11th. In its first year, LowerManhattan.info was funded by the Federal Emergency Management Agency (FEMA); LMDC subsequently allocated \$1,300,000 in funding to support this project in Partial Action Plan 5 during its second year. In this Partial Action Plan 9, LMDC allocated an additional \$1,270,000 for an additional year.

While Lower Manhattan continued to undergo its redevelopment, revitalization, and transformation into a 21st Century central business district and 24/7 mixed-use community, there was a continuing demand for constant and consistent communications outreach. LowerManhattan.info’s aim was to serve all those who live in, work in, and visit Lower Manhattan, below Houston Street. These communities are distinct and large, including neighborhoods stretching from Tribeca to Chinatown and Battery Park City to SoHo, as well as businesses ranging from Fortune 500 companies to small technology start ups to owner run corner delis. Moreover, LowerManhattan.info also aimed to serve Lower Manhattan’s culturally diverse populations by its availability in English, Chinese and Spanish.

As a government agency, LMDC has its own website www.renewnyc.com that communicates the day-to-day activities of the rebuilding efforts as they relate LMDC activities. This includes all public documents relating to the Environmental Review Process, Board Meetings, outreach to family members and a general archive of past and present initiatives and public meetings. However, unlike LMDC’s website, LowerManhattan.info focused on how redevelopment projects affect Lower Manhattan residents and employees and put forth a comprehensive newsletter and website involving all aspects of living and working in Lower Manhattan, not just LMDC initiatives.

Program Objectives

LowerManhattan.info was an integrated campaign designed to deliver information on the rebuilding of Lower Manhattan. The centerpiece of the program was a comprehensive website, www.LowerManhattan.info, which offered regularly updated news and information for area residents, workers, and visitors. Topics included rebuilding plans and progress; transportation and transit; health, safety, and security; downtown business; community involvement opportunities; things to do; and Lower Manhattan history. The site received approximately 4,000 visitors daily, with 130,000 visitors reported in September 2004 alone. LowerManhattan.info also integrated construction information into its website.

Other information vehicles issued through the public information program included a quarterly color newsletter (increasing production to 250,000 from 200,000 per issue) which was distributed directly to more than 400 Lower Manhattan businesses, community organizations, schools, city agencies, and cultural institutions, along with area hotels and information kiosks. Additionally, targeted mailings, email campaigns, and in-person outreach to small businesses and community organizations provided information directly to the community. Targeted, local marketing and advertising activities were also conducted to help drive people to www.LowerManhattan.info.

LowerManhattan.info also served as host to the Museums of Lower Manhattan, an LMDC funded initiative. The websites would have distinct looks but served to drive web traffic to the same resources and provide a consistent message. Online consolidation offered users a single point of access or portal to multiple areas of interest in Lower Manhattan.

In 2005, the campaign received the PR Week Award for “Best Use of the Internet”, the 2004 PRSA Big Apple Awards for “Best Use of the Internet” and “Community Relations”, and the “Most Innovative Use of Technology” by the Center for Digital Government award, among others.

Beneficiaries

This program benefited businesses, workers, residents, and visitors in Lower Manhattan. The website was a vehicle that encourages government to be transparent and open to the public.

Schedule

Activities related to LowerManhattan.info, as outlined in this Partial Action Plan, began in 2004 and continued through 2006.

Federal and Other Resources

As outlined in this Partial Action Plan, \$1,270,000 was allocated for one year of funding in 2004-2005 and \$1,300,000 was previously allocated in Partial Action Plan 5 for the 2003-2004 period.

Total Estimated Cost

The total estimated cost for the Lower Manhattan Public Information Program, outlined in this Partial Action Plan, was not to exceed \$1,270,000. The actual amount expended was \$1,248,556 leaving a residual balance of \$21,444. The June 30, 2016 Partial Action Plan amendment reallocated \$21,444 to the Economic Development activity in the Final Action Plan which will describe how these funds will be used to fulfill LMDC's mission. This technical amendment did not requiring public comment.

IV. Pace University Green Roof Project

Description

The original Partial Action Plan allocated \$100,000 for planning and design of the Pace Green Roof Project ("Green Roof"). The proposed Green Roof was to be the result of cooperation between Pace University, the U.S. Environmental Protection (DEP), and the New York City Department of Design and Construction (DDC). New York City DEP and DDC were expected to coordinate the 35,000 square feet Green Roof project. LMDC's allocation was designated for planning and design of activities for this project. However, Pace University subsequently decided not to pursue this project.

Federal and Other Resources

The original estimated cost for this project in this Partial Action Plan was \$100,000 for planning and design of the Pace Green Roof. The Partial Action Plan amendment approved by HUD on May 31, 2012 eliminated funding for this activity.

V. Planning and Administration

LMDC engages in broad planning and administration activities relating to the recovery, remembrance, and rebuilding efforts in Lower Manhattan, defined by LMDC's bylaws and charter, as the entire area of Manhattan on or south of Houston Street.

LMDC's planning activities began with the site planning for the WTC Site and the areas immediately surrounding the site. The agency's off-site planning activities included the other neighborhoods in Lower Manhattan that have been affected by September 11th and its aftermath. Specifically, LMDC's off-site planning activities included analyses of Lower Manhattan's transportation, traffic, housing and related amenities, open space, and economic development capacity, needs, and potential. Based on the results of these analyses, LMDC has continued to develop and propose concept plans for areas and projects in Lower Manhattan.

LMDC's administrative activities included, and will continue to include, extensive public information and coordination activities relating to its LMDC planning work. As part of its coordination activities, LMDC serves as a facilitator of outreach and discussions between affected communities as well as the public at large and government agencies and officials. LMDC's public information work will continue to include large-scale public meetings and hearings; periodic printed newsletters and reports; an up-to-date, comprehensive, and interactive web site (www.renewnyc.com); extensive electronic communications; and other public outreach and participation efforts. In addition, LMDC had maintained its network of community contacts through advisory councils. Additionally, legal, audit, compliance, and investigation activities are performed on an ongoing basis in relation to programs funded by LMDC CDBG allocation.

HUD has authorized the use of up to 5% of the total CDBG allocation to LMDC for costs associated with planning and administration activities, including costs for overhead, personnel, and consultants. The total amount of funds allocated for planning and administration within Partial Action Plan 9, as amended, is \$3,624,736.84. These funds have been fully expended.

VI. Responses to Public Comment

This section addresses the comments received from the public following the release of the Partial Action Plan No. 9, from November 17, 2004 to December 17, 2004. The following details *nine* comments received and responses to those comments.

Lower Manhattan Public Information Program

LMDC received five comments in support of LowerManhattan.info from various civic and cultural organizations that benefited from the publicity provided by the website. These comments refer to LowerManhattan.info as a useful source of information about the renewal process, as a valuable resource for residents and visitors, and as an uplifting and inspiring venue.

LMDC received one comment requesting that the LowerManhattan.info campaign extend its boundary to include all of the Community Board 3 area up to 14th Street.

LowerManhattan.info is designed to provide up-to-date information on the rebuilding and revitalization efforts at the WTC Site and in Lower Manhattan, and may be easily accessed by everyone who visits the website regardless of their geographic area. The area covered by the website corresponded with LMDC's established catchment area in Lower Manhattan, on or south of Houston Street. LowerManhattan.info provided up-to-date information on activities within this area.

Other General Comments

LMDC received two comments related to the creation and maintenance of affordable housing in Lower Manhattan.

While Partial Action Plan 9 does not include activities related to affordable housing, LMDC proposed the allocation of \$50 million for affordable housing in Lower Manhattan in Partial Action Plan 6. LMDC continues to work closely with the City in the development of a viable affordable housing program that will best utilize these funds.

LMDC received one comment requesting that LMDC ensure the aesthetic integration of the various architectural design components in Lower Manhattan.

LMDC continues to consider many factors and challenges as it proceeds with its work on the WTC Plan and the revitalization of Lower Manhattan. Architectural design and historic resources are among the considerations for the WTC Memorial and Cultural Program and other LMDC initiatives, including the Museums of Lower Manhattan initiative, and the Chinatown Tourism and Marketing Campaign. LMDC continues to receive and consider public input throughout the redevelopment and revitalization process. The LMDC website provides up-to-date information on various LMDC activities throughout Lower Manhattan.

VII. Responses to Public Comment on the Amended Partial Action Plan

The Amended Partial Action Plan 9 was submitted for public comment from June 29 through July 28, 2005. There were no comments on the amendments to Partial Action Plan 9.