

Historical and Responsible

NOT

Hysterical and Reckless

My name is Victoria Johanet and I reside at 70 Broadway. I come before the City Council tonight to voice my utter disappointment in the proposed eminent domain take-over of the property at the Rondout on the Strand, a beautiful green space oasis in the Rondout neighborhood. The City is proposing a 200 unit mixed use housing development which raises many concerns to the citizens of Kingston and in particular those who live, love and play in the Historic Rondout Waterfront.

I and the concerned residents of Kingston who have signed a petition on this very subject would like to see Historical and Responsible development in this special area. The townhouses that were built in 1989 after the disastrous Urban Removal effort are a prime example of what I am talking about. Although not original to the original neighborhood, they were built with the historical aesthetic that the neighborhood is known and loved for.

My concerns are as follows:

- The proposed monolithic, cubical 5 story building for the corner of Garraghan and Broadway is a prime example of Hysterical not Historical development which completely disregards the Historical value of the neighborhood. It looks cheap, ugly and void of any character as the picture shows and it is situated right at the entrance of the Rondout and diminishing its charm and grace to the area from the start.
- The proposed 200 units would increase the amount of vehicles (up to 2 vehicles per housing unit, up to 400 cars) and there is no sustainable plan for parking spaces to fit this tremendous volume of cars. As we are all well aware, the parking situation on

Broadway is already to capacity, especially on weekends and during nice weather and the many events that take place at Gallo Park. The restaurants and stores depend on parking spaces for tourists who pour into the Rondout on weekends. The addition of up to 400 additional cars will only wreak havoc on the businesses and the people who want to visit their establishments. This is an example of Reckless not Responsible development.

- Creating more storefronts will only add to the depressing empty storefront look of the street. Lets focus on making sure every existing storefront is filled and thriving before adding new ones. This is not the responsible thing to do, its reckless.
- A recent water-main break a few days ago on Broadway is a reminder that our infrastructure and utilities in the area are old and crumbling. How much more negative impact will this massive housing project have on our aging pipeline? Again, Reckless not Responsible development
- The City should focus on preserving as much “green space” as possible. The property, though private, has never denied anyone access to walk their dogs, have kids run in the field, allow kids to set up a basketball net, etc. A lovely public park/playground should be considered for this greenspace as there is no playground at the Waterfront nor in the surrounding walkable area of the neighborhood. This would be Responsible.
- It has been brought to our attention that A&F who are rightful co-owners of the property already filed plans to build more townhomes and rentals. It is only fair and lawful to let them have priority to add housing over the City’s proposed acquisition by eminent domain. This would be Ethical.