



COMMUNITY BOARD ELEVEN

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Nilsa Orama
Chair

Angel D. Mescain
District Manager

**Economic Development, Cultural Affairs and Tourism Committee
Tuesday, January 9, 2018, 7:00 p.m.
Bonifacio Senior Center**

***** AGENDA *****

- Present: Holley Drakeford (committee chair), Melanee Farah, Henry Flores, Tabatha Lozano, Edwin Marcial, Celia Ramirez, Xavier Santiago, Vincent Torres, Candy Vives-Vasquez, Jesse Yang, Thomas Herrera (staff)
- Excused: Jeremiah Schlotman, Erica Jones, Marissa Mack
- Absent: Jose Altamirano, Carlos Diaz
- Guests: Jenny Tromski, Spence Orkis, L+M; Krystal Peartree, L+M; Sara Levenson, L+M; Neil Heyman, Gilbane; Jessica Morris, Jason Villanueva, Mahfuzur Rahman

1. Call to Order– Adoption of the Agenda

Committee Chair Holley Drakeford called the meeting to order at 7:11 p.m. Quorum was attained at 7:45 p.m. and a motion to adopt the agenda was made by Edwin Marcial and seconded by Xavier Santiago.

2. Announcements

- a. Small Business Services will be doing door to door outreach on 116th Street from Park Avenue to First Avenue to share the services they offer.

3. Presentations & Discussions

- a. L+M Development Partners to update the committee on the Lexington Gardens II project

Lexington Gardens II is a 100% affordable, mixed-use project currently under construction in the East Harlem neighborhood of Manhattan. The project site is bounded by Park and Lexington Avenues and East 107th and East 108th Streets.

Spencer Orkis and Krystal Peartree of L+M provided updates to the committee regarding the construction and local hiring in the facility. In reference to the construction of Lexington Gardens II, the foundation have been laid and will soon begin the process of hiring contractors to work on the structure such as electricians, plumbers painters etc. They are aiming to have 10% of their hires be local.

- b. Gilbane Construction Company will be giving a presentation on the progression of the The New York Proton Center

Neil Heyman, Gilbane Construction, gave an update on the current status of the construction. He explained the complexity of the equipment being used and also the purpose of the machinery at the construction site. He explained that there were unforeseen delays due to the condition of the construction site. He will have further information on the post construction hiring component of the project in the following weeks.

4. New Business

5. Old Business

- a. Capital Expense and Budget Requests:

Xavier Santiago presented the capital budget and district needs plan. Each committee will be assigned a section relevant to their committee to monitor and adjust where necessary.

6. Adjournment

A motion to adjourn was made by Vincent Torres and seconded by Celia Ramirez. Motion passed unanimously.

LEXINGTON GARDENS II

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January 9th, 2018



LOCAL HIRING PLAN

RECRUITMENT PROCESS

- ■ **Ongoing Broad Promotion and Outreach**
Distribution of fliers at Lex Gardens project site, active Lexington Gardens II website, CB11 office, local media outlets, and local institutions including churches and nonprofits.

- ■ **Partnerships**
C+M Consulting Services of NY, Building Skills NY, REES, will collect applicant resumes, screen for local residency and refer candidates to subcontractors for employment consideration.

- ■ **Reporting for Accountability**
Semi-annual reports will be made available for local organizations and CB11 on hiring statistics, types of work, and other items to ensure steady progress towards local hiring goals.

LOCAL HIRING

- ■ ■ A total of 237 badged workers have worked on the Lexington Gardens project so far to date as of 1/2/18
- ■ ■ Of the 237 workers approximately 7% (16) reside in a residence with a zip code above 96th Street

There are 2 *new jobs* on the entire project so far. Both positions, one a flagger and the other a laborer have gone to local residents in the 10029 zip code.

Manhattan Zips Ab.96th

10029	6 38%
10030	2 13%
10031	1 6%
10032	1 6%
10034	2 13%
10037	2 13%
10040	2 13%

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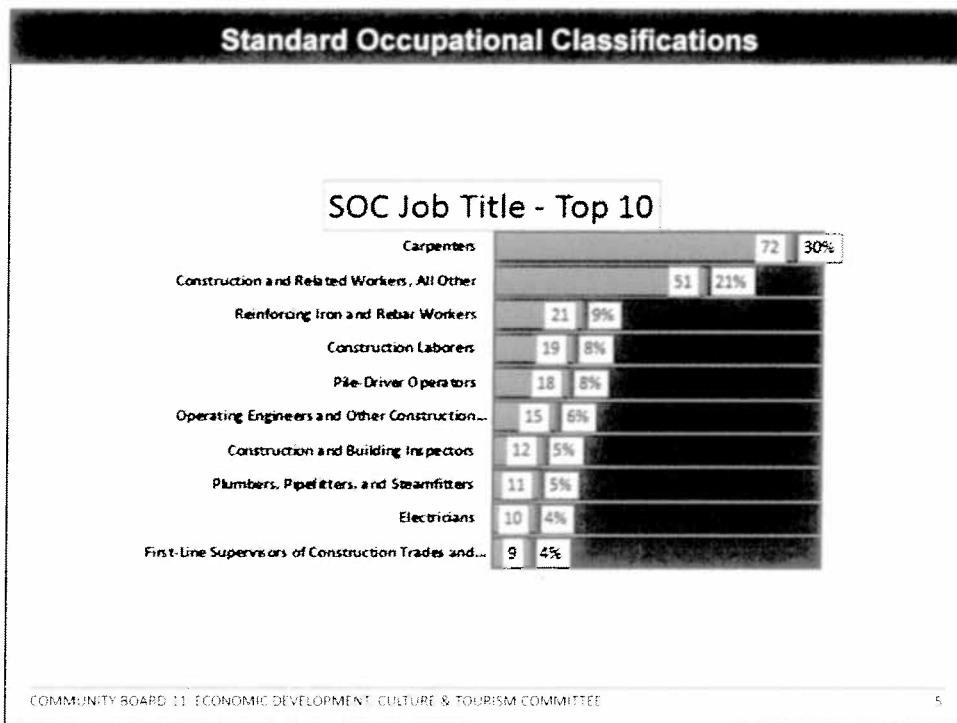
Standard Occupational Classifications

- ■ ■ These workers are working as carpenters, inspectors, electricians, laborers, plumbers and helpers.

SOC Job Title's in Manhattan Above 96th Street

Carpenters	4 33%
Construction and Related Workers, All Other	2 17%
Construction and Building Inspectors	2 17%
Construction Laborers	2 17%
Plumbers, Pipefitters, and Steamfitters	1 8%
Helpers--Carpenters	1 8%
Electricians	1 8%
Helpers, Construction Trades, All Other	1 8%

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Q1- 2018 New Local Hires

Trade	Position Number	Start Date
Labourer	1	01/15/18
Labourer	1	01/15/18
Superstructure Concrete	1	01/15/18
Superstructure Concrete	1	01/15/18
Carpentry / Drywall	1	03/01/18
Masonry	1	03/01/18
Masonry	1	03/01/18
Precast Plank	1	03/01/18
Precast Plank	1	03/01/18
Total	9	

- ■ There are at least 9 new positions opening up within the first quarter of the year. These new positions will be filled by local residents in the targeted zip codes: 10025, 10029, 10035 and 10037
- ■ 33-40 new positions dedicated to local hire positions are projected through the life of the project

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Contact Us



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