



AIANY



AIA Brooklyn
A Chapter of the American Institute of Architects

February 25, 2014

Carl Weisbrod, Chair
City Planning Commission
22 Reade Street
New York, NY 10007

Dear Carl,

On behalf of the AIA New York Chapter and AIA Brooklyn, we would together like to offer congratulations on your appointment as Chair of the City Planning Commission. This is an exceptionally exciting time in the City of New York, and we are fortunate to have a person of your knowledge, experience, and ability in this critical position.

We are writing today in regard to the proposed site plan by SHoP Architects for the Domino Sugar Refinery site in Brooklyn. This is a project of citywide importance that will be coming up for a vote soon at the City Planning Commission before it heads to a subsequent hearing at City Council. Unfortunately, we were not able to attend the recent hearing of the Commission at which time our testimony would have been voiced in support of the key issues of the proposal, affordable housing, resiliency, and building height.

Affordable housing is critical for the future of all five boroughs of New York City. The Domino plan includes provision for thirty percent of its units to be economically accessible to a large number of New Yorkers with limited housing options. As importantly, it does not architecturally isolate the designated units in a separate, second-class structure but provides a mix of unit types and demographics throughout the planned development.

The Domino project as re-designed by SHoP has been conceived in a post-Sandy environment of heightened sensitivity and awareness about sea-level rise and storm surge. The elevation of the public space along with the set-back of the primary buildings go a long way to address some of the concerns and advice coming from the AIANY's Design for Risk & Reconstruction Committee (DfRR) and the Post-Sandy Initiative Report, which we have attached for your use and information.

Lastly, adding a variety of taller building heights along the Brooklyn waterfront, as a concept, already has the emphatic support of the local Community Board. This should ease the process of moving from design concept to design development.

We consequently voice – in our first letter to you as Chair – our preliminary feelings about these important aspects of the Domino plan and hope to have the opportunity to share similar thoughts in person at the earliest opportunity.

Best regards,

Lance Jay Brown, FAIA
President, AIA New York

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President, AIA Brooklyn

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Executive Director, AIA New York

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cc: Don Weston, AIA, and Emma Pattiz

*Congratulations!
We hope to have
a chance to
meet soon.*