



OFFICE OF THE CITY COUNCIL PRESIDENT

CHUCK LESNICK

CITY COUNCIL PRESIDENT

August 2, 2010

Dr. Jerry Pell

U.S. Department of Energy
1000 Independence Ave., SW
Washington, DC 20585

Fax 202-586-4403

jerry.pell@hq.doe.gov

Dear Dr. Pell

These written comments, are intended to supplement my verbal comments made at the public scoping session on July 22, 2010. The proposed Champlain Hudson Power Express project should consider the following additional comments when creating their EIS statement.

Yonkers has work diligently toward revitalization, preservation, and rehabilitation of our Downtown Water Front district, specifically the area around the Alexander Street proposed portion of the I-park. This proposed project does not add people to the downtown to utilize our restaurants and shops, provides no housing, few employees, and seems to take away valuable parking spaces. It may even ruin the view for some. It remains to be seen what benefits, if any, the project will bring to Yonkers. Before you decide to locate the project in Yonkers please show the visual impact of the structure from the library, the BOE, and from the Beczak Community Center. In addition look at the impact on job creation, parking, and upon local business. I see no reason to site the project in Yonkers and would recommend other locations. If it must be situated in Yonkers, we would like you to look at other alternatives.

CITY HALL ▪ 40 SOUTH BROADWAY ▪ ROOM 403 ▪ YONKERS, NY 10701

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The Glenwood Power Plant has been deemed "Seven to Save" by the Preservation League of New York State. The Yonkers Landmarks Board recommended local landmarks designation to the City Council in 2005. Although the Council did not adopt the designation it did adopt the Alexander Street Master Plan, which called for the adaptive reuse of the Glenwood Power Plant. If the Glenwood Power Plant can be used it would be a public policy benefit to keep the building intact. If there would be enough income generated to do minor reinforcement of the facade, which as we understand it is not structurally damaged, then it would be a good idea to site this project at the Glenwood Power Plant. There is no policy benefit to using this building or area if the building is not preserved.

Currently the Glenwood Power Plant does not have a tenant and is immediately available for reconstruction. The Glenwood Power Plant's area is 2.03 acres. The building stands 10 stories high. The building could be decked to meet the needs of TDI's project. There is an area on its south side that could be filled to add additional area. If this were necessary the additional benefit is that Alexander Street could be extended as per the Alexander Street Master Plan and GEIS, which you need to do to access that area. The possibility for a limited access free standing building off this land should also be considered.

Also any and all co-generation ideas should be considered with the Westchester County Water Treatment Plant or the American Sugar Refinery with potential steam creation. These industrial users in Yonkers, and perhaps other users, would be interested in receiving some of the transformed energy. Please examine the possibility for local access to less expensive energy, particularly within the downtown area near the proposed site. It has yet to be shown Yonkers would benefit from the electricity or steam created. Lots that should also be considered are on the south side of the American Sugar Refinery. East of Ludlow 6.15-16 - 2.33 acres, 6.15-30 - 1.69 acres.

Thank you for consideration,

Sincerely,



Chuck Lesnick,
City Council President

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