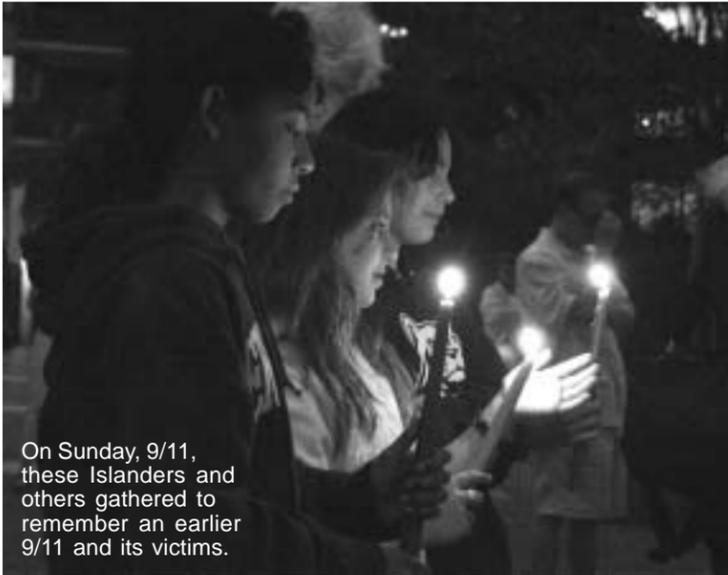


Next issue
in two weeks –
Sat., Oct. 8

The Main Street **WIRE**™

26th Year as Roosevelt Island's Independent Community Newspaper



On Sunday, 9/11, these Islanders and others gathered to remember an earlier 9/11 and its victims.

Briefly...

- The **Octagon Apartments** have a new website at octagonnyc.com.
- Raisings of the **Roosevelt Island Bridge** will continue through Wednesday, 7:00 a.m.-8:00 p.m. To be sure, count on a ten-minute delay.
- There will be **no F Train Service** to Manhattan from 12:01 a.m. Sunday, October 2 (all day Sunday) through 5:00 a.m. Monday, October 3.
- Verdant Power has received its permit from the State for the initial six-pack of underwater turbines for the **Roosevelt Island Tidal Energy** project (RITE). Two turbines will go into the water in the next two months or so; eventually, there are to be 100.
- The Seniors Association, the Disabled Association, and the Residents Association collected \$939 toward **New Orleans** relief effort. It will be donated to the Salvation Army.
- PS/IS 217 is again seeking **Learning Leaders** to work one-on-one with children to improve reading, writing, math, or English skills. Mandatory volunteer training starts Tuesday, October 18. For information, call Susan Cohen, Guidance Counselor, at **212-980-0294**, ext. 2323.



Octagon
Ceremony

Judith Calogero, Commissioner of the State Department of Housing and Community Renewal (DHCR) was among the speakers Wednesday at the formal topping-off ceremony for the Octagon Park Apartments project. Before thanking the funders of the project and others, she thanked Bruce Becker (in the background) of Becker and Becker, the originator of the project, and quipped about the litigation that briefly threatened the project: "Thank you, Bruce, for your vision, for your stick-to-it-iveness, and for bringing this absolutely beautiful project to my desk many years ago. I fell in love with it at that moment, and I still love it today, and I couldn't be more proud or happy to be here with you to celebrate this moment... I think it's the only project I've been involved with... where there have been more attorneys involved than contractors. Unfortunately, in our society, we live with something that's still relatively new to all of us, but it's nimby-ism, and we suffered through that here, but we persevered and won, and because of that, this Island is going to be a much better place to live."



Island House Tenants to Vote

Candidates for the Board of the Island House Tenants Association spoke Wednesday night. Above, Renato Folla, the sole remaining member of the most recent Board (the others resigned), briefed nine candidates on ground rules. By the time the session started, 50 minutes late, an audience of 17 had gathered to listen. The candidates will speak again tomorrow (Sunday) at 2:00 in the Good Shepherd Community Center. There are about 20 candidates for nine Board seats. Tenants are in negotiation over the privatization of the building.

RIOC Board Considers Conflicts in Affordable Housing vs. Revenue Need

by Dick Lutz

What should the priority be as the Roosevelt Island Operating Corporation (RIOC) goes about parceling out the Island's remaining land for development, and negotiating with current apartment-building owners for future ground rents? Should it be to maximize RIOC revenue? Or to keep housing affordable for current residents?

Two weeks ago, members of the RIOC Board confronted that question, briefly. It came up during discussion of changes in the real-estate consulting contract of Paul Mas of Jones, Lang, LaSalle, but also touched on an impending State law, the Public Authorities Accountability Act – which itself was brought on by the MTA's attempt to sell development rights over Manhattan's West Side railyards at a price perceived to be much lower than market-rate.

Governor George Pataki is expected to sign the bill, which will require State entities like RIOC to get best value for assets. But that legal requirement could present a conflict with Roosevelt Island's affordable-housing charter, or could make it difficult for RIOC to give rent-free space to the Youth Program (which wants the former Lilies School), the Visual Arts Association (which occupies the former Bigelow Pharmacy space), or other non-profits.

The substantive matter under discussion was a reconfiguration of commissions on real-estate deals to make it practical for Mas to switch part of ground-rent payments into deductible tax payments, to the potential advantage of owner-developers and therefore, at least potentially, to the advantage of RIOC's bottom line.

Here are excerpts from the discussion, only slightly abridged (the uncut version is available on *Website NYC10044* at nyc10044.com). It started with a question to RIOC attorney Kenneth Leitner by resident Board member Mark Ponton:

"Ken, when you and I talked this afternoon, I thought from reading this that there might be a conflict of interest. It says that Jones, Lang, LaSalle is going to be compensated by the amount of money they bring to RIOC. The more money that the ground lease brings in, the more Jones, Lang, LaSalle gets paid. [It] seems to me, though, that the issue is, what is RIOC here for? Is RIOC here to perpetuate affordable housing, or to get the most money for the property they have? If they're in the business of getting the most money for the property they have, there's no conflict. If they're in the business of providing low-cost housing, or affordable housing, then there is a conflict because the idea would be to drive the cost of the ground lease down to nothing, and therefore ask little if anything of the residents.

"Ken explained to me that there [is] no issue because, even if RIOC is trying to drive the cost as high as they can get it, the General Development Plan (GDP) income requirements impose a natural limitation.

"The problem I have with that is two-fold. Number one, the GDP can be amended at will, and we have proven that just by calling City Hall and saying, 'Change the numbers.' The second thing is that if the GDP is going to be the outline, then we really don't need a consultant because the plan itself tells you, 'You're going to pay this, your income can't be that. Now have I adequately explained that or have I not?'"

While Leitner's brief response was unintelligible because he was speaking off-mike, resident Board member Deborah Beck raised the same question, stating it another way:

"Could I ask [Board chair] Mary Beth [Labate] a question? There has been discussion of late as to the fiduciary responsibility of public authorities to bring in the highest and best value for the State. That is a fiduciary obligation of [this] Board. The Board also recognizes and desires that Roosevelt Island remain affordable for the vast majority of people now or who might come in the future. Those two things are somewhat in conflict, and I think that what Mark is trying to do is put a great light between those two things, and I don't know that it's really possible to do that, because of those conflicting obligations of the Board. We have to be judicious in what we do, but I think we're trying to bring in revenue to the Island as much as possible to insure that the Island be brought back to [a] high standard of maintenance level and that, as we did with our \$4 million for Southpoint, [we] increase the quality of life for residents and possibly for visitors. But that takes money, and if our goal is [also] to create the

lowest possible cost for the residents of the Island to live here, those two goals are in conflict. You have to find some middle ground and there isn't one clear answer or another clear answer."

Before Labate could respond (she was also inaudible, off-mike at the time) John Mannix stated his version of the same question:

"A law has been passed by the Legislature, but not yet signed by the governor, which requires directors of public authorities to maximize the value of any asset they dispose of – real estate or otherwise. This is on the heels of the MTA fiasco with the West Side stadium. That creates a real conflict for those of us on the Board who understand what the development plan says and understand what the spirit of the Board is with respect to affordable housing. A light should be on it because we are in the middle of negotiations where we will be disposing of corporation property, through these [apartment-building] leaseholds, at less than market-rate prices in order to accommodate those people whose incomes don't support market-rate prices. So we are smack-dab in the middle of a very serious conflict with respect to those negotiations at the moment. I'd like to get some clarity on it. This is a law. This isn't something that can be interpreted. Assuming it gets signed by the governor, as I suspect it will by January 1st, we don't have a choice. You're talking about breaking the law if we vote through a deal that doesn't maximize value, and I think we somehow have to come to terms with that sooner rather than later."

Resident Board member Patrick Stewart: "We have Southtown [the new residential buildings south of Blackwell House], Northtown [Phase One, consisting of Westview, Island House, Rivercross, and Eastwood, often called "the WIRE buildings" because of their initials], which I like to call 'old town,' we have Manhattan Park, and we will soon have Octagon. That's really four separate entities, probably four separate communities. The people in 'old town' are the people who mostly came here under Mitchell-Lama laws and practices, in good faith. My own personal opinion is that, in terms of the Board keeping good faith with the community, the good faith lies with the people who are here now, mostly in 'old town,' under Mitchell-Lama. Now, I understand the law, and I understand going out of Mitchell-Lama and all those things, but as a moral concept, if you will, I think that the people who are here now deserve first dibs. They need to be protected any way we can possibly protect them. The rest of it is a whole 'nother ballgame, and we have been treating it as a whole 'nother ballgame. What I'm interested in is that the corporation profits and, if the corporation profits, and [when it does], so does the community."

Board chair Mary Beth Labate (who announced her departure from the Board this week; see page 3) responded, partly inaudible. In what follows, her apparent intent has been filled in: "The law the Governor will soon sign may determine our ability to insure those protections. I need to remind all of us that this Board has laid out some very clear principles about our commitment to maintaining affordability for low-income residents. Have we said [that for] everyone, regardless of income, we will negotiate something that keeps you in your current status? Absolutely not. That would certainly fly in the face of any fiduciary responsibility that we have to bring in a fair-market value. But this Board has been very clear that we are committed to taking steps to protect the low-income people in those units and, in fact, it's been Paul Mas who has advised us on [how to] structure those deals to allow that to happen. So can there be this conflict of interest? I guess there could if the Board was giving Paul no advice and Paul was working on it as he would any deal in the rest of the world, but this Board has clearly given Paul guidance [and] Paul is the one who has come to the table with very innovative ideas on how to protect the low-income units, and I would point out that those ideas will net Paul no commission. So in theory, could there be a conflict of interest? Perhaps. But I think you have to look at the practice, and I think it's this Board's responsibility, working with Paul, to insure that there is [no conflict].

Mannix: "The world is full of conflicts of interest. The question is whether you take advantage of those conflicts of interest in order to line your own pockets.

See **RIOC**, page 2

Letters

To the Editor:

Your reader described our pastor as “scruffily dressed,” suggesting that she had prejudged him, by his appearance, as unworthy of civility.

Backstory: Fr. Miqueli was helping to make Good Shepherd safe for all users (secular and religious) by clearing out detritus of long standing. This job did not require a meticulously pressed soutane. He found several large tubes of compressed fluorescent gas and carried them to the Thrift Shop for safe storage until appropriate use or disposal facilities were available.

His arms were full of these risky items when he entered the shop and requested the assistance of the manager. Your reader chose to perceive this as cutting the line, and took offense even when advised that our pastor was not a customer but the *padrone* of the Thrift Shop. She continued to disturb the peace to the point that Fr. Miqueli was obliged to call Public Safety to remove her from the premises.

Many visitors comment on the friendliness of Roosevelt Island, but just as many are appalled at a high level of interpersonal abuse witnessed or experienced here, a quality-of-life issue that needs addressing.

Had your reader demonstrated some “Island friendliness” to a gentleman engaged in serving our community and creating a safe environment for parishioners and secular users of Good Shepherd alike, she would still be enjoying the reciprocal facilities of the Thrift shop. As it is, as a former executive member of the Foreign Press Association, I can only wonder why, with all the issues and problems facing our little “Elba,” *The WIRE* would raise the spectre of Catholic-baiting by giving “ink” to a person in dire need of a crash course in protocol – or just plain good manners.

Deirdre McNamara

Editor's note: When *The WIRE* publishes an Islander's letter commenting on prices or service at Gristede's, is the letter (or its publication) viewed as an attempt to “bait” some entire class of people? We hope not. And we hope that our policy of publishing virtually all non-belous letters we receive from Islanders is seen as a service rather than “baiting.” We would also hope that readers would consider the Thrift Shop equally eligible, with other Island shops, to receive Islanders' comments, rather than an operation whose affiliation with the Catholic parish would entitle it to some special handling. Nonetheless, it's good to have a follow-up from an eyewitness (correct?) defending and explaining the behavior of which the letter-writer complained (September 10 issue, available on line at nyc10044.com).

To the Editor:

I recently received a letter under my door from the Roosevelt Island Safety Kommittee (RISK), inviting me to share with them any issues I might have about public safety on Roosevelt Island.

I did send them my comments and I also want to share with fellow Island residents my concerns about Public Safety Department activities on Roosevelt Island which affect our daily life. Here they are:

- Public Safety officers park their vehicles in front of Island House, thus making it very difficult for the building's residents to stop their vehicles in front of their home for loading/unloading. It will be extremely helpful if those officers will park their vehicles somewhere else. This will show consideration to Island House residents.

- I've noticed many times how Public Safety officers stop their cars in the middle of Main Street just to have a chat with a fellow officer in another car in the other lane, or with a friend on the sidewalk, thus blocking the traffic and completely ignoring people around.

- Many times, sidewalks or Island House stairs are blocked by noisy teenagers, and Public Safety officers a few feet away seem not to care. They should advise those kids to be polite and respectful to others passing by.

- The same noisy teens sometimes gather in the middle of the night on the park inside the Island House complex, making loud noise, using obscene words, listening to extremely loud music, and obviously disturbing people sleeping in the apartments facing them. Again, Public Safety Officers seem to ignore this behavior.

- It seems to me that the only concern of those Public Safety Officers is how to issue as many parking violation tickets as they can.

Mircea Nicolescu

NYPUBLICLIBRARY

Bonnie Birman, Associate Director
Manhattan Borough Office
20 West 53rd, NYC 10019

Dear Ms. Birman:

I am a patron of the Roosevelt Island Branch of NYPL. I have patronized same when it was a community library, before this insane “renovation” that brought turnstiles and black straps which must be unhooked for wheelchair users like me, and immediately re-connected behind the patron (who is actually required to enter the “back door”) – thus insuring that the same fire-trap conditions suffered by ambulatory seniors and just plain folk, with or without strollers, are inflicted on the disabled as well.

The entrance and exit turnstiles, both of which wheelchair users cannot negotiate (seniors and stroller pushers do so with great difficulty) requires the walker to be nimble and quick for he or she is “locked” into a narrow one-way labyrinth littered with rickety tables and children's bookshelves slanting so that books fall on the kids. There is simply no room, and much difficulty and outright hazard.

Pre-renovation boasted a small but sensibly laid-out, highly functional library.

I trust the antiquated turnstiles can be replaced by electric sensors, and that the \$2.85 million awarded this branch will be wisely used for either a new location or a new expanded floor-plan that shall include, but not be limited to, “count” sensors, automatic entrance doors, new shelves and equipment, and an enclosed children's area; all this implemented in another larger location.

I really find it demeaning to sit by that black strap like a little beggar, until I catch someone's attention (I'm a respiratory quadriplegic) to ask them to open the strap, wait for me to trundle in, cautiously making my way between the copier and the desk and the standing patrons waiting to be served while the librarian is unhooking that damnable strap, and hooking it up behind me. If I am dauntless enough to make my way widdershins to the back, I must unseat two hapless computer users.

Come on down, take a look. The Roosevelt Island Library condition – it also floods periodically – is to be deplored – a fire violation (aside from totally ignored ADA requirements) and an insult.

Sharon Stern

Letters deadline for Oct. 8 issue: Monday, Oct. 3

Letters received after deadline are considered on a space-available basis.

Letters Policy

The WIRE welcomes letters to the editor, to the community, and to/from officials. Publication on a *Name Withheld* basis will be considered, but the writer's name, address, and phone number **must** be provided for verification and for our records; *letters submitted anonymously will not be published.*

Preferred method of submission: E-mail to Letters@MainStreetWIRE.com (plaintext e-mail format preferred, or attach a file), or on a PC-standard 3.5" disk left at the desk at 531 Main Street, addressed to *The WIRE*. **Alternatives:** Typed copy left at 531 Main Street. Clearly handwritten letters will be considered if brief, but we are not able to take telephone dictation of letters. **All letters subject to acceptance and to editing for length and clarity.** Recommended maximum length, 300 words; longer letters will be considered if their content merits the required space.

To the Editor:

In response to Ronald Mullins's September 10 letter:

I do understand your chagrin and others, who feel the same as you, over the under-utilized apartments of 3-4 bedrooms. However, to say that the Eastwood Building Committee (EBC) did not fight and negotiate forcefully enough, to imply that attorney Serge Joseph was ineffectual, and to request a refund of his fee – I do not believe you thought things out thoroughly.

In a Mitchell-Lama development, which we were in until recently, income and family structure played a major part in tenants occupying apartments. In our new agreement of a Mitchell-Lama buy-out, income and family structure will play a major part in tenants occupying apartments under two programs – the Section 8 Enhanced Voucher Program, and the Landlord Assistance Program (LAP).

Before buying out, the landlord/owner needed to downsize some tenants. Downsizing would perform a major part in assisting those disenfranchised families who desperately need the space of 3-4 bedrooms. After placing all families in the appropriate space, then the remaining apartments that are vacant can be rented at fair-market prices. After all, the landlord/owner must make money from this buy-out; it is business, not personal. However, another option was negotiated by the EBC and our attorney for those who did not wish to move from their apartments. If you are underutilized by one bedroom, you will be allowed to stay in your apartment by paying the last Mitchell-Lama rent, plus a one-time surcharge of 25%. The landlord/owner wanted far more than 25%. If you are underutilized by two or more bedrooms, then you will eventually have to move.

Downsizing and underutilization of apartments were on the table and discussed at our EBC meetings with the tenants from day one. EBC negotiated for the past six months and was always open to opinions and suggestions. If a tenant could not attend a meeting, he could phone any member of the executive board and/or stop them on the street to discuss concerns. Those concerns did not fall on deaf ears.

The EBC has never backed down from a fight. From the beginning, our attorney, Serge Joseph, told us to be prepared for battle, if necessary, even with lack of funds in our account for any long-term litigation. We had to “pull teeth” to raise funds, and we still need to retain the attorney's services. Other Mitchell-Lama developments that bought out (such as Independence Plaza, Ruppert Towers, etc.) started their buy-out negotiations years before Mitchell-Lama expired and had substantial amounts of money available for litigation. But Independence Plaza will now have to spend more money in litigation because of the unfair deal they received from their owner. After leaving Mitchell-Lama, the development should have been placed under rent-stabilization regulations, which cap rent increases at rates determined annually by the City's Rent Guidelines Board, but that's another story.

In the real world we cannot obtain everything that we desire, but what was achieved for the tenants of Eastwood proved to be a better agreement than most developments were able to establish.

Margaret Lipscomb-Gaspard
Secretary, EBC

RIOC from page 1

I can also say that Paul has been leading the charge and has been the architect in those negotiations to make sure that the residents who the Board has said will be protected, are protected.”

Beck: “And those residents, by the way, if I understand our conversations correctly, are residents who have incomes of 150% of median income and below, so it's really low-, moderate-, and no-income.”

Resident Board member David Kraut then joined the discussion: “The question of conflict of interest is always relevant and germane. The Board has many instances, just as I have them, in building my own house. I want it to be as inexpensive as possible, and I want it to be as safe as possible, and those interests are in conflict, because the more safe a house is, the less inexpensive it is, obviously. And so you reach some kind of point where you balance your interests as well as possible. I see no conflict with that kind of question, in authorizing this resolution [to modify the Jones, Lang contract under which Paul Mas works].

Resident Board member Michael Shinozaki: “This [proposed resolution] is asking for a couple of things – that Paul [can] try to get [ground rent] converted to deductible tax payments, in negotiation with the various taxing authorities. It's [also] asking whether he can renegotiate the money that we can get out of the rest of Southtown so the community can get more money so that we can develop a park, or whatever. But we still have to approve anything he comes up with. This has nothing to do with whether it's going to kill affordable housing or not.”

Labate: “Right. The only issue is, do we amend his contract to allow him to represent us on [buildings] 5 through 9 [in Southtown], and if he negotiates tax-like payments [to RIOC] instead of ground rent [payments to RIOC], that those become commissionable. Obviously, it's all revenue that comes to RIOC. Those are the the only two issues before us.”

Shinozaki: “Living here, I get stopped at Gristede's and walking down the street, [and] everyone says, we need to look at [buildings] 5 through 9 in Southtown so that we can actually generate revenue. So if he can get more money per square foot for what we get for 5 through 9, that's good for the Island, and that sounds like what he's asking for here, and then, as far as what gets built, we still have the GDP to worry about, so you know, a certain percentage of the overall population of the Island must be affordable housing; the [only remaining] question is, how much should developers have to pay us for the right to build affordable housing here?”

Board chair Mary Beth Labate then called for a vote, and the resolution changing the terms of Paul Mas's compensation passed unanimously. But John Mannix then pursued the issue further:

“I'd just like to add that the real issue of the conflicting obligations really has to be brought to ground as soon as possible, because understanding the mission of the Board and reading that law, I think we're going to have to get some kind of a special waiver or someone's going to have to step in and say that affordable housing does not violate the law, or this Board's going to find itself having to vote on something that

See **RIOC**, next page

The WIRETM

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Labate Leaving RIOC Board

Mary Beth Labate, an Assistant Commissioner of the State Division of Housing and Community Renewal, is moving on. It means she'll no longer chair RIOC Board meetings on behalf of DHCR Commissioner Judith Calogero. Labate issued this statement:

"After five years as the Chairperson-Designate of the Roosevelt Island Operating Corporation Board, I will be leaving the Board next month to assume a new position as Chief Budget Examiner in the New York State Division of the Budget.

"I will always treasure the challenges we faced, and advancements we achieved, during my tenure on the Island. The last five years have been years of exciting progress. The creation of a park plan for Southpoint, the development of additional housing in Southtown consistent with the GDP, the restoration of the historic Octagon, and the ongoing upgrades to the Island's infrastructure, all point to an Island that is on the move,



Mary Beth Labate

in the right direction. Perhaps most important, if least appreciated, the sound fiscal management practices instituted by President Herb Berman and the RIOC Board of Directors have allowed our Island to invest in its future.

"I want to thank Herb Berman and the administration for their professionalism and their innovation. I want to thank my fellow Board members for their courtesies and commitment. I want to thank Judy Calogero, the Commissioner of the Division of Housing and Community Renewal, for having entrusted me as her representative and as Chair-designee on the Board.

"I want to thank the residents of the Island who have made me feel at home, and wish them well in the future.

"There is so much more to do to reach the dream that first created Roosevelt Island three decades ago. I will watch that progress with interest and affection."

The RIOC Column

Many members of this community have been working over the past several months, as part of a Community Emergency Planning Team, to develop a comprehensive emergency management plan for Roosevelt Island. While RIOC has coordinated these meetings, we are but one partner on a team of organizations available to plan and execute a plan island-wide. I would like to extend my personal thanks to Dolores Green of the Senior Association, Virginia Granato of the Disabled Association, Maari deSouza of the Child School, Father Miqueli of St. Francis Cabrini Church, Thelma McIntosh of Manhattan Park, Sherry Gregory of Island School 217, Doryne Isley of Housing Management, Keith Petty of Hudson-Related, Jennifer Jones and Joe Driscoll of Blackwell Management, Mitchell Hammer of Rivercross, Matt Katz (former president of the Residents Association), Peter

Pressley of Coler-Goldwater, Michael Acevedo of Roosevelt Island Search and Rescue, Ted Fisch and Robert Conklin of NYS Emergency Management Office, Jacob Cooper and Matt Bednar of NYC Office of Emergency Management, Patrick Stewart representing Community Board 8, Amos Buhai of Speaker Miller's Office, and Michael Moreo, Emergency Management Coordinator for RIOC. These individuals have been working diligently to produce the first Island-wide emergency management plan. In addition, I'd like to thank all the State and City Agencies that have participated with us over the past two years. Organizations such as NYPD, FDNY, Keyspan/ConEdison, NYC DOT and NYC Transit/MTA, just to name a few, have been an invaluable resource in helping us understand how they play a role in our everyday lives and what responsibilities these organizations have as part of the New York City comprehensive emergency management plan. Much has been accomplished and more is left to complete. These individuals and organizations de-

serve our gratitude and thanks for undertaking this responsibility on behalf of all Island residents.

As the recent events in New Orleans have demonstrated, the key to a successful emergency management plan is the cooperation and coordination of all organizations in ensuring the safety of residents. Roosevelt Island is part of the New



Herbert E. Berman, President Roosevelt Island Operating Corp. e-mail: HBerman@rioc.com

York City comprehensive emergency management plan; however, there are ways in which, working together, we can augment City services for residents of Roosevelt Island. As we saw at the Superdome, it is not enough to simply say to people "go to the Superdome." If there isn't planning, coordination, and support, the best efforts can have a disastrous effect. RIOC is proud to be part of such an important group of people so dedicated to the protection and safety of Island residents.

On a different note, on the suggestion of Matthew Katz, RIOC is implementing a schedule of removing all items from Island kiosks on the second and fourth Fridays of each month. This suggestion was made in an effort to keep information on the kiosks current and timely. We

How We Voted

September 13 Democratic Primary Voting in residential buildings
 Bold number indicates Island winner; bold name indicates primary victor; these results are unofficial and do not include absentee ballots.

- MAYOR**
- Fernando Ferrer 132
 - Gifford Miller **391**
 - Anthony D. Weiner 160
 - C. Virginia Fields 77
 - Christopher X. Brodeur 18
 - Arthur Piccolo 10
- PUBLIC ADVOCATE**
- Betsy F. Gotbaum **355**
 - Norman Siegel 189
 - Michael E. Brown 34
 - Andrew Rasiej 32
 - Jay Golub 27
 - Damon L. Cabbagestalk 16
- SURROGATE**
- Kristin Booth Glen 141
 - Eve R. Markewich **290**
- DISTRICT ATTORNEY**
- Robert Morgenthau **365**
 - Leslie Crocker Snyder 278
- BOROUGH PRESIDENT**
- Scott M. Stringer 216
 - Eva S. Moskowitz **241**
 - Margarita Lopez 67
 - Carlos Manzano 57
 - Bill Perkins 42
 - Brian Ellner 41
 - Adriano Espaillat 26
 - Keith L. T. Wright 21
 - Stanley E. Michels 15
- CITY COUNCIL MEMBER**
- Jessica S. Lappin **414**
 - Dan Quart 281
 - Eric A. Cesnik 49
 - George N. Spitz 15

Eileen Smith

Eileen Smith died July 9. She was a steadfast presence on Roosevelt Island for three decades, who will be remembered for her radiant smile and the sparkle in her eye. She was born in April, 1916, and raised in New York City. She grew up during the Roaring 20's; her parents actually had a speakeasy. She was a font of information about the history of New York because she witnessed the past 90 years here.

She lived with her beloved parents until their deaths. She still spoke of them just a few weeks before her death, remembering her father and how much he loved her. After venturing out on her own, she loved her independence and held fast to it until her very last day.

She was loved by all because she was young at heart. She always tried to enjoy every moment of every day, and looked for the best in everyone. She will be missed by all her friends and family.

I Have Known Her All My Life
 by Eileen Smith

She's a trollop wearing tight pants and high boots. She's a grand dame Wearing her diamonds and rubies out for the evening. She's a young girl dressed in spring-white and green and fluffy. She's a mother with her children running ahead. She's an old woman huddled from the cold in a doorway. I have known her all my life and I love her. New York.



COMING UP

— This Weekend —



◀**Southpoint from Ruin to Rejuvenation**, exhibit at Gallery RIVAA, continuing through Oct. 9. Gallery hours 11-5 Sat., Sun.; 6-9 Wed. and Fri. Exhibit opens an international competition sponsored by the Emerging New York Architects Committee of the American Institute of Architects. More information at www.enyacompelitions.org.

Floating Island, a barge-based art exhibition consisting of trees and other greenery, off Southpoint, **today**, 11:45 a.m. and 1:30 p.m.

Meet the Candidates for the Island House Tenants Association Board, **Sun., Sept. 25**, 2-5 p.m., Good Shepherd Community Center.

— The Coming Week —

Open House for Toastmasters public speaking group, **Mon., Sept. 26**, 8:00 p.m., Westview community room, 625 Main Street. Additional information: **212-751-9577**.

J. Wayne Olson's Questions for a Fetus, a series of art installations, **Sat., Oct. 1** through December, Rivercross Window Gallery. October: *Introduction* (life in Century 21) – *Origins* (Darwin or Divinity?); *Evil Part I*. November: *Evil Part II*; *Language* (signs and symbols of communication). December: *Routes* (the paths of cultures and races).

— Future Events —

Residents Association Common Council meeting, **Wed., Oct. 5**, 8:00 p.m., Good Shepherd Community Center. Meetings begin with an opportunity for members of the public to make presentations to the Council.

The Main Street WIRE – Next issue, **Sat., Oct. 8**. (To receive e-mail bulletins between issues, send an *AddMe* message to Bulletins@MainStreetWIRE.com.) **Advertising Deadline:** Ads in the paper, Thursday, Sept. 29; decision on fliers for *The Bag*, Tue., Oct. 4; inserts due Thur., Oct. 6. **Future issues:** Fortnightly through December 17: Oct. 22; Nov. 5, 19; Dec. 3, 17; then fortnightly, resuming Jan. 14, 2006. **News phone, 212-826-9055**; urgent matters **917-617-0449**. **Phone** for display and classified advertising placement and information, **212-751-8214**. **To list your organization's Island-related event in this column**, e-mail information to ComingUp@MainStreetWIRE.com, or leave it, addressed to *The WIRE*, at the lobby desk at 531 Main Street; provide a telephone number for follow-up questions. There is no charge for such listings.

Open House New York, Sat.-Sun., Oct. 8-9. City-wide event will include guided tours on Roosevelt Island.

Toastmasters meeting, **Mon., Oct. 10**, 8:00 p.m., Westview community room, 625 Main Street. Additional information: **212-751-9577**.

La Leche League meeting for pregnant and breastfeeding mothers, **Mon., Oct. 17**, 10:30 a.m., 536 Main Street (behind Capri Pizza). Free. Information: **212-832-1188**.

think it is a good idea and thank residents for bringing forward suggestions that improve the quality of life for all Island residents.

Take a moment to notice the beautiful plantings alongside the Blackwell House as you walk along

Main Street. A partnership of RIOC, the Historical Society, and a group of residents has resulted in these abandoned gardens coming back to life. Thanks to Sonia Jang, Kyu-Ken Lee, and members of the Korean community for their hard work.

Senior Center

- | | |
|--|--|
| <p>Monday</p> <p>9:30, Yoga</p> <p>10-11:30, English as 2nd Language</p> <p>10:30, Blood Pressure Screening</p> <p>12:30, "Oldies" Movies</p> <p>1:00, Tai Chi</p> <p>7:00, Dance Class (Beginners)</p> | <p>Thursday</p> <p>10:00, Get Stronger Bones</p> <p>10:30, Creative Arts</p> <p>12:30, Movie</p> |
| <p>Tuesday</p> <p>10:00, Chinese Massage</p> <p>10:30, Shoppers' Bus</p> <p>2:00, Bingo</p> <p>2:00, Painting and Sculpting</p> <p>7:30, Games (RISA)</p> | <p>Friday</p> <p>9:30, Yoga</p> <p>10:30, Computers</p> <p>1:00, Bridge</p> <p>7:00, Games (RISA)</p> |
| <p>Wednesday</p> <p>9:15, Stay Well</p> <p>10:00, Heart Health Care</p> <p>10:30, Computers</p> <p>10:30, Shoppers' Bus</p> <p>3:00, Drama Class (starts 9/21)</p> <p>7:00, Pokeno (RISA)</p> | <p>Saturday</p> <p>7:30, Bingo (RISA)</p> |

Special Events

- Fri., Sept. 30**, 10:30, Medicare/Medicaid Briefing
- Fri., Oct. 7**, 10:30, Medicare/Medicaid Briefing
- Wed., Oct. 19**, Atlantic City trip
- Fri., Oct. 21**, 10:30, Legal Briefing – Wills, Trusts, and more

Home-delivered meals: **212-744-5022**, ext. 1203

RIOC from page 2 (starts on page 1)

might violate the law." Shinozaki offered a possible resolution of the conflict: "The GDP says a certain percentage of housing must be affordable housing. That's not a question; we need to do that. The [only] question is, how much do we charge the developers for the right to develop housing here? Because they get a certain percentage that is affordable, a certain percentage is market-rate, according to the GDP, and they've got to pay for the right to build here." Mannix: "Your interpretation would be that, because we're obligated to provide affordable housing, any deal which supports that obligation is fair-market value?" Shinozaki: "I'm saying that if we have [several] builders that want to build affordable housing, we've got to get the best deal from this – pick the builder that's going to give us the best deal for affordable housing."

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Alert for Seniors

Medicare Part D selection period starts October 15
– Free Island Seminars –

There's no escaping it. Yet another government giveaway and a whole other level of private-company bureaucracy is about to begin. Medicare part D selection period is starting October 15 for drug benefits that will begin in January. **Everyone on Medicare, no exceptions, will have to do something about it.** Yes, even if you are on Medicaid, even if you have an employer-sponsored drug benefit, or even if you do not even want it, you will still have to take some action. Medicare says it is optional. However, if you take them literally and do not act, you may face financial penalties, or at worse have to switch your medications. Yes, that is the bad news. But there is potentially good news. If you choose your plan wisely, perhaps you will be able to make the system work for you.

First, you need to understand this complex benefit. An array of private companies will be offering drug payment plans and hope to make money by sharing the cost of your medications. There will be many choices of regular plans and HMOs with different costs and different benefits. You must select carefully. Your medication or pharmacy may not be on all of them.

Here's what you can do now:

- Educate yourself.
- Save all mail about Medicare Part D – Open it, read it, save it.
- Apply now for "extra help" that will help you avoid the Part D premium and co-pays.
- Apply for a New York State EPIC discount drug card for added security.
- Avoid drug-plan telemarketers hawking their greatest plan. The National Do-Not-Call list promises to block calls for 5 years (www.donotcall.gov or call 1-888-382-1222).

Ellen Polivy, MSW, a Roosevelt Island Professional Care Manager, is planning a series of **FREE SEMINARS** on different aspects of Medicare Part D. To get invited, please complete and return the form below.

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- Choosing the right plan for my needs.
- Medicaid recipients need to know how Medicaid and Part D work together.
- How can I qualify for "extra help" and EPIC (for people of modest income, not on Medicaid)
- I don't take medications (or) I have a drug plan through work. What should I do?
- My parent is on Medicare and I want to learn about their options.
- How can I or my spouse qualify for Medicaid home care?

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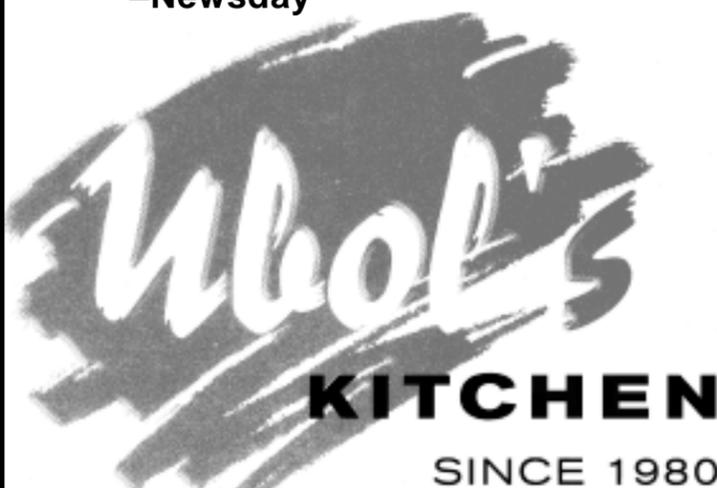
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