

From: [Michael Ritz](#)
To: [Tabachnick, Alan](#); [Christopher Albanese](#)
Cc: [Wayland, Joshua](#)
Subject: RE: Harsimus Branch & Embankment Property
Date: Friday, January 29, 2021 6:23:38 PM
Attachments: [image001.png](#)
[STB Memo 01-29-21.pdf](#)

Alan, Joshua,

Thank you again for your time and insights last week. Chris and I also appreciate and look forward to our scheduled discussion toward the of next month.

As discussed, we are following up with presentation materials and the attached memo to help clarify our proposed Project along the Embankment. Please feel free to share with any of your colleagues as well as any of the other agencies that you are collaborating with.

The attached memo is meant to specifically describe the Embankment Project with respect to preservation of the existing Embankment stone walls. I know from the public meetings there was a lot of misinformation and confusion around potential demolition of the stone walls. Demolition was NEVER contemplated. In addition, the below hyperlink is a copy of the presentation that we along with our Architect (Pelli Clarke Pelli Architects) and Landscape Architect (Hargreaves Associates) gave to SHPO and STB in Trenton in January 2020. It is a large file that will not transmit as an attachment, so please view through the below hyperlink.

 [SHPO Presentation 01-26-20.pdf](#)

Thank you again, and please call anytime with questions or requests for additional information.

Have a nice weekend.

MR

Michael A. Ritz
917.583.2418
mar@albaneseorg.com

From: Tabachnick, Alan <alan.tabachnick@stb.gov>
Sent: Friday, January 22, 2021 12:13 PM
To: Christopher Albanese <cva@albaneseorg.com>
Cc: Michael Ritz <mar@albaneseorg.com>; Wayland, Joshua <Joshua.Wayland@stb.gov>
Subject: RE: Harsimus Branch & Embankment Property

Hi Chris. Can we do the 3:30 call as a Teams meeting? I asked Josh Wayland to join us and it would be easier if I could just send out a Teams invite and then we can all call in to that number? Let me know and I can send out the invite. Thanks.

Alan Tabachnick

Historic Preservation Specialist
Office of Environmental Analysis
Surface Transportation Board
395 E Street SW
Washington, DC 20423
Office: 202-245-0367
Cell: 215-370-3579

-----Original Appointment-----

From: Christopher Albanese <cva@albaneseorg.com>

Sent: Thursday, January 21, 2021 4:41 PM

To: Christopher Albanese; Tabachnick, Alan

Cc: Michael Ritz

Subject: Harsimus Branch & Embankment Property

When: Friday, January 22, 2021 3:30 PM-4:00 PM (UTC-05:00) Eastern Time (US & Canada).

Where: Chris call Alan at 215-370-3579

*****External Email*****

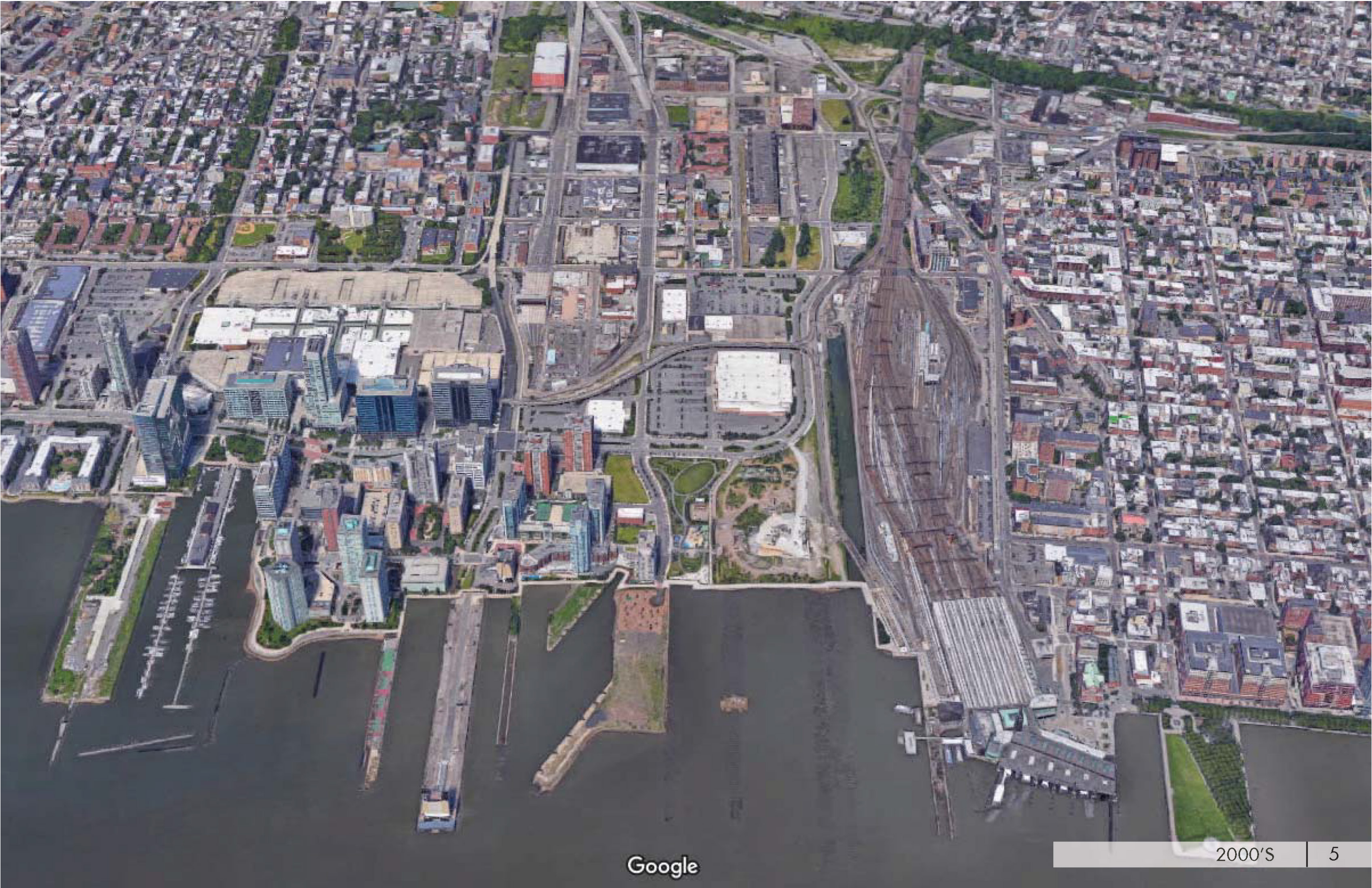
This email originated outside of the company, please do not click any links or attachments, unless you recognize the sender and know the content is safe.

SIXTH STREET EMBANKMENT
JERSEY CITY





1900'S | 2

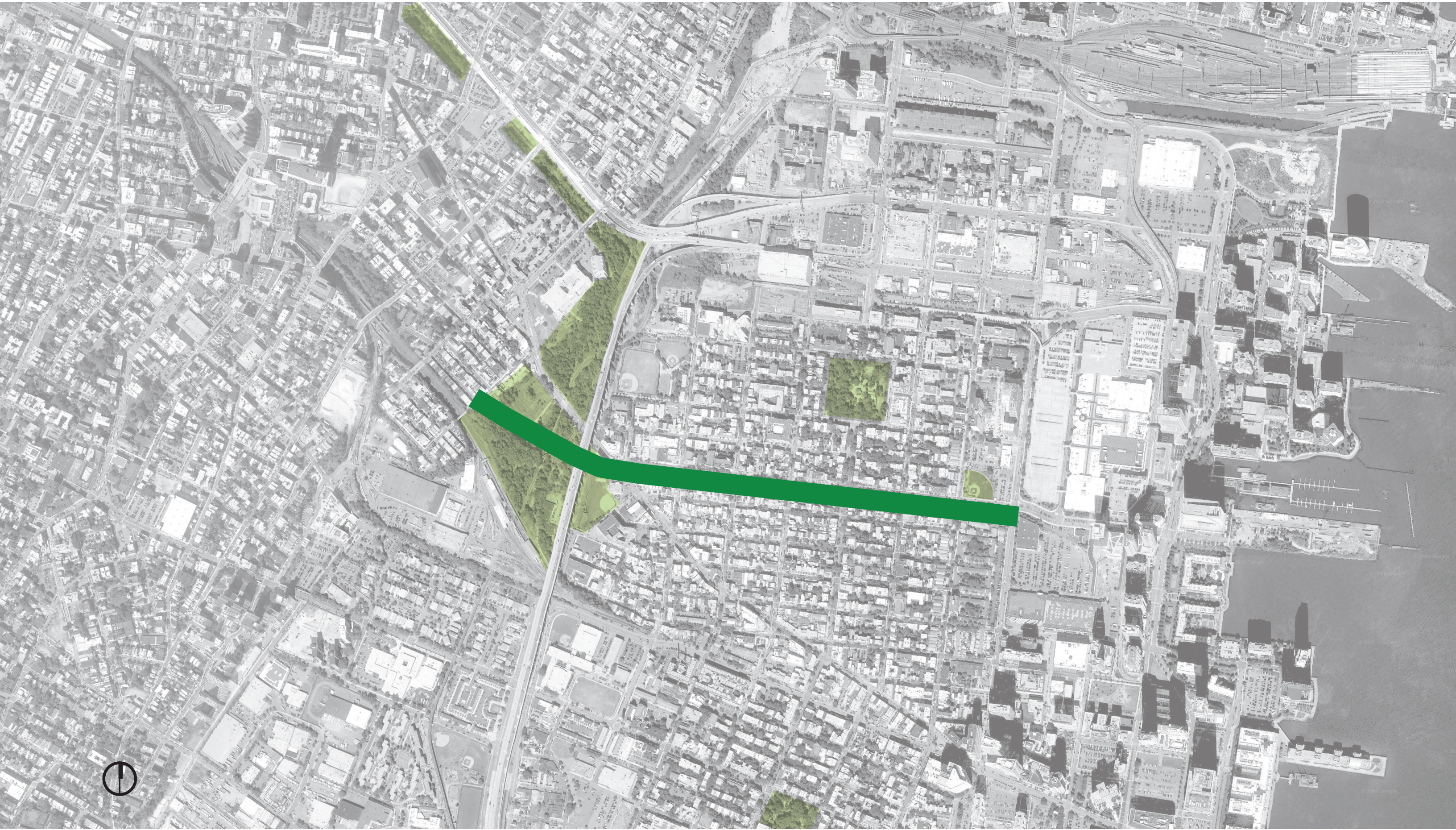


2000'S | 5



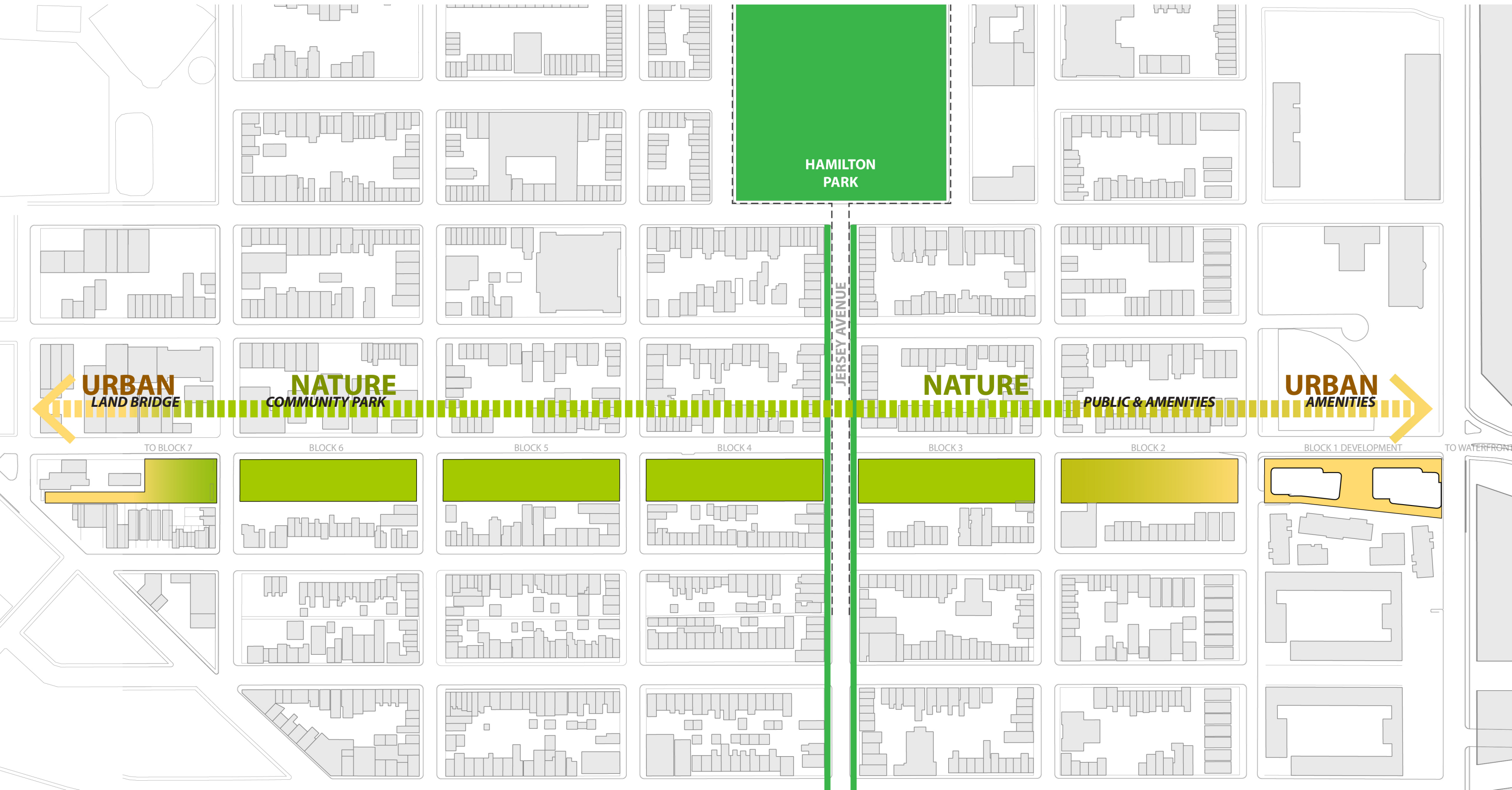
1990 | 3



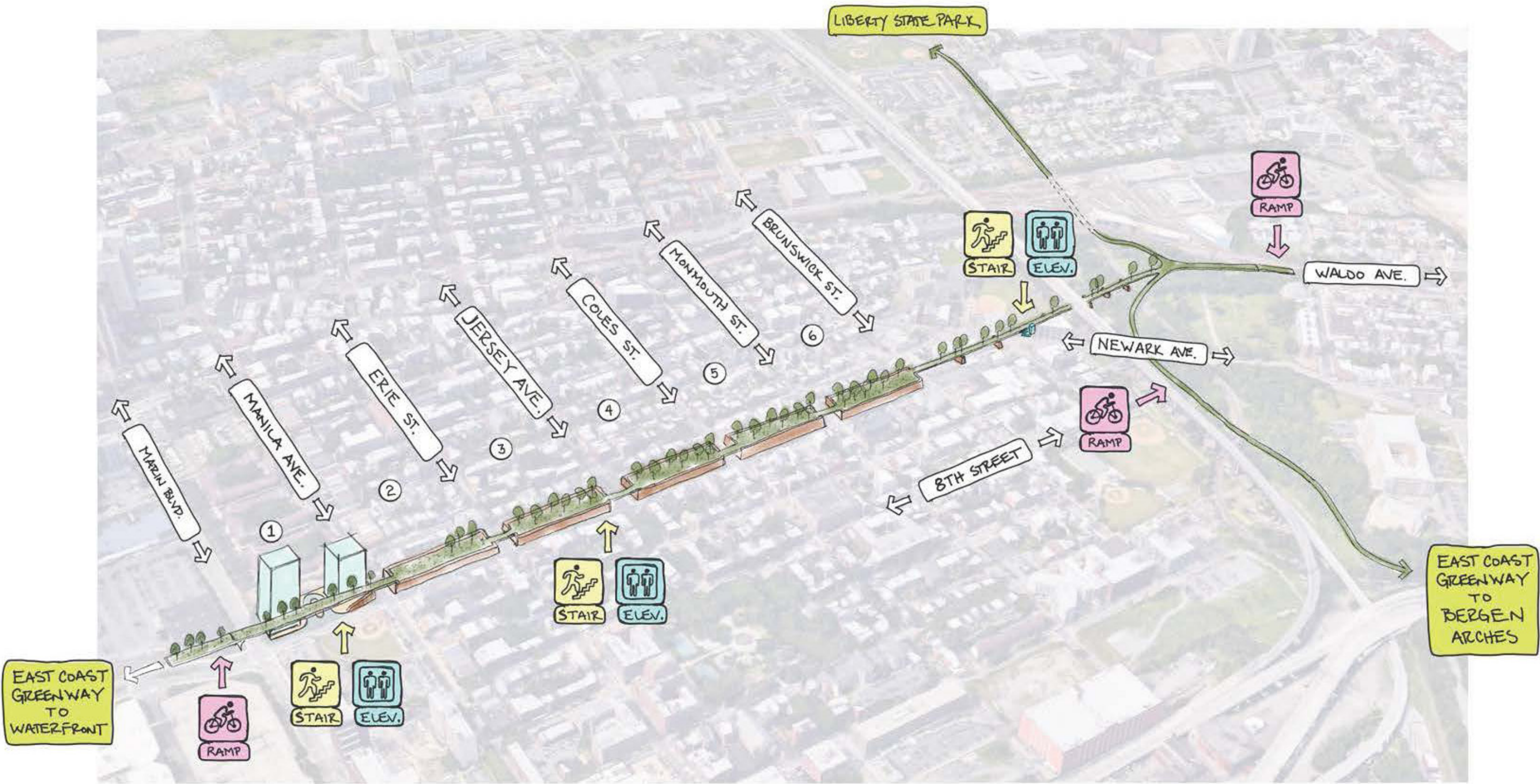






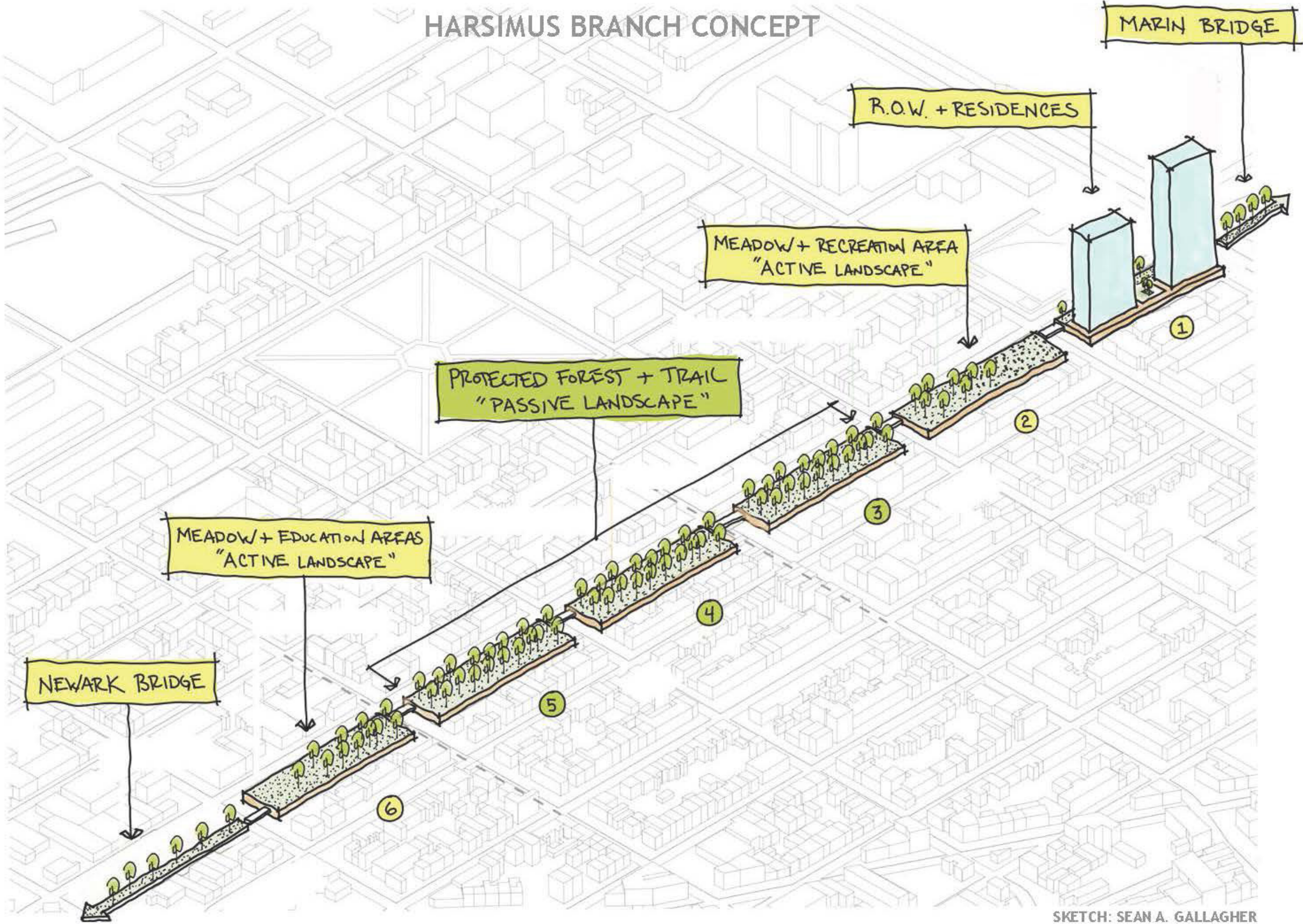


HARSIMUS BRANCH CONNECTIVITY

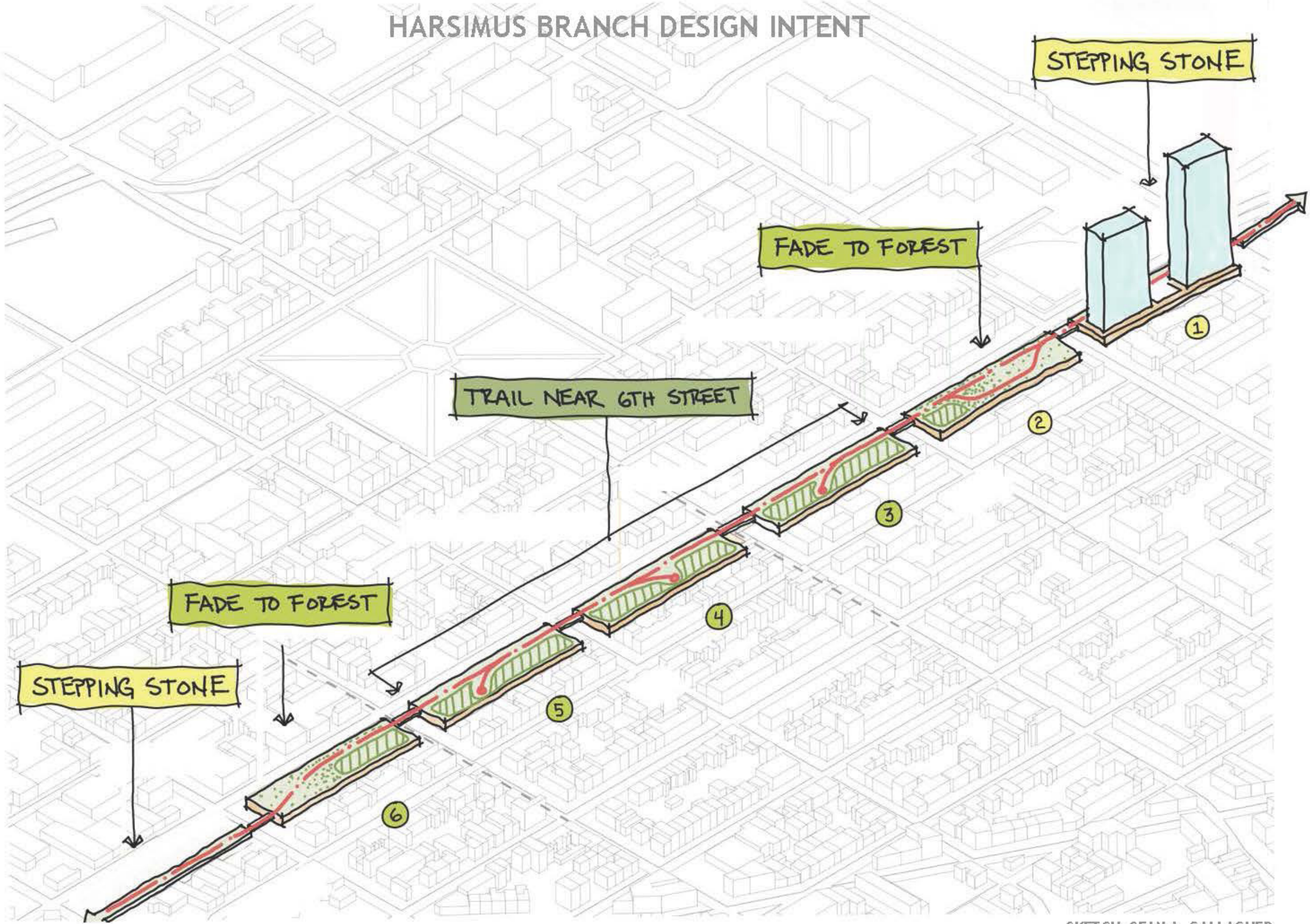


SKETCH: SEAN A. GALLAGHER

HARSIMUS BRANCH CONCEPT



HARSIMUS BRANCH DESIGN INTENT



SKETCH: SEAN A. GALLAGHER

LAND BRIDGE

"STEPPING STONE LANDSCAPE"

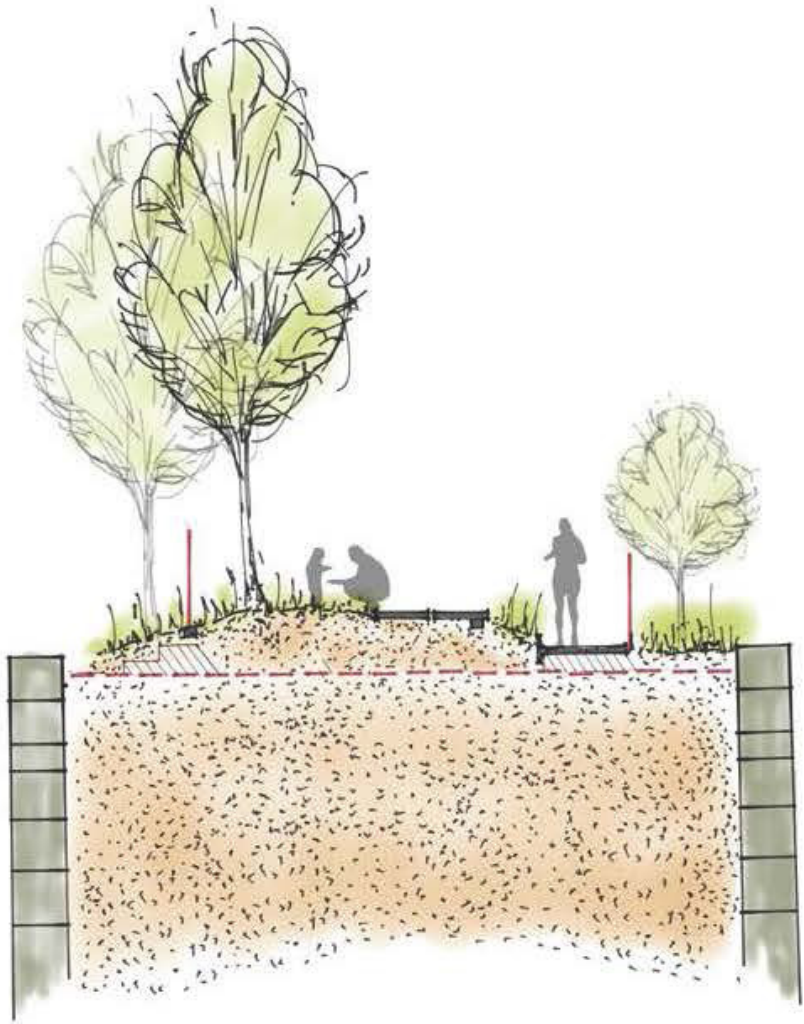


BLOCKS 1 & 7

- 1. RESERVE & RESTORE HISTORIC STANCHIONS
- 2. CONSTRUCT BRIDGE STRUCTURE
- 3. CONSTRUCT ACTIVE & PASSIVE LANDSCAPE
- 4. CREATE STEPPING STONE HABITAT

MEADOW

"ACTIVE LANDSCAPE"

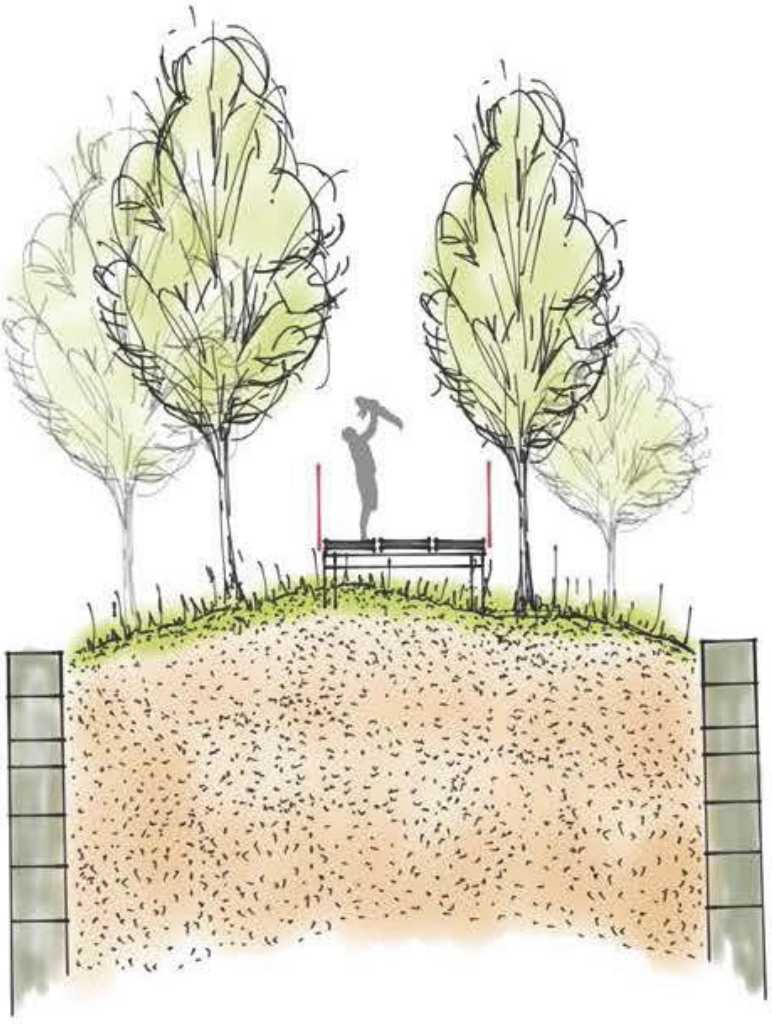


BLOCK 2 & 6

- 1. PRESERVE & RESTORE HISTORIC WALLS
- 2. ADD RESIDENTIAL GRADE SOIL CAP
- 3. CONSTRUCT ACTIVE LANDSCAPE
- 4. CREATE STEPPING STONE HABITAT

FOREST

"PASSIVE LANDSCAPE"



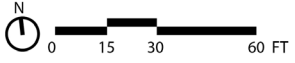
BLOCKS 3, 4, & 5

- 1. PRESERVE & RESTORE HISTORIC WALLS
- 2. CONSERVE ORIGINAL FOREST
- 3. CONSTRUCT "LIGHT TOUCH" TRAIL
- 4. STUDY URBAN FOREST ECOSYSTEM

SKETCH: SEAN A. GALLAGHER

BLOCK 1 & 2
RAILS SCHEME

DRAFT – FOR DISCUSSION PURPOSES ONLY

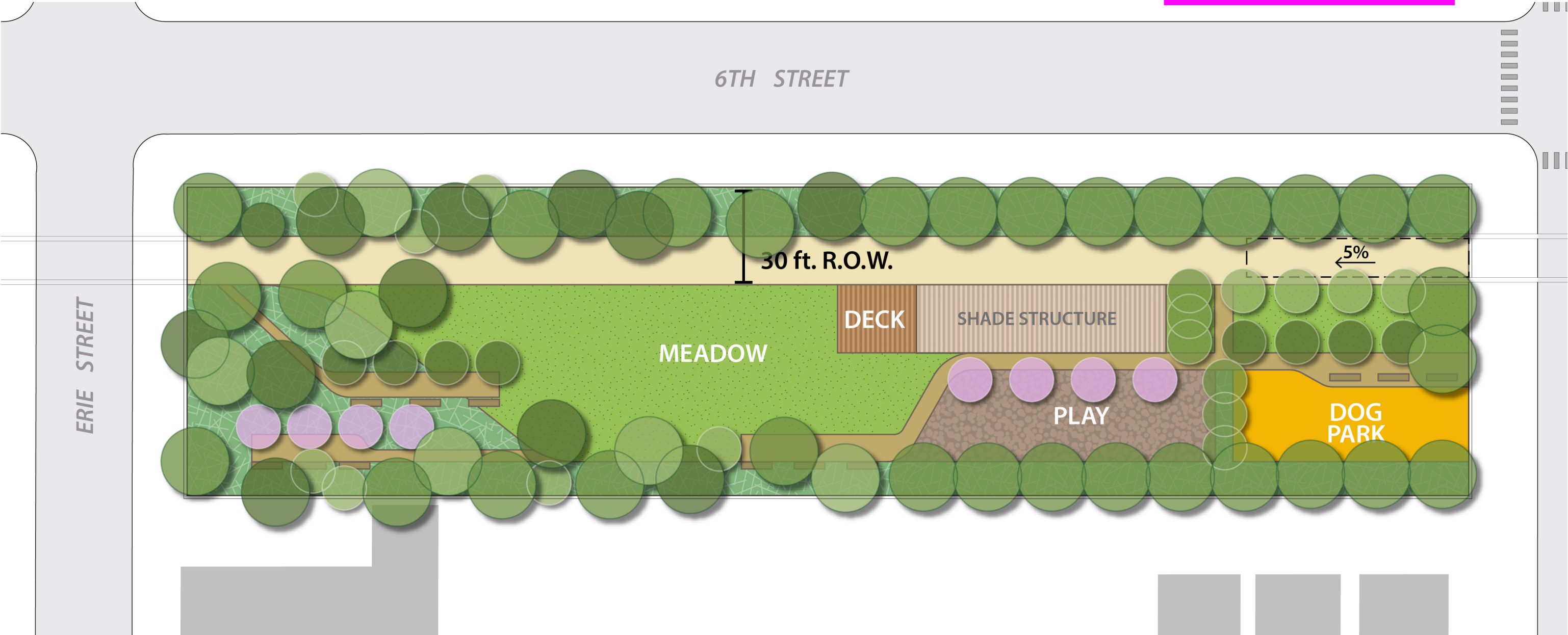
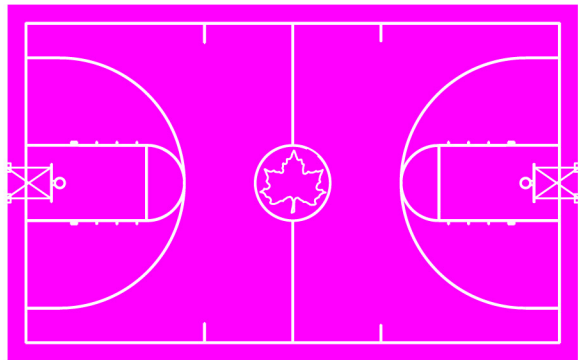


BLOCK 2 - RAILS

LAWN AREA **6100 SQ. FT.**
600 people
(10 SQ.FT. PER PERSON - MOVABLE CHAIRS IN ROWS)
300 people
(20 SQ.FT. PER PERSON - PICNIC BLANKETS, LAWN CHAIRS WITH COMFORTABLE PERSONAL SPACE)

DRAFT – FOR DISCUSSION PURPOSES ONLY

BASKETBALL COURT FOR REF





VIEW FROM WEST

HargreavesJones | Pelli Clarke Pelli Architects

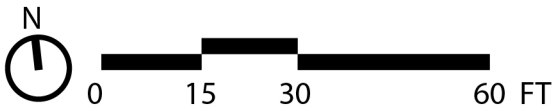


VIEW FROM EAST

HargreavesJones | Pelli Clarke Pelli Architects

BLOCK 1 - RAILS

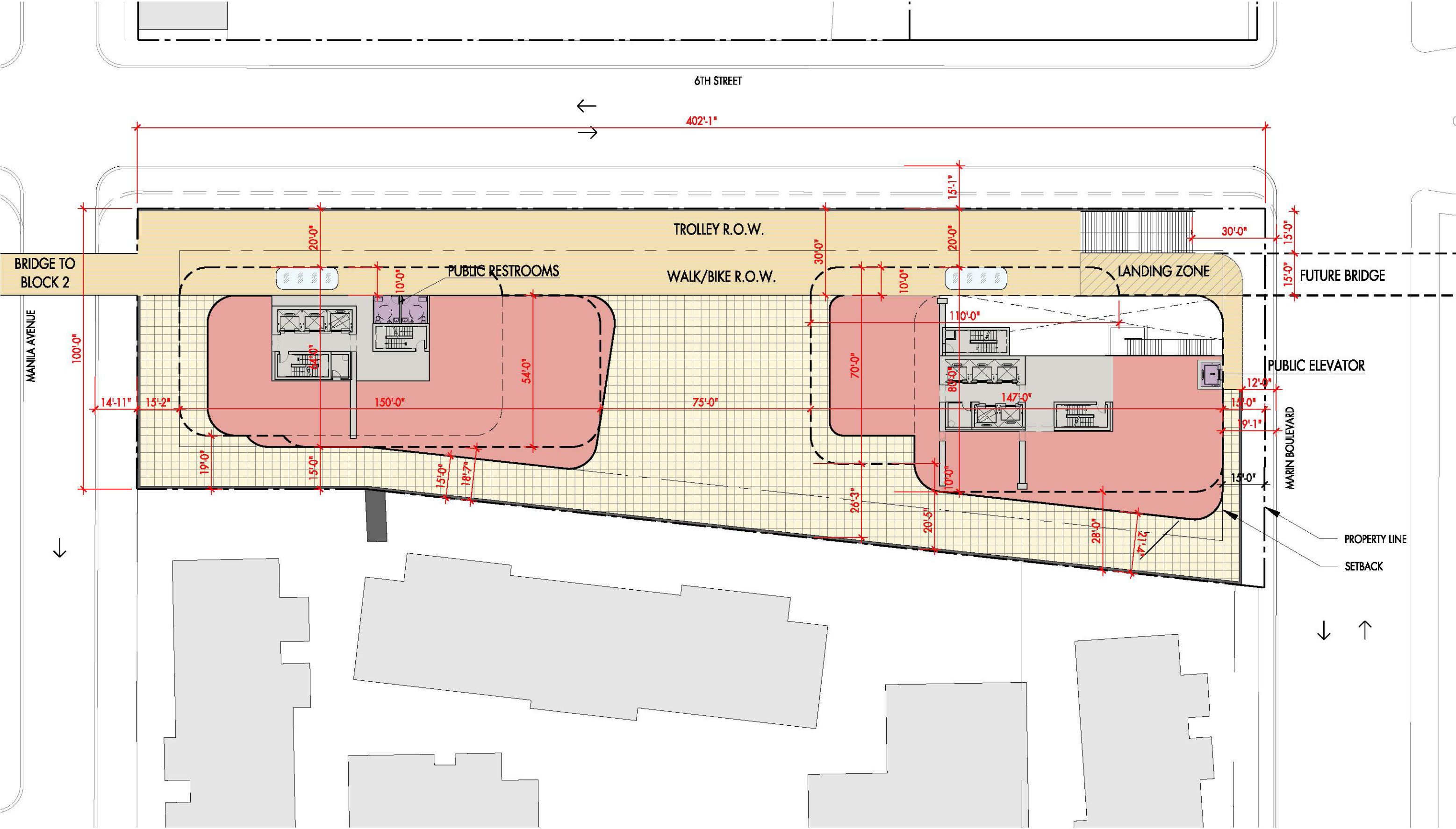
DRAFT – FOR DISCUSSION PURPOSES ONLY

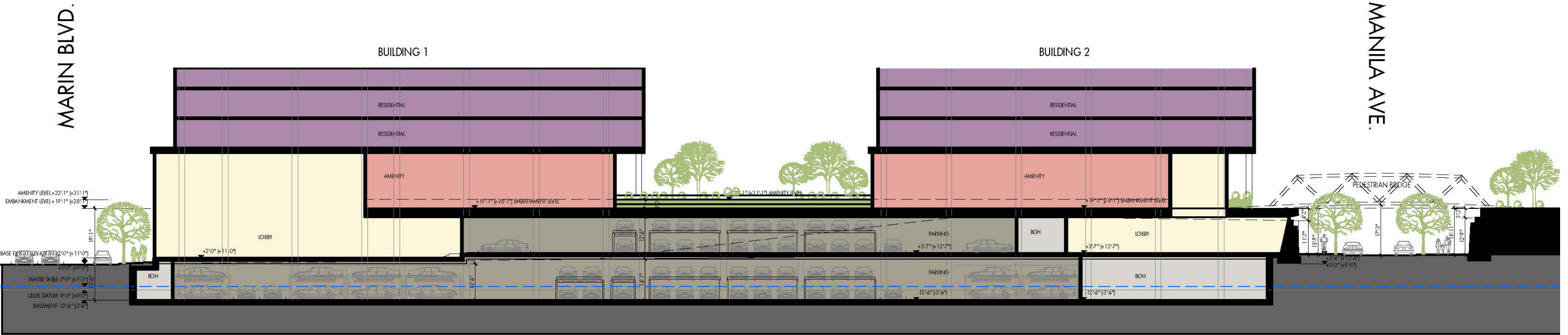




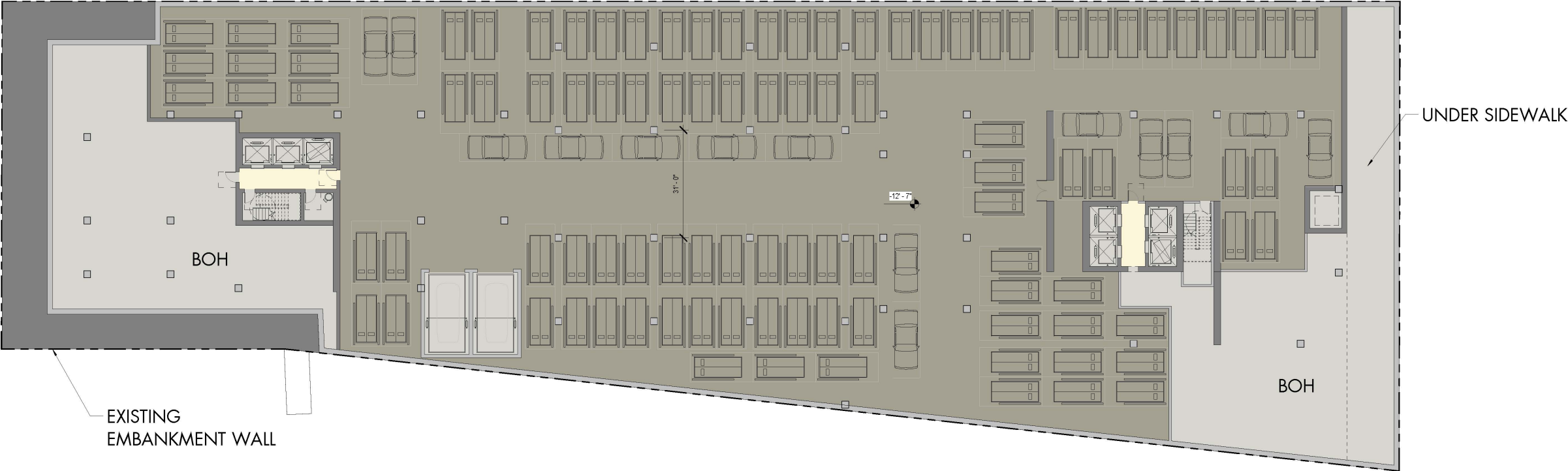
VIEW AT PROMENADE

HargreavesJones | Pelli Clarke Pelli Architects





BLOCK 1 SECTION



FLOOR PLAN
BASEMENT

PARKING:	
GROUND FLOOR	
8 ADA SPACES	
106 SPACES	
BASEMENT:	
212 SPACES	
TOTAL:	
326 SPACES	



FLOOR PLAN
GROUND LEVEL

PARKING:

GROUND FLOOR
8 ADA SPACES
106 SPACES

BASEMENT:
212 SPACES

TOTAL:
326 SPACES



FLOOR PLAN
EMBANKMENT LEVEL



