

MANHATTAN'S HIGHEST DAILY CIRCULATION NEWSPAPER

IN SERVICE
Old South Ferry station reopens | **PAGE 6**

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SWAN SONG

Final summer at Seaport for evicted Pier 17 shops

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WEATHER



TODAY
HI 54° LO 40°
Sunny



TOMORROW
HI 51° LO 37°
Showers



SATURDAY
HI 53° LO 41°
Sunny

HOT LIST

Tavern29, at 47 E. 29th St., is holding a Scottish celebration for Tartan

Week tonight with Bowmore & Auchentoshan Single Malt **Scotch whisky drink specials** from 7 to 8:30 p.m.



Highlands NYC, at 150 W. 10th St., is offering a **National Tartan Day prix fixe menu** for \$65 tonight between 5:30 and 11 p.m. Reservations recommended, 212-229-2670.



The world's first murder will be retold as a one-act opera, "**The Mark of Cain**," today at 11 a.m. in St. Francis College's Founders Hall, at 180 Remsen St. FREE.

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B'klyn coffee shop tops list of NYC's best

Café Grumpy in Brooklyn is perhaps best known for being a frequent setting on the HBO show "Girls." But now, Café Grumpy can be happy to be the top New York City coffee shop, according to a new survey.

The cafe, where "Girls" creator Lena Dunham's character works, joined six other city coffee shops, including a few national brands, in TheDailyMeal.com's list of America's best java joints released today.

The list also includes Everyman Espresso in SoHo, Kaffe 1668 in TriBeCa and Abraco Espresso in the East Village. Nation-



Café Grumpy in Brooklyn, where "Girls" creator Lena Dunham's character works, is on TheDailyMeal.com's list.

al chains popular in New York City that made the list include Joe the Art of Coffee, Stumptown and Blue Bottle.

The rankings were compiled by experts such as coffee bloggers, roasters, shop owners and baristas.

(DAN RIVOLI)

Ashton wants Columbia students for tech gigs

Who says there are no jobs for English majors?

Actor and tech investor Ashton Kutcher has been advertising on a Columbia University undergraduate English major listserv for an "excellent and versatile writer with strong management skills" to join "a small team of designers and engineers who are cofounding a consumer-oriented technology company."

The ad for the unnamed company, which was reprinted on salon.com, said the successful candidate would be required to relocate to Los Angeles to write daily creative piec-

GETTY

es, screen and hire an editorial team, and work with the site's founders to curate content that "will reach millions of people." No salary was mentioned.

Kutcher was worth almost

\$40 million in 2010, according to the website Hollywood.com. But since then, he signed on for a starring role on "Two and a Half Men" that is rumored to pay between \$625,000 and \$900,000 per episode." Kutcher has also received attention in the technology press for per- recipient investments in many startups, from Skype to airB-

nB.

A call to Kutcher's publicist was not returned.

(SHEILA ANNE FEENEY)

Ashton
Kutcher

MTA reopens old South Ferry station today

The new South Ferry station that Superstorm Sandy knocked out of commission is still undergoing repairs, but commuters today can catch the No. 1 train in lower Manhattan on an old platform.

The MTA announced yesterday that at 5 a.m. the No. 1 will be chugging through a station near the Staten Island Ferry that was decommissioned in 2009 when the new terminal was opened. The old station was rehabilitated for commuters after the South Ferry station took a heavy beating from the storm. "It became clear

that the time necessary to repair [the new South Ferry station] would be too long a period to deny our customers a direct link to lower Manhattan,"



New turnstiles were installed in the station.

MTA

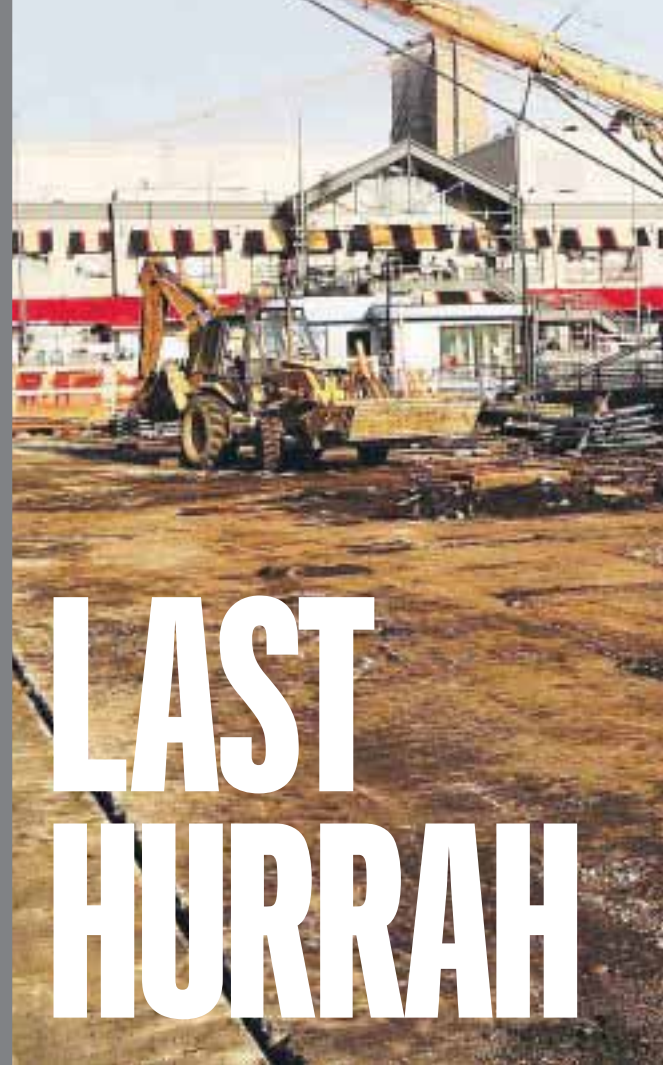
MTA interim executive director Thomas Prendergast said in March.

Repairs on the newer No. 1 train station, which cost more than \$500 million to build, can take up to three years to complete, at an estimated cost of \$600 million. Sandy sent 15 million gallons of water into the station, destroying electrical and mechanical equipment.

MTA acting chairman Fernando Ferrer will join agency personnel in greeting commuters at the entrance of the old station, which cost \$2 million to bring back.

(DAN RIVOLI)

A flood-damaged pier is seen a month after after Superstorm Sandy severely damaged South Street Seaport last October.



LAST HURRAH

HISTORY of the SOUTH STREET SEAPORT

1822 Fulton Fish Market opens after landfill extends Manhattan

1967 South Street Seaport Museum founded

1972 South Street Seaport listed on the National Register of Historic Places

1977 Landmarks Preservation Commission establishes the South Street Seaport Historic District (the boundaries were extended in 1989)

1981-1985 Development of Pier 17, which included the "Link

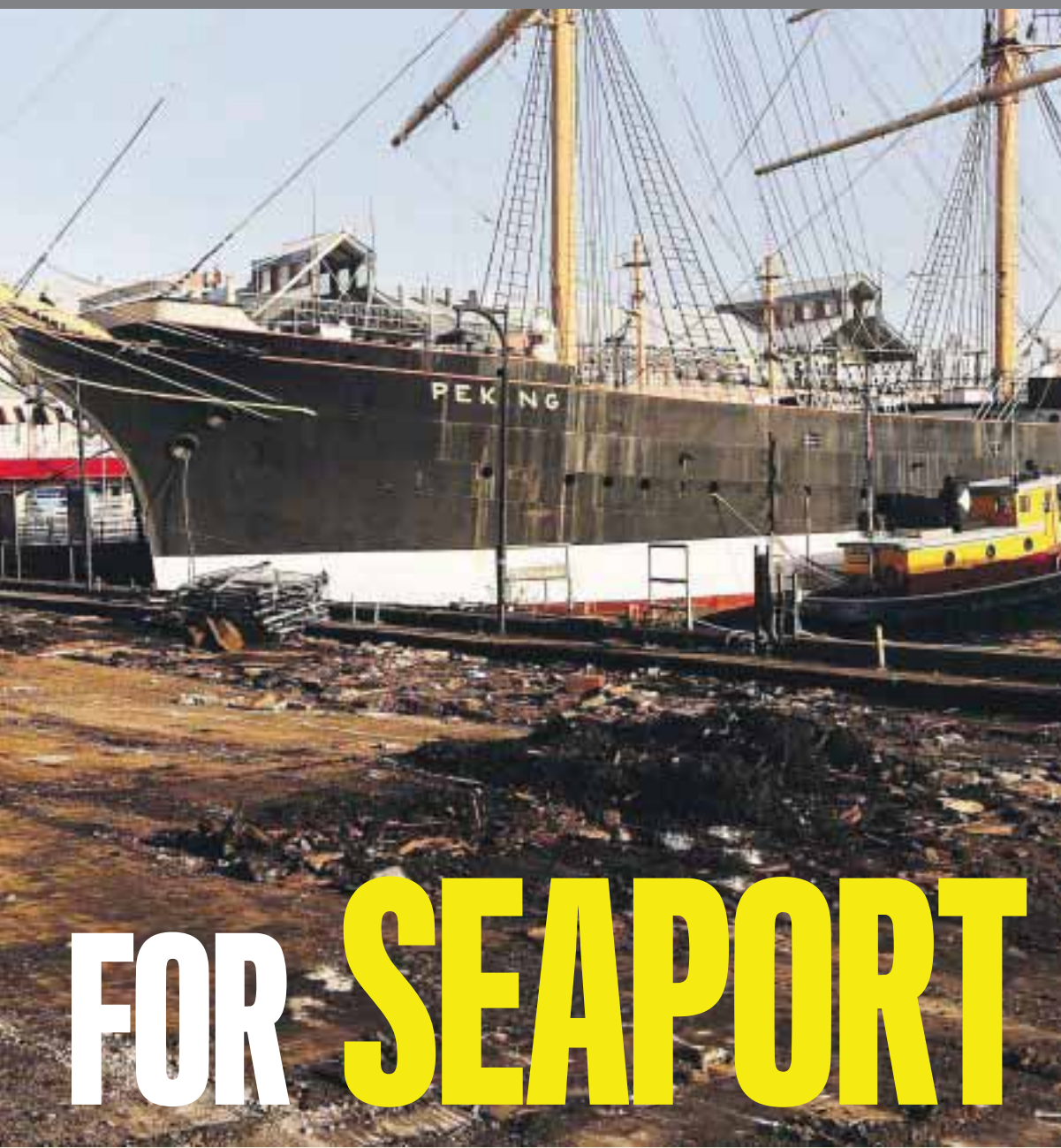
Building" and the Fulton Market Building in the block bounded by Fulton, Front, Beekman and South streets

2005 Fulton Fish Market relocates to the Bronx

2010 Howard Hughes Corporation acquires the Pier 17 mall and other parts of the original 1981 lease

2011-2012 Hughes proposes a redevelopment plan of Pier 17

2013 Redevelopment plan is approved by the City Council



FOR SEAPORT

BY ANNA SANDERS
Special to amNewYork

New Yorkers will have one last summer to enjoy the South Street Seaport they've visited for years.

Ravaged by Superstorm Sandy, dozens of Seaport businesses are still closed, and those that were able to stay open continue to suffer, thanks to dwindling foot traffic and a depressed aura that's lasted since the October disaster.

The biggest transformation will come this fall, when Pier 17, known for its restaurants, shops and breathtaking waterfront view, will be torn down by the Howard Hughes Corporation, which owns the lease on the property, to make way for a glassy new complex in 2015, complete with larger stores and a green roof. There's even a talk of a first-class hotel and apartment buildings later on.

Pier 17 businesses were supposed to be out this week, but the City Council late last month granted them one last summer up to Sept. 9.

One of those businesses is House of Crepes, which closes after 10 years on Pier 17 this fall. Its owner won't apply for a spot in the new complex.

"I can't stay. I'd be closed for two years," Alex Kofman said. "I don't know where I'm going to go."

Kofman is skeptical that many existing tenants will return. Of 92 tenants in the Hughes' directory for the Seaport, 35 are closed. All Hughes tenants on Fulton and Front streets, including chains like the Gap and Abercrombie & Fitch, are still shuttered.

Though most shops in Pier 17 suffered little damage, Kofman said he lost 30% of business over the winter after Sandy virtually closed down the neighborhood.

"We should be looking at recovery, not redevelopment," said David Sheldon, a member of Save Our Seaport.

Rebecca Robertson, who co-runs the boutique wine shop Pasanella and Son on South Street, said it took about two months to reopen the shop. But it struggles with fewer customers.

Our losses "are ongoing, because we're a neighborhood wine shop and we've lost the majority of our neighborhood," Robertson said.

But some officials are hoping the warmer months will help heal the area. "I am confident that a robust summer season will help these businesses recoup the losses [from the storm]," said Councilmember Margaret Chin, whose district includes the Seaport.

Tom Berton, owner of the Clipper City Tall Ship, which has sailed from Pier 17 since 2008, thinks redevelopment is just what the area needs.

Berton, 48, wants to submit a proposal for a spot in the new complex, but will find a temporary docking point in the interim.

Other businesses not being evicted are still struggling after the storm.

The South Street Seaport Museum, though it reopened in December, is still crippled from water damage. Some galleries in its main location will close this month for roughly two years to repair heating, ventilation and air conditioning systems, the museum's general manager Jerry Gallagher said.

Including the museum's facilities, roughly two-thirds of businesses not leased by Hughes are still closed after Sandy, said Clive Burrow, chairman of the Lower Manhattan Marketing Association.

The businesses that bounced back quickly from the storm are, for the most part, independently owned and run, without landlords dictating reopenings, Burrow said.

Multiple requests for comment from the Hughes Corporation were not returned. (WITH TIM HERRERA)



Artist's rendering of the proposal for Pier 17 at South Street Seaport

PLANS FOR THE NEW PIER 17 slated to open in 2015

Redevelopment plans approved by the City Council

- **Construction will begin** Oct. 1, allowing existing Pier 17 tenants to operate through Sept. 9
- **Existing tenants in good standing** can also apply for retail space in the new building before Aug. 9
- **Public access** will be allowed on the complex's new green roof, which will be 40% larger
- **The new green roof** allows for concerts and other events
- **New food market** will open by October 2014 within the Howard Hughes' Corporation's leased area in the Seaport (in addition to a food market in any potential mixed-use projects in the Tin Building)

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