



MORNINGSIDE HEIGHTS COMMUNITY COALITION
mhccnyc.org

Fall 2021 Survey Findings



Table of Contents

	Page No.
Survey Background	3
Summary of Findings	4
Detailed Findings	5
Appendix	
Verbatim Responses	
	10 to 16
<u>Most important factors or Issues</u> considered most important for maintaining Morningside Heights as a unique and diverse community	
<u>Other factors or Issues</u> considered most important for maintaining Morningside Heights as a unique and diverse community	17 to 25

Survey Background

While there remain Covid-related concerns about meeting in person, a very missed part of connecting with Morningside Heights neighbors, MHCC has used surveys as a way to be connected to what Morningside Heights residents are thinking about the neighborhood.

A brief online survey, using the Survey Monkey program, was sent to MHCC's Mailchimp mailing list on November 8, 2021. A reminder about the survey was emailed on November 17, 2021. The online survey closed on November 27, 2021.*

155 respondents completed the online survey.

The survey findings are limited to a self-select sample (not a random sample) and therefore not statistically projectible beyond the respondents reflected in these findings.

*Note: All survey responses were collected before the tragic stabbings that took place near the northern and southern entrances to Morningside Park on December 2, 2021.

Summary of Findings

Housing, and specifically affordable housing, in Morningside Heights is a **top-of-mind issue** for residents who participated in MHCC’s Fall 2021 Survey.

- **Housing dominates** what was volunteered (not prompted) **as the most important issue** for maintaining Morningside Heights as a unique and diverse neighborhood.
 - “Maintain and promote affordable housing”
 - “Affordable rent-stabilized housing”
 - “Maintaining affordable housing in the community”
 - “Affordable housing available for working families”
- Related to Housing, **Limiting Overdevelopment** and **Highrise buildings** (towers) are also frequently mentioned as important factors. **Rezoning** is recognized as the way to address this significant concern.
 - “Limit over-development - including no more luxury high rises”
 - “Containing over-development and the intrusion of luxury housing”
 - “Limiting height development—new zoning”
 - “Rezoning to limit tall towers”
- Housing also has a prominent role in response to being asked about “other important factors” for Morningside Heights.
 - “New housing in the neighborhood has been luxury housing. While I support all housing development, I would particularly like to see what we can do to attract housing units for low- and middle-income New Yorkers”

Safety in Morningside Heights shows as an important to residents. It is a frequent verbatim mention, even at the time the surveys were completed, prior to the December 2, 2021 stabbings near the northern and southern entrances to Morningside Park.

- Matters pertaining to safety are volunteered as important along with issues that coincide with a good quality of life in the neighborhood, especially support for local small businesses, having community events and cleanliness/sanitation.
 - “To make sure that cleanliness and public safety are the most important factors for people to be engaged and by making sure people who are neighbors of Morningside Heights get involved in civic engagement through the community”
 - “Safety, and clean streets”
 - “Keeping the streets and sidewalks safe. Too many bikes (many electrified), skaters, etc. making it unsafe to walk around. Scaffolding sidewalks allowed to become choked with garbage”
 - “We should keep neighborhood as clean and safe as much as we can”
 - “Supporting small business, public safety, relations with institutions”

Attention to important issues the organization is addressing has been helped by MHCC’s activities that involved community members.

- A focus of MHCC’s June 2021, Zoomed Town Hall was the plan being pursued for **Rezoning** (to limit overdevelopment in Morningside Heights and add affordable apartments), and **support for local small businesses** (Morningside Merchants) was a feature of the July 10, 2021 Street Fair (an Open Street event), are rated higher in importance among the issues that MHCC is pursuing.

Other Important Factors for Maintaining Morningside Heights

In answer to a second question, about *other important factors*, housing continues to have a leading role as essential for maintaining Morningside Heights. Quality of life issues, such as support of small businesses, diversity of shops, cleanliness, parks, community events and education/schools are also salient matters of importance for the neighborhood.

In the Word Cloud below, more frequent mentions of a word or phrase appear in comparatively larger type.

The individual verbatim comments, and the frequency of specific topics being mentioned, which are the basis of this “word cloud” are in the Appendix section of this report.

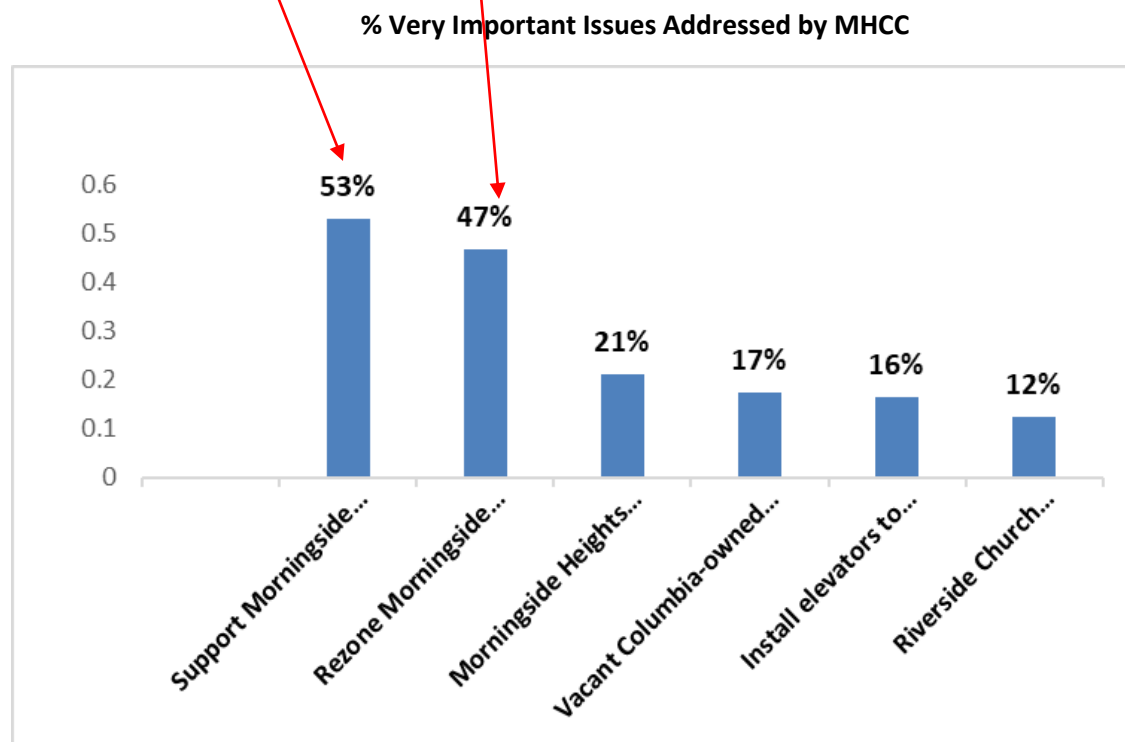


Q. What **other factors or issues do you consider important** for maintaining Morningside Heights as a unique and diverse community?

*Note: All survey responses were collected before the tragic stabbings that took place near the northern and southern entrances to Morningside Park on December 2, 2021.

Importance of Issues Addressed by MHCC

After respondents had a chance to offer, without any prompting, what they feel is important for maintaining Morningside Heights, they were asked about 6 specific actions. On this aided basis, support for local small businesses and rezoning to prevent overdevelopment and add affordable apartments, received comparatively higher ratings, 53%, 47%, respectively. This corresponds to the two issues explained during MHCC's outdoor, in-person, and virtual events with community members.



Q. Please check the phrase that describes how important you consider these issues are for maintaining a diverse and thriving community.

Issues rated:

- ✓ Rezone Morningside Heights to limit over development and preserve and create affordable housing
- ✓ Make vacant rent-stabilized apartments owned by Columbia available to residents seeking an apartment in Morningside Heights other than Columbia Professors or Executive level employees
- ✓ Through the Morningside Heights Community Fund use funds from local developers to invest in neighborhood services
- ✓ Install elevators to the uptown and downtown platforms at the 125th Street station of the #1 train
- ✓ Support Morningside Heights' small businesses, including increased patronage
- ✓ Include in Riverside Church development plans that any new housing responds to the needs of the local community

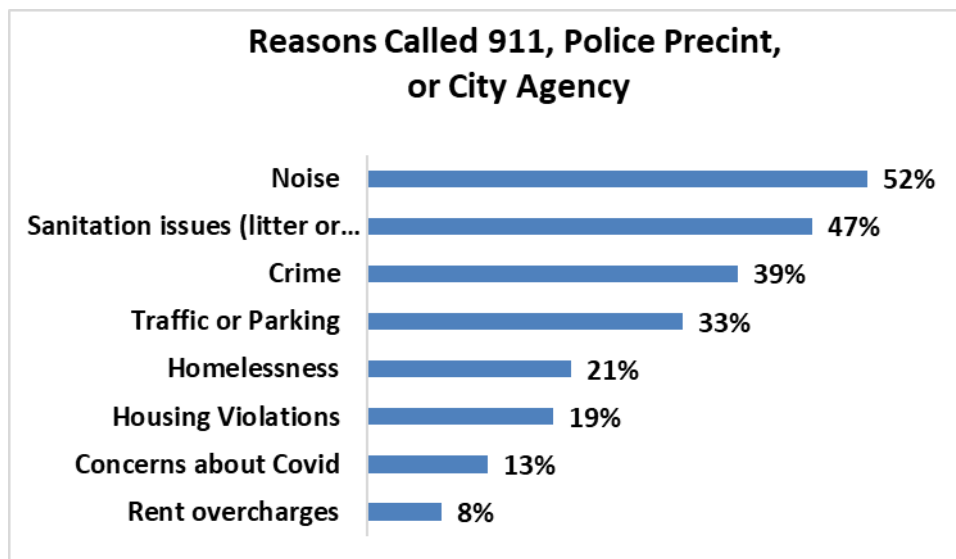
Rating Scale:

Most important, Very Important, Somewhat Important, Not as Important, Not Familiar Enough to Rate

*Note: All surveys were completed before the December 2, 2021, stabbings in Morningside Park.

Calling 311, Police Precinct or Government Official About Issue in Morningside Heights

Two-thirds of those completing the survey, took some action about an issue in the neighborhood. Of those making a report, noise and sanitation issues comparatively more likely to spur making a report than other issues. Safety and transportation issues were also the impetus for making a report. If the surveys had been completed after the December 2, 2021, stabbings in Morningside Park, it is possible that more reports about safety concerns would have been made.



Based on: Respondents making a report: n=103 (68%)

Q. Please check which, if any, of these issues, in Morningside Heights specifically, that you have taken some action for such as calling 311, the local police precinct, contacting a city agency such as for housing violations, rent overcharges, the Department of Sanitation, Parks, or Traffic. Or, contacting a local City Councilmember, State Assembly member, Manhattan Borough President or other elected official. Please check all that apply, or None if you have not done any of the listed things.

Appendix

Verbatims Responses⁽¹⁾ - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community.

Affordable Housing (54 comments)

- 1 Having a community center and affordable housing
- 2 Implementing the plans proposed by MHCC for rezoning and agreements with developers to increase affordable housing and limit large-scale buildings to the avenues, etc.
- 3 No more tall buildings and higher rents. More police on the sidewalks.
- 4 Affordable housing. Preservation of our beautiful architectural heritage
- 5 Investment in affordable housing and local business
- 6 Affordable rents for people and small business
- 7 Affordable housing, keeping the neighborhood appealing for residents as well as students, local businesses useful to residents
- 8 Housing
- 9 Maintain and promote affordable housing
- 10 Affordable housing
- 11 Affordable and low-rise housing
- 12 Accessible housing
- 13 Housing affordability and physical diversity/variety
- 14 Cost of housing
- 15 Affordable housing
- 16 affordable housing
- 17 Housing cost
- 18 Equal housing for all
- 19 Affordable rent-stabilized housing
- 20 Affordability
- 21 Affordable housing
- 22 Lower and more rentals
- 23 Affordable housing available for working families
- 24 Affordable housing
- 25 Housing costs
- 26 Affordable housing
- 27 Cost of living, including housing
- 28 affordable apartments for intact lower- & middle-class families
- 29 Affordable housing
- 30 Preserve & enhance truly affordable housing
- 31 Affordability of housing, services and amenities (e.g., groceries)
- 32 Housing
- 33 Affordable housing
- 34 Affordable housing
- 35 Affordability

(Affordable Housing Verbatim Comments 36 to 54 continue on the next page)

⁽¹⁾ To show the frequency of verbatim responses that describe respective issues, some verbatim comments will appear within more than one category heading.

Verbatims Response - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community

Affordable Housing (comments 36-54, continued)

- 36 Affordability
- 37 Affordable Housing and senior housing
- 38 Affordable housing
- 39 Affordable housing
- 40 Affordable housing
- 41 Good educational opportunities, affordable housing and affordable restaurants and stores
- 42 Affordable housing and maintenance of rent controls
- 43 Affordable Housing
- 44 Affordable housing for families
- 45 Affordable housing
- 46 Affordable housing
- 47 Affordable rent - for residents and store owners!
- 48 Affordable housing
- 49 Affordable rents
- 50 Maintaining affordable housing in the community.
- 51 Affordable housing
- 52 Affordable housing
- 53 Housing and small stores and restaurants.
- 54 No more tall buildings and higher rents. More police on the sidewalks.

Verbatims Responses - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community

Safety (22 comments)

- 1 More police on the sidewalks.
- 2 To make sure that cleanliness and public safety are the most important factors for people to be engaged and by making sure people who are neighbors of Morningside Heights get involved in civic engagement through the community
- 3 Safety and cleanliness
- 4 Keeping community safe, clean and well maintained
- 5 Safety and seeing some sky!
- 6 Safety
- 7 Having a livable safe place with the right amenities
- 8 Safety
- 9 Safety
- 10 Safety especially from bikers.
- 11 Safety
- 12 Safe streets
- 13 Neighborhood safety
- 14 Safety
- 15 Keeping crime down. Safety.
- 16 Safety from crime (law and order) and the right to walk the streets without being harassed.
- 17 Controlling crime and violence
- 18 Reducing crime
- 19 Crime
- 20 getting guns off the streets and out of the hands of children
- 21 Safety
- 22 More police on the sidewalks. No more tall buildings and higher rents.

Verbatims Responses - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community.

Overdevelopment (19 comments)

- 1 Stopping big construction; stopping gentrification; diverting traffic from side streets; maintaining community activities on a small scale rather than large gatherings
- 2 limit over-development - including no more luxury high rises.
- 3 Control development, no more high-rise apartment buildings
- 4 Limit over development and heights of buildings.
- 5 Minimum of real estate profits
- 6 Building density
- 7 Contain development
- 8 Over-population from high rises.
- 9 Preventing over-development
- 10 Containing over-development and the intrusion of luxury housing.
- 11 stop the building of oversize, inappropriate residential and commercial space.
- 12 Preventing overdevelopment.
- 13 Limit on luxury development like 100 Claremont
- 14 No more tearing down buildings to build high rises
- 15 Limit overdevelopment
- 16 Limit development
- 17 Limiting height development—new zoning
- 18 Rezoning to limit tall towers
- 19 Limiting the over-development of the neighborhood. I lived in Morningside Heights for 13 of my 15 years in NYC with my last apartment being on Claremont Ave next to Manhattan School of Music. I moved from the city 2 years ago (still in the metro area). I was very active MHCC when it first formed on, or around, June 2016 through 2017, until I stopped participating due to health issues that ultimately led me to leave the city. While I've visited the city many times since moving, it was only just a month ago that I paid a visit to my old neighborhood. I was heartbroken by what I saw (e.g., the UTS tower eclipsing the beautiful and historic Riverside Church tower and an eyesore for miles around). I haven't been following MHCC emails and newsletters these last few years so was really saddened that all the hard work and advocacy efforts of the coalition leaders was unable to prevent what was perhaps inevitable. I was a member of the Zoning Committee and am disappointed no action was taken by city represent and officials to prevent such a change to the landscape and preserve the beautiful, unique, and historic nature of the neighborhood. I recently reconnected with a former dean from high school who I learned received her degree to be a minister from UTS. We've both been bemoaning how that beautiful old complex of buildings has been ruined by that tower. She confirmed that UTS really needed the revenue from selling their air rights, etc. That revenue streams from all the films and TV shows that shot in and around the buildings was not enough. She made the good point that UTS alumni - given their line of work and income earned - can't contribute in the way that alumni from other academic institutions can do amplify an institution's operating budget. Seeing that so much damage has been done to the low-rise, architectural landscape from 110th to 125th St, the next most important issue is to ensure inclusivity around advocacy efforts - i.e., seeing that the coalition members and leaders reflect the diversity of Morningside Heights (including more marginalized communities, people of color, residents of the NYCHA buildings, etc.). It's important that a broad socioeconomic racial demographic have a seat at the table in conversations with elected officials and city leaders and in decision-making around what can be done going forward to preserve the MH community given what can't be undone.

Verbatims Responses - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community.

Limit Highrise Buildings (15 comments)

- 1 Rezoning to limit tall towers
- 2 Limiting height development—new zoning
- 3 Stop building apartment towers
- 4 Less tall buildings and skyscrapers in neighborhood !!
- 5 probably stopping the tall high-rise buildings and maybe limiting Columbia
- 6 Zoning to prevent more high-rise condos
- 7 Tower development
- 8 Restrict new high-rise buildings
- 9 Elimination of high-rise construction
- 10 Stopping the high-rise craze.
- 11 No out-of-scale buildings
- 12 Maintain the neighborhood buildings. No more high-rise.
- 13 limit over-development - including no more luxury high rises.
- 14 Control development, no more high-rise apartment buildings
- 15 No more tall buildings and higher rents. More police on the sidewalks.

Small Businesses (11 comments)

- 1 Housing and small stores and restaurants.
- 2 Small and medium businesses that keep the money within the community
- 3 Independent Business Viability
- 4 Limiting franchising companies, i.e., old navy/banks/CVS etc., having rent regulations for retailers so that mom and pop retailers can survive thereby being a part of a diversity, point of destination community for people to patronize and enjoy.
- 5 Support small businesses that cater to permanent residents not just Columbia students
- 6 safety, small business support, homeless support
- 7 Empty storefronts
- 8 Bring back the mom & pop shops! There are over a dozen empty store fronts in a three-block radius!
- 9 Supporting local, independently owned businesses
- 10 Maintaining small shops
- 11 Welcoming small businesses

Verbatims Responses - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community.

Clean Streets (7 comments)

- 1 Pest control/ Continued political activism
- 2 Safety and cleanliness
- 3 Keeping community safe, clean and well maintained
- 4 To make sure that cleanliness and public safety are the most important factors for people to be engaged and by making sure people who are neighbors of Morningside Heights get involved in civic engagement through the community
- 5 Clean and well-maintained streets and public spaces like parks and squares.
- 6 Quality of life, especially with regard to noise pollution and dirty sidewalks
- 7 Cleaning up and enhancing Riverside Park and Morningside Park. They are out front and back yards!

Historic Preservation (5 comments)

- 1 Maintaining our history tradition
- 2 Preservation of the current architecture
- 3 Zoning as an historical district
- 4 Designation of its historic resources
- 5 Landmarking to prevent new buildings or those over 10 stories.

Rezoning (4 comments)

- 1 Implementing the plans proposed by MHCC for rezoning and agreements with developers to increase affordable housing and limit large-scale buildings to the avenues, etc.
- 2 Rezoning to limit tall towers
- 3 Limiting height development—new zoning
- 4 Zoning restrictions

Community (3 comments)

- 1 Maintaining community activities on a small scale rather than large gatherings
- 2 Having a community center and affordable housing
- 3 Youth development
- 4 Community events

Diversity (3 comments)

- 1 Racial, ethnic and cultural diversity among its permanent residents
- 2 Seeing that the coalition members and leaders reflect the diversity of Morningside Heights (including more marginalized communities, people of color, residents of the NYCHA buildings, etc.). It's important that a broad socioeconomic racial demographic have a seat at the table in conversations with elected officials and city leaders and in decision-making around what can be done going forward to preserve the MH community given what can't be undone.
- 3 To remember that this is Harlem.

Verbatims Responses - Factor or issue considered most important for maintaining Morningside Heights as a unique and diverse community.

Homelessness (2 comments)

- 1 Homelessness
- 2 It is most important to me that we continue to build housing and support development. Every open lot looks like a potential home for a homeless New Yorker to me. I do not want to live in a frozen space in time but want the neighborhood to continue to develop.

Traffic (2 comments)

- 1 Severely Limit on street parking. Make streets, sidewalks available for pedestrians, on street dining, walking, separate bike paths.
- 2 Diverting traffic from side streets.

Miscellaneous

- ✓ Low-income housing
- ✓ More emphasis on green initiatives: composting, hazardous waste recycling, more tree planting and better maintenance.
- ✓ I actually do not think we need further zoning to restrict development.
- ✓ Complete work being done outside!!
- ✓ Holding landlords accountable to tenants to uphold lease rights and comply with governing rent laws such as the 2019 Tenant Protection Act. Also, residents need to know who to contact for help when there is noncompliance and severe consequences arise therefrom. My home is not livable. I pay rent yet have to be away or sleep in my car due to a nuisance and there is no one to help.
- ✓ Keeping rent speculation and Airbnb away
- ✓ Do nothing. MH is already diverse thanks to the presence of institutions like Columbia, and its proximity to Harlem
- ✓ I think it is important to find ways to welcome our new neighbors in the tall buildings to our neighborhood. I believe a different ilk of person would buy/rent there.

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Small Businesses (29 comments)

- 1 Retain local businesses, preserve affordable housing
- 2 Support of mom-and-pop stores, local institutions, such as Columbia, providing community amenities, creating commercial zones for small businesses to thrive in areas that currently have little commercial activity
- 3 Support for small businesses, community gathering spaces, affordable children's and adult classes/activities on weekends
- 4 Supporting local businesses and keeping the area clean.
- 5 Maintaining small businesses; requiring buildings over a certain size to have garages
- 6 Prevent Columbia from raising rents and forcing local business out of the area. Limit the amount of big box stores - in our area. Welcome small family-owned business.
- 7 Promoting a small business environment and engaging our local institutions to preserve quality of life for all residents
- 8 Supporting small business, public safety, relations with institutions
- 9 Support local business
- 10 Support small businesses
- 11 open more stores
- 12 small businesses, mixed economy or educational institutions and businesses
- 13 Working with city government to stop the glut of vacant stores. This was needed even before the pandemic, but there is an even better case now for insisting that landlords not "warehouse" empty storefronts.
- 14 no more store chains
- 15 Try to get diverse businesses here again, not chain stores. It's starting to look like a mall!
- 16 Supporting local businesses
- 17 Mom & Pop shops (vs chain stores)/unique restaurants/
- 18 Incentives for small businesses
- 19 supporting small businesses
- 20 Small businesses, no empty store fronts on Broadway and Amsterdam
- 21 supports of local businesses (including affordable rent for them)
- 22 Support for small businesses
- 23 Vibrant, successful small mom/pop shops, stores, eateries
- 24 Continuing to avoid big box stores
- 25 Assuring that local, independent businesses are not priced out by greedy landlords.
- 26 Keep mom and pop stores. Not chain stores
- 27 Maintaining neighborhood stores, not big brand stores.
- 28 Ensuring a mixture of small businesses catering to all members of the community

(1) To show the frequency of verbatim responses that describe respective issues, some verbatim comments will appear within more than one category heading.

Small Business Verbatim Comment 29 continues on the next page)

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Small Businesses (Continued)

29 Preserve MH's small businesses. Broadway has morphed so much over my 13 years as a resident of MH. At my recent visit to the neighborhood for the first time in 2 years, I was stunned to see new stores take the place of commercial spaces previously occupied by small businesses/mom-and-pop operations — like the new Lululemon! I worry that the increasing presence of corporate chains and eateries will completely eclipse the unique, very neighborhood-y feel of MH. I felt even in my last year or so as a resident, that the main commercial strip of Broadway was starting to feel like midtown Manhattan with Dig Inn, Pret A Manger, Shake Shack, Chipotle, Five Guys, Sweet Green, etc. Some of these fast-food places I definitely enjoy eating at but there's too much that takes away from the warm, very local feeling of the neighborhood. It all feels to cater to Columbia students without consideration for residents who may have gravitated to MH to be away from the hustle and bustle of other areas of the city. I recall how much heart sank when Pret a Manger opened in, or around, 2017. That, to me, embodies the essence of a midtown Manhattan business district, which MHs never was. I fear MHs may go the way of Williamsburg with how it has dramatically transformed over the last 15 years. It's a totally different neighborhood with a very morphed demographic. Used to be more artsy folk who got priced out of the East Village way back when. The presence of sky-high towers on Williamsburg's waterfront breaks my heart and completely eclipses views of Manhattan. When I first visited W'burg in 2005, it felt like I had entered an entirely different world. Walking south on Bedford Ave, I was struck by how low rise the buildings were and how calm and quiet it was. I was there to see some bands play in an abandoned parking lot closer to the waterfront. Over the years, I visited W'burg often to see music shows and art exhibits - often held in some of the warehouse buildings east of Bedford Ave. Most of those no longer exist or have been converted to undoubtedly expensive lofts and retail space for designer stores and the like. I could see MHs going in that direction especially without the area north of 116th St being made into historic district, which even if that gets accomplished will be a little late given how the UTS tower has dramatically changed the historic nature of the landscape. I was so shocked by the UTS tower I didn't even think to see what the tower next to JTS now looks like. But a friend of mine in Morningside Gardens confirmed how awful it is - blocking views, light, etc. I remember the construction of the tower in my last 1-2 years on Claremont along with more developments around 125th St. Just the sheer ongoing noise of the construction from early AM to PM was a lot to contend with. In fact, I believe all that noise of building constructions in the area around that time may have been one of the factors that contributed to, or certainly exacerbated the escalation of health challenges mentioned in my above comment that prompted me to leave NYC. My leave was supposed to be temporary but then Covid hit a few months later. Seeing what's happened in MHs, I know that if I were ever to return to living in the city, I could not stomach living in MHs despite my continued love of oases like Riverside Park. It just makes me sad. I wish NYC had greater respect for that which is old, historic, and unique like European cities. The real estate developments underscore just how capitalism drives so much change in the city, which often isn't for the best.

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Affordable Housing (23 comments)

- 1 Affordable housing, commercial rent control.
- 2 Streets are disgustingly dirty, affordable housing,
- 3 Affordable housing. Clean streets. Nice parks.
- 4 Preserving some affordability; more interaction among the diverse groups
- 5 Housing, education, safety, health
- 6 Affordable housing
- 7 affordable housing
- 8 Naturally rents need to be affordable if diversity is possible. If the tenant protection act were being complied with, upon turnover or regulated units there would be affordable unit. My owner would not "give away" a low-rent unit. He chops up the unit to make 2 apartments and charges in the aggregate more than he would fetch if luxury decontrol were not repealed. Is this a legal workaround??????? Who to ask?
- 9 Affordable housing
- 10 Affordable housing
- 11 Affordable housing
- 12 Keeping housing affordable.
- 13 reasonable commercial and living rents
- 14 Affordable housing
- 15 Affordable housing
- 16 Affordable housing
- 17 Affordable housing, restaurants, cultural events
- 18 Once the construction work is done, maybe we need to look at apartment prices, which have gone through the roof. How can most people afford to live here?
- 19 Providing services to help individuals maintain their housing, supporting affordable housing as well as supportive housing for special needs populations
- 20 Affordable housing
- 21 New housing in the neighborhood has been luxury housing. While I support all housing development, I would particularly like to see what we can do to attract housing units for low- and middle-income New Yorkers
- 22 Apartment co-op price/ rental controls
- 23 Retain local businesses, preserve affordable housing

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Cleanliness/Sanitation (19 comments)

- 1 Cleanliness, maintaining the historic nature of our community and having ongoing communication and community action
- 2 Clean and attractive streetscapes (free of litter with plantings)
- 3 Clean streets and parks
- 4 Adequate trash pickup and rat control
- 5 Garbage on the streets
- 6 Holding property owners and merchants responsible for maintaining the cleanliness of their sidewalks
- 7 Sanitation
- 8 Rats. They are everywhere.
- 9 Visible safety patrols, enforcement of traffic and street cleaning regs
- 10 We should keep neighborhood as clean and safe as much as we can.
- 11 Cleanliness, safety, green spaces, open stores/eateries
- 12 Safety, and clean streets
- 13 Safe and clean public space
- 14 Safety. Cleanliness
- 15 Regular Garbage Pickup of public waste containers
- 16 Streets are disgustingly dirty, affordable housing,
- 17 Affordable housing. Clean streets. Nice parks.
- 18 Supporting local businesses and keeping the area clean.
- 19 Trash collection. Enforcing safety issues I.e., keeping motorized bicycles off sidewalks.

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Safety (16 comments)

- 1 Visible safety patrols, enforcement of traffic and street cleaning regs
- 2 We should keep neighborhood as clean and safe as much as we can.
- 3 Cleanliness, safety, green spaces, open stores/eateries
- 4 safety, and clean streets
- 5 Safe and clean public space
- 6 Safety. Cleanliness
- 7 Safe streets, local (non-franchise) businesses, CU support (financial and otherwise) for community initiatives
- 8 Mom & Pop shop stay affordable, as well r/e taxes, I seldom see a cop on the street.
- 9 Keeping the streets and sidewalks safe. Too many bikes (many electrified), skaters, etc. making it unsafe to walk around. Scaffolding sidewalks allowed to become choked with garbage
- 10 Safety
- 11 Public safety
- 12 Keep crime down
- 13 stop gang violence
- 14 Police community relations
- 15 How about being a safe community as a pre-requisite? Increase in MH and UWS shootings, etc.
- 16 Supporting small business, public safety, relations with institutions

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Community Events/Services (14 comments)

- 1 Community involvement and restricted building heights
- 2 Inclusive resident participation and public safety
- 3 Relationships with community around us
- 4 Space for community events
- 5 West 111th Street Block Assn. has done wonderful work in programming creative events that build relationships among neighbors and foster an appreciation for Morningside Heights. More power to them. We need more of the same.
- 6 Community events- I would love if there were more. I'm also not sure how to find about local things happening in Morningside Heights
- 7 Cleanliness, maintaining the historic nature of our community and having ongoing communication and community action
- 8 Places for neighbors to meet; an aging at home program; no more student housing; good schools; services for older people.
- 9 Programs for all
- 10 A sense of family
- 11 Support for small businesses, community gathering spaces, affordable children's and adult classes/activities on weekends
- 12 Support of mom-and-pop stores, local institutions, such as Columbia, providing community amenities, creating commercial zones for small businesses to thrive in areas that currently have little commercial activity
- 13 Support for small businesses, community gathering spaces, affordable children's and adult classes/activities on weekends
- 14 Liaising with 26th precinct; integrating the college student community; a movie house; a community pavilion for outdoor/semi sheltered gatherings.

Retail Variety (10 comments)

- 1 Ensuring a mixture of small businesses catering to all members of the community
- 2 Availability of groceries--supermarkets
- 3 Improving the restaurant choices
- 4 Retail variety
- 5 Good restaurants and shops.
- 6 Good grocery stores
- 7 Access to varied shopping options
- 8 Getting some retail stores on Broadway like The Gap or old Navy so the community can easily access basic clothing from known retailers. or any casual
- 9 Retail variety
- 10 Reasonably priced restaurants

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Limit overdevelopment (8 comments)

- 1 Development appropriate with current building on neighborhood. Not 40 stories!
- 2 Obviously no over development
- 3 Combating building of elitist housing
- 4 Finding a way to control educational "non-profits" from acting as real estate developers.
- 5 Limiting over development
- 6 Controlling over development
- 7 Stopping developments like the development at UTS.
- 8 Buildings contextual

Columbia/Institutions (6 comments)

- 1 Real commitment to neighborhood life by Columbia University
- 2 Prevent Columbia from raising rents and forcing local business out of the area. Limit the amount of big box stores in our area. Welcome small family-owned business.
- 3 Promoting a small business environment and engaging our local institutions to preserve quality of life for all residents
- 4 Halting the construction of high rises, keeping Columbia in check
- 5 Support of mom-and-pop stores, local institutions, such as Columbia, providing community amenities, creating commercial zones for small businesses to thrive in areas that currently have little commercial activity
- 6 Landmark neighborhoods, good relations w/ Columbia and the other educational institutions in Morningside Hgts.

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Traffic Related (5 comments)

- 1 Keeping the streets and sidewalks safe. Too many bikes (many electrified), skaters, etc. making it unsafe to walk around. Scaffolding sidewalks allowed to become choked with garbage.
- 2 Visible safety patrols, enforcement of traffic and street cleaning regs
- 3 Trash collection. Enforcing safety issues i.e., keeping motorized bicycles off sidewalks.
- 4 For all areas get rid of the motorized bikes and unlicensed motorcycles and scooters - for safety as well as maintaining the community
- 5 Parking

Parks (5 comments)

- 1 End to systemic racism in policing, better public schools, more park funding
- 2 Parks, international students and faculty, restaurants, retail
- 3 Fixing up Riverside and Morningside parks.
- 4 Maintaining our beautiful parks
- 5 Riverside Park

Schools (4 comments)

- 1 End to systemic racism in policing, better public schools, more park funding
- 2 Pre-K to middle school, even HS, variety
- 3 financial health of educational and religious institutions
- 4 Good schools

Limit Highrise Buildings (4 comments)

- 1 Halting the construction of high rises, keeping Columbia in check
- 2 Keeping zoning heights here and nearby lower
- 3 Limiting mammoth towers that are now dotting the Morningside Heights area. Not wanting to see the maze of towers that dots Avenue of the Americas being echoed in Morningside Heights!
- 4 Limit large towers

Environmental issues (4 comments)

- 1 Pollution and to not cause corruption
- 2 Keeping the neighborhood green
- 3 Environmental issues-recycling, etc.
- 4 Resilience (i.e., to natural disasters & climate change)

Verbatims Responses - Other factors or Issues considered most important for maintaining Morningside Heights as a unique and diverse community

Homelessness (3 comments)

- 1 Helping the homeless, increased awareness of and access to cultural events
- 2 Homelessness
- 3 Procure safe shelter for the homeless.

NYCHA (3 comments)

- 1 Upgrading the NYCHA buildings
- 2 Investing in public housing
- 3 Tap into the community's rich history in fighting for low-income housing; for example, making use of the 197A Plan.

Diversity (2 comments)

- 1 Acceptance of all different people, diversity, inclusion
- 2 Population and business diversity

Miscellaneous

- * Landmarking existing architecture
- * I am concerned that these questions are designed to lead to results supporting the position of the organization. It does not seem at all clear to me how rezoning would increase affordable housing. It usually does the opposite.
- * Treat maintenance and other staff as part of our community.
- * You cannot impose diversity, as believe you mean it: race and class. I am more interested in diversity of points of view and not the unrelenting emphasis on race and class. Freedom of association, which is enshrined in the Constitution, means that people can congregate where and with whom they choose. The best way to ensure that is to leave people alone.
- * Neighborhood feels
- * RESPONSIBILITY
- * Share news on changes i.e., housing.
- * Open communication channels
- * Presence of Columbia University and Barnard community. Student, faculty and neighbors.
- * Transportation, affordable food access
- * Peace, quiet and civility.
- * A free market. not a market that considers the race or ethnicity of buyer or renters.