



300 CPW Apts. Corp.

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Michael Bloomberg, Mayor
City of New York
City Hall, New York City 10007
January 19, 2003

Dear Mayor Bloomberg:

I am writing as the President of the Board of Directors of the El Dorado Corporation and as an elected representative of 199 property owners at 300 Central Park West to object to a proposal for a 14 story, 1576-foot tower(not including rooftop mechanicals) on West 70th Street between Central Park West and Columbus Avenue. This most alarming "block busting" proposal challenges the integrity of the Upper West Side Historic District and the existing zoning, which has allowed the historic district to prosper into a neighborhood known for its towers along the avenues and low rise predominantly historic buildings along the sides streets. **The property owners of 300 Central Park West support the existing zoning for the Upper West Side Historic District and we oppose all present and future applications for high rise developments in the mid blocks.**

I urge you to work towards disallowing a waiver to the existing zoning in the Upper West Side Historic District for the current owners of the so called Spanish and Portugese Synagogue, an Individual Landmark. These current owners, Congregation Shearith Isracl, are asking the New York City Landmark Commission and New York City Planning Commission for special treatment and a variance to go ahead with a development project. This project would involve disrupting the character of the district and worst of all a precedent for future erosion of a well maintained and economically viable part of the city.

I urge you to do all within your discretion as mayor to help protect the integrity of the Upper West Side community, within which the majority of residents have proudly and consistently supported and complied with the zoning regulations necessary for neighborhood character, architectural integrity and economic viability. Certainly at the El Dorado we are proud to be stewards of an Individual Landmark and in compliance with all the regulations involved with this designation along with R8B Zoning.

Sincerely,

Michel Zaleski
President of the El Dorado Corporation