Superblock Progress Report

Updates on issues and advancements on the Superblock

October 20, 2014

NYU’s Office of Faculty Housing and Residential Services wants to keep members of the Superblock Stewardship Advisory Committee apprised of construction projects and site improvements on the Superblocks. Below, you will find a summary of projects recently completed, in progress now, or coming up on the horizon.

Washington Square Village

3 WSV Roof Replacement

NYU is replacing the bulkhead on the roof of 3 WSV to address leak issues.

- During the week of 10/20, scaffolding and the material hoist are scheduled to be removed.
- The project will conclude with a plumbing repair in 3 WSV that requires a complete hot and cold water shutdown, scheduled for October 23rd from 9:00am to 4:00pm. Residents in 3 WSV have been notified.

3 WSV Community Board 2 Office Exterior Repairs

NYU is repairing the overhead canopy and exterior staircase of the Community Board 2 office on LaGuardia Place.

- During the week of October 13th, piping from an old heating system found under the staircase was removed, and reinforcement was constructed for the staircase and the landing.
- The concrete used to repair the supporting blocks on either side of the staircase did not cure properly, which will require the demolition and re-pouring of the concrete the week of October 20th.
- Following the supporting block repair, the exterior staircase and landing will be prepared for restoration. A concrete pour is scheduled for the week of October 27th, to restore the exterior stairs and landing.

Window Replacement Project

NYU is replacing all single-paned windows with new double-paned windows. New terrace doors and sound-attenuating covers for window air conditioning units, will also be installed in each apartment.

- Measurements have been completed in all WSV buildings.
- Window installation is scheduled to begin in WSV buildings 3 and 4 in November and continue through spring 2015. Following this, installations are scheduled for WSV buildings 1 and 2 from spring
2015 through late summer. The precise duration of each phase may be affected by weather and tenant-scheduling.

- Sidewalk bridging will be set up and taken down to coincide with the installation phases. This is in accordance with the New York City Department of Building code, which requires sidewalk bridging for window replacement projects to protect pedestrian walkways around the project area. Diagrams of the preliminary bridging plans and materials storage areas are online.

- NYU sent a detailed communication to all residents in early September, and will send individuals a schedule of their installation appointment at least one month in advance of their installation date. Residents will also be notified of changes to the project schedule.

**Completed Projects:**

- NYU performed a test stimulation of the emergency generator mobilization for WSV on Wednesday, October 8th.
- The New York City Department of Design and Construction completed sidewalk work on the perimeter of Washington Square Village.

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**Silver Towers**

**Window Replacement Project**

NYU is replacing all single-paned windows with new double-paned windows. New air conditioning (PTAC) units, insulation and other sound-attenuating materials will also be installed in the existing metal cabinet covers in each apartment.

- Window measurements are scheduled to begin in November.
- NYU sent a detailed communication to all residents about the window measurement phase in October, and will communicate with residents about the installation timeline following NYC Landmarks Preservation Commission review in October.

**Completed Projects:**

- NYU repaired several high temperature water lines. The large mobile boilers used to provide residents with water during the project have been removed.

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**Superblock Site Improvements**

**Completed Improvements**

- Two empty storefronts on LaGuardia Place have been freshened up with the application of a film on the windows and removal of graffiti. Lighting has also been installed in the storefronts to brighten the area at night.
- The lights around the Coles Sports and Recreation Center were checked, bulbs were replaced, and they are now in working order.
**Ongoing Improvements:**

- Carrying out general maintenance around the Superblocks, including the replacement of missing pavers, filling in major gaps and cracks in sidewalks and paths, and removing graffiti.

- Updating signage around the Superblocks for clarity and efficacy.

- Power-washing and gum removal around the Superblocks.

- **NYU Public Safety** has added the Superblocks to its daily schedule of rounds with early morning, midday and late night walk-throughs to check for people loitering, checking for lamps that need repair, and to provide increased security presence.

For more information, visit the [NYU Construction](#) page. For further questions, reach out to the NYU Client Services Center at [contactcsc@nyu.edu](mailto:contactcsc@nyu.edu) or 212-998-1001.