

## MAYOR OUTLINES URBAN RENEWAL PROPOSAL

Official studies for the kind of Federal-State-Village urban renewal project which could halt the decay of Piermont's old business district and open the way for revitalization of this historic riverbank community will begin in the next few weeks.

A go-ahead vote for the Village Board to authorize the first steps of planning was carried unanimously at a well-attended meeting of Village residents on October 7 at which Mayor DiFrancesca outlined how urban renewal could work here. Ninety persons attended the meeting, held in the Village Hall at the call of the Piermont Civic Association, and many asked questions before joining in the vote.

As outlined by the Mayor, urban renewal would begin with the redevelopment of a strip along Main Street from about the railroad crossing to the firehouse, extending eastward to the river and westward to Tate Street. A rough estimate of the public cost for that area is about \$2,500,000 of which the Village would pay only one-eighth, or about \$300,000 in all. The Federal government pays three-fourths of the cost and the State pays one-eighth. The estimated \$300,000 local share of the cost does not have to be a directed contribution. Under the Urban Renewal Act, the Village would be credited with whatever it spends for straightening out traffic approaches to the area and making certain other physical improvements it would eventually make anyway.



West Side of Main Street  
Looking North

The ultimate cost to the Village would be fundable over a 30-year period. Long before then, the Mayor indicated, the widened tax base from the new businesses and housing was expected to bring in revenues far in excess of the original cost of the renewal.

It was explained that the \$2,500,000 estimate was for all the public money--Federal, State and Village--spent on the project. But

this would, in turn, generate many times that amount in private investment that would generate building activity, jobs and a better life throughout the village.

The only immediate cost to the Village, according to the Mayor, is about \$2,500 to \$3,000 for a feasibility study and urban plan, which has been authorized by the Village Board. The Village trustees have received proposals from more than one planning company and will award the study contract in a few days. When the project gets under way the Federal and State governments will refund seven-eighths of the study cost. Should the results of the study lead the Village Board to decide against urban renewal the entire cost of the study would be reimbursed by the Federal government.



One of Main Street's brick, old hotel buildings.

Here is how renewal would work:

The Village would take title to all the properties in the described area. It would do this by direct negotiation with individual owners to arrive at a fair price. If no agreement could be reached within a liberal leeway permitted by the Federal rules, the price would be set by the courts. Each owner who decides to build or purchase a new home or business structure elsewhere would receive, in addition to the negotiated sales price of his property, about \$5,000 to cover his relocation expenses.

The Village, as owner of the whole tract, would then tear down unwanted structures and sell the cleared land to approved investors, who might include some of the present businessmen, for the erection of new buildings, including commercial shops, offices, a professional building, etc. The big question to be decided is whether to have almost total clearance or to preserve and repair a few of the old structures of historic or architectural importance, as for instance, the old hotel (now Ding-Dong's Tavern) where travelers from the West put up overnight before embarking next morning on a sailing vessel at the end of the long pier for the trip to New York City.

Mayor DiFrancesca said that the Village Board, which will hold several public hearings before any plan is adopted, would pay careful attention to citizen views on the sort of development that would best bring Piermont into the modern age while retaining, so far as possible, its unique values of history and natural beauty. The planners who are vying for the preliminary study contract have

informally proposed a choice of Dutch Colonial, early American, Tudor or modern architectural motif for the business district. Some concerned Piermonters want to explore the possibility of recreating the 1850's atmosphere when Piermont (incorporated in 1851) became a thriving business and transportation center as the southern terminus of the Erie Railroad.

The purchasers of the cleared land would erect, within the Village requirements of use and architecture, new buildings for their own use or for rental, with present businesses and residents getting first choice. The land price would be set according to the use to be made. The builder of a multi-story office building or luxury apartments would pay more land cost and taxes than the builder of a small shop.

Demolition and construction will be carried out in such a way, the Mayor explained, that no businessman or family will have to move until a new store or apartment is ready for them. The demolition will be done in stages. The Community Market, for example, will not be razed until a new market has been built for it to move into. No more than 50 to 60 families will have to be relocated, the Mayor said. Before their present homes and flats--some of which lack central heating and other modern necessities and are structurally dangerous--are demolished, enough low-cost public housing and State-aided middle income housing will have been built on vacant sites outside the business district for their relocation. More expensive private housing could be built within the renewal area for affluent tenants.

Mayor DiFrancesca was introduced at the meeting, the largest in the history of the Civic Association, by James Hammerstein, PCA president. Some enlightening views and explanations were developed in the question and answer period following the Mayor's talk.

One fear that was expressed was that a large demolition project might result in the removal of properties from the tax rolls without new business development such as has plagued Nyack's ill-fated renewal project. The Mayor made it clear that the mistakes of Nyack would not be repeated here. Village officials have already met with investors, developers and shopkeepers in Rockland County and in New Jersey who want to locate here under Urban Renewal. Because Piermont's business district is small, there will be no difficulty in making it viable, the Mayor explained.

In answer to questions about renewal of the waterfront northward of the project area and the need for a public marina and public riverfront parkland, the Mayor said that the first project had been limited to the business district as a cautious and fiscally safe first step. Once this project is underway, Piermont can, if its people so wish, apply for similar Federal and State aid for a second or even a third project. It was pointed out that

the first urban renewal project in White Plains was such a big success that a second and third got underway.

The likely timetable for Piermont's project is as follows:

The Village Board will hire a planning firm in a week or so to make the preliminary study.

The Mayor will shortly appoint a Village Planning Board of perhaps five citizens. The board will draft, with the aid of the planning consultants, a Master Plan for Piermont. The Master Plan will lay out the general concept, including traffic problems, revision of zoning and building codes, parkland, recreational and waterfront development for the next 30 years. Piermont is one of the few villages without such a Master Plan, which the Federal Government requires before participating in urban renewal costs.

The Village must appoint within 30 days a Citizens Advisory Committee on Urban Renewal. This committee, of from 6 to 12 members chosen as a true cross-section of the citizenry, will be the people's liaison with the urban planning director, the Village Planning Board, the renewal consultants and the Mayor and trustees. The Village will also appoint Urban Renewal Director, seven-eighths of whose salary will be born by the Federal and State governments, to administer the program. Mr. DiFrancesca said the Federal Housing and Urban Development agency prefers to have renewal directors who are residents of the involved communities and who know the local people and their problems. The Mayor said the renewal director "could be a schoolteacher, a truck driver or anyone else found qualified as an administrator by the Citizens Advisory Committee and the Federal officials."

In answer to one question the Mayor said: "If we move right along on the required master plan for the village and our proposals for the renewal area, we should get Federal approval within one year, or two at the outside, and the physical construction should be completed within 2½ to 3 years. While this is going on, the Main Street shops will continue at their present locations until the day that each one moves into its new location."

The PCA Newsletter will welcome specific questions from Village residents about the renewal project and will seek to obtain official answers that will be published in an early issue. Written questions may be addressed to the editor, Cynthia Crippen, 894 River Road, Piermont.

#### STUDENT PLANNERS LOOK AT PIERMONT

Piermont was the subject of a six-week course given this summer by the social studies department of Rockland Community

College. Piermont--selected because it is a small river community convenient to both the College and the Hudson River Commission (which helped develop the course)--was studied to learn about the problems faced by villages and towns of the Hudson Valley and what could be done about them.

The students who completed the course, given by Colin A. Faulds, wrote papers on Piermont's history, industries and public works, and the attitudes of her residents. Mr. Faulds edited and summarized the reports listing fifteen specific recommendations. The report is on file in the Piermont Library.

On the subject of shopping centers, one of the students, C. Bud Peck, suggested that Piermont "bring in an architect who is knowledgeable and concerned in the area of esthetic and profitable rejuvenation of small village commercial districts." He suggested the proposed architect should come from one of the federal historical organizations. Further, he proposed, "retaining the facades and appearance of some of the old buildings that make up the flavor of the village--build a shopping plaza around and among them. Copy the flavor of the old buildings--brick walls, trees, benches for rest and places to eat. The object is to draw customers into a pleasant inviting atmosphere which will be a lasting drawing card. Create an environment which won't be a passing fancy but will over the years grow into established commercial ventures. People do get tired of the unclean and chaotic shopping places... Piermont has a good riverfront property for marina use, tourist facilities and guest accommodations on the river. Merchants could benefit from a whole-hearted organized push to create an 'old Piermont' that would be unlike anything on the Hudson!"

Briefly, the fifteen recommendations were as follows: zoning to protect buildings of historic merit, sections, streets and waterways; a citizens planning committee using the advice of outside professionals; an architectural review board to oversee construction, renovation and preservation; strict enforcement of ordinances pertaining to the pollution of waterways; village refraining from building utilities or roadways that constitute an eyesore, and working to remove utility poles and garish signs from the streets.

Further recommendations called for landscaping; tax rewards to encourage restoration or beautification efforts; the attraction of specialty stores (book and record shops, tea rooms, gourmet food and antique shops) art galleries or museums integrated into downtown areas; and that old buildings, whether homes or commercial be saved from destruction in the process of an Urban Renewal sweep.

URBAN RENEWAL--PEOPLE TALK

There was a conversation about urban renewal in Piermont recently. The 20 persons, all private citizens of Piermont, live along the Creek, on Main Street and the hill above; on 9W and Tweed Boulevard, on Hudson Terrace, on the River. They are business people, artists, housewives; architects, writers, teachers.

Many, many ideas about Piermont were expressed; also many questions; the questions may have shown the greater concern, and are here recorded:

We would like to keep our homes. Couldn't bad housing be reconditioned?

The Village made everybody along the Creek put in bathrooms.

Couldn't they force people to fix up their property now? Wouldn't it cost a fortune?

Would it?

Aren't there Federal grants for so-called Code Enforcement programs?

What is the Urban Renewal area?

Where is the vacant land mentioned by the Mayor?

How many people would have to be re-located?

Is re-location a promise?

Wouldn't Urban Renewal bring undesirable people here?

There's nothing for the police to do here in Piermont. It's safe at night. Why is it we don't have disturbances here?

First we have to have a plan.

Have you ever gone around and looked at the backs of the brick buildings on Main Street?

And the hill above?

Who says it's a slum?

What could be done with those row houses--the wooden ones with porches?

What did he say? Old houses sometimes surprise you?

The well on Piermont Avenue, the one they closed up, do you remember it? It was beautiful there--they ought to open it up. Do you remember?

You wouldn't want to bar contemporary architecture in Piermont, would you?

The question is, only, can it live with the old?

What is the alternative to Urban Renewal?

Who wants it?

What about the referendum?

What commitments have been made to the Mayor about new businesses?

How important is it to the financial soundness of Piermont to have more businesses?

I would like to know what is it that makes Community Market a successful business?

Isn't it because it's a quality store? Because you can depend on them, and they give good service?

Don't towns have cycles? Up and down? Businesses coming and going?

Isn't Piermont turning now?

Which planning consultants are being interviewed by the Mayor? Has a planning consultant already been hired?

Couldn't we stay loose on the whole project? With the Mayor, find out what we want, and what the Federal Government can give us, and then decide?

This is only the beginning. What is the end?

--Margaret English

#### URBAN RENEWAL MATERIALS IN LIBRARY

A collection of current material about urban renewal--pamphlets, booklets and other relevant materials, particularly accounts of the way other small towns with historic buildings have faced their problems--is available at the Piermont Library on Hudson Terrace. The library is open Monday, Wednesday and Friday, 10-12 AM; 3-5 PM and 7-10 Pm and from 1-5 PM on Saturday.

#### A NEW STYLE OF LEARNING

If you've driven past the new Tappan Zee Elementary School on 9W late in the afternoon and seen the teachers' cars still in the parking lot, you may have wondered who was being kept after school so often.

What's going on is a new style of learning which, according to Principal Ernest Tebo, aims to make each child's instruction as individual as possible; it's the planning and operating procedure which brought the faculty into school in August and September and keeps them there long after the dismissal bell has rung each day. The experiment stems from the recognition that children are individuals who have their own timetables for learning and growing.

Even brothers and sisters learn to walk, talk, or ride a bike at different ages and at different rates of speed. This is true of what children learn in school, but the traditional organization of classes by age-level means that all children in a class are taught the same material for the same amount of time, regardless of their individual level or rate of learning. Grouping by achievement is an attempt to overcome this problem, but the child is usually locked into a group for at least a year. The aim of the staff of the new school is, Mr. Tebo said, to individualize learning by grouping children according to achievement, rate of learning, and compatibility with the teacher and the other children in the group, and by making the grouping very flexible. Two different organization techniques are being used on different levels, and evaluation will show which will be retained.

The Modular Schedule is being used in grades 4 and 5. The school day is blocked out into modules of forty minutes and the student is assigned to a schedule of so many "mods" of a particular subject at a particular level, according to his needs. One student may have 5 mods of math or science each week, another 4, or 7. With the close cooperation between the teachers in the team, it is possible for a student who may need more time on a particular concept of math, for example, to take more mods of math when the concept is being covered by "trading off" a mod in another subject for a day or two. By adjusting the assignment of mods in the different subject areas, teachers can allow for the varying rates of progress and interest among students on the same age level.

There are also unscheduled mods on each program, which is to be used, under supervision, for the completion of assignments, preparation of reports, projects, and research in any of the subject areas. At present, students use a large double room as a resource center for quiet work and soon a part of the library will be opened as a talking area where groups can meet for discussions or joint projects. One expected outcome of these unscheduled mods is the development of the disciplined, independent work-study habits necessary in the higher grades.

On the 2 and 3 grade level, Open Block Scheduling is being used. The children have been divided into three homerooms of 2 teachers and about 50 children each. Each homeroom is a mixture of second and third graders and it is within this basic unit of 50 that the flexible grouping takes place. The day's schedule is decided upon by the teaching team in conference. They have divided the children into small groups for each subject according to the level and rate of learning of each child. Children may move from one group to another as often as once a week, as they demonstrate their mastery of the material. "Demonstrate" is the operative word, because the children can show the teacher their grasp of a concept as soon as they feel they can, without waiting for a scheduled exam. In this way a teacher can take more time with a concept with one child while allowing others to move ahead. Often, once a stumbling block is overcome, a child streaks ahead, and



such flexible grouping will allow this to full advantage. Each homeroom has several "interest centers" equipped with special materials, games and projects for independent learning in each subject area. The children use these areas under supervision of the teachers or parent-aides.

Both programs still include art, music, and physical education, since the basic curriculum has not changed, only the method of presentation. More emphasis has been placed on the demonstration of understanding in a subject area--to aid, for instance, a student who understands his math or science assignment but whose weakness in language arts prevents him from scoring well on tests in those subjects. Report cards will remain, with letter grades, but will be supplemented by more detailed, individual consultations between parent and teachers.

The shift in organization and the intensive observation and record-keeping necessary to the new system has greatly increased the teachers' work load. The school is grateful for the help given by several mothers who have volunteered as para-professional aides, and would welcome more.

Considerable help has come from the people at IDEA (Institute for the Development of Educational Activities), a group funded by the Kettering Foundation and which exists solely to aid schools in individualizing instruction. For the next school year, IDEA will supply information, materials, and people whenever the school district wants help in working out the program. They conducted workshops for the staff in late summer, regularly send consultants and master teachers to work with students and teachers, make available the resource material, study aids and learning games used in the program, and are at the end of a long distance phone wire (collect) to answer any questions that may arise in day-to-day work.

Their fee is nominal, and the only string attached is that if the program is a success, the Tappan Zee Elementary School will become one of their resources, whose ideas and experiences will be passed on to other schools in the future.

Mr. Tebo anticipates some set-backs and problems, but he is enthusiastic about the program. "School should be a delight," he believes and feels that given two years with this system, the Tappan Zee Elementary School will have moved a long way towards that end.

AT THE LIBRARY

MOVIES ARE BETTER THAN EVER

58 children showed up at the Piermont Library for the first film showing in September, and the number continues to rise as

the Fall "Wednesday Programs" of movies and story-telling for children progresses. Wednesday mornings at 10:30 is the story-hour for pre-schoolers. The program is run by Gaby Bruno and Elaine Appelbe; attending mothers are invited for coffee and browsing in the adult rooms upstairs. Wednesday afternoon programs for elementary school children are held at 4 p.m. On alternating Wednesdays Rikki Samuels tells stories and Phyllis Brunson shows movies. The complete schedules have been distributed in school and are posted on the bulletin boards at the Library and at the Post Office. Georgie, Hercules, and Tadpole Tale are the movies listed for late October.

Not all the films shown at the Library are for children; Mrs. Brunson has planned a Friday evening Film Series for adults and young adults only. The Series kicked-off with a showing of Kon-Tiki, and will continue with classics such as Dr. Jekyll and Mr. Hyde (the original) and David and Lisa. Consult bulletin boards for the schedule.

The bulletin board at the Library was the victim of a series of vandalisms this summer; catalogue files were also upset and mechanical equipment disturbed. Because of this the Library Board has reluctantly decided to close the Children's Room during the evening hours, and to insist that the Library be used for research, study and recreational reading only during those hours. School year library hours are now in effect:

Mon., Wed., Fri.	10-12 a.m., 3-5 p.m., 8-10 p.m.
Sat.	1-5 p.m.

#### TEACHERS GUESTS AT TEA

The teachers from the Tappan Zee Elementary School were the guests of the Library for tea on October 14th. The Librarian and the volunteers showed the faculty the book collection and facilities and found out ways to help them in their school program. The school's immediate need is for volunteer help in getting its new library set up.

#### DISCUSSION GROUP FORMING

Anyone who would like to join in a serious discussion of literature is invited to become part of a group being formed at the library. The books to be read will depend on the interests of those who participate. No special background is required, just a genuine interest in expanding your horizons. The group meets twice monthly. Those interested can all Grace Radin at EL 9-6158 or sign up at the Library.

#### BOOK BANK

The "Book Bank" at the Tappan Zee Bank on Main Street has been a real convenience for many--thanks again to the Rotary who gave it to the Library.

### PET SHOW

The annual Pet Show at the Library was held on Monday October 13th, celebrating Columbus' birthday and a school holiday. It was a great success, enjoyed equally by the children and their entrants.

### LIBRARY DISPLAY & COLLECTION

A collection of dolls is currently on display in the Library Upstairs Gallery. Antique cooking utensils and recipes will be on display before Thanksgiving, an exhibit of handcrafts and gifts to make before Christmas.

Miss Meyers reports that 200 new adult non-fiction books have been ordered and will be coming in during the Fall. 200 new juvenile books are also on order and will be displayed prominently when they arrive. Adult fiction titles are arriving regularly; the new books from the rotating collection are on display in the hall upstairs, and for mystery lovers--the mystery books are now shelved together!

### ROCKLAND COUNTY HISTORY

Special note: Rare Histories of Rockland County are now available. The Rockland County Public Librarians Association will publish exact facsimile editions of two histories of Rockland County that have long been out of print and unavailable. The History of Rockland County, by Frank Bertangue Green was originally published in 1886, and David Cole's History of Rockland County in 1884. These will be limited editions and should be ordered immediately for delivery around December 1st. Order forms are available at the Piermont Library.

--Lisa Merrill

### NEW SEASON FOR THRIFT SHOP

Shoppers queued outside to have first chance at choice merchandise when the Tappan Zee Thrift Shop reopened for its fall season on September 16th. Since the opening several days have been "hundred dollar days," according to Mrs. Alfred Seaber, Thrift Shop Committee chairman during Mildred Burck's absence.

Proceeds for the spring quarter ending June 30th were up over the previous year. A total of \$1150 was paid to organizations donating volunteer work hours or merchandise to be sold at the shop. The following groups benefitted from Thrift Shop sales in the second quarter of '69.

Piermont Fire Department	\$ 52.50
Piermont Ambulance	31.00
Ladies Auxiliary (PFD)	29.00
Piermont Library	141.00
Kane Park Project	53.00
Community Playschool	108.00
Teen Center	118.00
Tappantown Society	85.50
South Nyack Tree Committee	116.00
Palisades Library	108.00
Piermont Reform Church	32.00
Rockland Country Day School Scholarship Fund	63.50
T-Shirt League	3.95
PCA (Operating Expenses)	150.00
PCA (unspecified donations)	<u>58.50</u>
	\$1150.45

The shop has been greatly helped over the past year by Mrs. Hattie Meyer who has been on hand to open up and work in the shop during morning hours.

Volunteers who can be in on Saturday afternoons from 1 to 4 are needed, to keep the shop open at that time.

#### HAMMERSTEIN NEW PCA PRESIDENT

James Hammerstein, PCA vice president for the past two years, was elected president of the group at their September meeting.

George Bryan, a 1968-70 executive committee member was elected vice-president. Margaret Holihan and Gerald Ikelheimer were elected secretary and treasurer.

Executive Committee hold-overs from the previous year are Charles Grutzner and Dale Hiestand (former president). New members on the board are Phoebe Braun, Theodore Merrill and Paul Bordwell.

#### COMMUNITY PLAY SCHOOL STARTS 6TH SEASON

The Community Playschool opened its doors for the sixth season with sixteen four-year olds attending classes under teacher Dottie Shechtman three days a week, and ten three-year olds in attendance Tuesdays and Thursdays. Eleven children come from Piermont this year.

To the children's delight, two artists from the area have made mobiles for the classroom.

An antique dollhouse show will be given in December to benefit the school--date and place to be announced in local papers.

Members of the community are welcome to look in during class-time weekdays between nine and eleven. The school is located on the corner of Valentine and Union Streets, Sparkill, across from the Piermont skating pond.

#### PIERMONT YOUTH CENTER OPENED

Local teens have an answer to the problem of "nowhere to go and nothing to do" with the October 14 opening of the Piermont Youth Center for its second season. As plans now stand, the center will be open regularly on Mondays through Thursdays from 7 to 9 P.M. in the old Sparkill Annex on Hudson Terrace.

With the use of the entire building for the first time, the center will have a game room, a study room, and a room to just sit around and talk in, as well as the regular gym activities of last year. Plans for future programs include tutoring, arts and crafts, and films.

The Adult Advisory Committee has been exploring the program offerings of the County Extension Service with a view to bringing some of their services to the center. The Extension Service offers packaged courses in a number of fields and will supply teaching guides and materials, and in some cases the tools, if a community center can supply the volunteer teachers.

Since the building is still the property of the South Orangetown School District, there must be a school district employee on hand whenever the center is open. The committee hopes to achieve this through volunteers from among school district personnel. They also need community volunteers to serve as chaperones, particularly since there are now two floors to be supervised. The job is easy, interesting and very necessary, the committee says, and without adult supervision, the center cannot open.

Also needed are donations of table games, records, sports equipment, reference books--in fact, anything that could be used in the gym, game room or study center.

The Adult Advisory Committee elected Ernest Tebo chairman, Brian Holihan vice-chairman, Charlotte Boardwell secretary, and Dale Hiestand treasurer. The committee is currently interviewing prospects for the post of paid director of the center.

TO SAVE A MOUNTAIN

On August 20th the Journal-News headline read "Clauseland Fund Denied." The acquisition of this mountain was in jeopardy because the Board of Supervisors voted 3 to 2 against appropriating an additional \$100,000 to complete a \$1,350,000 purchase of 450 acres of wilderness located adjacent to Piermont.

The Piermont Civic Association took immediate action to demonstrate public support. The officers and executive committee agreed to pledge \$1000 on behalf of its members to encourage positive action and sent a telegram to Supervisor John B. Lovett to that effect.

At a meeting of the Board of Supervisors the following day, by a 3 to 2 vote, the supervisors arranged to put a 10 acre parcel, valued at \$100,000 in escrow for two years in favor of the Nature Conservancy in order to make purchase of these lands possible. Inasmuch as the Conservancy loaned us \$337,500 as their 25% of the purchase price, it now becomes the responsibility of the people of Rockland County to repay this loan which, at the present time, is in the neighborhood of \$147,500 to be raised.

The financing of the Clauseland Mountain Wilderness is as follows:

- 50%--received from Federal Land & Water Conservation Fund through New York State Dept. of Conservation \$675,000
- 25%--received from the Nature Conservancy as a loan to the Clauseland Mountain Project Committee of the Nature Conservancy

This is the status of the loan from the Conservancy; Rockland County agreed on August 21, 1969 to purchase within two years 10 acres of prime building land held in escrow to the Nature Conservancy to complete the 450 acre parcel. This amount is \$100,000. In order to make the above funds available the Clauseland Mountain Project Committee of the Nature Conservancy must raise one-half that sum within one year--\$50,000. The accounts break down as follows:

Guaranteed by Rockland County (see above)	\$ 50,000
Gift from Irving Maidman	100,000
Cash deposited in bank	20,000
Estimate of art auction proceeds	20,000
To be raised still by community effort	<u>147,000</u>
Total	\$337,500

Although we are not a fund raising organization, we urge you to contribute to the preservation of the Clauseland Mountain

Wilderness for all time and to help pay our pledge of \$1000 towards the total present debt of \$147,500.

--Edward McPhearson

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Piermont Civic Association  
Box 365  
Piermont, NY

I wish to participate in the preservation of the Clauseland Mountain Wilderness area.

Please accept my contribution of \_\_\_\_\_

Please accept my pledge of \_\_\_\_\_  
(to be paid over a 2-year period)

Please make checks payable to Piermont Civic Association Clauseland Mountain Fund. (Your contribution is tax deductible.)

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#### WHIRL-A-WAY LATEST KANE PARK ATTRACTION

The action down at Kane Park these days is on a new whirl-a-way, donated by the Village as part of its \$500 gift for refurbishing the park.

It takes two to whirl-a-way but it's more fun for five or six to swing around its central pole. Spot checks in the week since the new piece of play equipment was installed showed that it's always in action.

In other steps towards completion of their long-range plans, Mrs. Douglas Spencer, chairman of the park committee, reported that the large stone which will hold the commemorative plaque to Cornelius H. Kane at the park's new entry is being "dressed" by noted sculptor Koren der Harootian and that the fence will be rebuilt around the stone for at least 12 feet on either side.

An abandoned dinghy has been spruced up with a coat of paint and stabilized for adventurous youngsters undertaking a long sea-voyage on shore. A plan for a Victorian-style gazebo where mothers can relax while their children play has also been completed.

EDITORIAL

Some people meet change as a child runs to the tree on Christmas morning. But most people side-step new things--wondering a little, worrying a little. Will what they have to gain be as good as what they're giving up? Will it be better--or worse?

That is why the Mayor's urban renewal proposal has triggered a lot of questions, a lot of fears--and a lot of enthusiastic interest in doing what's best for Piermont.

Right now renewal plans are in their final stage. To many people urban renewal means tear everything down and start fresh. This is scary. The many examples in the Village of dismal old houses turned, through their new owners' imagination and resourcefulness, into charming and useful buildings can be inspiration for an exciting Main Street. We hope that all creative resources will be used to preserve and repair before blasting buildings forever.

In the next few months the Village will, following the steps outlined in the urban renewal requirements, appoint a Planning Board, Citizens' Advisory Board and a Renewal Director. The people named, particularly the director, using knowledge, tact and sensitivity to what Piermont is and what it could be, can make renewal a success--or one of those failures long-remembered Piermonters will talk about for the next fifty years.

TO THE EDITOR:

If Piermont is to undergo some changes in structure of its "downtown" area, it occurs to me that we should get at least as much benefit from the change as the passing motorist or new businessman who, hopefully, takes a chance on us. I think a small movie house would be an enormous asset on the riverside of Rockland County, and along with that, a quiet place to have a cup of tea or an iced lemonade and, by all means (while I'm dreaming) an ice cream parlor where one can also buy magazines and newspapers, after the movie is over.

Rosemary Cone

NOTE: This issue of the PCA newsletter was produced by its committee--Rosemary and Bob Cone; Lisa and Ted Merrill; Charles Grutzner; Margaret Holihan; and Bob Bradbury. Sally Savage was



photographer for this issue. Cynthia Crippen was Editor. The committee always welcomes new members or special feature writers. Please contact any of the above.

The Piermont Civic Association Newsletter is published four times a year for all the residents of Piermont to keep them informed and awaken interest in their community.

We welcome new members to the PCA; we want their opinions; and we want their help.

Membership is \$1.00 per person a year. Please detach sheet below and mail to: PCA, Box 365, Piermont, NY.

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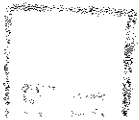
Please enroll me (my family) in the Piermont Civic Association:

Name \_\_\_\_\_

Address \_\_\_\_\_

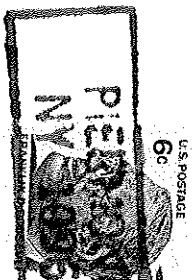
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