

All's Clear, Almost, For Trump

INVESTORS ANTE UP

BY ROBERT KOLKER

At long last, Donald Trump has found investors for Riverside South. But something still stinks.

The sewage plant serving the West Side of Manhattan will still smell like rotten eggs by the time Trump aims to break ground on his 5,700-apartment project on the Hudson, according to a new study.

Critics argue that the North River Water Pollution Control Plant won't be able to handle Riverside South's garbage. While the stench may not be a sign the plant isn't up to snuff, the environmental report on the smell has been released at the same time that Trump has secured Hong Kong investors for his \$3 billion development.



Bad Days to Persist

Based on a year of research by Borough President Ruth Messinger's office, the study finds that by the time the \$52 million odor control project at North River is complete in 1995, the odor at the plant will be just 75 percent controlled.

"You'll still have your bad days, no question about it," said Richard Herschlag, Messinger's chief borough engineer and the lead author of the study. Average days at the 137th Street plant may produce few traces of hydrogen sulfide, the egg-like odor,

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but bad days will still produce a detectable stench.

The final 25 percent of the odor project is projected to cost proportionately far more than the first part. "[The Department of Environmental Protection] could probably do a design study and come up with a more efficient way of doing it," said Herschlag.

The nearby West Harlem community has complained about the smell since the plant opened in the 1980s.

"This is a community that has endured smells and a disruptive quality of life for years," said Messinger, who approved the Trump project. "They were promised it would be all fixed, but it is not all fixed."

\$2 Bil Deal Reported

Polylinks International Ltd., a group of Hong Kong-based investors, agreed last week to buy out Trump's debt after getting assurances from the Giuliani administration that the sewage plant would not be a problem.

The amount of the joint-venture agreement has not been released, but a

memo circulated in Messinger's office reports that Polylinks is committed to \$2 billion in construction financing.

"Marilyn Gelber at DEP apparently put the Hong Kong people at a comfort level," said Herschlag. "It looks like DEP did a rush job and said, 'Look, we'll take care of this later, but don't worry.'"

While the plant is currently operating at above capacity, Herschlag notes that it has not necessarily caused the plant's stench. "I've never seen 'capacity' clearly defined," he said, adding that North River could be judged overburdened because it has sur-

passed an arbitrary bench mark or is producing poor quality water.

"If he [Trump] hooks up, what does it mean for everyone else?"

Herschlag said. "It doesn't seem fair to add more waste when the nuisance problems haven't been addressed." ■