



The Social Conflicts and Evaluation of Times Square, Middletown Manhattan District in Development Since the Inceptive Point

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The humanistic perspective of developments and social conflicts in Asakusa and Times Square: Seung Oh, Satoshi Okada and Fabiola Chrisma Kirana Analisa

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Abstract: This study is information-intensive research that provides insight from the factual history, social perception, and robust idea derived from the social conflicts in the most progressively thriving district in the world, Times Square. The case study provides the process of socio-environmental setup since the Inceptive Point of the development, the Great Depression, the history archives, and evaluation based on the master-level journals as standard. The Great Depression invited macro-sized changes, including financial systems, to raise fluidity by gutting off the debt limit by the gold value, organizing the labor, and social problems in the major cities. (<https://www.britannica.com/event/Great-Depression>) The locality of Times Square was implemented by the socio-political changes, overturning ownerships of properties including theaters, delocalizing tourism, and re-entering the labors with organizations through infrastructure projects and civil activities for minorities and preservations amid the progressive developments over time. Naturally chasing the media for factual research before and after Inceptive Points (Oh, 2023), Times Square is understood not just the 'tower with subway' progression but also social conflicts raised for adjustment for civil rights, preservations, and progression to deliver the environmental background to trigger the 42nd Street Development (42DP) in the 1990s.

Acronyms: Development, District, Progressive, Preservation, Social Conflict, Value chasing

I. Introduction

In his book "The Triumph of Cities," Edward Glaeser lists examples of successful development and emphasizes the "amplified profits" of growing cities. The continued influx of people into successfully developed cities increases economic volume, promoting investment, real estate, and commercial value. Due to high living costs, low-income people are pushed out to the suburbs, the density of high-income people increases, and the intensity of culture grows accordingly. Glaeser emphasizes in the book that success stories like these are the values all cities want. Times Square, the closest example of what Glaeser said, took the core benefits of a thriving city.

New York's Middletown Manhattan district has Times Square, the Theaters district, and Hell's Kitchen within its jurisdiction. As the center of uptown and downtown, with the highest daily commuter's influx since the 1900s. (150,000 people per day, 2023) There are connections to Times Square for vehicular access directly through the Lincoln Tunnel, West Highway, and FDR driveway, with a significant number of subways in New York City settling in the Times Square station. On Broadway between 39th Street and 44th Street, electrical billboard

panels decorate the street 80 feet from the ground, and commercial towers fill the main street. Historic theaters have been preserved and disappeared over decades of development. Friction between vehicles and pedestrians on the street has continued since the 1950s, and since the 1990s, with more vigorous crime crackdowns and a period of social stability, Times Square has developed with a focus on efficiency and investment. Amid progressive growth, the theater building was successfully preserved, by various civic. (Gratz, 1998)

During the Great Depression of 1929, the Inceptive Point of Times Square was implemented with social and political changes. Due to the New Deal, tourism was delocalized through the Lincoln Tunnel and LaGuardia Airport. Workers became organized and political supporters of New York City Mayor LaGuardia, a politically exercised force, and homosexuals became a substandard community excluded from privileges. (The Wyandotte Herald, 1941) Times Square's sex and peepshow businesses occupied Times Square to exist and function as a business community until full-scale investment was made and 42nd Street Development (42DP) was approved during the 1980s by Mayor Ed Koch. (edc.nyc)

Today's Times Square is not only the consequence of architects' professional services with construction but also the social dynamics that affect the individuals raised in social conflicts against the subjectivities of developments. What historical background influences social perceptions in the district when reacting to macro-sized social changes by the Inceptive Points? How is the consequence different from that of other similar places? Who is satisfied and disappointed by the developments in the most progressive area in the world? After the 42DP, would Times Square expect in ethics and balance for progress? In investigating the communities that occupy, operate, disappear, and enter Times Square, the most significant was the existence and performance. These beings, the pre-existed occupants and the development agents leading the change, had continuously conflicted. In order to conduct a case study of Times Square, the most important thing is to acknowledge the outcome of development as a natural one that has been achieved and caused by these changes. This case study archives history, lists political and social conflict cases, and evaluates them using a master-level standard. Insights gained from the evaluation can help benchmark developments in other regions.

II. Research Methodology (DIAGRAM 1)

This case study unfolded to prove rationally that overcoming social conflicts was more favorable for procedure and consequence of developments by involving the social interveners and demonstrating their opinions for their significant issues. It started with the *historical backgrounds* before the Inceptive Points, which reflected the social fluctuations in Times Square until the 42DP approval by setting up the proper socio-environment. Through the researcher's viewpoint, the research validates the study of the consequential events and outcomes through the social conflicts after the Inceptive Point delivered the social negativities derived by the macro-scaled changes, which reflect the historical backgrounds. (Diagram 1)

The *social conflict* cases in these district developments contained the historical archives found in omnidirectional society and the pre-existed urban conditions that disappeared during the researching periods since the Inceptive Point of Times Square. Researching the disappearance was the main problem of this research. Investigating the social conflicts flown through the media took the significant charge for this journal that the publicized conflicts from the individual's understanding and awkwardness to intend the public attention for review; It became valuable to raise the voices against the developments unilaterally conducted by the government and the subjects of the developments. The sources of social conflict from the publications, such as digital archives, classic journals, and photographs of pre-existed site conditions, proved the local conditions before the Inceptive Points and the precedented insights cited for this journal.

The social conflicts to document the historical facts are plugged into the Inceptive Point for the temporal scale of this journal. Inceptive Point is the historical moment when initiated the development by the social changes for progression; Times Square's societal changes for the development happened by the Great

Depression, which invited change of business, thriving and oppressed communities, infrastructural projects to delocalize the visitors and the emergence of towers in the intensified district.

The *Discussion* part's structure began with district's historical background to demonstrate macro influences reflected the social conflicts and the locally pronounced outcomes after resolving the problems to contribute to the development. Since the birth of the central bank, the Federal Reserve Board (FRB) in 1913 had severe considerations to affect the private enterprises' local financing systems, still influencing America's macro and micro economy. Politics finalizes expelling or respecting the existence of urban communities and preserving the historical urban entities. Religious institution, amid the changes from the national aggressiveness, kept their existence by adjusting the scale of influence in each district.

The social conflicts were collected regarding historical backgrounds and the development outcomes to evaluate with insightful perspectives and listed by media archives, making today's Times Square the most successful tourism district. Moreover, the evaluation finalized this journal for the results of the analysis. The evaluation of existences incurred the conflicts over the period conducted based on the co-related arguments from master-level publications: *Vitruvius's The Ten Books of Architecture*, *Andrew Jackson's presidential speech in 1836*, *Edward Glaeser's The Triumph of the Cities*, LeCorbusier's perspective of the Modernism City.

III. Results

As an analysis of the factual research, the development was the consequential human activities of continuation as the time and beings flown in the cities as the urban existence. It is hard to be classified by each societal session, which drew the significance for the development, politics, economy, and religion. All activities among the arguments and decisions had accommodated each other. For example, the FRB was not only the national institution that approved the currency fluidity and decided the interest rates. The politics involved the consideration of national debts and dollar values, and it was affiliated with state governors who proclaimed that the urban developments that private enterprises bid were being financed by the local banks. The advantage of heterogenetic development is that it balances the communal influences among the turmoil and unilateral executions of the subjectivities of urban developments. It is the general insightful perspective to evaluate the districts in four subjects: *Rapid Development in Solidarity with Finance*, *Symbolic Architecture*, *Ideology and Developments*, and *Respect in Fidelity of Laws*. The development involves communication, and counting on the low-income communities for development will be more valuable than the rapid development that led these two districts. The architectural design respects the social perception of the occupants for the development and laws to justify the district heterogeneity of these districts, which are appraised as the values of developments. Practicality enhanced market activities, and the general growth in the local economy and culture win over the ideologies for development.

IV. Discussion

Historical Backgrounds Reflected Today's Development

After the Civil War finished in 1865, transportation advanced its technology for continental connection to western America which newly merged states in federal government. (Dome, 1974); The nation-scaled infrastructural connections by railroads and automobile highways throughout the country enhanced city interconnections. The abolition derived the migrations of African Americans to the major cities of Northern America, settled their lives by the constitutional opportunities to find their jobs and homes, and the influx of the population brought the market growth of all industries, the real estate value increase, and social problems in these major cities of America. (Arenson, 2013) The liberal Constitution of America guarantees all races and genders their existence until the Justice Department of exceptional cases such as accusations, interrogations, and drafts in national crisis to intimidate the individualities of citizens under any case: the Sovereignty of People. (Vanburg, 2011) However, when the officials grip the political power, they influence the lives of all societal levels.

Substandard communities such as homosexual communities, sex businesses, and other minorities checked from the opportunities were segregated and designated as socially barred underprivileged communities.

The second charter of the Bank of the United States was established to resolve the debt caused by the war for the American Revolution in 1816. (<https://www.britannica.com/event/Bank-War>) It became concern of expanding the role for benefits to the designated business holders, currency outflows to foreign countries, and collusion with politics. The seventh president of America, Andrew Jackson, raised this problem and objected to the necessity of the central bank in America. (<https://www.federalreservehistory.org>)

The period of the American wealth, which invited significant social changes, named the Gilded Age from 1875, it aroused criticisms of humanity defected by the idea of capitalism. (Sutch, 2016) After the Civil War, the wealthy American family who had the romance of growing private profits from their focused industries including Astor's family, which had owned numerous properties including the Astor Hotel, the Knickerbocker Hotel, and the Astor Theater in Times Square, New York City, had shown up to surge the developments and commercial variables implemented the city lives. (The New York Herald, 1922) The usual criticism of this wealthy family business arose because of the rustic problems such as laboring for low wages, monopoly, and collusion with politics. These wealthy individuals menaced the markets in particular subjective industries, engulfed the capitals by monopolizing related industries, and reproduced the wealth by investing in stocks and real estate.

The religious ceremonies preceding the social meetings, such as town halls, congressional hearings, and presidential inaugurations, demonstrate the community's interest in the meetings and the respect demonstrated by the meetings held for the majority of the society. Then, the specific religious people who intended to resolve the issues raised by the meeting had to come out of the majority in the area; media publications involved to write about the Christian meetings in January 1860 at the Cooper Institute, where social opinion leaders gathered to discuss the Sunday-school and annual Sabbath in New York City followed by the Christian worship service. (NY Times, 1860) Christians who investigated their communal scriptures reacted against the co-existence with long-period biblically misinterpreted groups, such as gays and sex sellers, regarding their standards even if the social examination passes through.

Since the period of President Alexander Hamilton, the same area of today's Times Square had had the business occupants such as retailers, wholesalers, and light industries. (NY Tribune, 1921) Even before the 1900s, Times Square had the symbolic program of its cultural and entertainment business and interacting communities in the area from the Gray White Way site. It had led the business groups to grow after the national crisis, missed civic appreciation, but welcomed demands of temporary entertainment, sex industries, Eros-Strip shows, and bars opened for homosexuals' intensity. Social conflicts among the pre-existed occupants gripped the ownerships facing the change of commerce after the Depression. Socially underprivileged communities cried for their right to exist as a part of the city; their social performance caused negative perceptions from society and struggled.

At the beginning of the 1900s, Long Acre Square, formally known as Times Square, which was the One Time Building, had various transportation filled with street cable cars, horse riding carriages, and automobiles harmoniously occupied with pedestrians for street activities. (Figure 1) The media had already begun to be concerned about street efficiency by inviting all kinds of transportation temporarily for daily activities on the square before the 1900s. (NYTimes, 1890) The transit system of New York City, even before the Great Depression, including the Times Square Station and the Grand Central Station, was crowded with commuters transporting daily commuters from the Upper East Side, the Bronx, to the Chamber of Commerce, the downtown New York City. The shuttle between the Grand Central and Times Square station stitched the 4th Ave train and 7th Ave lines. It was proposed as the 'H' transit plan in 1918. (Figure 2) The temporal commuter's concentration on Times Square became a severe concern for security against bombing and vandalism, and the argument of the Times

Square station aroused to make the 7th Ave train line an express line for better transit up and down for skipping the Times Square station. (NY Tribune, 1908)

Around World War I and II, human society promoted government and development based on ideology and also the conflicted loaded among states with their ideologies at the forefront, such as Modernism, Liberalism, Socialism, and Capitalism. (Vojtěchovský, 2023) The theologically intrinsic biblical activities began to fade out. Ideologies, raised by intellectuals, became the implemental direction for human society and had been metastasized to all societal, from politics to individuals, as the mainstream society accepts it. The Cold War was a conflict that lasted for over a century among the states that represented different ideologies. After the Industrial Revolution, modernism achieved a milestone for development, and architecture became the reference for conceptualizing developments based on human scale. Le Corbusier's functionalism that emphasized human scale for space became an architectural reference for developments in dominance through various scales. (Corbusier, 1985) The streets of Times Square had conflicted because of the lack of open spaces as the developments in New York City went higher. (NY Times, 1973) At the beginning of the 1900s, the Street of The Gray White Way, the old Times Square, and most parts of the city were packed with cable trains with rails on the street surfaces, vehicles, horse-riding carriages, and pedestrians. The municipalities started counting on the efficiency of transporting the commuters and streets rather than the ideology in which Le Corbusier ever emphasized open space corresponding to the high-rise structure. The anchor spaces of pedestrians connected the uptown and downtown, and the west and east of the city were already concentrated and boiled by the train stations of Times Square and the Grand Central.

Times Square is famed for its reputation as the severe business stage by legal suing against parties about the necessities of the properties for obtaining ownership and releasing conflicts. The Pabst Hotel, located at the junction of Broadway and 7th Ave by 42nd Street, at the Gray White Way, struggled to keep its ownership continuously pounded by the legal suitcases for issues of the illegal Portico covered the sidewalk to pronounce the building's beauty and the basement commercial area hit by the underground transit. Eventually, the Pabst Hotel (Figure 3) was demolished three years after its completion, and it turned its ownership to the New York Times. (NY Times, 1996) The Hippodrome Theater (Figure 4), built with an extra-exquisite exterior designed by Fredrick Thompson and Jay Herbert Morgan, was the theatrical complex in the Times Square area, which held notable theatrical plays, musicals, opera, and the circus exposed the shows with elephants. As failed the box office of the plays turned to become social meeting places. As the circus moved to the Bronx, the beautiful theatrical complex was demolished and turned out to be the parking facility for resolving the proposal of the city issues, the lack of parking spaces on the street, before the mix-use skyscraper of 1120 Ave of America was established. (NY Times, 1939) The Hammerstein's Olympia Theater (Figure 5), initially built in 1895 with an exquisite gray stone exterior 6 to 7-story theater complex, also failed to manage its business and was pounded with a debt problem with failing the box office. It implemented its original use with the Lowe's movie theater in 1915 but decided its demolition in 1935. (NY Times, 1995) The change of the society in Times Square implemented the ownership of the properties and repeatedly called out demolition and new completion of the same properties.

After New York's zoning was established and implemented in 1906, downtown New York already formed a hierarchy of skyscraper buildings that boasted the city's economic and social characteristics from capitalism. The advanced materials and construction technologies applied to electrical billboards represent Times Square's uniqueness, besides constructing buildings over hundreds of stories to the lightning rod; It became the symbolistic entity of Times Square. The benefit of the district was the real estate business communities, which expected better deals with the property value growth after the city's higher building and hospitality intensified by the influx of commuters and tourists. Making a lively city, especially in an advanced city of any country in the world, encourages investors in the real estate business, which is currently concomitant with stock values and bitcoin investment, to boost the value of the properties, which come up with the dollars per square feet and tax

assessment, to the distribution of the benefits to the investors. Today's project development executions require monetary support from the investors, bond purchasers, and governmental support. As the result of the development of Times Square, even though it brought a certain level of typological outcome, it might not be designated as a successful case by ignoring the pre-existed business holders, pushing out the low-income communities of the sites, and using the projects for the political fights which non-intrinsically curbs the direction of developments.

Temporality of Research: Inceptive Points

The inceptive point is the research referenced point to investigate the development case concerning the outcome with the historical procedure in time-constrained periods from the moment of degraded conditions to the point of thriving development. Researching the development history of Times Square must be remarkable because the central government aroused dominant policies to strive to recover the economic depressions by the central bank corresponding to the government's immense budget. However, the meaningfulness is magnificently pronounced in today's local consequences after overcoming this struggling period, such as macro-scaled crises collapsing their wealth, properties, bank runs, and the overturning of the sincerity of religions throughout initiated modernism. Social conflicts followed by the Inceptive Points of Times Square could be reflected in the aforementioned historical importance, and it derived its significant changes in three societal perspectives: politics, economics, and religion. However, analyzing these subjects in apparent divisiveness was challenging because these societies simultaneously existed in each other's social existence, which interacted spontaneously. (Oh, 2023) Moreover, the Inceptive Points of Times Square raised the question of how they standardize the communities in terms of humanity to contribute to the development of stable social conditions, raising the voice for preservation of urban existence and the growth of the economy.

The Inceptive Point of the development history of Times Square is the Great Depression when the central bank and national politics implemented the city atmosphere, infrastructure, financing volume for real estate investments, business, and by promoting social interests. The bank run led to the mergers of branches to size up the significant banks' multiple times bigger than before the Depression while losing the local banks through massive withdrawals. The property ownership transferred from the individual wealth to the holding types of enterprises such as the limited liability corporation, and the real estate values grew as the currency fluids increased with inviting the investors. (FRB, Interest rate 2.00 in 1931 from 6.25 in 1929, FRB of St. Louis, 1965) Property management and investment marketing began changing from local to global markets. The President, Franklin Roosevelt, quenched the debt limit, in fact, by signing Executive Order 6102 to cancel the privatization of gold. The Central Bank of America, the Federal Reserve Board (FRB) began to increase the currency fluidity for the New Deal policy for infrastructure projects, increased employment, businesses relied on real estate investment, and issued bonds for the currency's trade value. (Philips, 1994) The FRB decides the interest rates for subsidized loans to regional and local banks under the FRB's supervision. It leads to solidarity with politics and influences the local enterprises counting on the capital from the banks. (Schramm, 2007) As the economic declination in 1930s, the occupants with streets became diversified, along with business competitors and customers in Times Square, by inviting more segmented businesses. (Chaikelson, 1990) Amid the turmoil of social changes, substandard businesses such as sex businesses and peepshows in Times Square were occupied and challenged livability with social instability; it halted local investment for a long time after the Depression. (Gratz, 1998) Humanity became challenged by social conflicts such as banning gay rights and substandard businesses from the Inceptive Points with massive social movements in Times Square and downtown of NYC where all activities on the front line of media were published as primary issues. In 1961, The zoning amendment risked these communities' existence. It began purging them from the permitted business uses and committing the administrative policy to check their businesses to be ousted. This study reports the social conflicts that developed the social environments to the point of the 42DP since the Inception Point.

The 42nd Street Development Times Square

In 1984, the 42DP was initiated by a project plan approved by inviting the architect Philip Johnson and the developer George Klein to upscale urban areas with towers, increasing commercial growth, job provisions, and mixed communities in Times Square. Mayors of New York City, Wagner (NY Times, 1963), and Ed Koch supported preserving the theaters occupied in the Theater districts after the civic movements. (NY Times, 1988) Still, protests were incurred by the plan to demolish the Morosco and the Helen Hayes Theaters with 1,000 protesters because of this development plan. (NYTimes, 1982) Unilateral approval by the Urban Development Corporation hindered the essential development of the people. Rudy Giuliani successfully decreased the crime rate in the city and accepted homosexuals officially for his political activities. (NY Times, 1994) Times Square's amplified growth became its value, which is more significant than its ideology and Christian faith.

Since the Inceptive Points of the district, it experienced social conflicts to adjust the social leverages among the existing communities and the macro-scaled changes bypassing the middle of the 1900s. After the 1980s, the media advanced to telecommunications and cable channels to cover most of the developing areas' occupants and successfully promoted civic movement more efficiently. Social stability settled at the level of inviting the corporation's businesses to build towers while occupying the commercial area at the street level. Thus, the social conflicts to investigate the period between the Inceptive Points and the 42DP can be defined as the social adjustment period for today's Times Square.

Social Conflicts (DIAGRAM 2)

This part of the journal archives the social conflicts that occurred simultaneously in politics, economics, and religion after the Inceptive Points in Times Square in New York.

1. At the beginning of the 1900s, New York's Times Square and Grand Central Station were filled with daily commuters. Times Square had already become a stage for social activities that received national attention through the media. Anti-fascism protests occurred in Times Square by the ideological activists, and enforcement conducted arrests. (Henderson Daily Dispatch, 1938) In the 1950s, a series of explosions occurred consecutively, mainly at the Times Square station and New York Public Library. It was during the Cold War, and the media published allegations that these explosions were possibly conducted by the Soviet Union or Eastern Europe. One of the explosions happened before Soviet Premier Nikita Khrushchev's visit in 1960. (The Nome Nugget, The Evening Star, 1960) Because the incident in Times Square received national attention, the general opinion leaders within the country used Times Square as a stage for social protests. Moreover, for the Cold War, tall buildings and the liberal activities of people in cities demonstrated as examples of success through a different ideology based governing system from Russia. Times Square was an intensified area for city dynamics to demonstrate their ideologies.

2. New York Mayor Fiorello LaGuardia implemented the labor market in solidarity with the federal government. (Willmington Morning Star, 1940) Due to the New Deal policy, the Tri-Borough Bridge and Lincoln Tunnel were built, and the subjects were the New York State government, New York City, and the Works Progress Association (WPA), which was a part of the New Deal program that President Roosevelt established for promoting labor forces. Before LaGuardia Airport, tourists from other regions used Newark Airport, New Jersey, to visit New York. (The Evening Star, 1936) The complaint against the mayor shown by the President of Kings County, and he pointed out that consultation between boroughs was insufficient and complained about one-sidedness in city administration. When LaGuardia Airport was built, there were also complaints about aircraft noise from East Harlem and Queens residential areas. Although it was a protest by the community at the time, considering the quality of life, it should have been resolved politically in the city that needed to change. (The Automotive News, 1946) After LaGuardia Airport was built, flight traffic increased, and the airport alone could not cover all flight demands, leading to the additional construction of Idlewild Airport, now the John F. Kennedy Airport in Queens, NY. (The Wyandotte Herald, 1941) The Lincoln Midtown Tunnel led the vehicular access directly into Times Square, the center of New York, and successfully Times Square was connected by these infrastructure projects and delocalized tourism.

3. Mayor LaGuardia successfully cooperated with national policy by increasing labor and currency fluidity for financing to cover the economic recovery plan. LaGuardia administration had to resolve the high unemployment by designing the city and implementing infrastructure projects. As labor power grew, the city development with local labor unions became the most active group as the substantial service provider to build the iconic buildings in New York City. The electrical laborers protested by shutting off all lights in Times Square for 30 minutes for a complaint of arbitral distributing the local projects from ConEdison, the energy company, to different work groups. (Figure 8, NY Times, 1948) As the city development progressed with the labor unions in New York City, political adjustment with the labor unions became an issue for project commencement in the city.

4. Gay bars in Times Square were searched, and a criminal organization in solidarity with them, which gave rise to the perception that gay bars were a hotbed of crime in New York; it gave nominal involvement to Mayor LaGuardia's office in reviewing criminalizing the locals at the juncture of the particular local business groups for the minorities of the district, the homosexuals. (Bullough, 1994) The Genovese clan formed the business with gay bar owners by sharing the profits and covering them from the charge by negotiating with the local officers. Matthew Lanniello of the Genovese had operated the gay bars in Times Square and was considered as the federal-level charge for a master-minded crime for the financial source of organized crime families. (NY Times, 2012) LaGuardia's office assigned the authority of New York City's Liquor Association to review and supervise all alcohol distributed to each bar, and gay bars were also searched through this association. (Bullough, 1994) At that time, through the irrational social activities of homosexuals, their presence in the city was suppressed. Since Mayor LaGuardia had the mainstream society of labor as his political support, he gained an advantageous position in extending his term and took a strong stance against homosexuals at the time, advocating for social justice. At the time, a burlesque comedian named Chauncey Miles went to trial against the mayor of LaGuardia, claiming the unfairness of homosexuals. The issue was the constitutional value of freedom of expression, which he found in his play, but his lawsuit failed. (Hornby, 2013) Besides the cooperation or distraction of the district's local businesses, the local governments implemented the social conditions based on the nominal subject of social stability and the protection of majorities by designating the disregarded communities. The homosexual groups were banned from opening their business and segregated by being designated as social problem motivators by the series of mayors since the Depression. (Delaney, 2001) Times Square's sex business faced social claims, declassing the city by exposing sexually raw boards on building elevations, slowing down the investment of the area for progressive developments with social problems that made the district inappropriate for tourism.

5. Restrictions on building height and practical area were aimed at regulating the development rights of individual owners, which were decided under the leadership of New York City Planning and with the consent of the Council of New York City. (nyc.gov/planning) New York City and skyscraper building owners are the primary agents of visual changes in New York. The legitimate skyscraper favored zoning amendment had happened in 1961. Social conflicts arose in favor of project developments by pushing out the existing residents of New York Times Square, the theater owners, existing wholesale communities, automobile parts sales, and hotel owners. (NY Times, 1961) Moreover, the civic organizations also delivered the message that residents' lives were less cared about in these amendments, and the Queens Borough President had appealed its developmental favors in certain Middletown and Downtown districts for building higher and extending the value of the real estate in these areas. (NY Times, 1961) It delivered the change of ownership and the programs of the district's theaters, which long-time occupants provided the subjectivities of the cultural business in towns.

6. The abandonment of the ownerships delivered certain scaled developments in the Middletown district of New York City; The Astor family, as the world-widely renowned for real estate investment business, started selling off its properties, turned the developers yearned for the skyscraper development to gain profits from

leasing the spaces. (Figure 6, New York Tribune, 1920) New York's Times Square became a stage where new business types of real estate companies were active. The Astor family was a wealthy family that was involved in the hotel business in Times Square and the Middletown District (across New York City), the Hotel Astor, the Knickerbocker Hotel, and the Waldorf-Astoria Hotel, and investment business through real estate assets. The Sheraton was founded by Ernest Henderson and Robert Moore, who met as classmates at Harvard University to specialize in hotel management. The profit from real estate business tended to be estimated by the property's value differences after the development, before the Inceptive Point. The change in the market value and the enterprise aim was based on financing power. In other words, the credit of the business determines the business' profits by assessing real estate market investments in the region. (Brocker, 2012) Eventually, The Hotel Astor later merged with the Astor-Sheraton Hotel. (The Evening Star, 1957 / NY Times, 1961) This transition from declining family wealth to business revalued the inherited romance of a family's wealth from the ancestors to the generally intense real estate business relied on financing. Bypassing the 1960s, New York City was acclaimed as the most vital business competitive area to survive with profit-intensive ideas in pursuit of the materialistic consequences by conducting 'value on profit only businesses.'

7. Another social influence that politics had on development projects was that it served as a social security system necessary to preserve the historic theater district. Jack Goldstein (Figure 9), the executive director of "Save the Theaters," had actively protested accompanied with theater actors and actresses to preserve the theater district. (NY Times, 2023) The movement erupted the campaign against the demolition of the Morosco and the Helen Hayes Theaters, with thousands of civilians in historical theaters in New York City. His efforts resulted in 28 theaters being listed on the New York City Landmarks Preservation (LPD), and the movement received active support from Mayor Ed Koch in the 1980s. However, Nederlanders and Schubert Organizations, as owners of the theater district at the time, had claimed for limit of the range of the preservation. (NY Times, 1992) Thus, the 42nd Street redevelopment, as the turning point of today's advanced society, proceeded with protecting the existing theaters even in developing areas for office towers with the solid political and economic power of redevelopment. Additionally, a prominent business such as the Walt Disney moved into the Amsterdam Theater with partial renovations. (Gratz, 1998) The old Olympia Theater Complex was demolished in 1935, but the Toys 'R' Us and the Roundabout Theater Company occupied in the newly built establishment. (NY Times, 2000) Politics had a role in approving the civic movements' desire for preservation. Thus, It successfully attracted development projects inviting prestigious business communities with a success of preserving the symbolic programs, theaters of Times Square.

8. Tall buildings in Times Square caused the city's street-level problems with temporary concentrations of daily commuters. The street level of Times Square was filled with an influx of pedestrians, street cable cars, municipal buses, and automobiles, which was an issue that had to be considered for efficiency. (NY Times, 1929) Eventually, city administrators recognized the impossibility of expanding city streets, removed street cable cars and elevated train tracks from the city center, and replaced them with underground subways. The maintenance authority of the trains in New York City had changed along this procedure; The state legislature approved the private enterprise, the Interborough Rapid Transit Company (IRT), to invest in building the trains for private profits in 1904. After the Inceptive Points, they promoted the 7,000 Irish laborers to build the subway under public and private joint financing. (Stern, 2008) The IRT and Brooklyn Rapid Transit Company (BRT), which controlled all the elevated trains, collaborated to respond to the city transportation in the Dual Systems for maintenance in 1913. The private companies operating the subway under financial difficulties were opposed politically, and then the Independent Operating System (IND) was established in political support. Respectively, the elevated lines, 2nd, 6th, 7th, and 9th Avenue, were removed from railroad history while the New York City Subway System (MTA) took control of operating the subway from 1940 to 1970. (Derrick, 2000) City streets respected automobiles, buses, and pedestrians, and the city more efficiently operated by overpopulation in Times Square.

9. The street development after the Inceptive Point had counted the efficiency of the cityscape and accounted for the subway and automobile as the main transportation for commuting. The temporary influx of commuters and occupants on the streets of Times Square necessitated prominent open spaces. Times Square had already been in the most challenging part of the cities, with heterogenetic concentration among different types of intensity in social activities. Le Corbusier's modernist architecture was conflicted through overheated economic activities among the developers, who dreamed of towers for benefit by leasing spaces in the area. As towers were built by financing and zoning, the open space decreased due to competition among city developers, raising a social problem. The urban ideology presented by Le Corbusier crashed with the actual business demands from urban developments, and the developers yearned for skyscrapers rather than open spaces. (See Figure7 NYTimes, 1973)

10. Robert Moses' idea to specialize a part of Times Square, the Duffy's Plaza, by planting trees and building an iron fence around the Reverend Duffy statue was opposed. (NY Times, 2006) The Commissioner of the Park Department and the well-known infrastructure promoter in development society, Robert Moses' tree idea, was even opposed by the advertisers' communities. (NY Times, 1956) Recently, Duffy's Square in Times Square has been packed with various social activities, where the Broadway ticketing booth is located underneath the red-stepped Plaza. Development policy cannot be decided simply by knowing the city's situation lightly. Politicians shall accept the claimable idea from the researchers and occupants who experience the urban condition more precisely. Even though the one in a political position has the idea of the street in aestheticism, it cannot be directly applied to the street. Duffy's Plaza had established the statue of an honorable individual for his service during the war as a soldier and a priest. It introduced the endeavor to articulate it in the Plaza, which concentrated on pedestrians from the 1950s by planting trees with a person's height fence around the statue. (Figure 8) Times Square introduced the honor of an individual, Pastor Duffy, who presented a humanistic contribution to the war by establishing his sculpture. However, the city had concerned more seriously with street efficiency than symbolizing honor. (NYTimes, 1952) Times Square preferred the efficiency of street and longtime cultural programs more than the symbolic entities. However, the Duffy's statue still exists in the city.

11. It reported that the Mark Hellinger Theater had struggled with its financial problem with the box-office failure. Already in the middle of the 1930s, the associations of the theatrical theaters in Times Square recognized that their intended industry needed to be in better business shape. The demolition of the pre-existed hotels, theaters with exquisite exteriors such as the Hippodrome and the Olympia, and the Palladiotic private mansions happened after the Inceptive Points, the Great Depression, to be replaced with new business and overturned the ownerships for these theaters continuously occurred until the 1980s of the 42DP. Christianity with timid voices in the empire city, where the business communities collectively boomed, came out of having one ticket to exist, to represent the oldest and most friendly religion in American society, and to evangelize the city. (Millford Chronicle, 1957) Reverend David Wilkerson, a Pentecostal evangelist who began preaching at Philipsburg, PA, for his career established the Times Square Church. The urban mission was presumably understood as brutal to pay in the expensive leases for non-profit organizations and pay missionary staff; this was the conventional social impact for struggling missionaries in the urban center. (Newsday, 1989) Even though the social condition trended against Christianity, Times Square Church stood as one of the heterogeneous communities to perform the social activities for maintaining people-friendly with the Gospel. (NY Times, 2011) The religious institution had reacted by legal suit against the peepshow advertisement billboards, which the church's people in the city could view. (Affidavit of Neil Rhodes, NYC, 2007); The legal standing point was about the freedom of expression and the social effect read negatively by a religious institution. This legal activity sent the message of the existence of a religious community never being ignorant. The social activities Times Square Church vaguely guaranteed their activities for communion and healing, instead of a firm interpretation of the scripture in a divisive manner, but still defined the marriage to be "an exclusive relationship, a lifelong faithful union between a man and a woman." (<https://tsc.nyc>) Since its establishment, the Times Square Church has

been accounted for as the symbolic existence of Christianity in the intensified city, even though the city has faded its faith due to the decreasing numbers of Christians.

Evaluation

Rapid Developments through Solidarity with Finance

Times Square had positive outcomes in the success of developments after the Inceptive Points, the rapid extrication from the national emergency by the macro-sized support that implemented in local districts. In common goals, the private and public sectors cooperated to support the victims and restore the sites by financing to markets. For the 42DP, Times Square took advantage of the Urban Development Corporation at the state's political support for publicizing the economic outcomes by the municipality and private enterprises involved with the FRB's financing. The influence of the FRB became overpowered omnidirectionally; Especially, it had led the overheated economic activities for profit against the economic republicanism.

Despite suffering the national crisis in each district, national support to revive the city and towns was enacted for emergency stimulus to subsidize the financial collapse. In the case of the national crisis, the convergence of individual opinions or civic movements was counted less, but the materialistic policies reclaimed the damages and provided the restoration rapidly by unilateral exercise of government. The FRB supported the fluidity of currencies regulated by politics and took the severe role of stimulus to state banks to finance local banks. The New Deal by the President of the United States, Franklin Roosevelt, proposed massive infrastructural projects that placed socio-cultural implementations with WPA, the national laborer's organization, to the states and municipal developments to fix unemployment amid the international turmoil of wars. How democracy works in emergencies would be unilateral in favor of rapid executions.

"It enjoys an exclusive privilege of banking under the authority of the General Government, a monopoly of its favor and support, ...almost a monopoly of the foreign and domestic exchange. The powers privileges,..., by increasing the value of the stock far above its par value, operated as a gratuity of many millions to the stockholders... those inheriting their rights as successors be established a privileged order, clothed both with great political power and enjoying immense pecuniary advantages from their connection with the Government... the Bank of the United States and have notes issued by the St. Louis branch, it can pay the debt with those notes, but if a merchant, mechanic, or other private citizen be in like circumstances he cannot by law pay his debt with those notes.." (Bank of Veto, The President of the U.S., Andrew Jackson, July 10, 1832)

The rapid developments involving the project development struggled the low-income communities through the density of districts that raised the real estate values to benefit landlords; Living costs of Middletown Manhattan became not affordable for low-income residents and religious institutions. The intervention of the central bank extended even after the emergency with overpowering itself. It grew the solidarity of the central bank and the politics enacted to the economic progress for project developments of building towers. By a report, the real estate value effected by the general concentration, the real estate enterprises became relied on the increase of the regional value instead of leasing spaces to fill with occupants for their profit. (Riccioli, 2021) The balance of importance between politics and civic organizations became uneven. Politicians became the ones who opened the door to appeal when irrationality was found in a project to publicize media for amplification. Inflation became an endlessly unresolved problem, while Times Square became well-known for project developments that formed the city hierarchy and were built rapidly since the 42DP in the 1980s. (Gratz, 1998) New York City's rezoning procedure officially opens in nine months to approval by the Buildings and City Planning of New York City. All these reviewing procedures are confined to the subjectivities of the urban design, but the general occupants' intervention is literally limited. For instance, People who manage retail stores and bars be noticed by the Department of City Planning after publicizing the rezoning in the area where they occupy through the websites and media; even though it effects in real estate value, potential leases increase and cause the influx

of new occupants by purging pre-existings. Building skyscrapers by changing the zone from a lower to a higher capacity often involve massive street works for upsizing the utility sizes under the driveways. Rezoning proposal sent by a single property owner to be approved within nine months, depending on the size of the owned property and the conditions, must be only possible with the solidarity of politics. Because the size of the project shall demonstrate the social effects and solid profits to provoke the zoning amendment. Rezoning involves the partial change of the city for the benefits to limited business communities.

According to the report, the central bank determines regional economic volume through banks in each region. Even with similar jobs, the wages of people living in big cities and regional cities are different, the Federal Deposit Insurance Corporation (FDIC), as a federal agent, determines individual loan limits (<https://www.fdic.gov/>) and quality of life is determined by loan limits. (Fortune, 2023) The passion, initiative, and expertise of working people do not contribute to their quality of life. Andrew Jackson's statements raised alarms about the political involvement of finances, the benefits to the stockholders who represented specific business communities, and the overflowed currency. The financing should not be executed to benefit a specific interest group from the central banks. This concerns the theory of economic republicanism; (Casassas, 2016) This journal does not support economic republicanism under the only condition if it pursues on the socialistic distribution of benefits bound to lower-waged people through the tighter agenda applied to the specialized classes. The study found that banks have already been stressed by the burden of the central bank's governance and that the central bank's intervention in private banks has not been beneficial to the banks at the local level. (Burden, 1980) The current financial system lending to businesses and individuals is criticized for its 'moral hazards' of dragging the banks to risk-taking lending. (Goodfriend, 1999) The central bank should provide financing in the form of loans after partisan agreement in times of national crisis and for the remaining restoration issues to be handled voluntarily by municipalities. If the National Assembly issues an order to lift the emergency, the central bank's role shall dissolve from the case, and loans lent to each district must be repaid as 'zero' interest. In order to achieve this, it is necessary to establish a financial institution in the form of a credit union that can help generate interest groups and citizens' interests at each district level and always be prepared for crises. It recommends a district-sized local banking system parting in individual's collective interests and based on district-level banking. (Stewen, 2021) Networking finances among the cities in different states and countries is preferred to fundraise for the emergency aid: Mariupol of Ukraine reconstruction aided by Saint Petersburg, Russia (AP, 2024). The project development relied on financing for rapid development result will hurt the economy; the real estate economy by growing debt is not sustainable. (Malaysiasun.com, 2024) The project developments with adjusted tempo can be more successful by covering the religious establishments and low-income communities in general buildings of districts in the socio-economic system. Canceling the existences in the city, ignoring the people's opinion, and disrespecting civic organizations are not preferred to fulfill the ethics in such development.

The lesson from the central bank in solidarity with politics is that it is better to limit their involvement in project development by promoting sociality involving the area change. It should also refrain from political expanding to determine market values of locale. The financing system after the Inceptive Points, in which the financed capital from the central banks implemented in the city, had resulted against economic republicanism.

Symbolism Architecture

Vitruvius' Ten Books on Architecture stated that the functions of architectural activity could record the historical events through the design of the symbolic entity of the building. Like the method of celebrating the nation's glory, it could be done through documentary architecture in form of permanency by establishing the statues, pillars, and pediments shaped out a moment of historical facts, and wars hero figured colonnades on the building façade. This symbolic architecture is defined as the architectural activity resonated with social perception. In other words, social perceptions among people incurred with the issues arise to nurture spirituality through memories, which turns out to be the symbol of history when built in district. (Burge, 1997) Thus,

symbolic architecture is concerned with characterizing the district based on what kind of civil action people leaned onto in their history and what they use to generalize the district's future. Also, it is the interconnectivity of memories and the recording of activities to construct the district's character. Efforts to restore something that has disappeared also receive public consent when the symbolic value of a designed sculpture object is recognized, and the legitimacy of the action is socially recognized with any type of social agreement. As a landmark destination, the area designated as an entertainment district has symbolic value if it implies sociality, which is based on the individual's collectivity for celebrating the factual history and its programs in the district. (Marie-Madeleine, 2021) For instance, shopping malls or one-time event venues can lose intensity when economic hardship strikes society or cultural trends surpass. Symbolic architecture is a fleeting clue to history, and beauty recognizes the society in permanency. In addition to providing visual delight to visitors, it serves as a historical reference and clue for investigation, providing metaphysical positivity larger than its scale. Examples of successful symbolic architecture in Times Square revitalize the local economy and are valued as brands representing a country; the tower with the commercial billboards representing advanced typology in the 1900s and theaters had been long-time symbolic occupants in Times Square. In value engineering, symbolic architecture has the most characteristic value in the subject development district.

Times Square's success story is a harmonious blend of New York City's socio-economic status, the location where the subway connects through central Manhattan, and the community's historically attractive cultural society. The most visibly groundbreaking change was lowering the crime rate, which had delayed investment for a long time, attracting real estate investment for 42DP starting in the 1980s; As of its commencement of 42DP, the NYC zoning did not even apply. The special requirement exceptionally applied to the site. (Gottlieb, 2018) This social cleansing invited corporate retailers to occupy the ground floor by the fancy storefronts and Walt Disney cultural companies to invest in the New Amsterdam Theater. These changes sparked a civic movement to preserve theaters. (Gratz, 1998) Since Times Square's beginning, it has been famous as the entertainment district, and the theaters are its symbolic programs. As a result, it prevented rapid architectural changes in the region, becoming an example of balanced development that succeeded in preserving along with progressive changes in the city. The electronic billboard panel, which symbolizes Times Square as the communication center, divided the period before and after Inceptive Point into the development of electronic technology. Two social entities were distributed to electrify the streets. One was the zoning to preserve how communicative panels interacted with commerce and pedestrians throughout the district's history as the most intensified entertainment district. The other was the skillful workers who were politically covered for developments. After the Inceptive Point of economic republicanism, the skills of workers organized through unions brightened the city with lights, and billboards became a symbol of sophistication and the beauty of the night electro-technically. Development and organized labor created the symbol of the city running after the conflicts in the 1950s.

The symbolic value of Times Square can be seen as successful in value engineering; Times Square represents the social and political success of innovative technology and modernized New York. In New York Times Square, sustainable development depends on solving the problems regulating a fully saturated city with pedestrians and social protesters. What approved this progressive symbolism is the social perception allowed, the theater's preservation, and economic benefits from the regional real estate market values by building skyscrapers instead of the memorial perception. Duffy's Plaza becomes the place for social activities, and the Broadway ticketing centers maximize the efficiency for street activities by allowing the existence of the memorial sculpture of Rev. Duffy; refer to Social Conflicts #10.

What is successful symbolic architecture? The representation of the district characters is the primary concern for symbolic development. Respecting the individual must be significant when the individual's honorable activity is revealed as the design consideration. Even if it has already disappeared, when each individual's memories came back through social media and the desire to relive them grew, the symbolic architecture that once pronounced society had succeeded. Supporting this is the Hippodrome Theater in Times

Square. The Hippodrome, which lost its programmatic merit due to traffic mess on the street and social diversity and disappeared to be used as a parking space, was once an urban building with a charm never to be seen again in modern times. Rather than being remembered by the community, memories of the disappeared building where a circus performance with elephants was ever performed came back and recalled by the landlord of building. Currently, there is a picture of the Hippodrome on the lobby wall of the 1120 Ave of America commercial building owned by The Hippodrome Realty. (Figure 10) It pronounced the memorial spirituality by recalling the disappeared. The symbolic architecture loved in that district provides motivation for regeneration and restoration by recording it, and with the consent of society, it can be revived and become a representative value of district.

The Ideology in Developments

An economic analyst, Edward Glaeser, who published "The Triumph of the City," found the 'amplified profits' from the city concentration cases; the influx of population made the local economy steady in marketing, eventually, the market grew for success in businesses, education, and cultural developments raising the social quality of habitant's life. Positiveness is amplified in a thriving city. Le Corbusier presented the urban utopian concept in "The Contemporary City of Three Million Inhabitants" as a suggestion for the upcoming era of market volume growth and concentration of inhabitants. It enlisted the necessities of a subway for separating people and automobiles, adequate green spaces and skyscrapers, thorough sun radial access, and reduced urban traffic. (Steemers, 2006). However, in New York City, overwhelming development does not resonate with the modernist urbanism presented by the recent day's urbanism Master, Le Corbusier. (NYTimes, 1971)

In New York, the components of the city value assert the market and society, and Times Square has become a stage where amplified profits are asserted rather than a society based on functionalism or social ideology. The amplifying profit of New York's urban development was promoted even before Inceptive Point when active real estate investment changed the city's hierarchy to a skyscraper center, and the value of the real estate in downtown Manhattan grew from the early 1900s. The municipality of NYC already approved the roof gardens of the Times Tower building. (NYTimes, 1961) As of Le Corbusier's preference, transportation through underground became more active, and people occupied the streets. Just before Inceptive Point, investment was also relied on economic liquidity through low-interest rates of banks: the New York Times building and these buildings in Middletown districts were constructed amid the currency fluidity right before the Inceptive Point. Securing street-level space had emerged as a big concern in the city that have grown in height. After Inceptive Point, large corporations emerged in which individuals who secured investments through interest rates and loans invested in stocks and real estate investment companies and received repayments for profits, which impacted the ownership of Times Square. Elevated trains and street cable cars built in the late 1800s, began developing by private enterprises were replaced by subways, and the maintenance organization overturned to public organization. According to Le Corbusier's urban theory, securing open space in proportion to the height of buildings and relieving traffic concentration became difficult in New York City. This theory had caused conflict with the real estate business community that yearned for tall buildings in the city. It was the social conflict raised by the building developers against ideology; It refers to Social Conflict #9.

City concentration with heterogeneous occupants brought advantages in market growth through population influx, cultural prosperities, and social stability through observances among various communities: the amplified profits. Times Square also benefited from the city concentration, however it should not be the best example of the balanced development to apply to other cities. The development of Times Square is not intended to encompass development in less concentrated areas that would never have the opportunity to benefit tenants engaged in similar industrial, real estate, or cultural businesses. Mentioning Times Square must invite a certain amount of groundbreaking development that includes infrastructure connections to strengthen the area. Moreover, a climate change agenda has been launched internationally to preserve the natural base and regulate urban expansion. The town under the people's agreement before the developments, the Euclidean

zoning to be permitted at the most vigorous regulation for single use-consideration under ownership, and the lighter construction technology will help the further developments in dispersing the towns and in decentralizing population to balance out the development society.

Respect in Fidelity of Law

Investigating the justification of gentrification of a subject area requires to investigate the social activities including the aesthetics of humanity and local economy to use in the integrity of justification upgrading the post-development society. Jane Jacobs criticized the pushing of the pre-occupied industries in the city, which lost the chance of commerce and of wealthy people for the city in the 1950s through the 60s. (Schubert, 2014) The heterogenetic society was the outcome derived by the influx of the general population instead of purging the pre-existed occupants, and it stabilized the balance of power by social conflicts counting on the stakeholders in district for development.

Since President Alexander Hamilton, Times Square, where the horse-riding industries, whole-sales for automobile parts and commerce besides the cultural occupants, the theaters and recreations, successfully avoided the homogeneity in the area even though it attempted to push out the homosexuals, sex, and peepshow business and light industries. The politics negotiated for all matters insisted the regulation preserve the historical entities, to guarantee the homosexual's existence and to regulate the social protest in Times Square as far as law's coverage under the liberal constitution. The eradication of the illegitimate communities charged by the prosecution and the apprehended abandonment by the mutual agreement under a particular condition shall not be judged by the conventional gentrification means. Even though the religious activities and influences have decreased based on loss of spirituality in the district, its existence should not be judged by the community or politics. The city of heterogeneity shall respect the urban existences and their performance under the constitution until the charges are made judicially.

Times Square had to spend a long time clearing the streets from the vandalism and sex business to invite the 42DP; in the 1990s, the increasing number of cops on the street with its substantial commission functioned to squeal the street crimes and the crime organizations in New York City and the zoning amendments since 1961 issued no permit for adultery and inappropriate business within the regular business operated commercial districts. Politics became of the party to set up the socio-environment to accept the existence of urban communities under the constitution in any district and the illegitimate performance is determined by judiciary, it has to be restricted. Town communities and municipalities shall have the right to pole out the illegal or society-disoriented communities for their intended society.

V. Conclusion

In the Ten Books of Architecture, Vitruvius introduced who the architect is and mentioned his existence and what he performs as a problem solver in society. The architect has dealt with societal mechanisms superficially, politics, history, culture, and aesthetics in the city, and economy to function for the proper development. The US dollar gets devaluated by its overflowed fluidity for supporting the COVID-19 shutdown and the wars. The US government increased its debt ceiling twice to avoid proclaiming the nation's defaults. The ethics of politics followed the questions for raising the national debt ceilings by failing the management since the Covid-19 worldwide shutdown (the US Senate in 2021 and 2023), having preferred the stimulus instead of austerity. On top of the head, the New York government recently introduced the 7 billion dollar project in the Middletown Manhattan district. The heterogenetic reality in Times Square benefits from accepting the mutual existence of social entities with the barring of one-sided developments. The architect, the developers, and the public are to consider the fate of the development for seeking the values of the communities. Resolving social conflicts figures the value chasing process.

Regardless of scale, the most significant social issues for humanistic regional development are ethics and balance. Cases of social conflict in the development of Times Square in this study occurred when adjustments for social restoration were needed after Inceptive Points. In 1984, the 42DP of Times Square introduced in accordance in pursuit of representing the communal value for market growth and profits, symbolism to keep the unique identity, surpassing the ideology by human activities and respecting laws under constitution. The process of social conflicts and finding solutions revealed the problem of Times Square developments in ethic and balance.

Figure and Diagram

Diagram 1 General Research Procedure

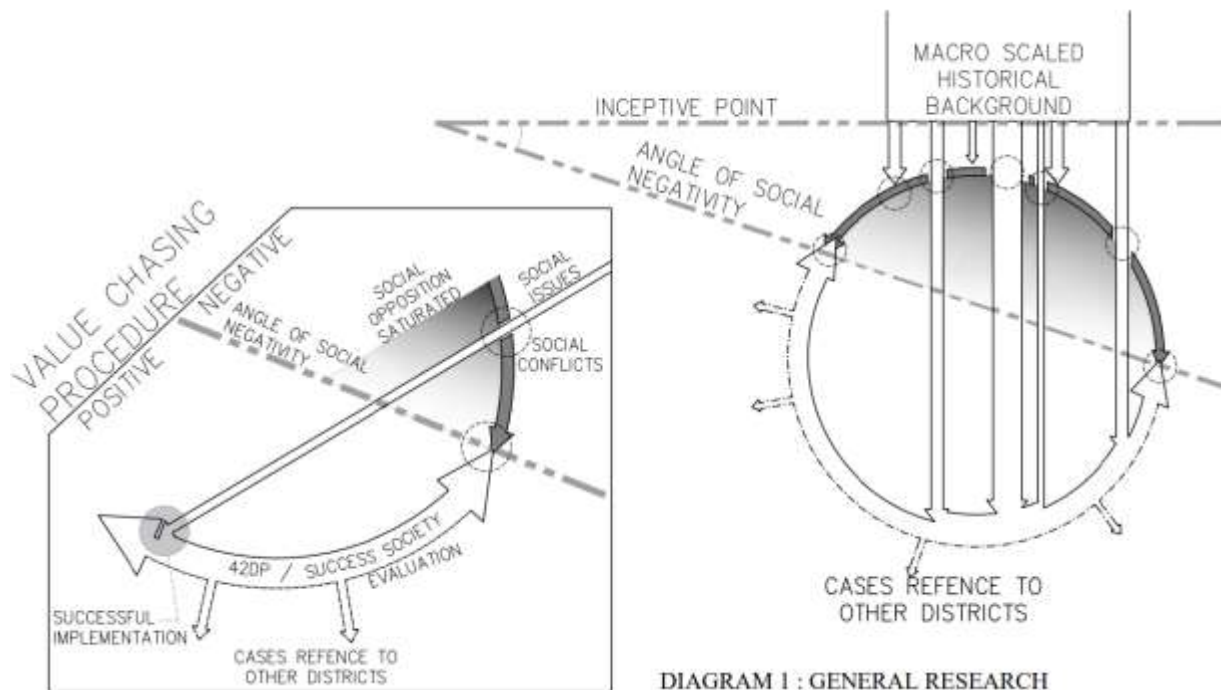


Figure 1 Times Square 1921, the Getty Image



Figure 2 'H' plan to connect East and West of City by Times Square and Grand Central, NY Tribune, August 2, 1918



Figure 3 In 1900, The Pabst Hotel at the Same Site of One Time Building, Arthur Vitols, Byron Company (New York, N. Y.) - Museum of the City of New York



Figure 4 Hippodrome Theater (New York, N.Y.) Library of Congress



Figure 5 The Hammerstein's Olympia Theater at the Long Acre Square, 1895, Wondersofthebible.org



Figure 6 Upper-right John Jacob Astor IV (1912) Media Casted Astor's Properties Loaded to Market for Sale and Hotel Astor Deals, NYTribune in 1930



Declining Family Astor the Legal Suit against Armstrong

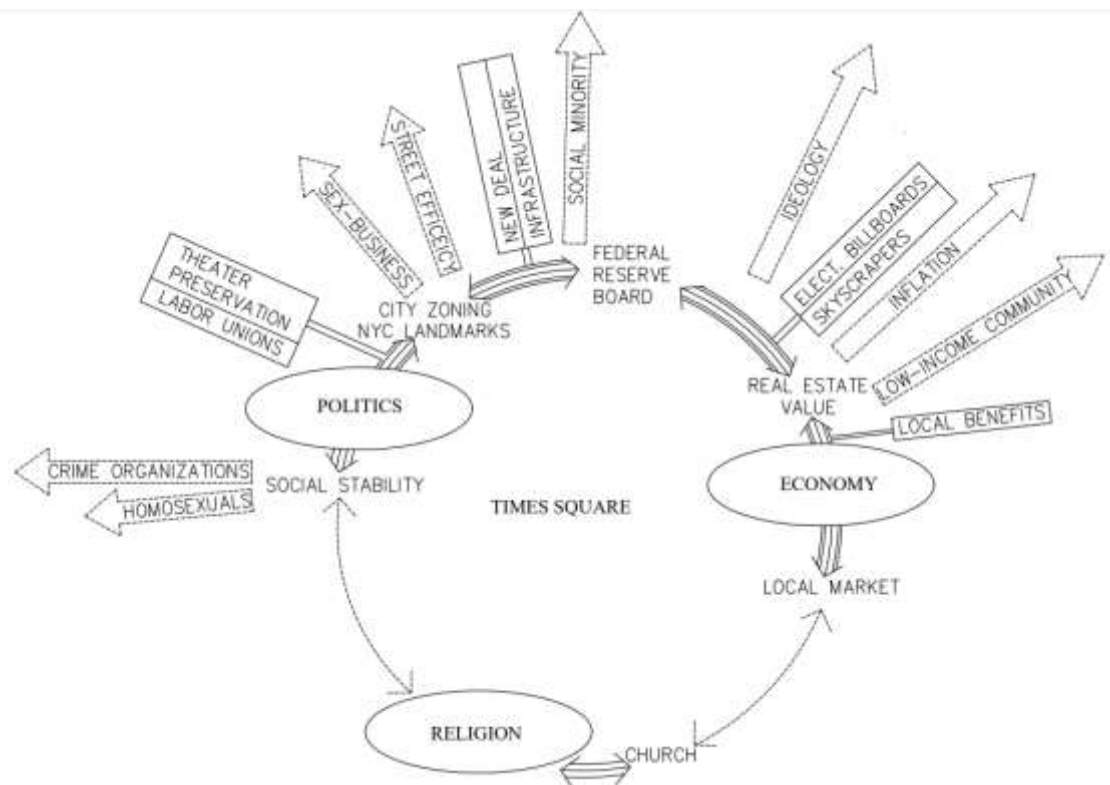


Diagram 2 - Social Conflicts of Times Square since the Inceptive Points/ the Solidarity of Politics, Economy and Religion in Existence and Activities and Consequential Declination

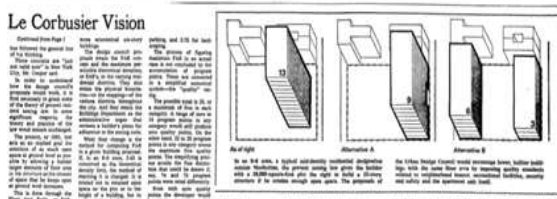
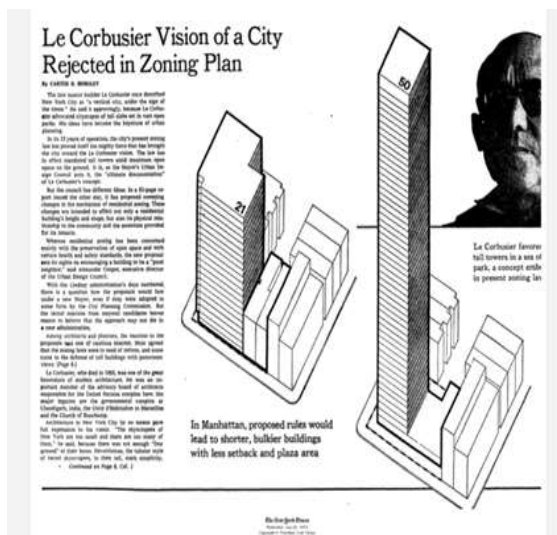


Figure 7 The City Does Not Rely on the Le Corbusier's Ideology NYTimes in 1973



Figure 8 Electricity Labors' Strike against the ConEdison in 1948, the Sunday Star-News



Figure 9 Jack Goldstein the Director of the Movement
"Save the Theaters" Passed over in 2023, NYTimes, 2023

DUFFY SQUARE PLAN OF MOSES DISPUTED

Harry Brandt, motion-picture theatre operator, said yesterday that he liked trees and pigeons but did not believe either belonged in Times Square or Father Duffy Square directly north.

As chairman of the Committee to Improve Times Square, he explained a plan to improve Father Duffy Square also. The George M. Cohan Memorial Committee wants to erect a statue of the late actor-composer at the south end of Father Duffy Square. Robert Moses, Commissioner of Parks, has agreed and wants to beautify the area by planting trees there. Mr. Brandt's committee holds that trees merely hide eyesores and attract pigeons.

The plan advanced by Mr. Brandt's committee was designed by the architectural firm of A. Carl Stelling Associates. Its major features include enclosing most of Father Duffy Square

City to Prune Trees in a New Oasis in Duffy Square



A view of Duffy Square, looking to south from Broadway and West Forty-seventh Street



Figure 8 Upper: City Argues Moses's Landscape concept/Lower: Today's Duffy Plaza, NY Times



Figure 10 The Hippodrome Theater at Lobby of 1120 Ave of Americas, The Hippodrome Realty

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