DEPARTMENT OF CITY PLANNING
CITY OF NEW YORK

ENVIRONMENTAL ASSESSMENT AND REVIEW DIVISION

Carl Weisbrod, *Director*
Department of City Planning

NOTICE OF PUBLIC HEARING ON THE
DRAFT ENVIRONMENTAL IMPACT STATEMENT
(CEQR No. 15DCP102K)

East New York Rezoning Proposal

Project Identification
CEQR No. 15DCP102K
ULURP Nos. 160035ZMK, N160036ZRK, 160037HUK, 160042HDK, and N160050ZRK
SEQRA Classification: Type I

Lead Agency
City Planning Commission
120 Broadway – 31st Floor
New York, New York 10271

Contact Person
Robert Dobruskin, AICP, Director (212) 720-3423
Environmental Assessment and Review Division
New York City Department of City Planning

The City Planning Commission (CPC), acting as lead agency, issued a Notice of Completion on September 18, 2015, for a Draft Environmental Impact Statement (DEIS) for the East New York Rezoning Proposal in accordance with Article 8 of the Environmental Conservation Law. **A public hearing on the DEIS will be held on Wednesday, January 6th, 2016, at 10:00 AM, in the Courtroom Auditorium at Brooklyn Borough Hall, 209 Joralemon Street, Second Floor, Brooklyn, New York 11201, in conjunction with the CPC's citywide public hearing pursuant to ULURP. Comments are requested on the DEIS and will be accepted until Tuesday, January 19th, 2016.**

The New York City Department of City Planning (DCP), together with the Department of Housing Preservation and Development (HPD), is proposing a series of land use actions (collectively the "Proposed Actions") to implement recommendations of the East New York Community Plan, which is the subject of an ongoing community process, to create opportunities for housing, including affordable housing, community facilities, including a new proposed public school facility, economic development and other services for an approximately 190-block area of East New York, Cypress Hills and Ocean Hill neighborhoods of Brooklyn, Community Districts 5 and 16, respectively. The affected area within East New York and Cypress Hills is generally bounded by Sheffield Avenue to the west, Lincoln Avenue to the East, Fulton Street to the north

and Pitkin Avenue to the south. The affected area within Ocean Hill is generally bounded by Eastern Parkway Extension to the west, Van Sinderen Avenue to the east, Broadway to the north and East New York Avenue to the south.

DCP is proposing zoning map and text amendments that would affect a total of approximately 190 blocks in East New York, Cypress Hills and Ocean Hill. The proposed rezoning would replace all or portions of existing M1-1, M1-2, M1-4, C8-1, C8-2, R5, and R6 districts with M1-4/R6A, M1-4/R7A, M1-4/R8A, M1-4/R7D, R5, R5B, R6B, R6A, R7A, R7D, R8A, C4-4D, C4-4L and C4-5D districts. The proposed rezoning would also replace or eliminate portions of existing C1-2, C1-3, C2-2, and C2-3 overlays mapped within the existing R5 and R6 districts with C2-4 overlays and establish new C2-4 overlays. The proposed zoning text amendments would apply a new Mandatory Inclusionary Housing program (MIH) to portions of the proposed rezoning area plus establish an Enhanced Commercial District and a Special Mixed Use District within the rezoning area. HPD is proposing an amendment to the Dinsmore-Chestnut Urban Renewal Plan to conform land use restrictions to zoning, to refresh the urban renewal plan's general provisions, and to allow disposition of the urban renewal sites in accordance with the urban renewal plan. The preceding discretionary actions are subject to review under the Uniform Land Use Review Procedure (ULURP), Section 200 of the City Charter, and the City Environmental Quality Review (CEQR) process. In addition, as the proposed 1,000 seat school planned as part of the East New York Community Plan is intended to be a new public school facility, approval and site selection by the School Construction Authority (SCA) would be required. The SCA approval and site selection are not subject to ULURP.

The DEIS identifies significant adverse impacts with respect to community facilities (public schools and child care services), open space, shadows, historic and cultural resources (architectural), transportation (traffic, transit, and pedestrians), air quality, noise, and construction activities related to historic and cultural resources, and noise. The DEIS identifies measures and/or potential measures that would fully or partially mitigate several of the significant adverse impacts; some impacts would remain unmitigated. Between DEIS and FEIS, potential mitigation measures will be studied further to determine whether they are feasible and whether any significant adverse impacts would remain unmitigated.

The DEIS considers three alternatives to the Proposed Actions: a No-Action Alternative, a No Unmitigated Significant Adverse Impact Alternative, and a Lower Density Alternative.

Copies of the DEIS may be obtained from the Environmental Assessment and Review Division, New York City Department of City Planning, 120 Broadway, 31st Floor, New York, N.Y. 10271-3100, Robert Dobruskin, Director (212) 720-3423; or from the NYC Mayor's Office of Sustainability, 253 Broadway, 7th Floor, New York, New York 10007, Nilda Mesa, Director (212) 676-3290; and on the New York City Department of City Planning's website located at http://www.nyc.gov/html/dcp/html/env_review/eis.shtml.