Chapter 6: Shadows

A. INTRODUCTION

This chapter examines the potential for significant adverse shadows to be cast on sunlight-sensitive resources, which include publicly accessible parks and other open spaces, sunlight-sensitive features of historic resources, and natural resources that depend on sunlight. Based on the guidance contained in the 2025 *City Environmental Quality Review (CEQR) Technical Manual,* a shadow assessment is required if a proposed action would result in new structures with an incremental height of 50 feet or greater (or substantial changes in bulk) and either 250 feet or more in height, or located adjacent to, or across the street from, a sunlight-sensitive resource. As described in Chapter 1, "Project Description," the Proposed Project would potentially reach a maximum height of 840 feet including rooftop mechanical structures and would be more than 50 feet taller than what would exist on the Project Site in the future without the Proposed Actions (the "No Action" condition). Consequently, a shadow assessment was conducted.[1]

The co-Applicants, the New York City Educational Construction Fund (ECF) and 240 Nassau Street Holdings, LLC, are seeking zoning approvals, including zoning map and text amendments, a special permit, and other City and State approvals and potential future U.S. Department of Housing and Urban Development (HUD) actions (the "Proposed Actions"), to facilitate the construction of a proposed mixed-use development on Block 110, Lot 25 and Block 111, Lot 1 (the "Project Site") in Downtown Brooklyn, Community District (CD) 2. The proposed development would include four new buildings totaling approximately 1.7 million gross square feet (gsf), including public school facilities; residential, retail, and community facility space; cultural center space; and open space (the "Proposed Project").

The Proposed Actions include the transfer, reallocation, and lease of property among 240 Nassau Street Holdings, LLC, ECF, and the City of New York to allow for the Proposed Project and ECF financing and discretionary zoning approvals from the New York City Planning Commission (CPC) and New York City Council. A detailed description of the Proposed Project and the approvals needed to facilitate the Proposed Project is presented in Chapter 1, "Project Description."

PRINCIPAL CONCLUSIONS

The Proposed Actions would not result in a significant adverse impact related to shadows. The analysis concludes that the Proposed Project would cast incremental shadows on a number of sunlight-sensitive resources in the study area, including the adjacent Golconda

[1] Since the completion of this analysis, the zoning envelope of one of the proposed buildings, Building 1, was reduced in size. Therefore, this analysis slightly overstates the extent of the shadows resulting from the Proposed Actions.

Playground and Commodore Barry Park. The extent and duration of shadow would be limited and would not significantly affect these resources.

B. DEFINITIONS AND METHODOLOGY

This analysis has been prepared in accordance with New York City CEQR procedures and follows the guidelines of the *CEQR Technical Manual*.

DEFINITIONS

Incremental shadow is the additional, or new, shadow that a structure resulting from a proposed project would cast on a sunlight-sensitive resource.

Sunlight-sensitive resources of concern are those that depend on sunlight or for which direct sunlight is necessary to maintain the resource's usability or architectural integrity. The following are considered to be sunlight-sensitive resources:

- *Public open space* such as parks, beaches, public outdoor pools, playgrounds, plazas, schoolyards (if open to the public during non-school hours), greenways, and landscaped medians with seating.
- *Features of historic architectural resources that depend on sunlight for their enjoyment by the public.* Only the sunlight-sensitive features need be considered, as opposed to the entire resource. Such sunlight-sensitive features might include: design elements that depend on the contrast between light and dark (e.g., recessed balconies, colonnades, arcades, deep window reveals); elaborate, highly carved ornamentation; stained glass windows; exterior materials and color that depend on direct sunlight for visual character (e.g. multicolored features found on Victorian Gothic Revival or Art Deco facades); historic landscapes such as scenic landmarks including vegetation recognized as a historic feature of the landscape (e.g. weeping beeches or pansy beds); and features for which the effect of direct sunlight is described as playing a significant role in the structure's importance as a historic landmark.
- *Natural resources* where the introduction of shadows could alter the resource's condition or microclimate. Such resources include community gardens licensed through or registered with the NYC Parks GreenThumb program, surface water bodies, wetlands, and designated resources such as coastal fish and wildlife habitats.
- *Greenstreets.* Planted areas within the unused portion of roadbeds that are part of the Greenstreets program).

Resources not subject to shadows analyses include the following, for the purposes of CEQR:

- *City streets and sidewalks* (except when improved as part of a Greenstreet);
- *Private open space* (e.g., front and back yards, stoops, vacant lots, and any private, non-publicly accessible open space); and
- *Project-generated open space* cannot experience a significant adverse shadow impact from the project, according to CEQR, because without the project the open space would not exist. However, a discussion of how shadows would affect the new space may be warranted.

A significant adverse shadow impact occurs when the incremental shadow added by a proposed project falls on a sunlight-sensitive resource and substantially reduces or completely

eliminates direct sunlight, thereby significantly altering the public's use of the resource or threatening the viability of vegetation or other resources. Each case must be considered on its own merits based on the extent and duration of new shadow and an analysis of the resource's sensitivity to reduced sunlight and seasonal conditions.

METHODOLOGY

Following the guidelines of the *CEQR Technical Manual*, a preliminary screening assessment must first be conducted to ascertain whether a project's shadow could reach any sunlight-sensitive resources at any time of year. The preliminary screening assessment consists of three tiers of analysis. The first tier determines a simple radius around the proposed building representing the longest shadow that could be cast. If there are sunlight-sensitive resources within this radius, the analysis proceeds to the second tier, which reduces the area that could be affected by project shadow by accounting for the fact that shadows can never be cast between a certain range of angles south of the project site due to the path of the sun through the sky at the latitude of New York City.

If the second tier of analysis does not eliminate the possibility of new shadows on sunlight-sensitive resources, a third tier of screening analysis further refines the area that could be reached by project shadow by looking at specific representative days in each season and determining the maximum extent of shadow over the course of each representative day.

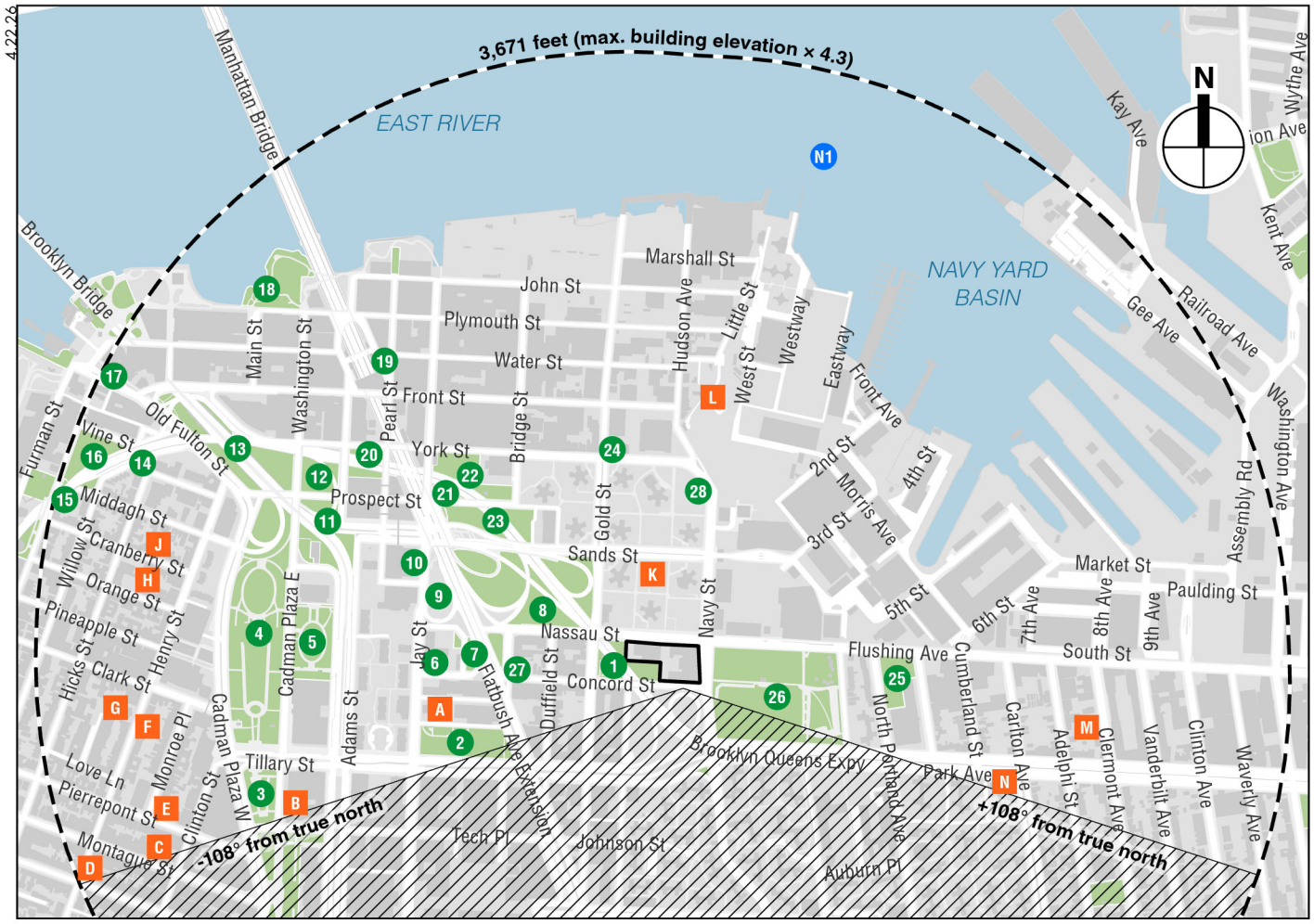
If the third tier of analysis does not eliminate the possibility of new shadows on sunlight-sensitive resources, a detailed shadow analysis is required to determine the extent and duration of the incremental shadow resulting from the project. Incremental shadows are determined by establishing a baseline in the No Action condition and comparing conditions in the future with the Proposed Actions (the With Action condition) against the baseline condition, thus illustrating the shadows cast by existing (or No Action) buildings and distinguishing the incremental shadows cast by a proposed project. The detailed analysis provides the data needed to assess the shadow impact. The effects of the new shadows on the sunlight-sensitive resources are described, and their degree of significance is considered. The results of the analysis and assessment are documented with graphics, a table of incremental shadow durations, and narrative text.

C. PRELIMINARY SCREENING ASSESSMENT

A base map was developed using Geographic Information Systems (GIS)[2] showing the location of the Project Site and the surrounding street layout and topography (see **Figure 6-1**). Mapped databases of parks and other public open spaces, city, state, and national historic resources, and natural resources were added to the map.[3] In coordination with the open space, historic and cultural resources, and natural resources assessments presented in other

[2] Software: Esri ArcGIS Pro

[3] Data: City, State, and Federal agencies including New York City Parks Department; New York City Office of Technology & Innovation (OTI), New York City Department of City Planning, New York City Landmarks Preservation Commission, New York City Department of Transportation, New York State Office of Parks, Recreation, and Historic Preservation, New York State Department of Environmental Conservation (DEC), U.S. Fish and Wildlife Service, and others; supplemented by Nearmap hi-resolution imagery, and AKRF site visits.



Project Site

Tier 1 Shadow Study Area Perimeter

Tier 2: Area South of Site That Could Never Be Shaded by Proposed Project

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

Natural Resource

Notes: Proposed maximum building envelope height = 840'. Proposed maximum building envelope elevation = +853.68' (referencing North American Vertical Datum of 1988 [NAVD88]). The Tier 1 elevation-based longest shadow study area represents a highly conservative preliminary study area because it assumes the maximum elevation of the proposed project casting its longest shadow (occurring 90 minutes after sunrise on December 21) onto a surrounding flat surface at 0' NAVD88, which is approximately mean sea level in the vicinity of New York City. Shadows falling on upland areas would be shorter. See Chapter 6, "Shadows," Section C "Tier 1 Screening Assessment" for details.

Map Key	Open Space Resource
1	Golconda Playground
2	McLaughlin Park
3	Korean War Veterans Plaza
4	Cadman Plaza Park
5	Walt Whitman Park
6	203 Jay Street POPS
7	Park at Concord St, Nassau St, & Flatbush Ave Ext
8	Trinity Park
9	Brooklyn Plaza
10	90 Sands Street POPS
11	Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.
12	Clumber Corner
13	Anchorage Plaza

Map Key	Open Space Resource
14	Poplar Street Community Garden
15	Harry Chapin Playground
16	Hillside Dog Park
17	Old Fulton Plaza
18	Brooklyn Bridge Park
19	Pearl Street Plaza
20	Bar and Grill Park
21	Maritcha R. Lyons Park
22	Susan Smith McKinney Steward Park
23	Bridge Park 3
24	Vinegar Hill Community Garden
25	Oxport Playground
26	Commodore Barry Park
27	Bridge Plaza Community Garden
28	Pulse Garden

Map Key	Historic Resource
A	Cathedral Basilica of St James
B	US Post Office
C	St. Ann & the Holy Trinity Church
D	Our Lady of Lebanon Cathedral
E	First Unitarian Church
F	Zion German Evangelical Lutheran Church
G	First Presbyterian Church
H	Plymouth Church
J	Assumption Parish RC Church
K	Farragut Houses
L	Commandant's House, Quarters A
M	Mary of Nazareth Church
N	Whitman Houses

Map Key	Natural Resource
N1	East River/Wallabout Bay/Navy Yard Basin

Tier 1 and Tier 2 Assessments

240 Nassau Street

Figure 6-1

sections of this Environmental Impact Statement (EIS), potential sunlight-sensitive resources were identified.

TIER 1 SCREENING ASSESSMENT

For the Tier 1 assessment, the longest shadow that the proposed buildings could cast is calculated, and, using this length as the radius, a perimeter is drawn around the Project Site. Anything outside this perimeter representing the longest possible shadow could never be affected by project generated shadow, while anything inside the perimeter needs additional assessment.

According to the *CEQR Technical Manual*, the longest shadow that a structure can cast at the latitude of New York City occurs on December 21, the winter solstice, at the start of the analysis day (90 minutes after sunrise[4]) and is equal to 4.3 times the height of the structure.

The Proposed Project's maximum envelope would reach a maximum height of approximately 840 feet above the ground, including rooftop mechanical structures, and approximately 854 feet above the surface of the nearby East River. Using the maximum elevation above sea level rather than height above ground level to ensure a conservative preliminary catchment area for the analysis, the proposed development could cast a shadow up to approximately 3,671 feet in length (853.68 × 4.3). Using this length as a radius, a perimeter was drawn around the Project Site (see **Figure 6-1**).

The Tier 1 assessment showed that a number of publicly accessible open spaces and historic resources with sun-sensitive features are located in the longest shadow study area, as well as one natural resource (a portion of the East River and Wallabout Bay/Navy Yard Basin). Therefore, the next tier of screening assessment was required.

TIER 2 SCREENING ASSESSMENT

Because of the path that the sun travels across the sky in the northern hemisphere, no shadow can be cast in a triangular area south of any given project site. In New York City, this area lies between -108 and +108 degrees from true north. **Figure 6-1** illustrates this triangular area south of the Project Site. The complementary area to the north within the longest shadow study area represents the remaining area that could potentially experience new project-generated shadow.

The Tier 2 assessment concluded that a total of 28 publicly accessible open spaces are located in the remaining longest-shadow study area and require further assessment. In addition, 13 historic sites with sunlight-dependent architectural features (mostly churches with stained-glass windows) are located in the Tier 2 remaining longest shadow study area of the Proposed Project and require further assessment to ascertain whether they could be affected by project-generated shadow.

A portion of the East River, including a portion of its inlet the Wallabout Bay/Navy Yard Basin, is also in the remaining longest shadow study area and requires further assessment.

[4] As explained in more detail below in the "Tier 3 Screening Assessment" section, shadows occurring within 90 minutes of sunrise or sunset are not considered significant under CEQR.

The 42 sunlight-sensitive resources requiring a Tier 3 assessment are listed in **Table 6-1**, along with the Tier 3 assessment results.

TIER 3 SCREENING ASSESSMENT

The direction and length of shadows vary throughout the course of the day and also differ depending on the season. In order to determine whether project-generated shadow could fall on a sunlight-sensitive resource, three-dimensional computer modeling software is used in the Tier 3 assessment to calculate and display the proposed project's shadows on individual representative days of the year. A computer model was developed containing three-dimensional representations of the elements in the base map used in the preceding assessments, the topographic information of the study area, and a reasonable worst-case three-dimensional representation of the Proposed Project.

REPRESENTATIVE DAYS FOR ANALYSIS

Following the guidance of the *CEQR Technical Manual*, shadows on the summer solstice (June 21), winter solstice (December 21) and spring and fall equinoxes (March 21 and September 21, which are approximately the same in terms of shadow patterns) are modeled, to represent the range of shadows over the course of the year. An additional representative day during the growing season is also modeled, generally the day halfway between the summer solstice and the equinoxes, i.e., May 6 or August 6, which have approximately the same shadow patterns.

TIMEFRAME WINDOW OF ANALYSIS

The shadow assessment considers shadows occurring between one and a half hours after sunrise and one and a half hours before sunset. At times earlier or later than this timeframe window of analysis, the sun is down near the horizon and the sun's rays reach the Earth at very tangential angles, diminishing the amount of solar energy and producing shadows that are very long, move fast, and generally blend with other shadows. Consequently, shadows occurring outside the timeframe window of analysis are not considered significant under CEQR, and their assessment is not required.

TIER 3 SCREENING ASSESSMENT RESULTS

Figures 6-2 through 6-5 illustrate the range of shadows that would occur, in the absence of intervening buildings, from the Proposed Project on the four representative days for analysis. As they move clockwise and generally west to east over the landscape, the shadows are shown occurring approximately every 60 minutes from the start of the analysis day (90 minutes after sunrise) to the end of the analysis day (90 minutes before sunset). **Table 6-1** summarizes which analysis day(s) each resource could potentially receive project-generated shadow.

The Tier 3 assessment concluded that 20 of the 26 publicly accessible open spaces and 6 of the 13 historic resources could potentially receive incremental shadow on one or more of the representative analysis days, and these resources (indicated in **Table 6-1**) required a detailed analysis. The other resources were too far away and could not receive project-generated shadow on any representative day and did not require further assessment. A portion of the East River/Wallabout Bay/Navy Yard Basin could also potentially receive incremental shadow on two of the four analysis dates and required additional assessment.

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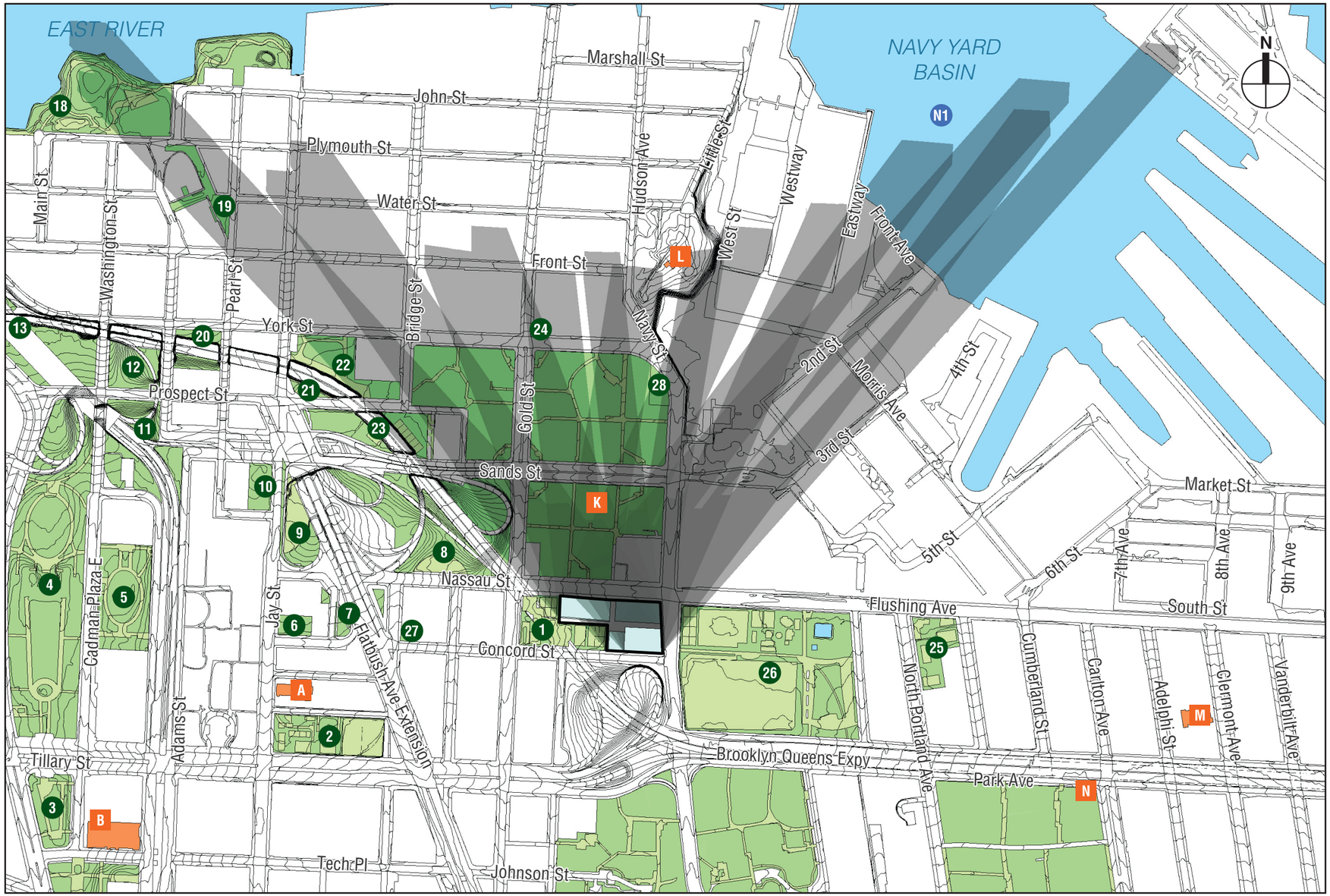

Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
10. 90 Sands Street POPS
11. Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.
12. Clumber Corner
13. Anchorage Plaza
14. Poplar Street Community Garden
15. Harry Chapin Playground
16. Hillside Dog Park
17. Old Fulton Plaza
18. Brooklyn Bridge Park
19. Pearl Street Plaza
20. Bar and Grill Park
21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

A. Cathedral Basilica of St James
B. US Post Office
C. St. Ann & the Holy Trinity Church
D. Our Lady of Lebanon Cathedral
E. First Unitarian Church
F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Map Key Natural Resource

N1. East River/Wallabout Bay/Navy Yard Basin

Proposed Project

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

Natural Resource

This figure illustrates the range of shadows that would occur from the Proposed Project on the analysis day representing the winter. The shadows are shown occurring approximately every 60 minutes from the start of the analysis day (90 minutes after sunrise) to the end of the analysis day (90 minutes before sunset). The Tier 3 assessment does not account for future No Action shadows, and the shadows shown in this figure do not represent incremental shadows. The Tier 3 assessment serves to illustrate the daily path or "sweep" of the proposed building's shadows across the landscape, indicating which resources could potentially be affected on that analysis day, absent intervening buildings, by project-generated shadow. Daylight Saving Time was not used, per CEQR Technical Manual guidelines.

6.17.26



Proposed Project

Publicly Accessible Open Space

A Historic Resource with Sunlight-Sensitive Features

N1 Natural Resource

This figure illustrates the range of shadows that would occur from the Proposed Project on the analysis day representing the early spring and the fall. The shadows are shown occurring approximately every 60 minutes from the start of the analysis day (90 minutes after sunrise) to the end of the analysis day (90 minutes before sunset). The Tier 3 assessment does not account for future No Action shadows, and the shadows shown in this figure do not represent incremental shadows. The Tier 3 assessment serves to illustrate the daily path or "sweep" of the proposed building's shadows across the landscape, indicating which resources could potentially be affected on that analysis day, absent intervening buildings, by project-generated shadow. Daylight Saving Time was not used, per CEQR Technical Manual guidelines.

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3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
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12. Clumber Corner
13. Anchorage Plaza
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18. Brooklyn Bridge Park
19. Pearl Street Plaza
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21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

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C. St. Ann & the Holy Trinity Church
D. Our Lady of Lebanon Cathedral
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F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Map Key Natural Resource

N1. East River/Wallabout Bay/Navy Yard Basin

6.17.26



Proposed Project

Publicly Accessible Open Space

A Historic Resource with Sunlight-Sensitive Features

N1 Natural Resource

This figure illustrates the range of shadows that would occur from the Proposed Project on the analysis day representing the early spring and the fall. The shadows are shown occurring approximately every 60 minutes from the start of the analysis day (90 minutes after sunrise) to the end of the analysis day (90 minutes before sunset). The Tier 3 assessment does not account for future No Action shadows, and the shadows shown in this figure do not represent incremental shadows. The Tier 3 assessment serves to illustrate the daily path or "sweep" of the proposed building's shadows across the landscape, indicating which resources could potentially be affected on that analysis day, absent intervening buildings, by project-generated shadow. Daylight Saving Time was not used, per CEQR Technical Manual guidelines.

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2. McLaughlin Park
3. Korean War Veterans Plaza
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D. Our Lady of Lebanon Cathedral
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F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Map Key Natural Resource

N1. East River/Wallabout Bay/Navy Yard Basin

6.17.26



Proposed Project

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

Natural Resource

This figure illustrates the range of shadows that would occur from the Proposed Project on the analysis day representing the early spring and the fall. The shadows are shown occurring approximately every 60 minutes from the start of the analysis day (90 minutes after sunrise) to the end of the analysis day (90 minutes before sunset). The Tier 3 assessment does not account for future No Action shadows, and the shadows shown in this figure do not represent incremental shadows. The Tier 3 assessment serves to illustrate the daily path or "sweep" of the proposed building's shadows across the landscape, indicating which resources could potentially be affected on that analysis day, absent intervening buildings, by project-generated shadow. Daylight Saving Time was not used, per CEQR Technical Manual guidelines.

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L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Map Key Natural Resource

N1. East River/Wallabout Bay/Navy Yard Basin

Table 6-1
Tier 3 Assessment

Map Reference	Name	Dec. 21	March 21 / Sept. 21	May 6 / August 6	June 21
Publicly Accessible Open Spaces					
1	Golconda Playground	Potential	Potential	Potential	Potential
2	McLaughlin Park	No	No	No	Potential
3	Korean War Veterans Plaza	No	No	No	Potential
4	Cadman Plaza Park	No	No	Potential	No
5	Walt Whitman Park	No	No	Potential	No
6	203 Jay Street POPS	No	No	Potential	Potential
7	Park at Concord St, Nassau St, & Flatbush Ave Ext	No	No	Potential	Potential
8	Trinity Park	No	Potential	Potential	Potential
9	Brooklyn Plaza	No	Potential	No	No
10	90 Sands Street POPS	No	Potential	No	No
11	Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.	No	Potential	No	No
12	Clumber Corner	No	No	No	No
13	Anchorage Plaza	No	No	No	No
14	Poplar Street Community Garden	No	No	No	No
15	Harry Chapin Playground	No	No	No	No
16	Hillside Dog Park	No	No	No	No
17	Old Fulton Plaza	No	No	No	No
18	Brooklyn Bridge Park	Potential	No	No	No
19	Pearl Street Plaza	Potential	No	No	No
20	Bar and Grill Park	No	No	No	No
21	Maritcha R. Lyons Park	No	No	No	No
22	Susan Smith McKinney Steward Park	Potential	No	No	No
23	Bridge Park 3	Potential	No	No	No
24	Vinegar Hill Community Garden	Potential	No	No	No
25	Oxport Playground	No	No	Potential	Potential
26	Commodore Barry Park	Potential	Potential	Potential	Potential
27	Bridge Plaza Community Garden	No	No	Potential	Potential
28	Pulse Garden	Potential	No	No	No
Historic Resources with Sunlight-Sensitive Features					
A	Cathedral Basilica of St James	No	No	Potential	Potential
B	US Post Office	No	No	No	Potential
C	St. Ann & the Holy Trinity Church	No	No	No	No
D	Our Lady of Lebanon Cathedral	No	No	No	No
E	First Unitarian Church	No	No	No	No
F	Zion German Evangelical Lutheran Church	No	No	No	No
G	First Presbyterian Church	No	No	No	No
H	Plymouth Church	No	No	No	No
J	Assumption Parish RC Church	No	No	No	No
K	Farragut Houses	Potential	Potential	Potential	Potential
L	Commandant's House, Quarters A	Potential	No	No	No
M	Mary of Nazareth Church	No	No	Potential	No
N	Whitman Houses	No	No	No	Potential
Natural Resources					
N1	East River/Wallabout Bay/Navy Yard Basin	Potential	Potential	No	No

Notes:
See **Figures 6-2 through 6-5** for corresponding resource locations and shadow sweeps.
In the columns representing the representative analysis dates, “No” means project-generated shadow could not reach the resource, even without accounting for intervening buildings. “Potential” means project-generated shadows could potentially reach the resource on this date and requires further assessment.

D. DETAILED SHADOW ANALYSIS

A detailed analysis is warranted when the screening assessment does not rule out the possibility that project-generated shadows would reach sunlight-sensitive resources. The detailed analysis establishes a baseline condition, the No Action condition, to illustrate the shadows cast by existing buildings (and other planned developments in the vicinity expected to be completed by the Proposed Project's build year). The With Action condition is then compared to the future No Action condition to distinguish the incremental shadow cast by the Proposed Project. The purpose of the detailed analysis is to determine the extent and duration of new incremental shadow that would be cast on a sunlight-sensitive resource as a result of the proposed project. Because existing and future No Action buildings may already cast shadows on a sunlight-sensitive resource, the Proposed Project may not result in additional, or incremental, shadows on that resource.

Following the analysis framework described in Chapter 1, "Project Description," a detailed analysis was performed for the analysis year of 2033, comparing the Proposed Project to the No Action condition. In the No Action condition, the existing schools would remain on the Project Site and the Madison Square Boys and Girls Club would be demolished and replaced by an as-of-right seven-story building reaching a maximum height of 110 feet including the bulkhead. To represent future baseline conditions, three-dimensional representations of the seven-story as-of-right building and existing buildings and future planned developments in the study area were added to the 3D model using best-available spatial and imagery data from the City, Nearmap, and other sources, and information from publicly available filings with the New York City Department of Buildings.

Shadows are in constant movement. The computer simulation software utilized produces a minute-by-minute animation showing the movement of shadows over the course of each analysis period. The analysis determines the time when incremental shadow would enter each resource, and the time it would exit. Shadow analyses were performed for each of the representative days and analysis periods indicated in the Tier 3 assessment.

DETERMINATION OF IMPACT SIGNIFICANCE

The determination of significance of shadow impacts on a sunlight-sensitive resource is based on (1) the information resulting from the detailed shadow analysis describing the extent and duration of incremental shadows; and (2) an analysis of the resource's sensitivity to reduced sunlight. The goal of the assessment is to determine whether the effects of incremental shadows on a sunlight-sensitive resource are significant under CEQR.

A shadow impact occurs when the incremental shadow from a proposed project falls on a sunlight-sensitive resource or feature and reduces its direct sunlight exposure. Determining whether this impact is significant or not depends on the extent and duration of the incremental shadow and the specific context in which the impact occurs.

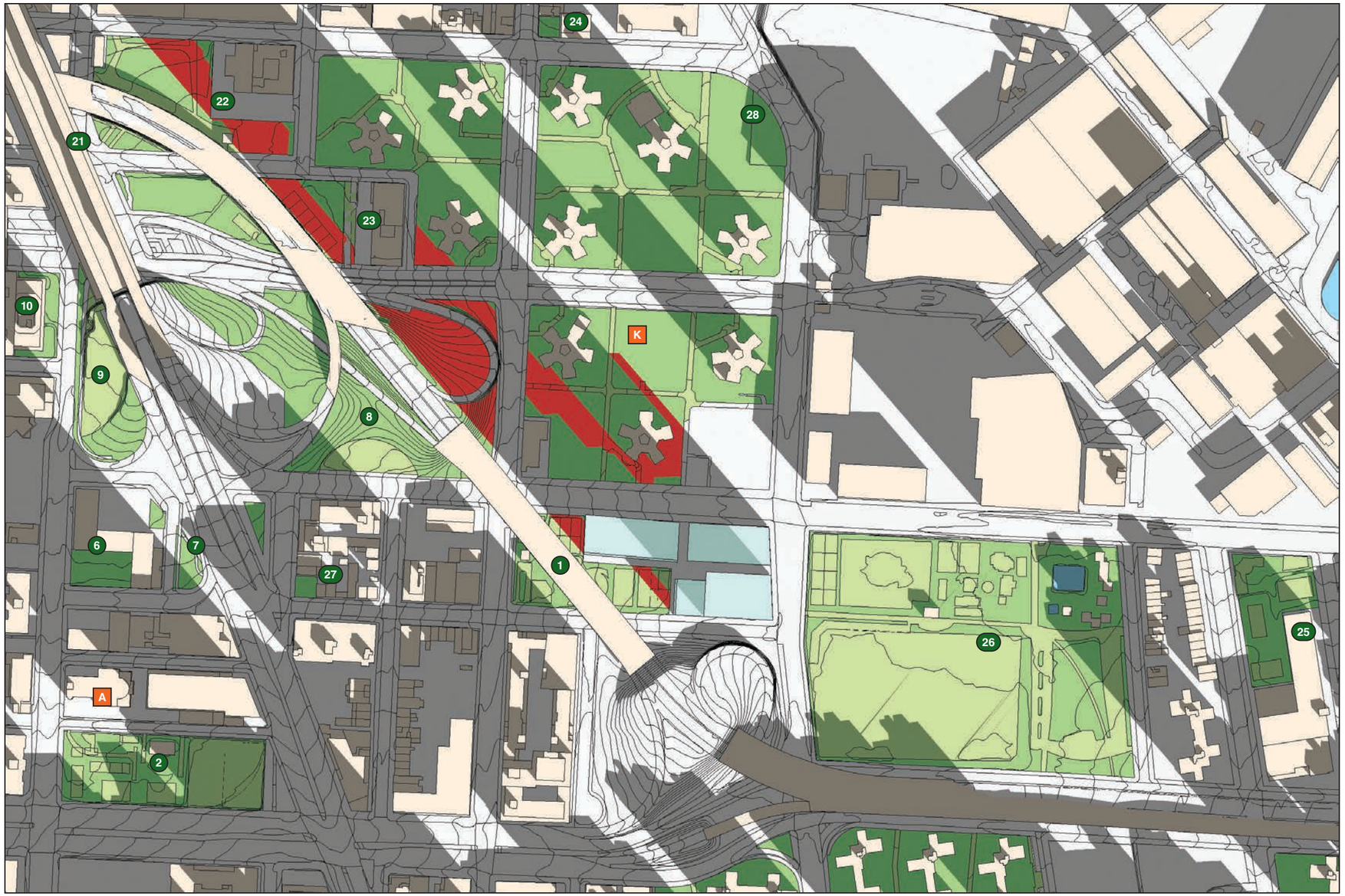
Under CEQR guidance, a significant shadow impact generally occurs when an incremental shadow of 10 minutes or longer falls on a sunlight-sensitive resource and results in one of the following:

- **Vegetation:**
  - A substantial reduction in sunlight available to a sunlight-sensitive feature of the resource to less than the minimum time necessary for its survival (when there was sufficient sunlight in the No Action condition). In the growing season, six to eight hours of direct sunlight is typically a minimum requirement for vegetation. Four to six hours a day of sunlight is a minimum requirement for vegetation that can tolerate partial sun, such as established tree canopies, shrubs, or perennials.
  - A reduction in direct sunlight exposure where the sensitive feature of the resource is already subject to substandard sunlight (i.e., less than the minimum time necessary for its survival).
- **Historic and Cultural Resources:**
  - A substantial reduction in sunlight available for the enjoyment or appreciation of the sunlight-sensitive features of a historic or cultural resource.
- **Open Space Utilization:**
  - A substantial reduction in the usability of open space as a result of increased shadows, accounting for anticipated new users and the open space's utilization rates throughout the affected time periods.
- **For Any Sunlight-Sensitive Feature of a Resource:**
  - Complete elimination of all direct sunlight on the sunlight-sensitive feature of the resource, when the complete elimination results in substantial effects on the survival, enjoyment, or, in the case of open space or natural resources, the use of the resource.

SUMMARY OF ANALYSIS RESULTS

Table 6-2 summarizes the entry and exit times and total duration of incremental shadows on each affected sun-sensitive resource. **Figures 6-6 through 6-45** document the results of the analysis by providing graphic representations from the computer animation of times when incremental shadow would fall on a sun-sensitive resource. The figures are presented in chronological order from winter solstice to summer solstice, beginning with December 21, then March 21 (equivalent to September 21), May 6 (equivalent to August 6), and finally June 21. The figures illustrate the extent of additional, incremental shadow at that moment in time (highlighted in red), and also show existing shadow and remaining areas of sunlight.

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
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6. 203 Jay Street POPS
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18. Brooklyn Bridge Park
19. Pearl Street Plaza
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22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

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D. Our Lady of Lebanon Cathedral
E. First Unitarian Church
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G. First Presbyterian Church
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J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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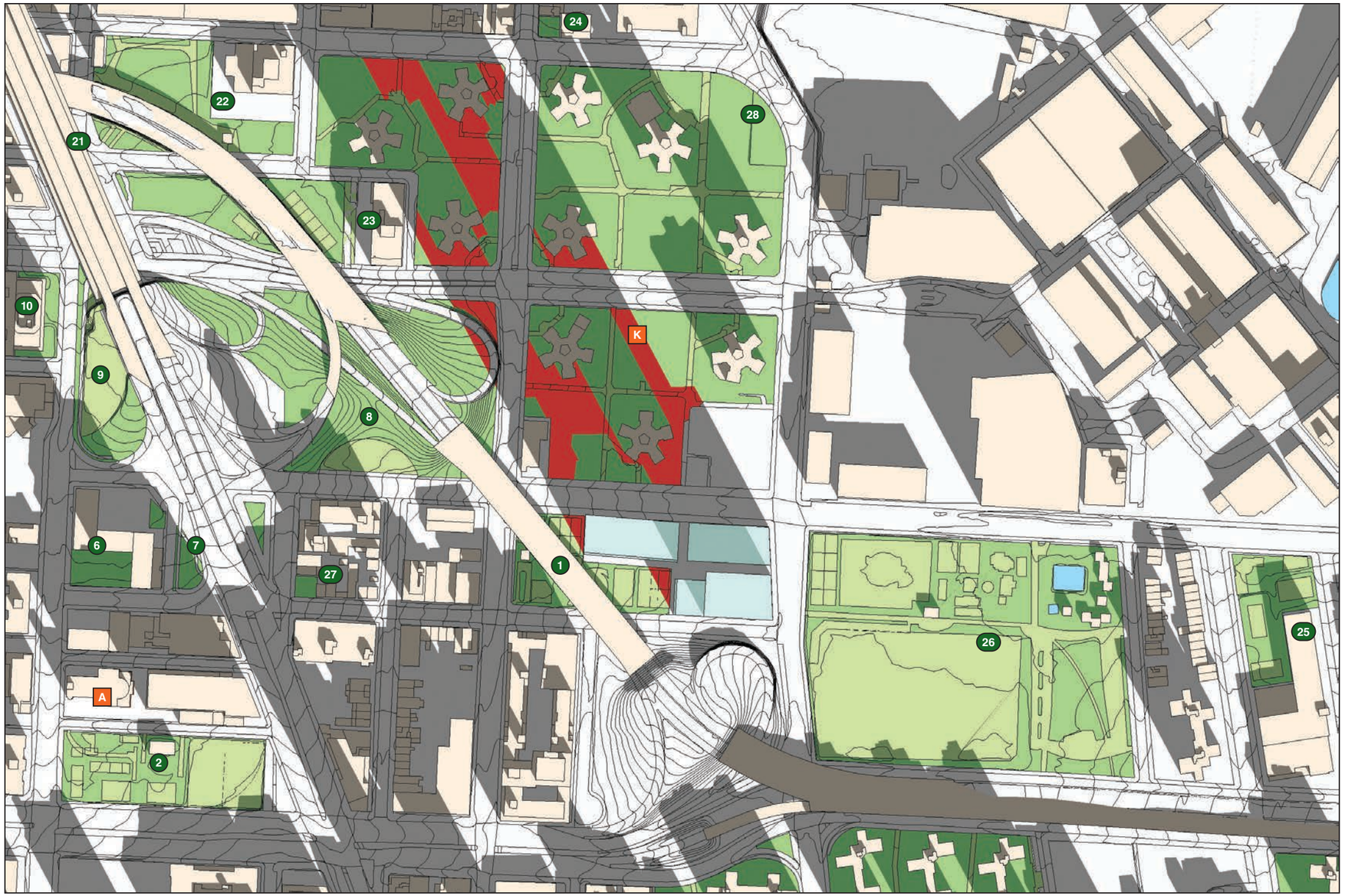
9:00 AM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-6

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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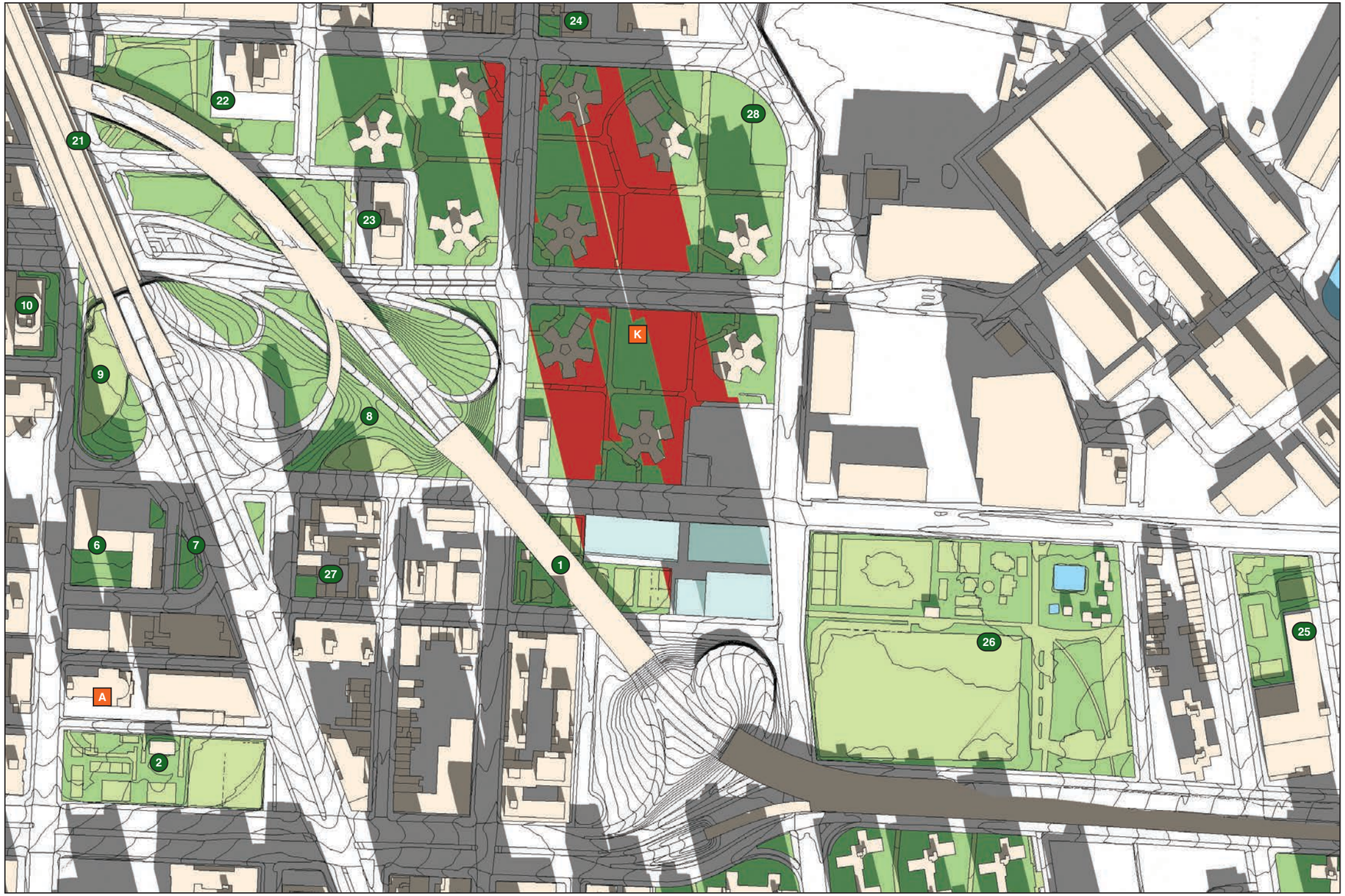
10:00 AM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-7

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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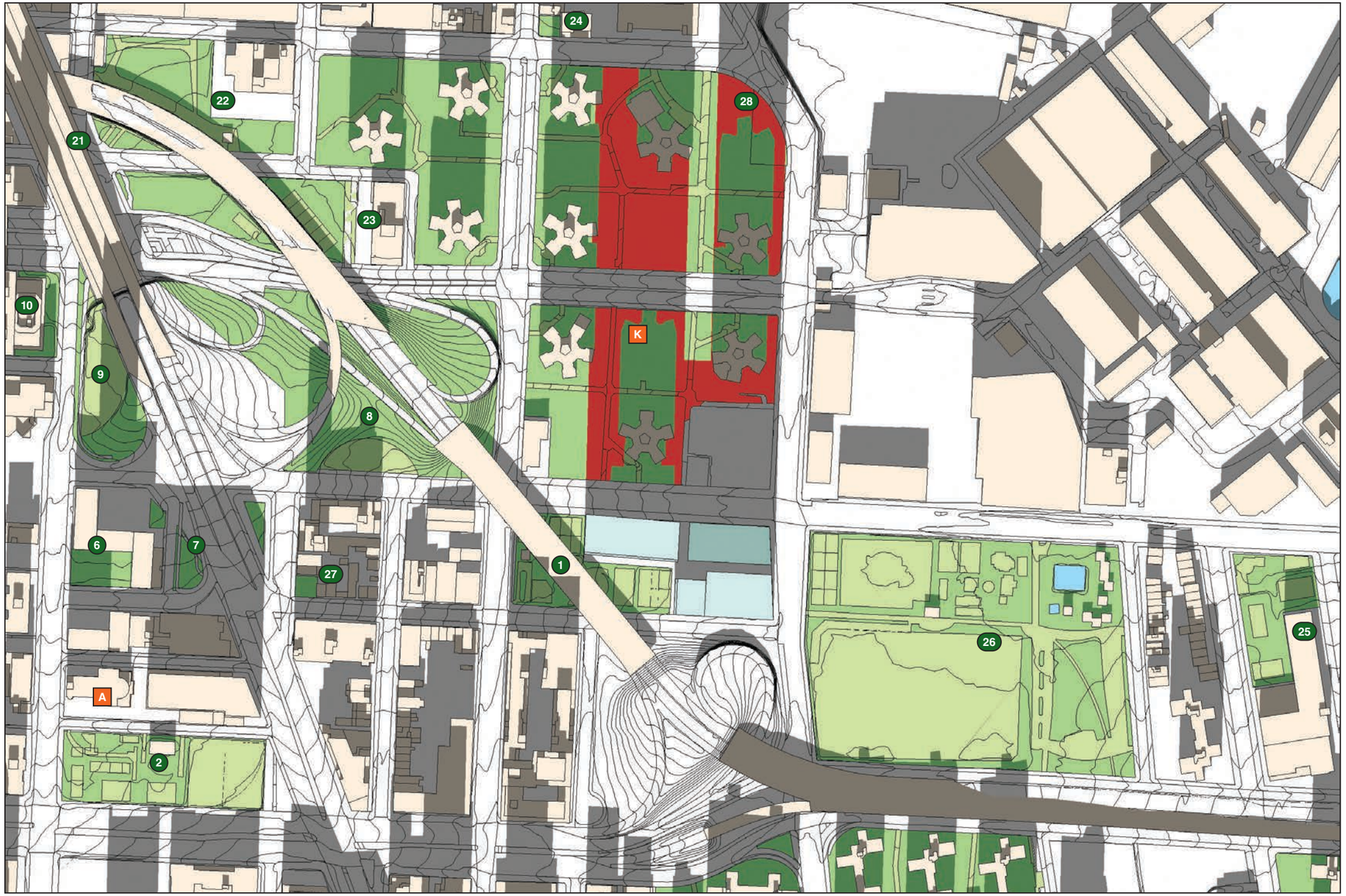
11:00 AM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-8

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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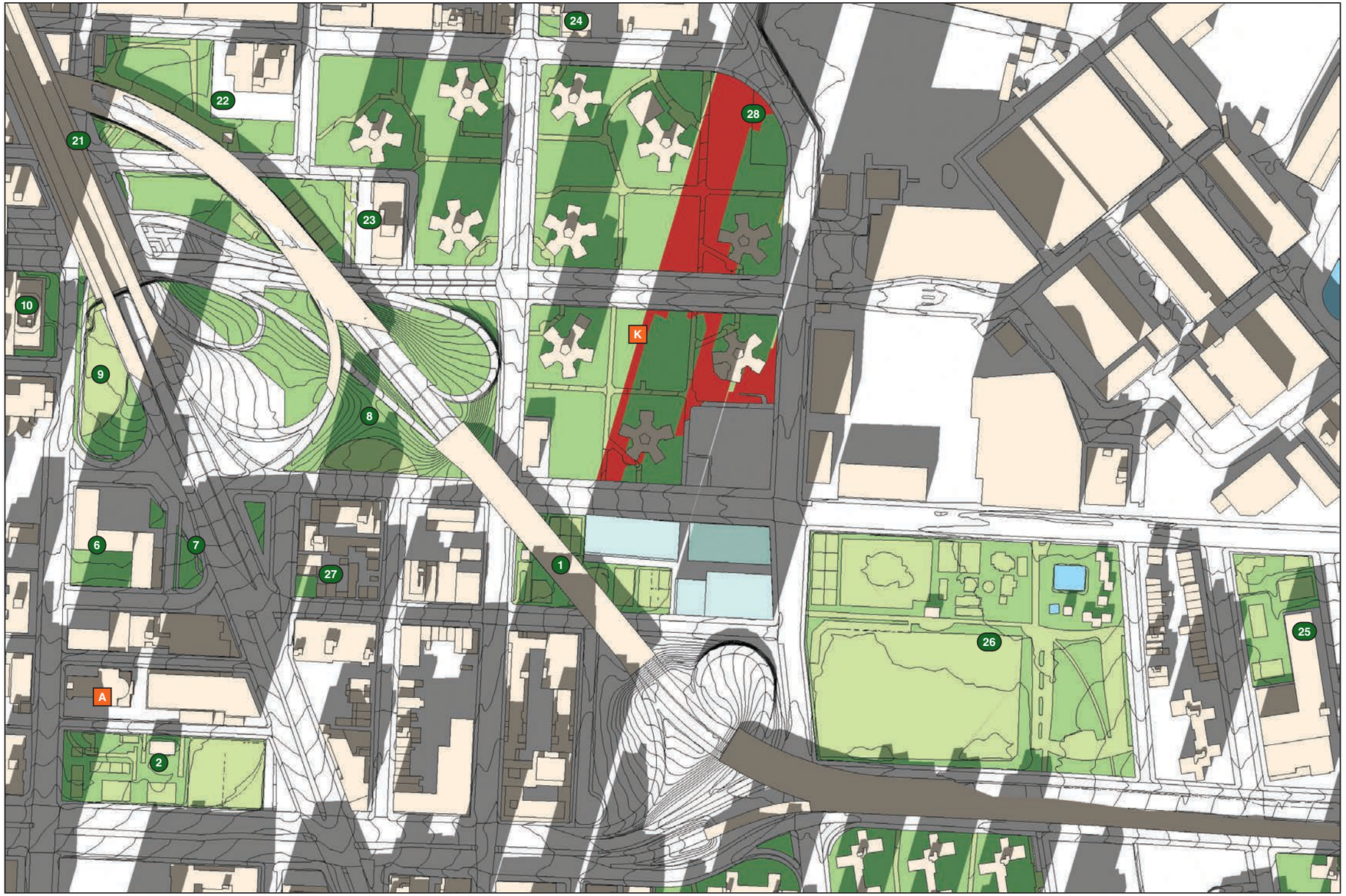
12:00 PM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-9

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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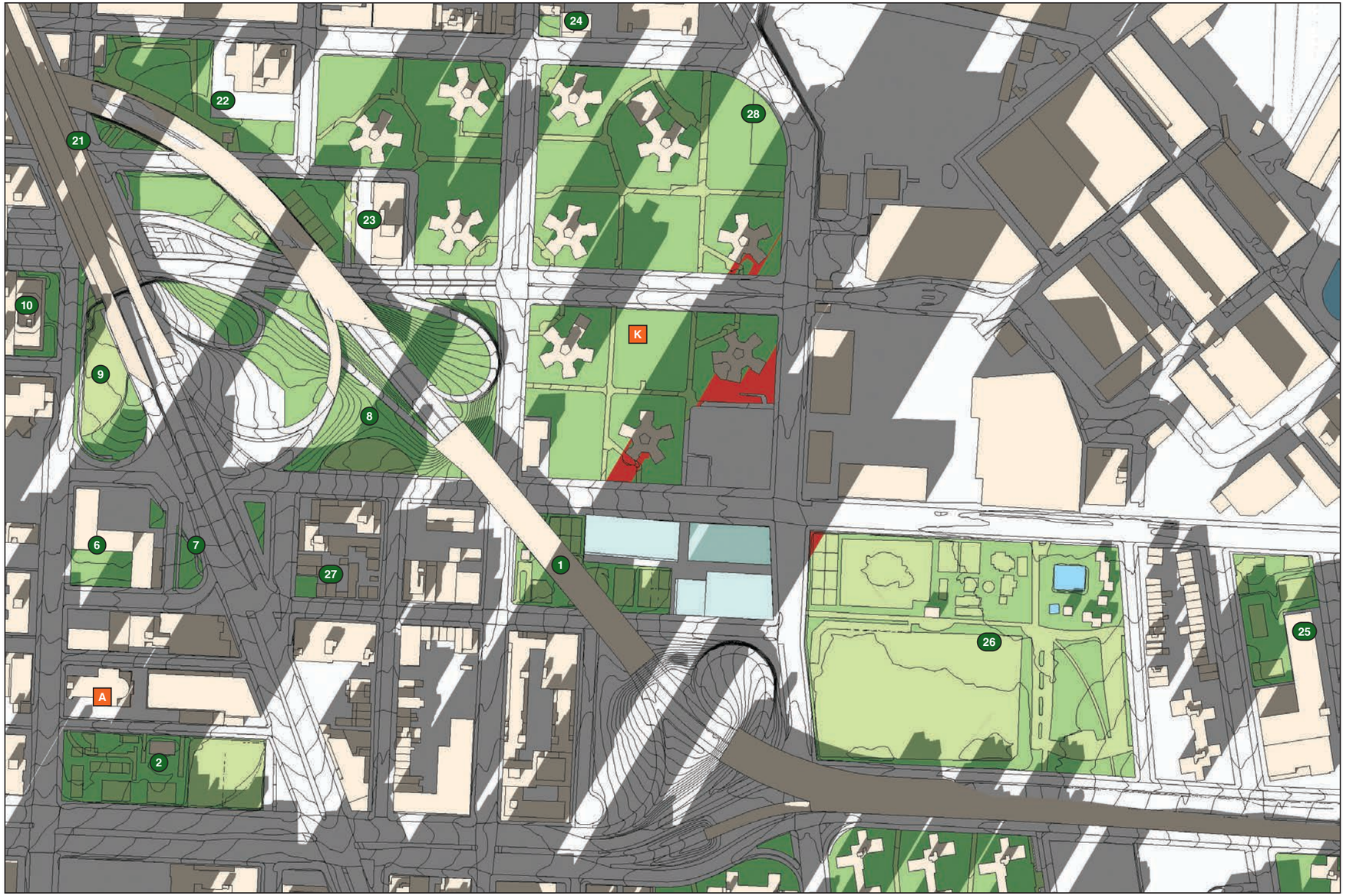
1:00 PM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-10

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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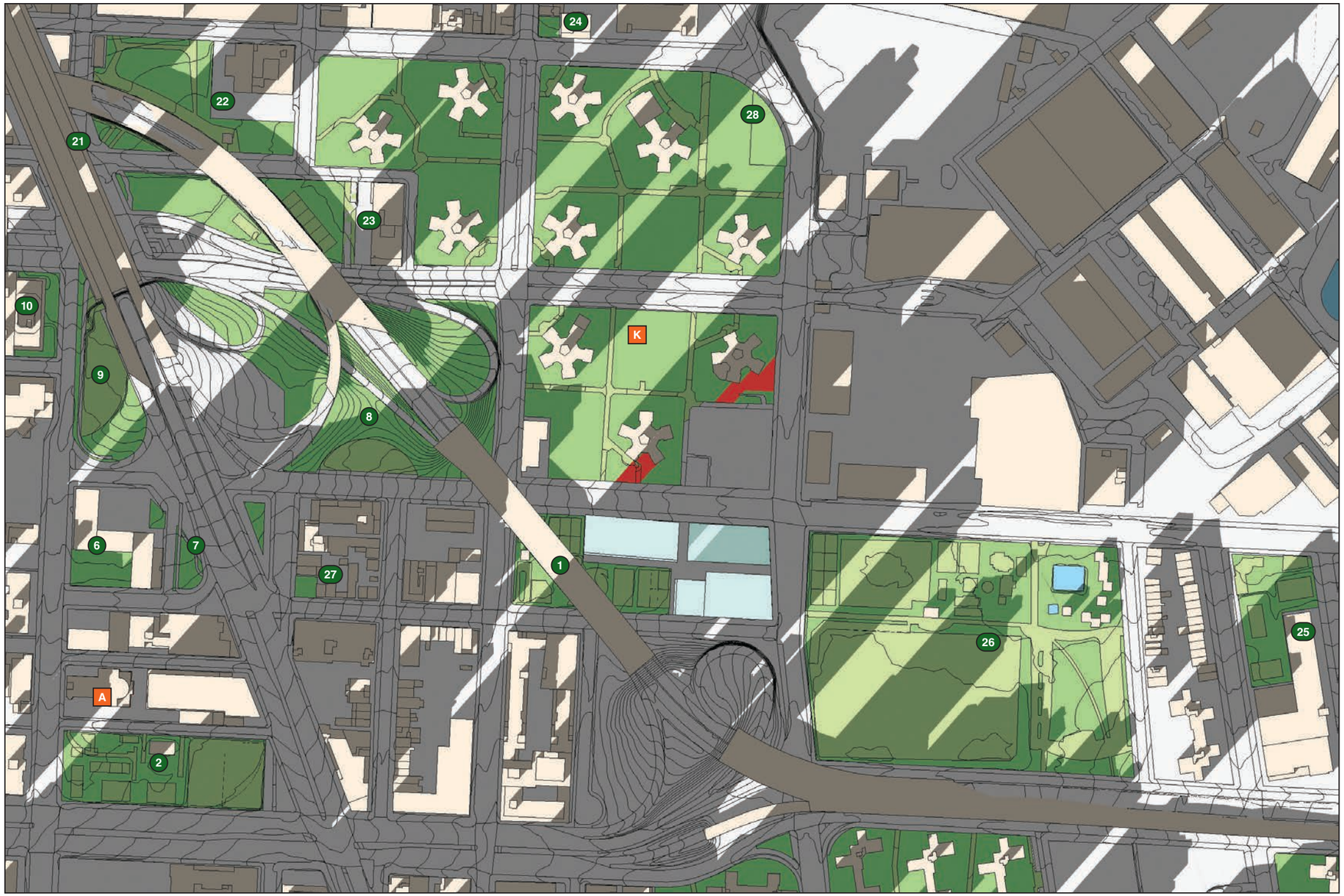
2:00 PM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-11

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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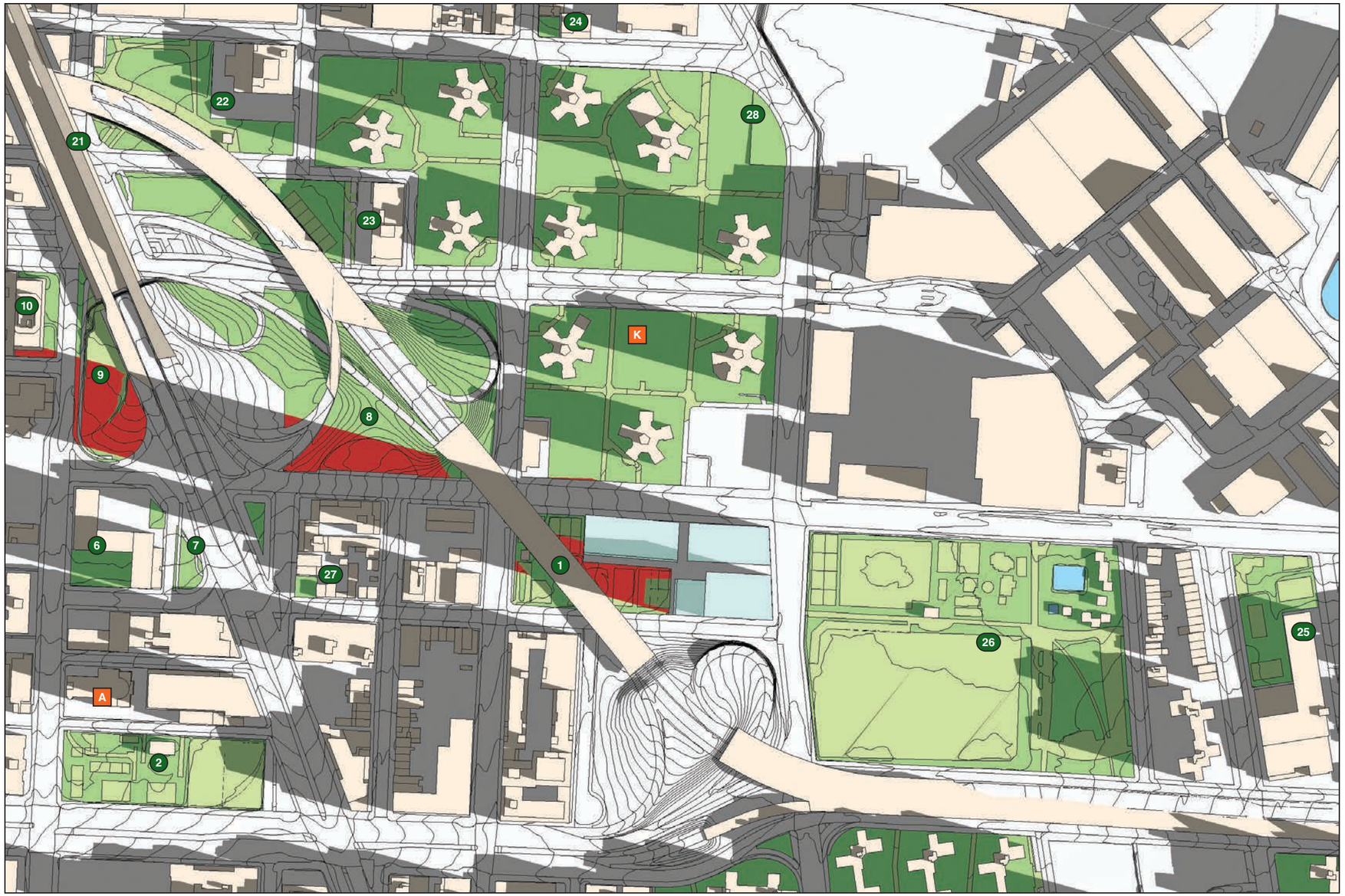
2:53 PM EST

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
December 21
Figure 6-12

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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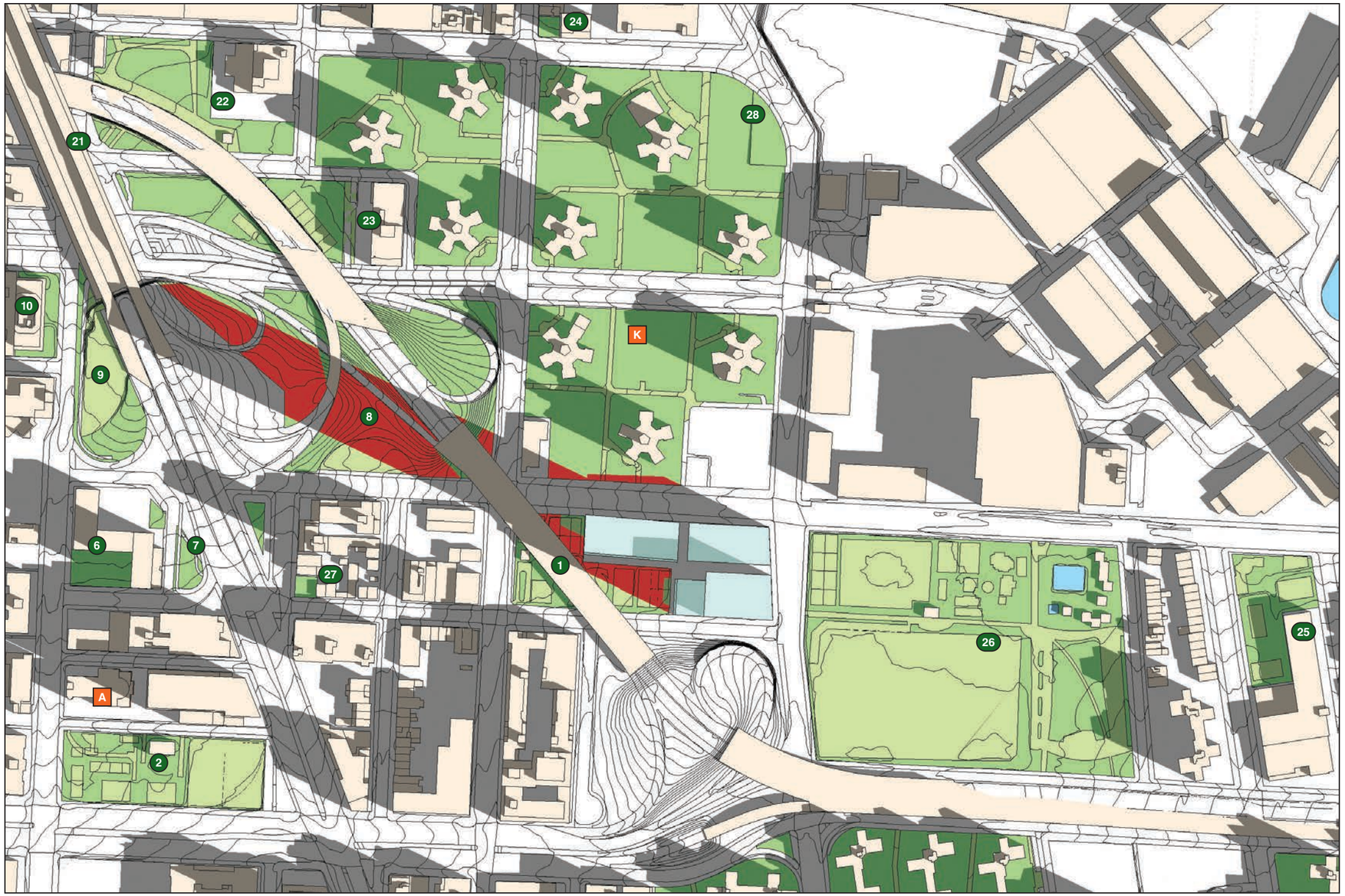
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

7:36 AM EST (8:36 AM EDT)

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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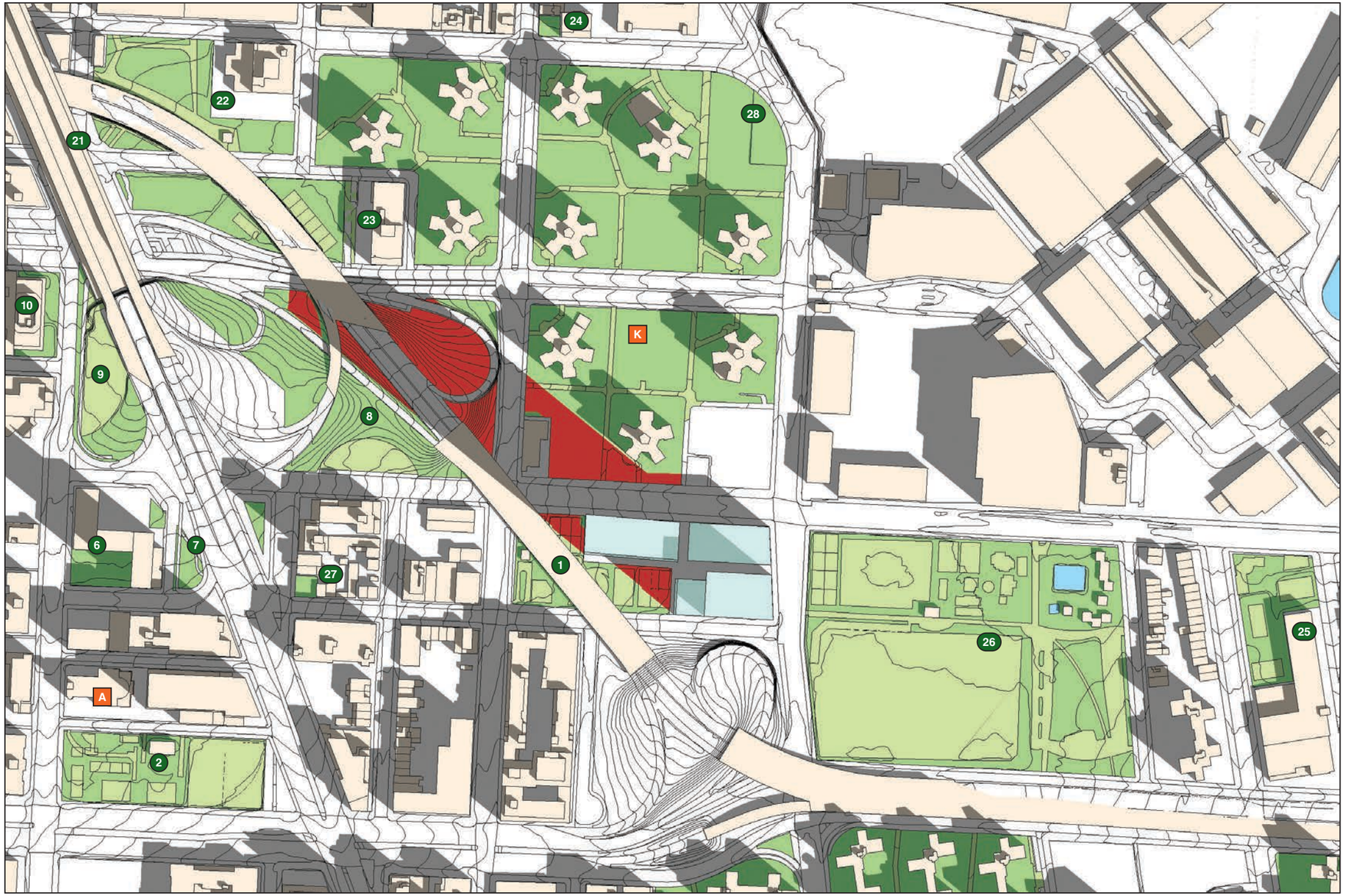
8:30 AM EST (9:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-14

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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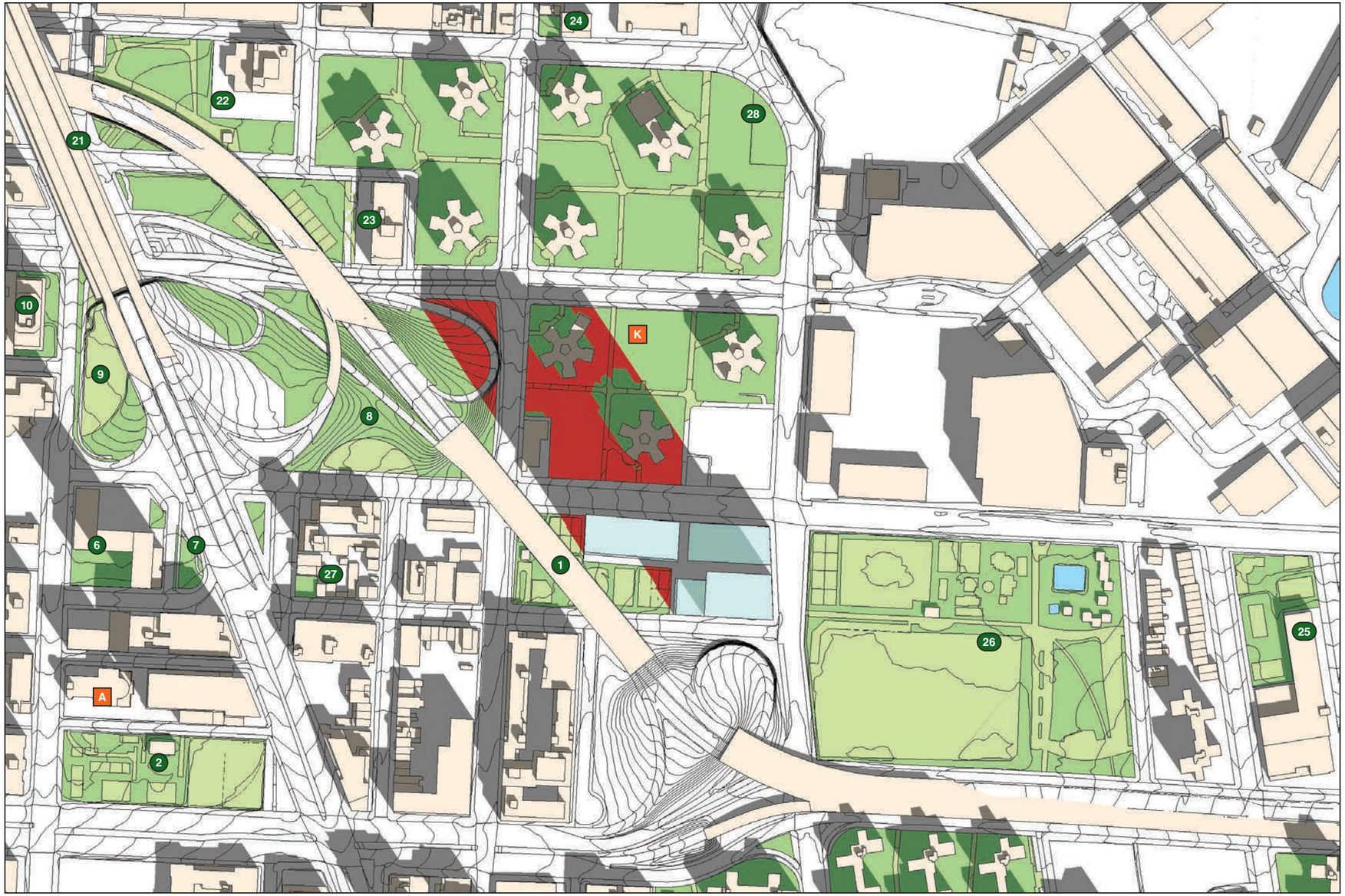
9:30 AM EST (10:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-15

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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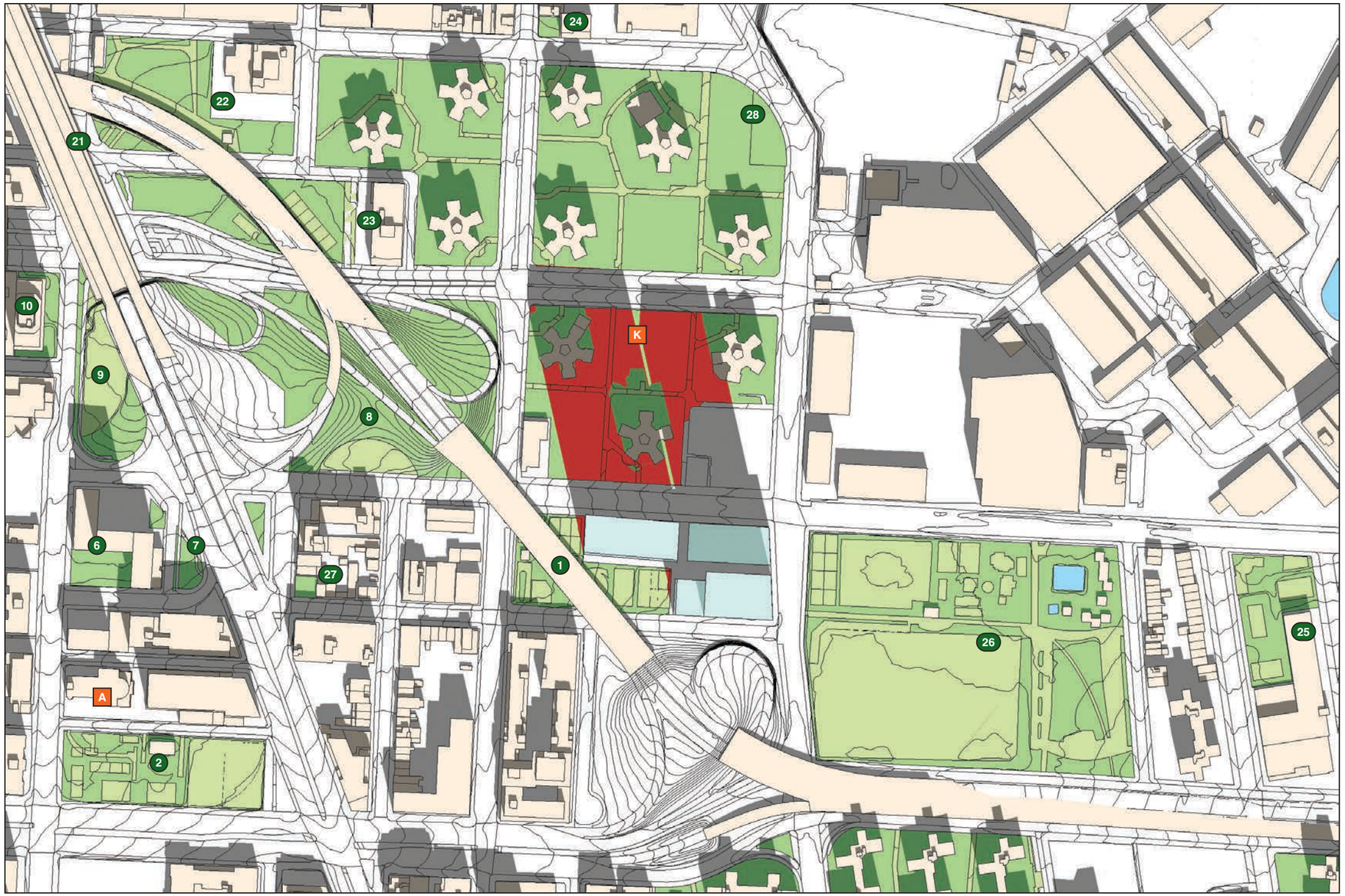
10:30 AM EST (11:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-16

6.18.26



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Proposed Project

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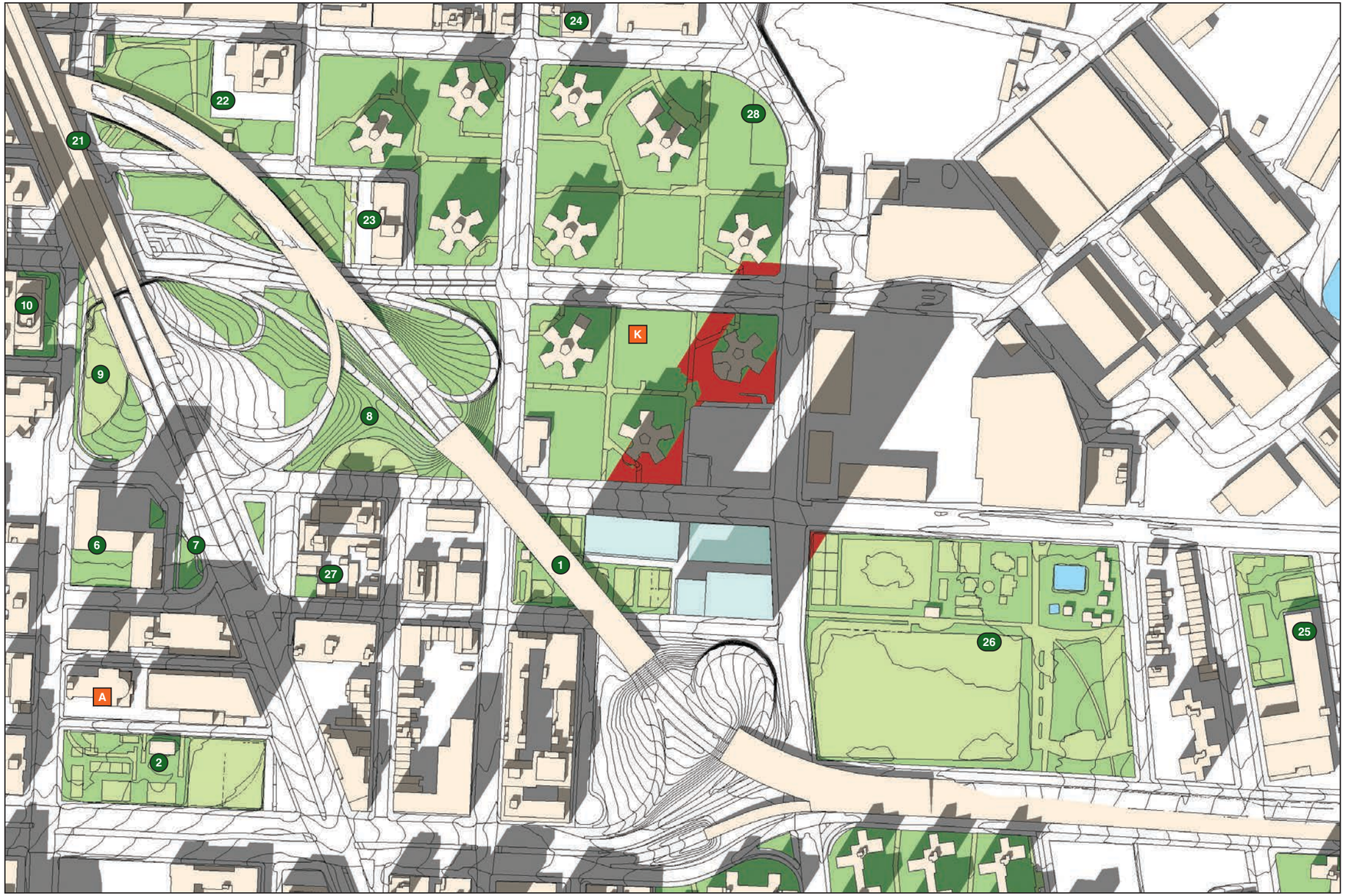
11:30 AM EST (12:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-17

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
10. 90 Sands Street POPS
11. Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.
12. Clumber Corner
13. Anchorage Plaza
14. Poplar Street Community Garden
15. Harry Chapin Playground
16. Hillside Dog Park
17. Old Fulton Plaza
18. Brooklyn Bridge Park
19. Pearl Street Plaza
20. Bar and Grill Park
21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

A. Cathedral Basilica of St James
B. US Post Office
C. St. Ann & the Holy Trinity Church
D. Our Lady of Lebanon Cathedral
E. First Unitarian Church
F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

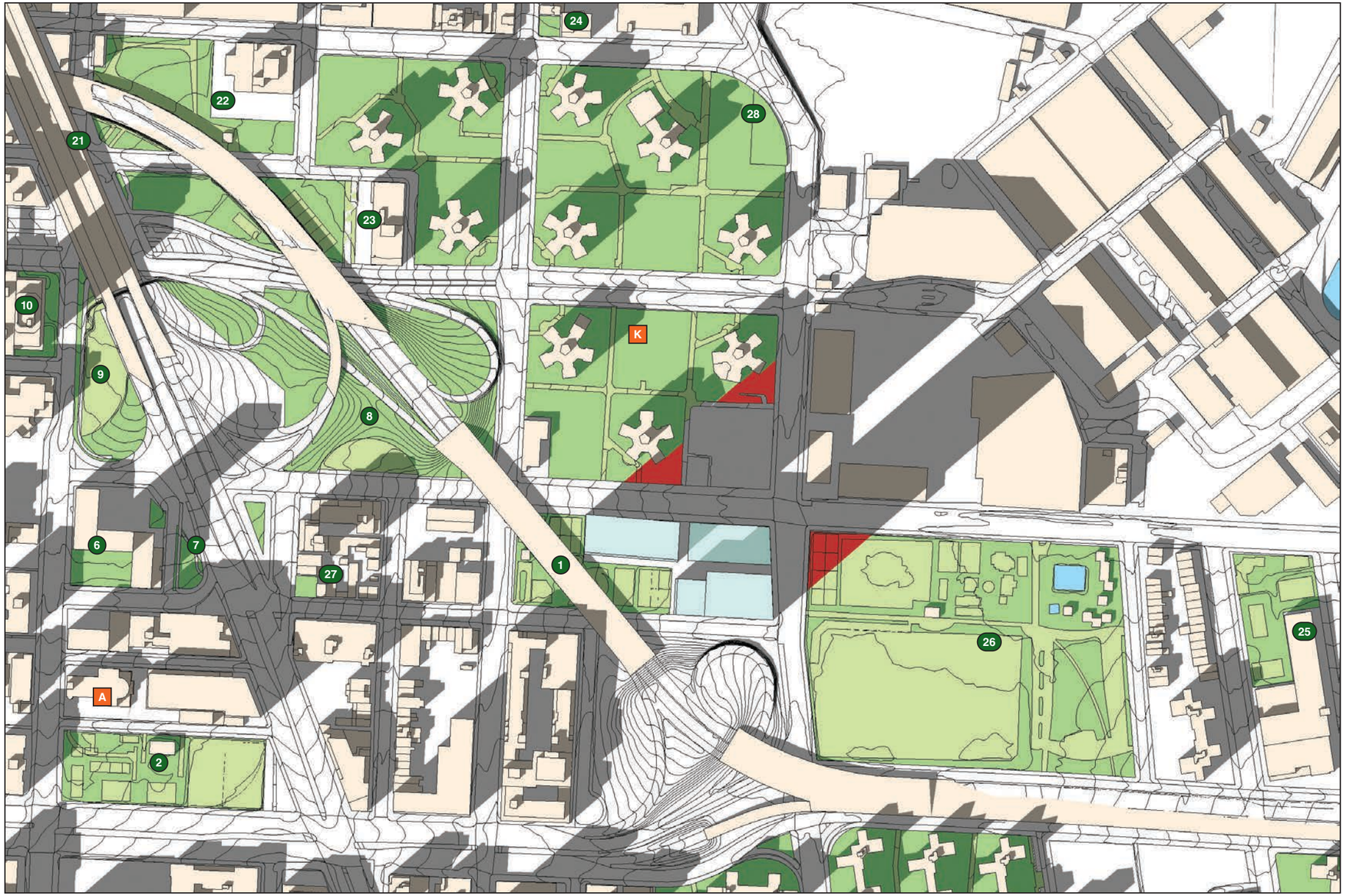
1:30 PM EST (2:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-18

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
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Map Key Historic Resource

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G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

2:30 PM EST (3:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-19

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
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20. Bar and Grill Park
21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

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F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

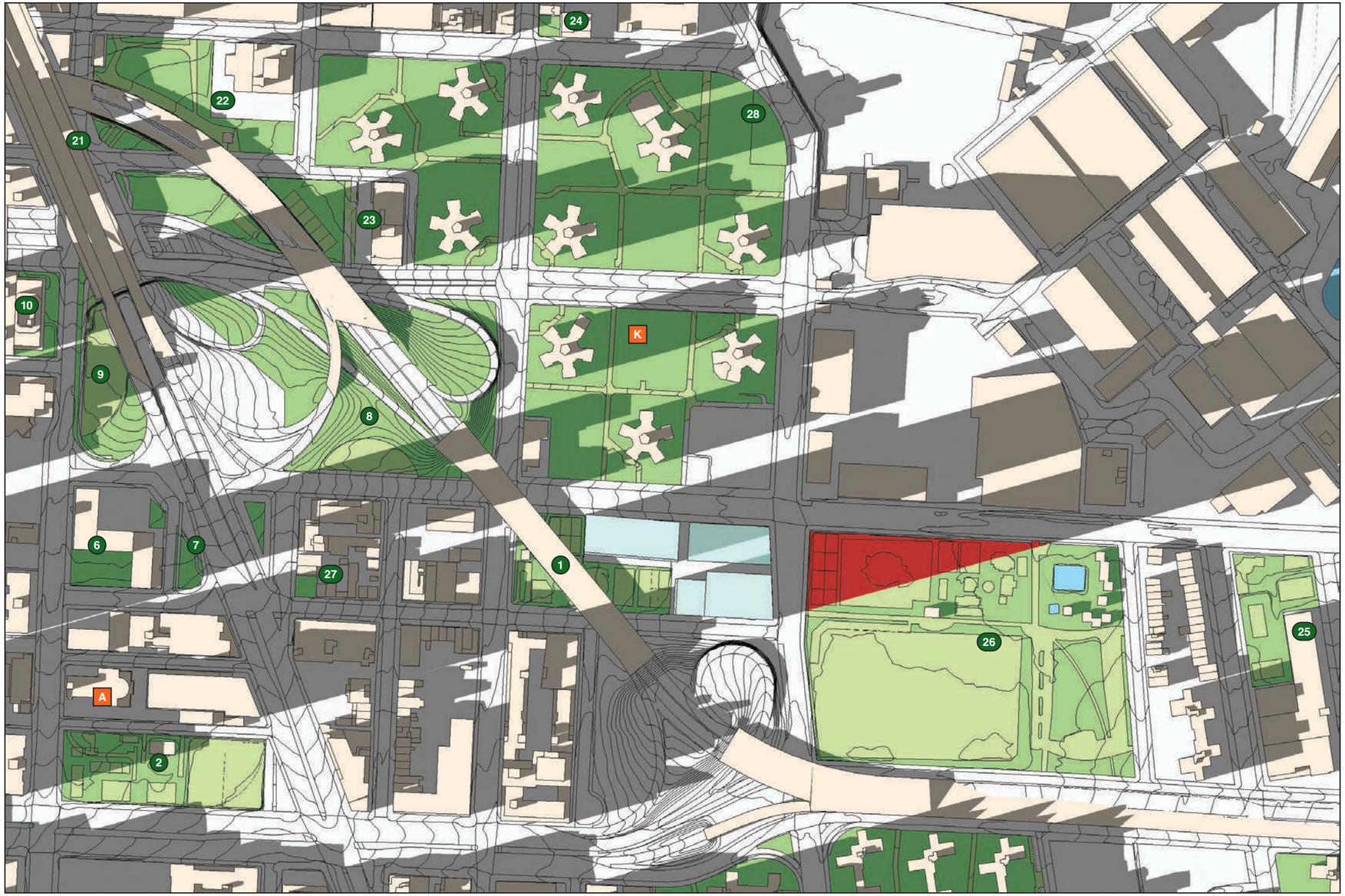
3:30 PM EST (4:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-20

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
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4. Cadman Plaza Park
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Map Key Historic Resource

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H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project
Incremental Shadow
Publicly Accessible Open Space
Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

4:29 PM EST (5:29 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
March 21 / September 21
Figure 6-21

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
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7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
10. 90 Sands Street POPS
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12. Clumber Corner
13. Anchorage Plaza
14. Poplar Street Community Garden
15. Harry Chapin Playground
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17. Old Fulton Plaza
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19. Pearl Street Plaza
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25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

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G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

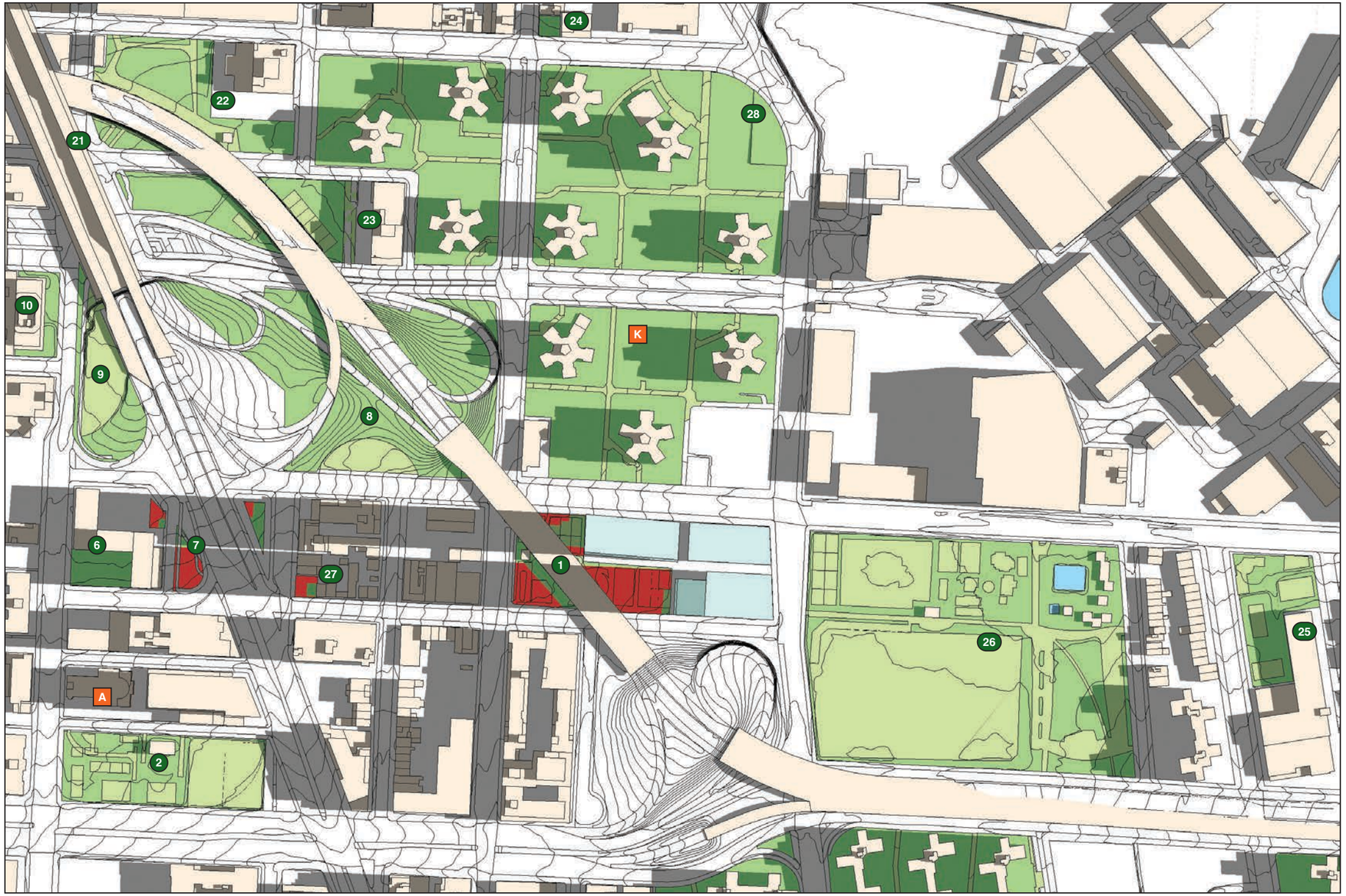
6:27 AM EST (7:27 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-22

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
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9. Brooklyn Plaza
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Map Key Historic Resource

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F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

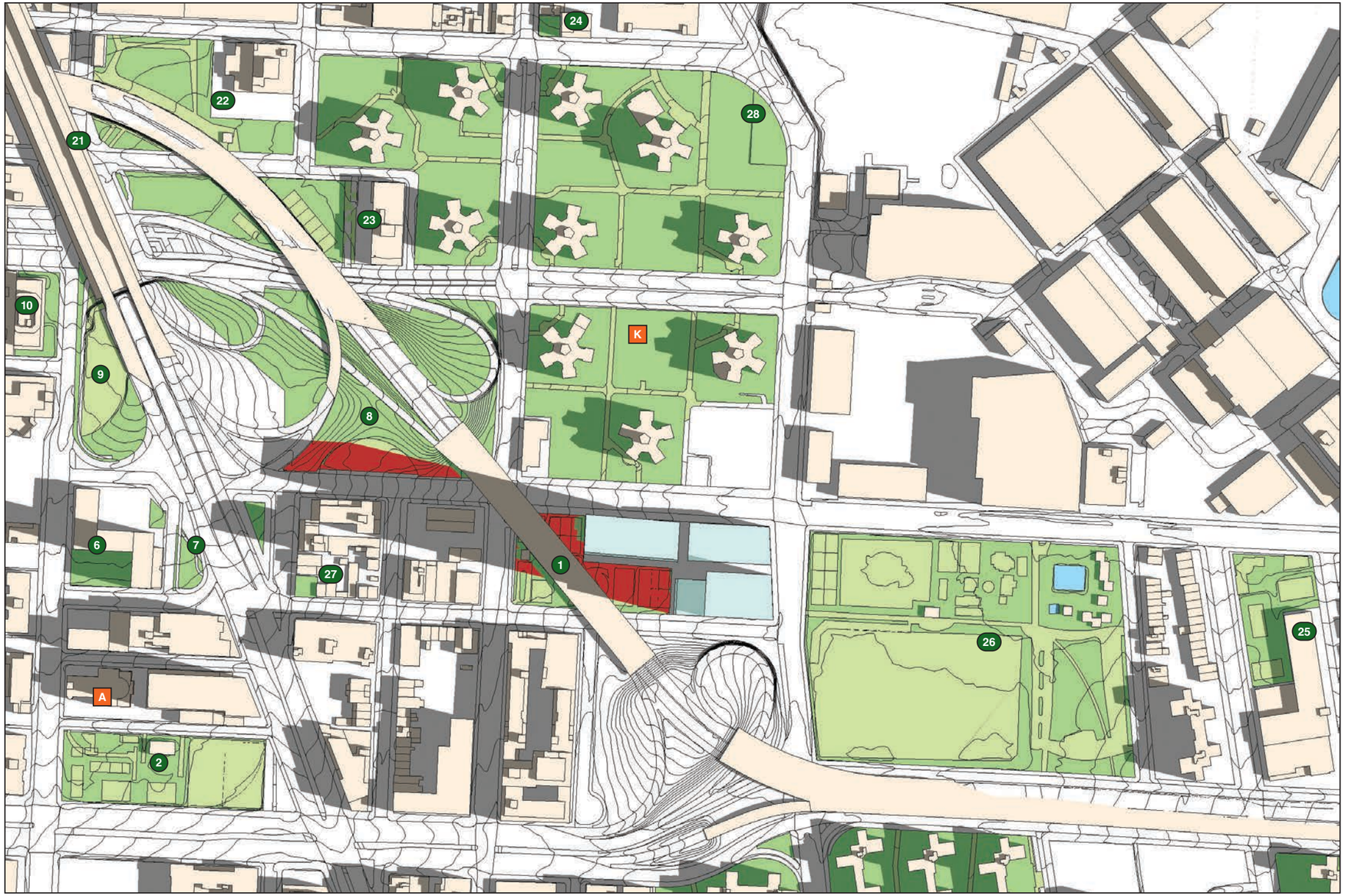
7:30 AM EST (8:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-23

6.18.26



Map Key Open Space Resource

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H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

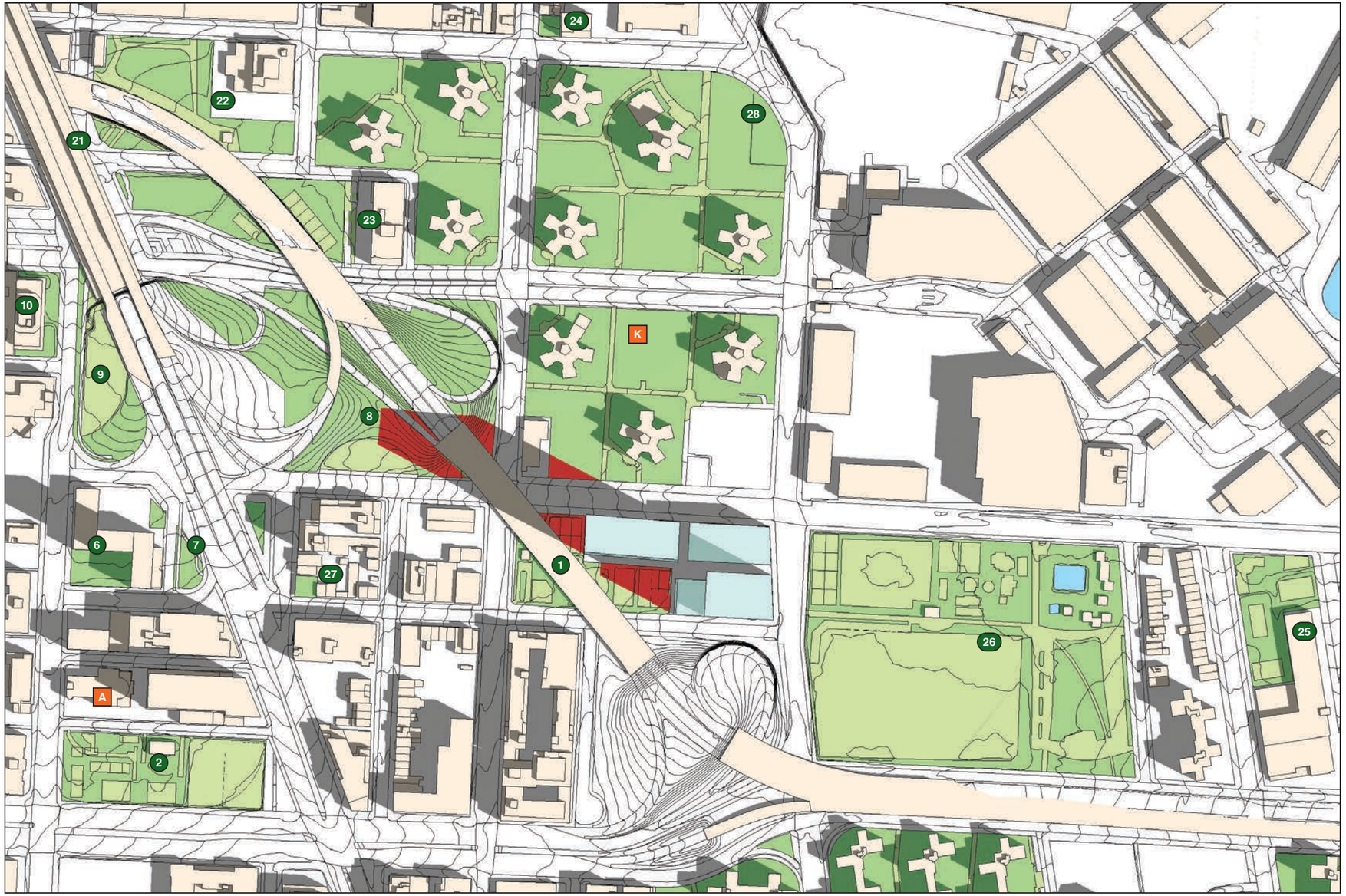
8:30 AM EST (9:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-24

6.18.26



Map Key Open Space Resource

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Map Key Historic Resource

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G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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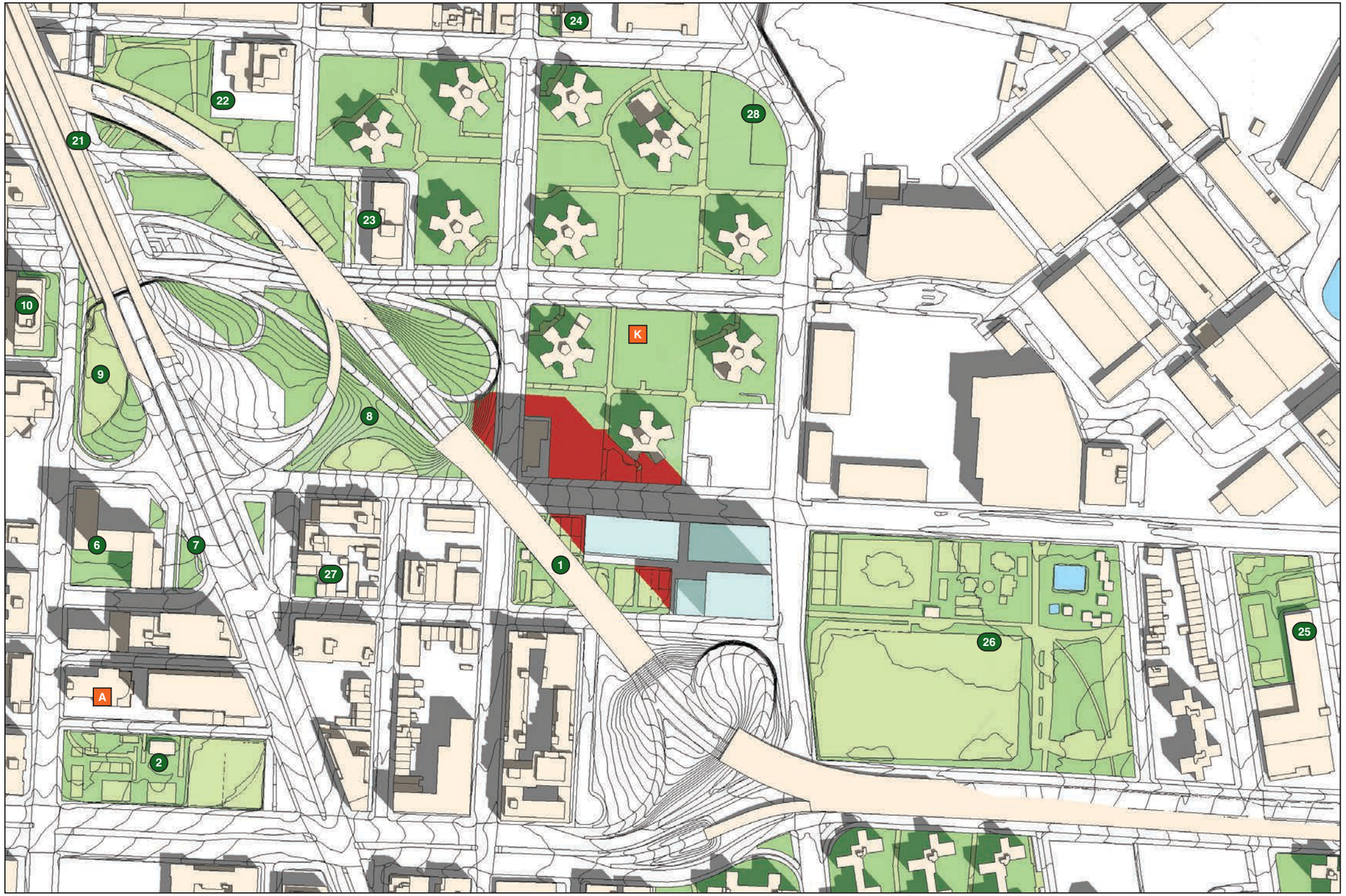
9:30 AM EST (10:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-25

6.18.26



Map Key Open Space Resource

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Map Key Historic Resource

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J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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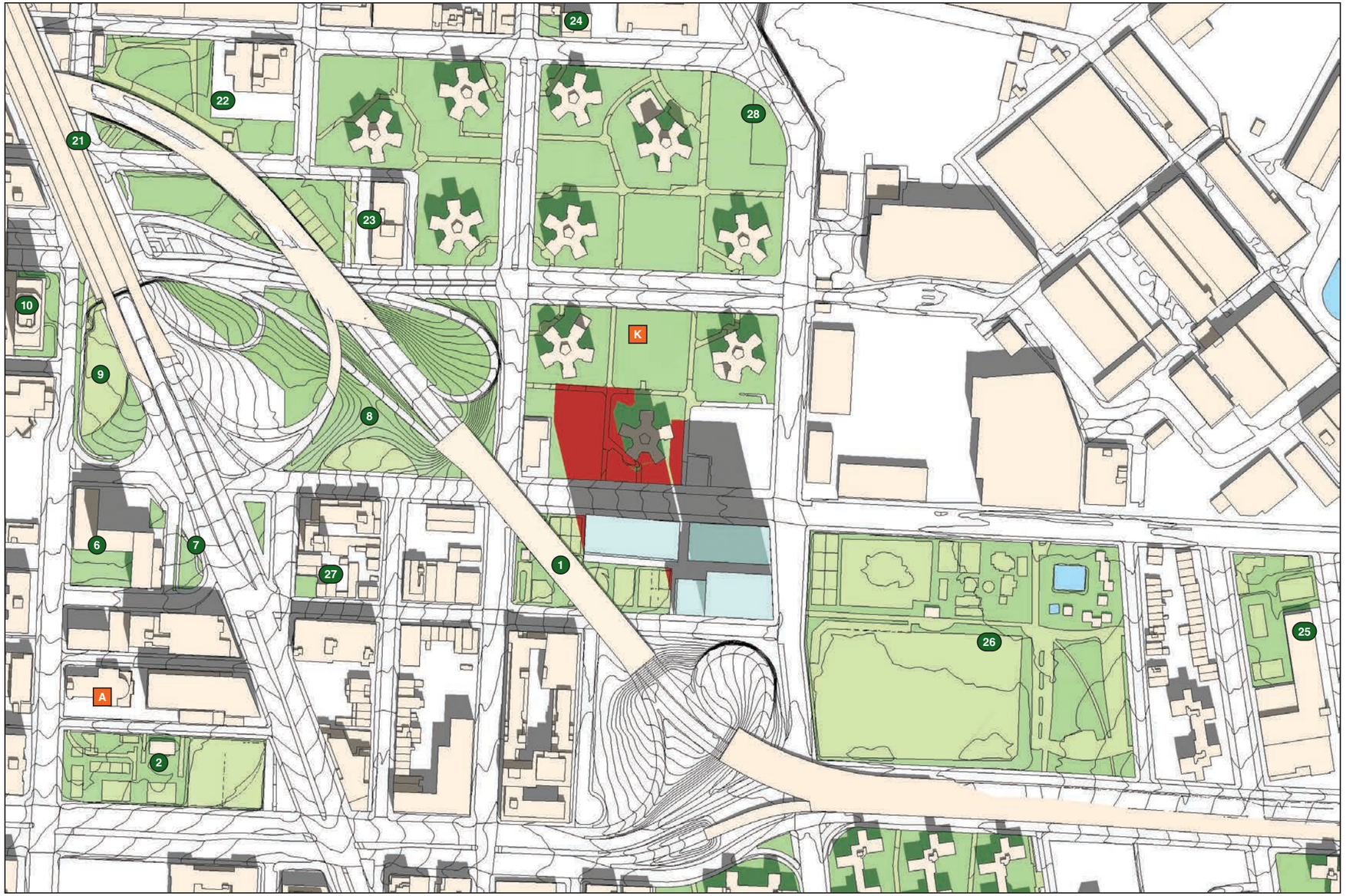
10:30 AM EST (11:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-26

6.18.26



Map Key Open Space Resource

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N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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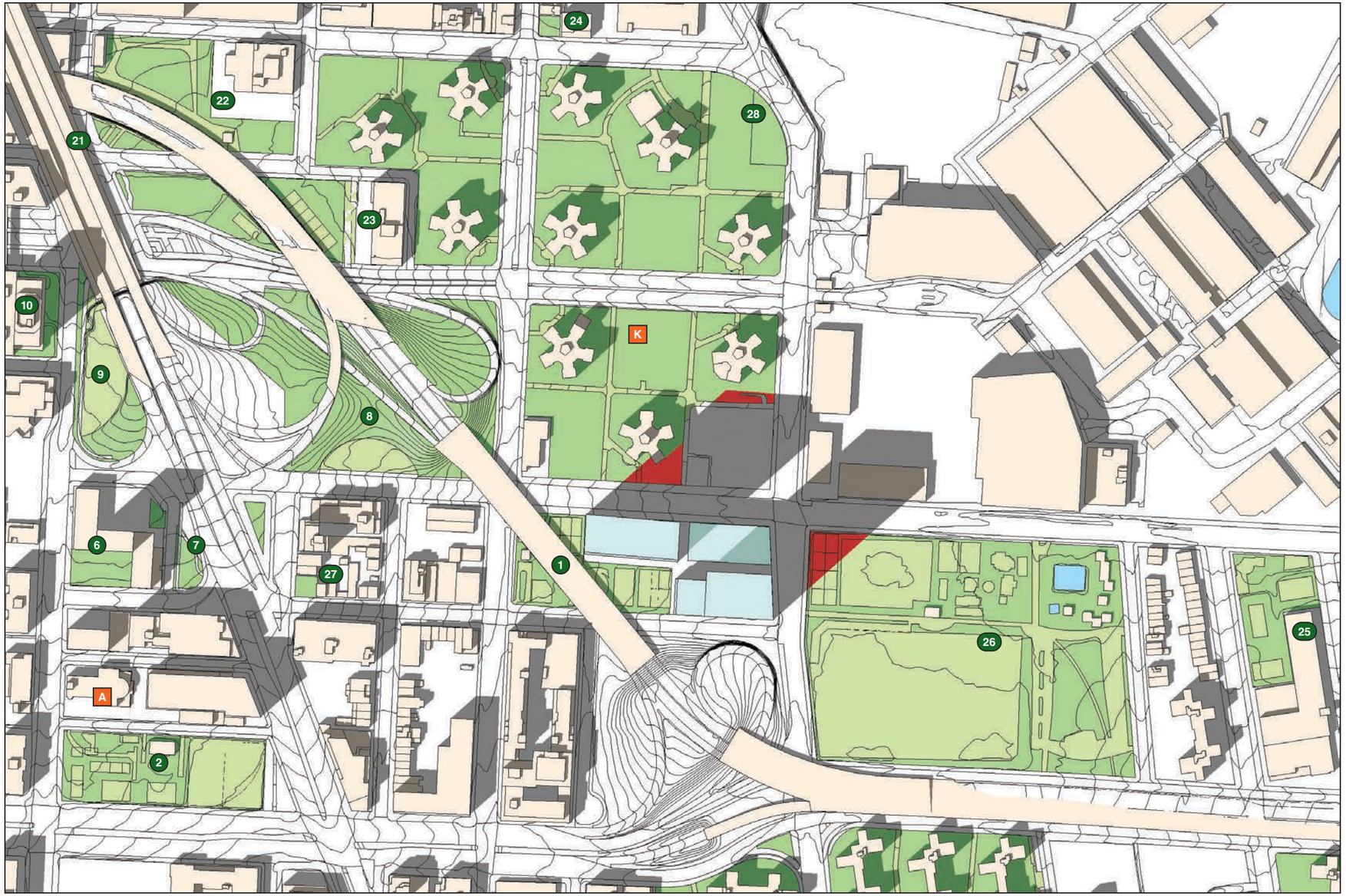
11:30 AM EST (12:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-27

6.18.26



Map Key Open Space Resource

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M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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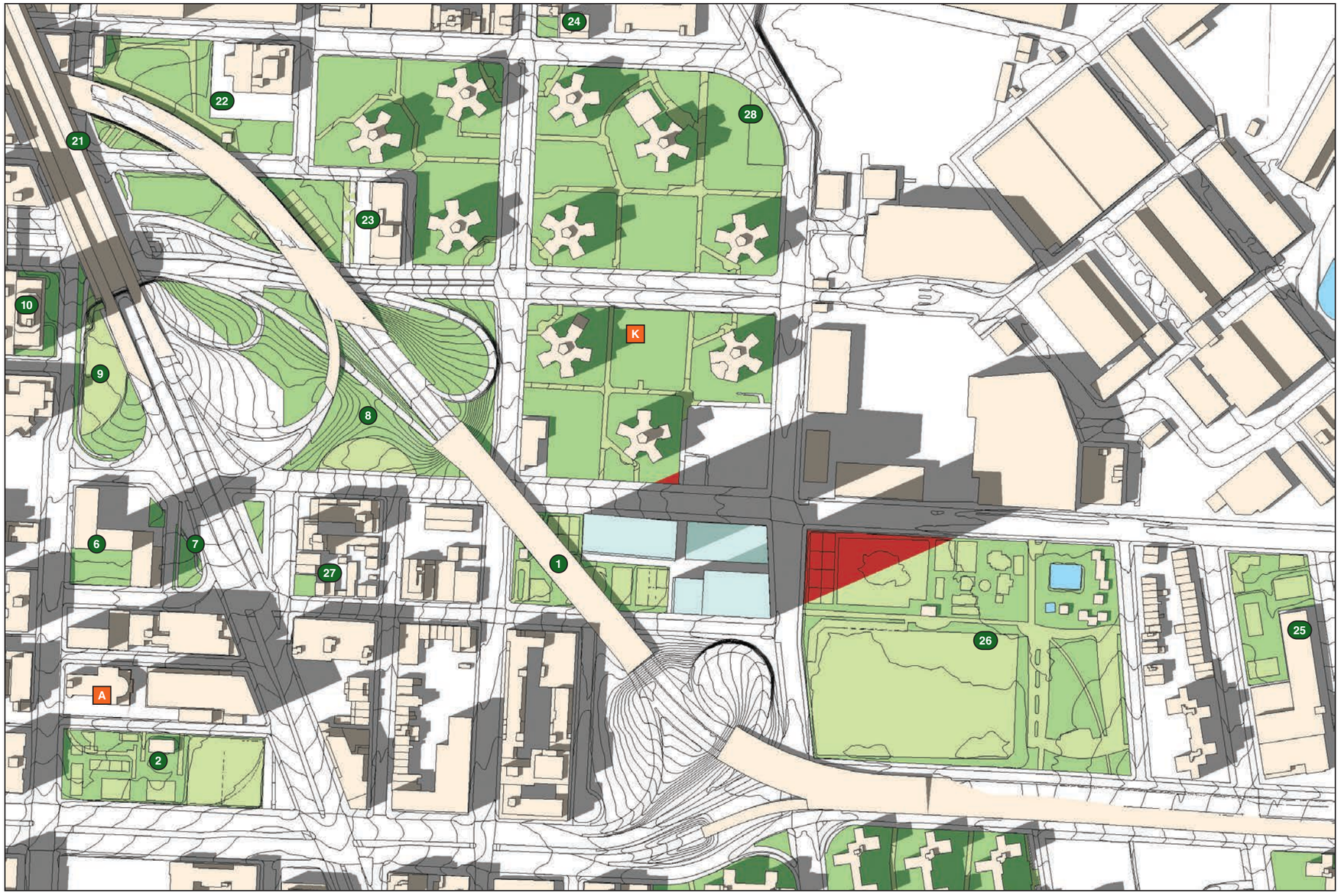
1:30 PM EST (2:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-28

6.18.26



Map Key Open Space Resource

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M. Mary of Nazareth Church
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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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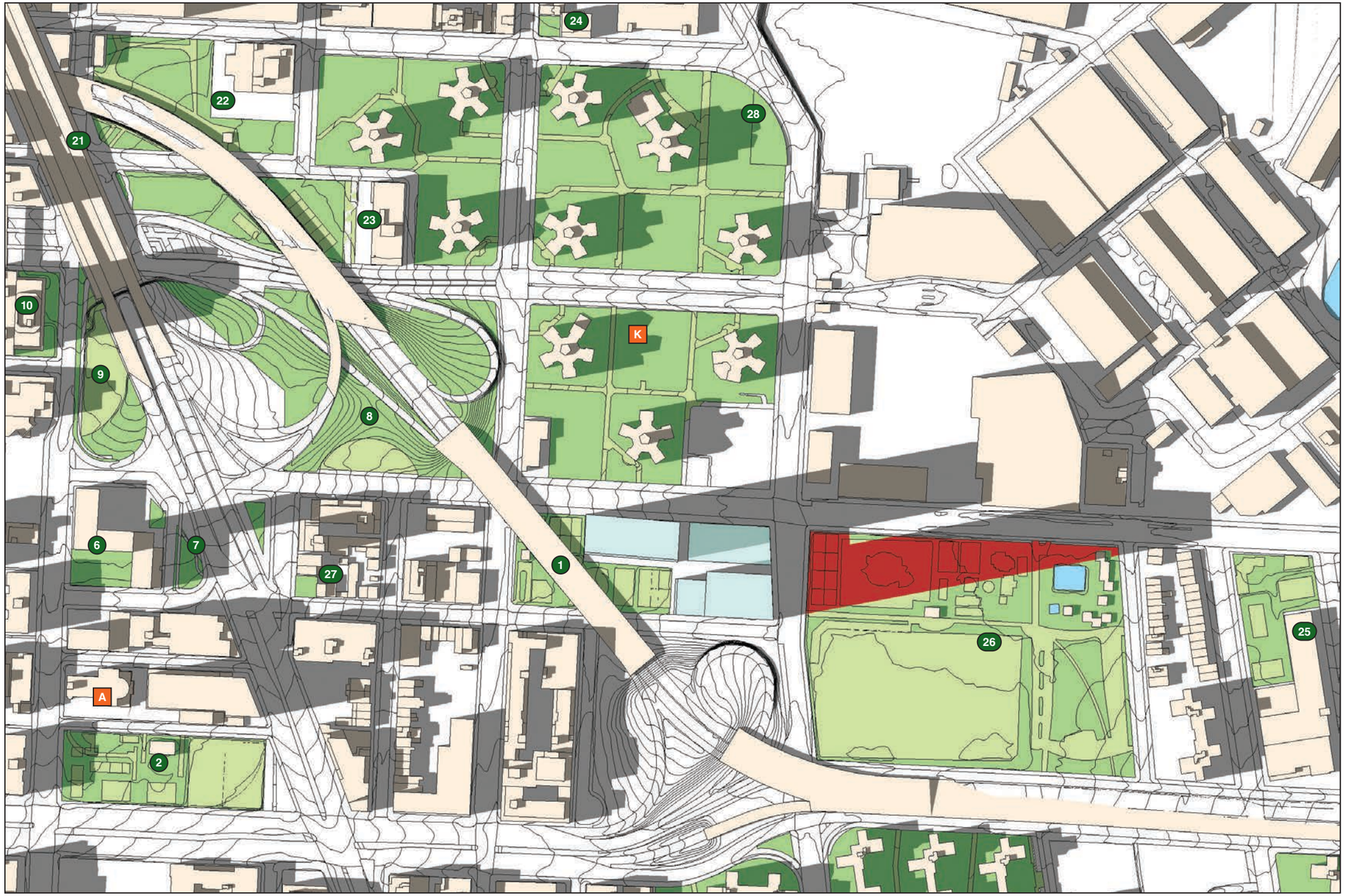
2:30 PM EST (3:30 PM EDT)

6.18.26



Map Key Open Space Resource

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G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

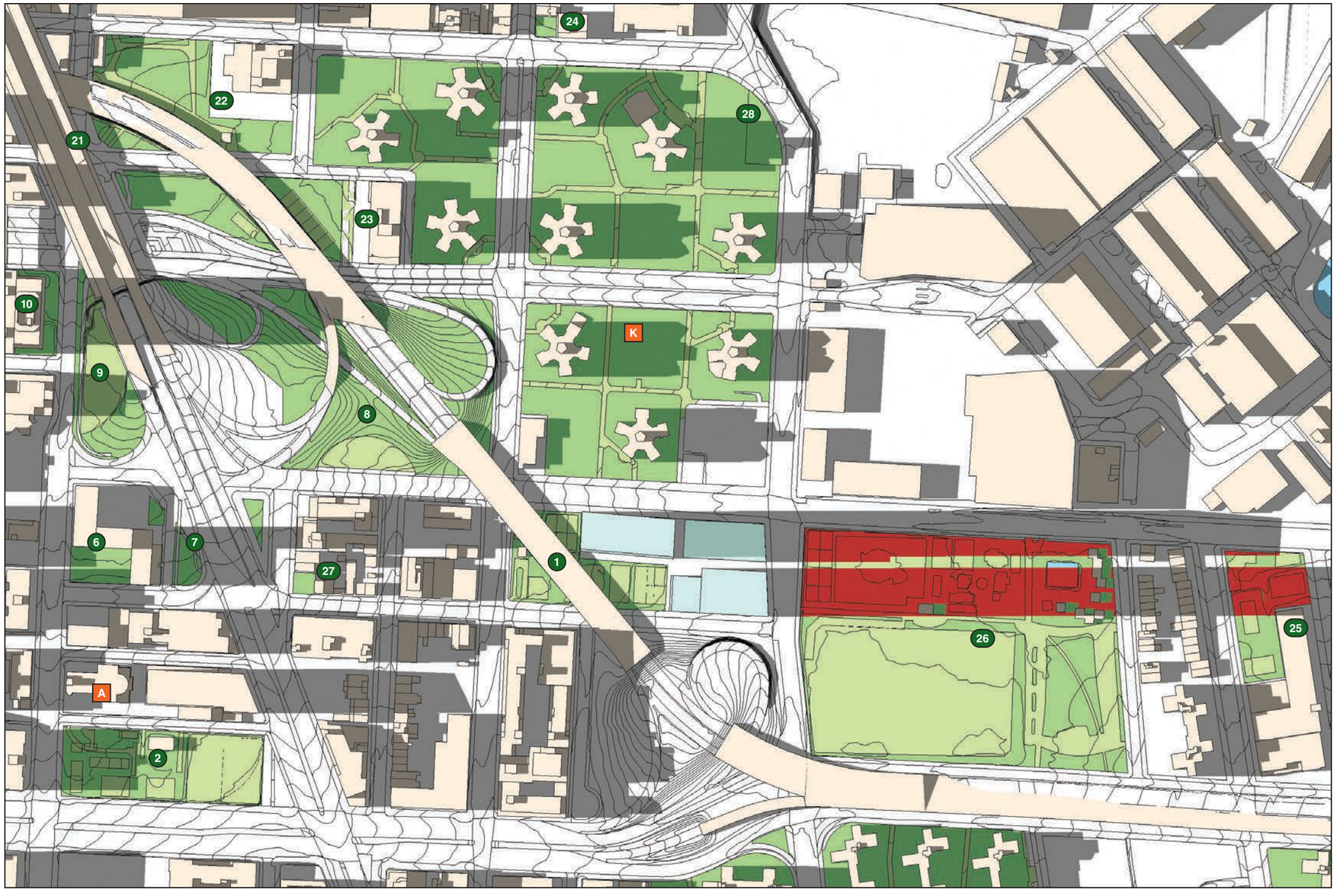
Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

3:30 PM EST (4:30 PM EDT)

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
10. 90 Sands Street POPS
11. Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.
12. Clumber Corner
13. Anchorage Plaza
14. Poplar Street Community Garden
15. Harry Chapin Playground
16. Hillside Dog Park
17. Old Fulton Plaza
18. Brooklyn Bridge Park
19. Pearl Street Plaza
20. Bar and Grill Park
21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

A. Cathedral Basilica of St James
B. US Post Office
C. St. Ann & the Holy Trinity Church
D. Our Lady of Lebanon Cathedral
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N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

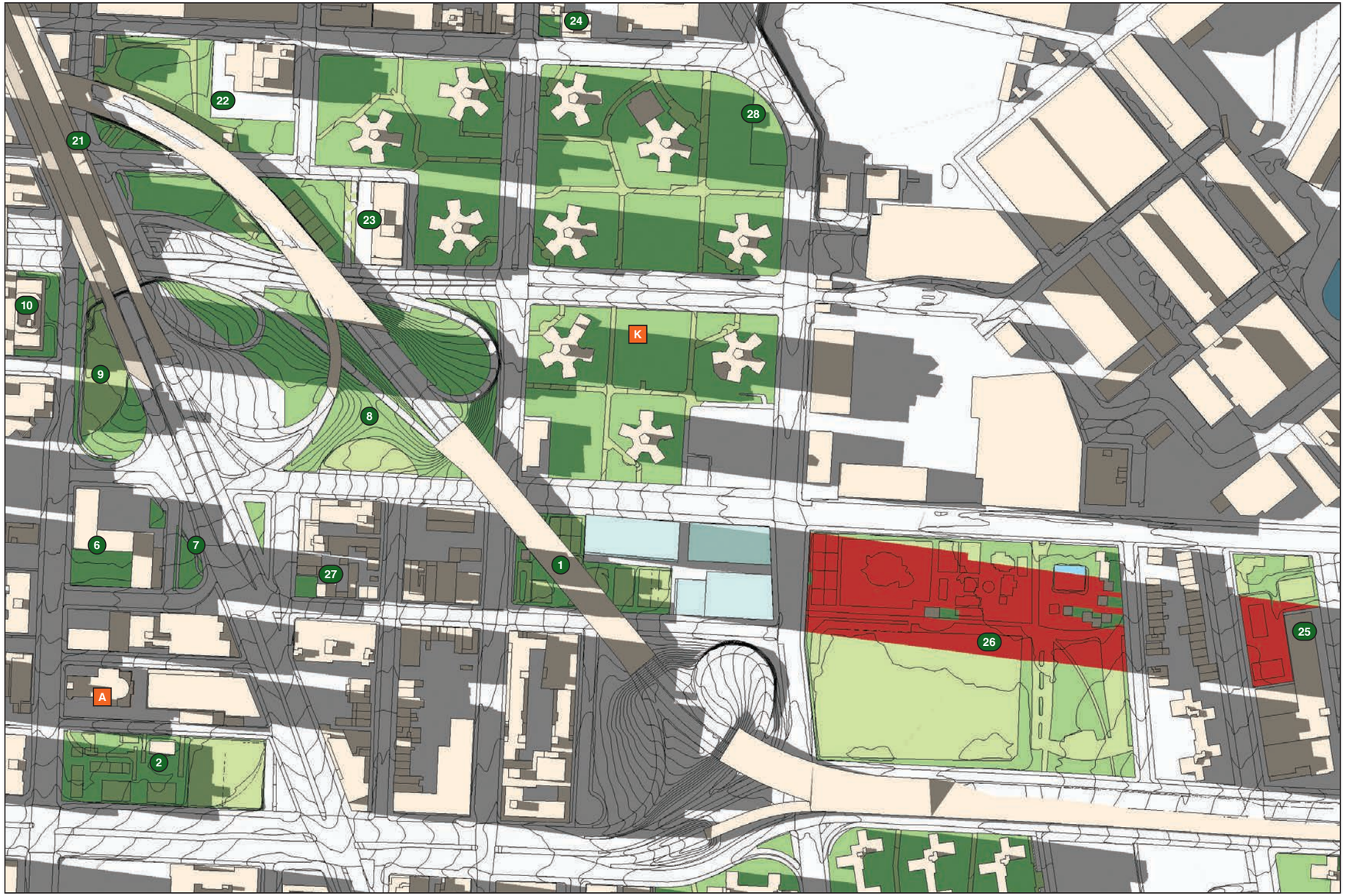
4:30 PM EST (5:30 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-31

6.18.26



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N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

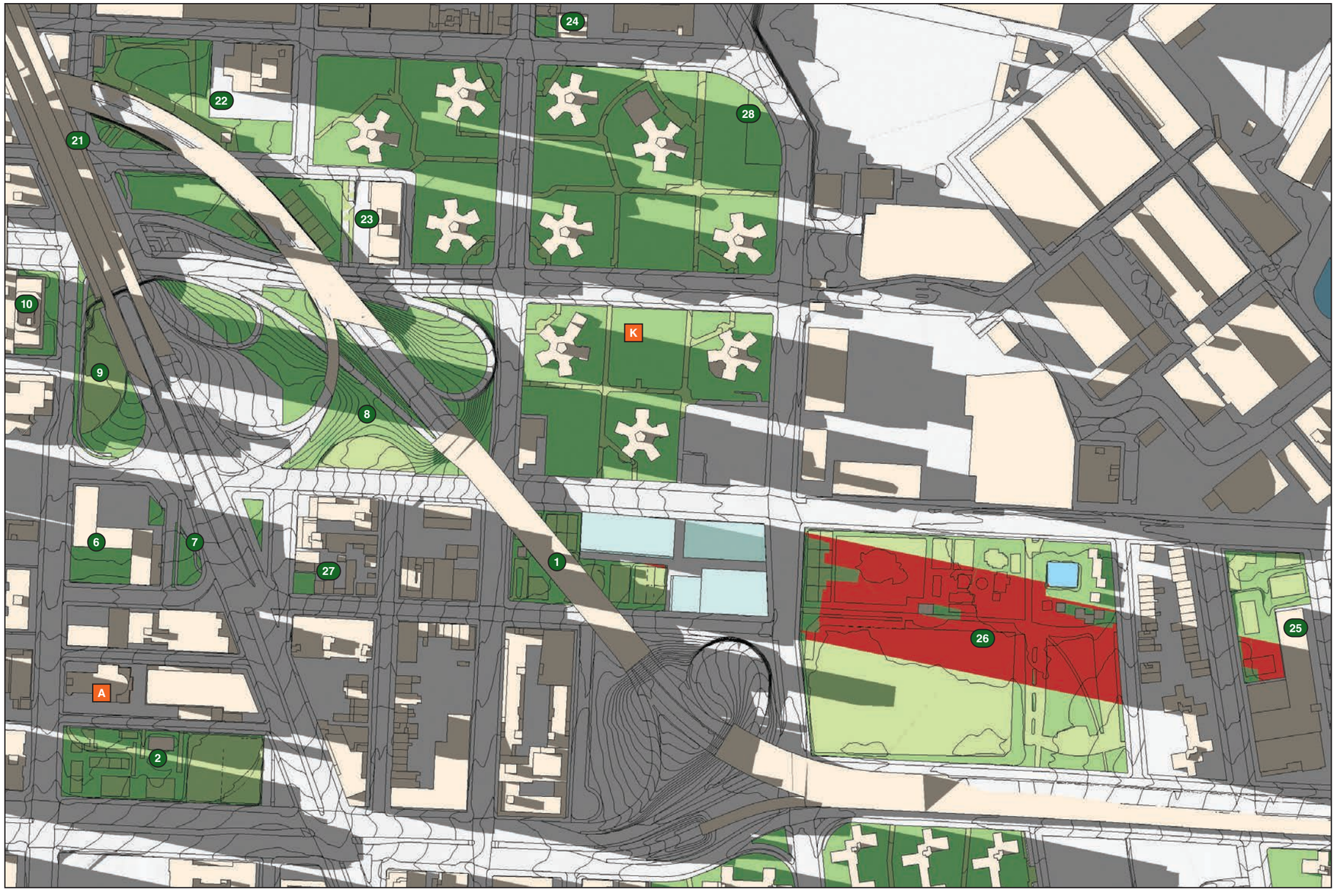
5:18 PM EST (6:18 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
May 6 / August 6
Figure 6-32

6.18.26



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N. Whitman Houses

Proposed Project

Incremental Shadow

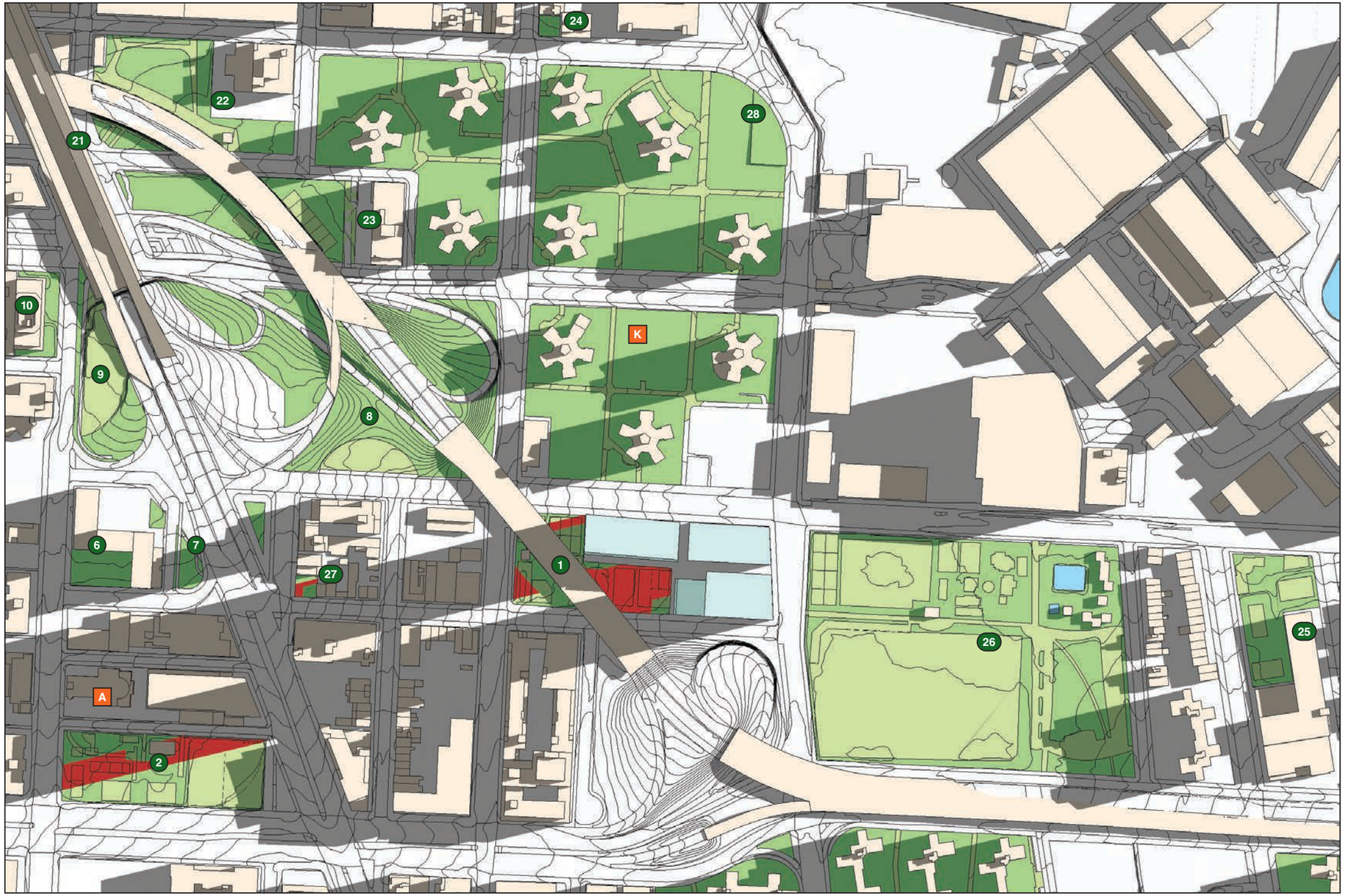
Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

5:45 PM EST (6:45 PM EDT)

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

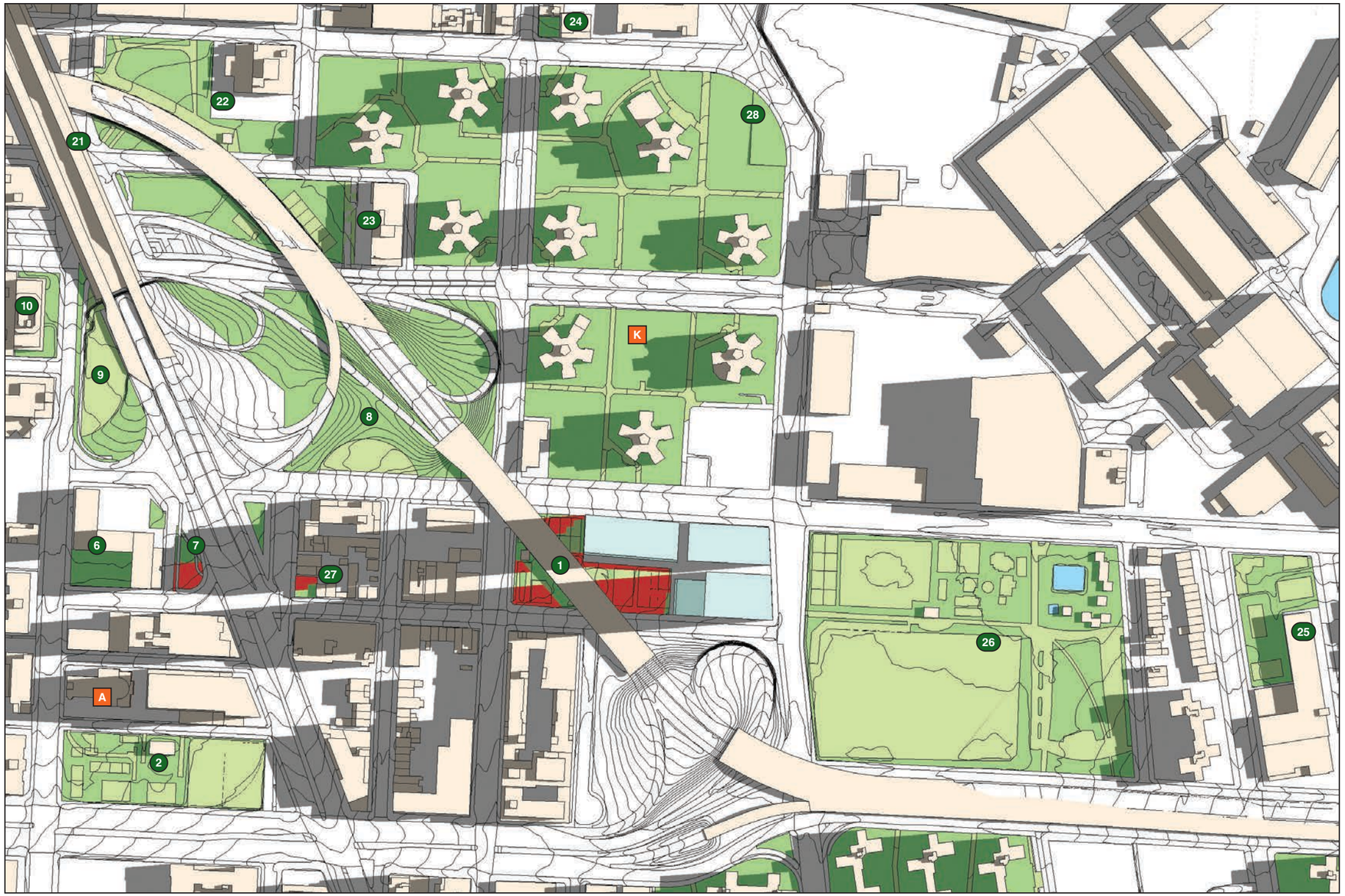
6:30 AM EST (7:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-34

6.18.26



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N. Whitman Houses

Proposed Project

Incremental Shadow

\# *Publicly Accessible Open Space*

A *Historic Resource with Sunlight-Sensitive Features*

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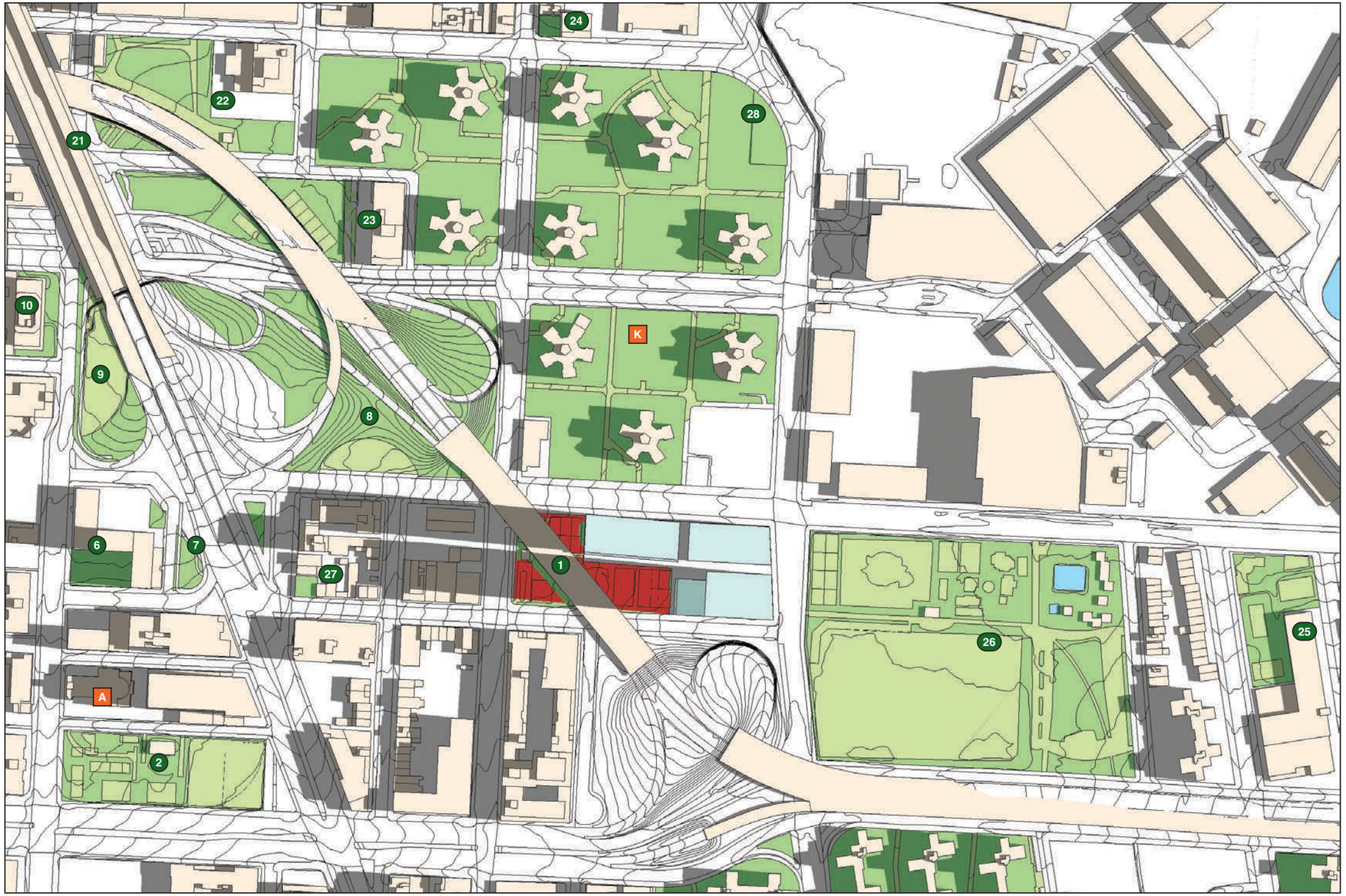
7:30 AM EST (8:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-35

6.18.26



Map Key Open Space Resource

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N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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EST = Eastern Standard Time. EDT = Eastern Daylight Time.

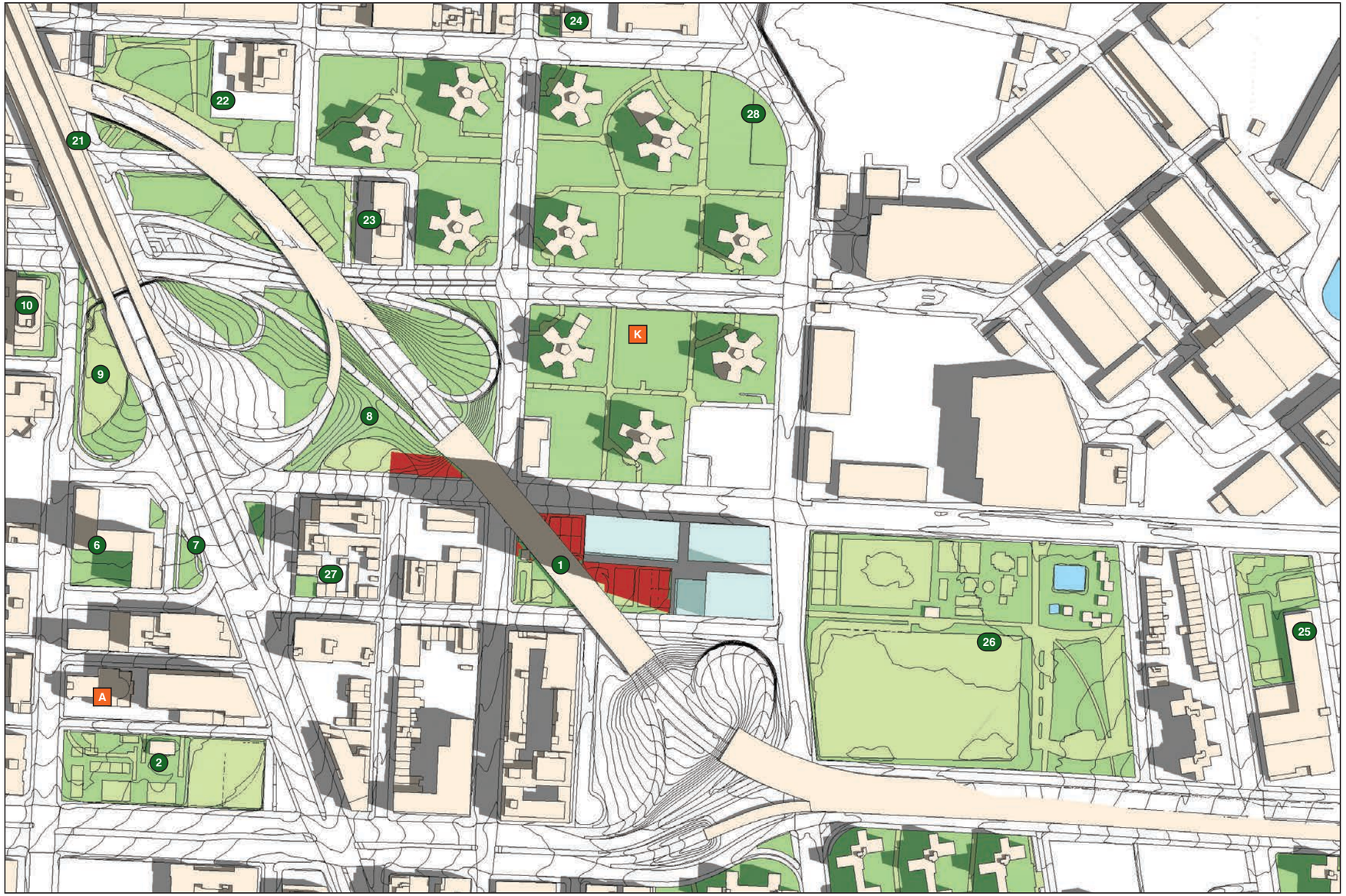
8:30 AM EST (9:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-36

6.18.26



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N. Whitman Houses

Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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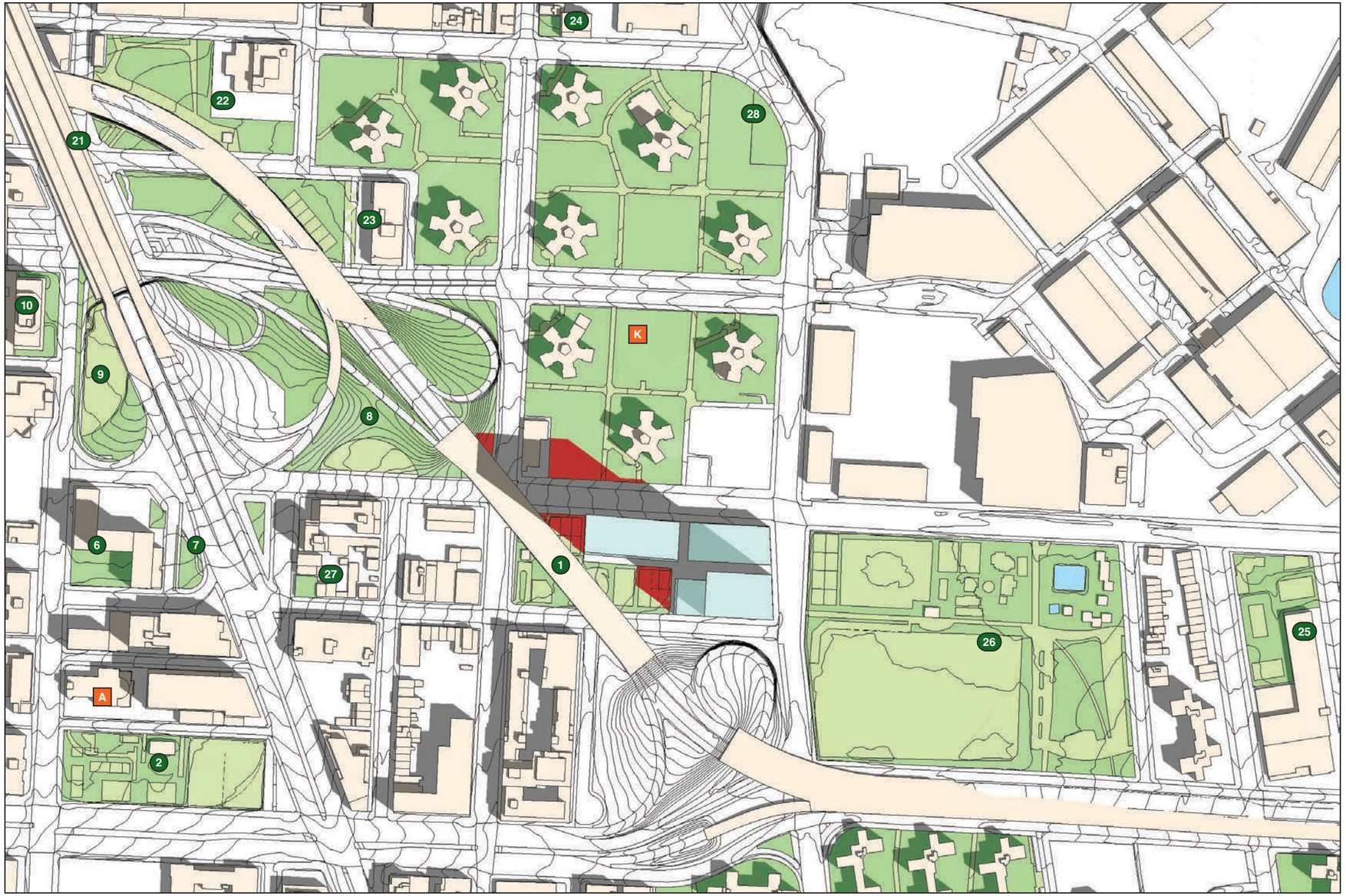
9:30 AM EST (10:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-37

6.18.26



Map Key Open Space Resource

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Map Key Historic Resource

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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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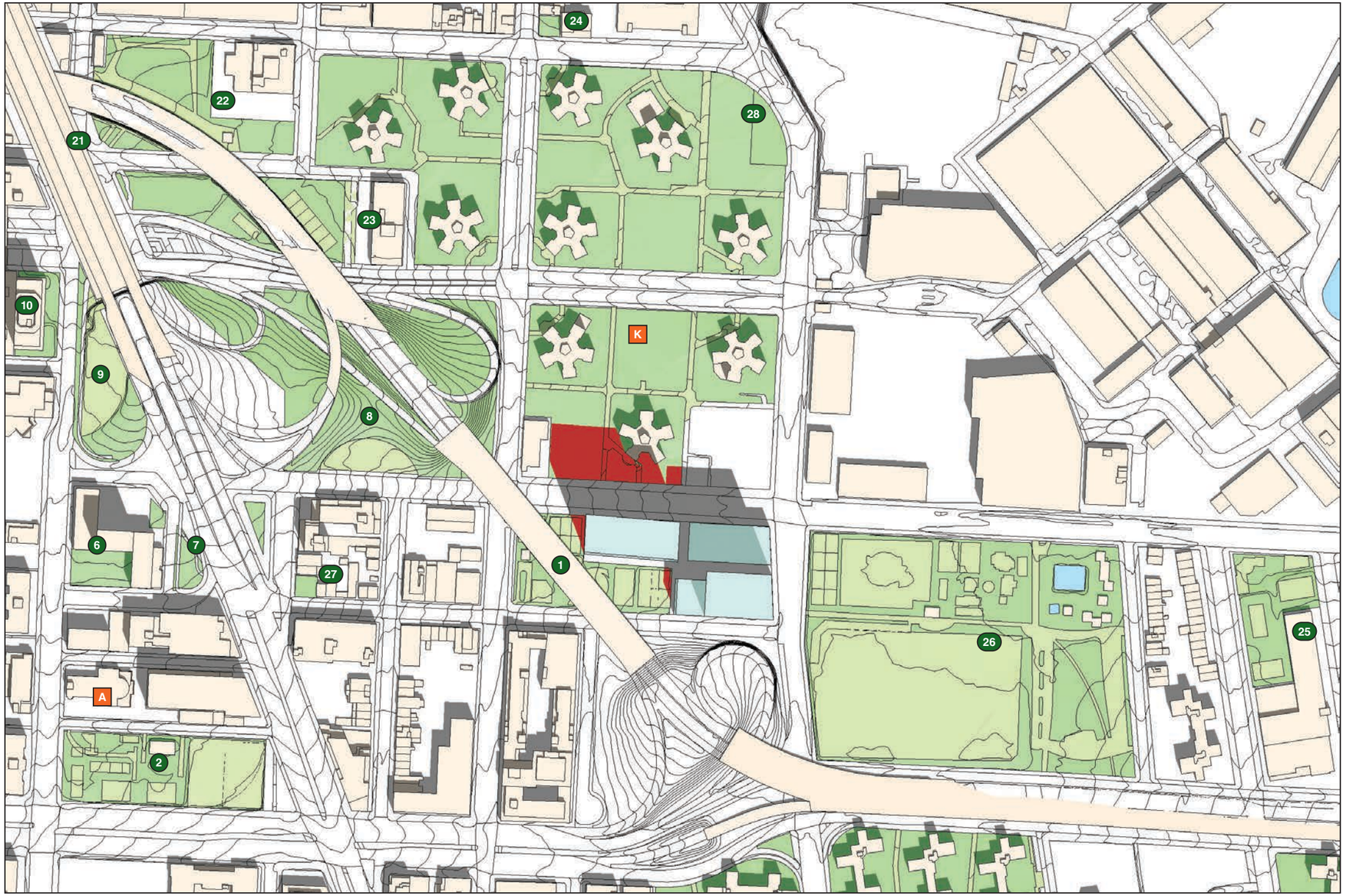
10:30 AM EST (11:30 AM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-38

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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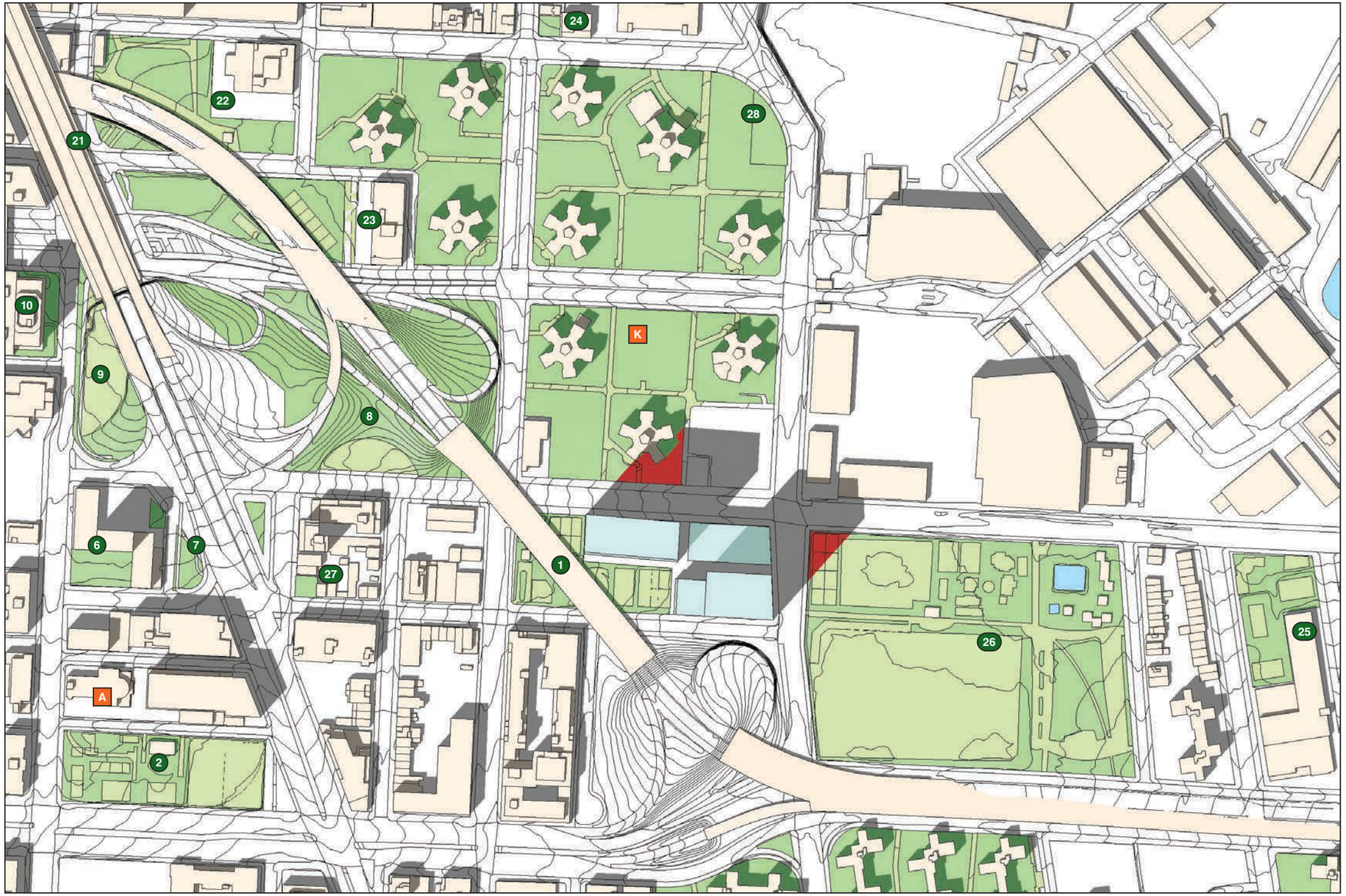
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

11:30 AM EST (12:30 PM EDT)

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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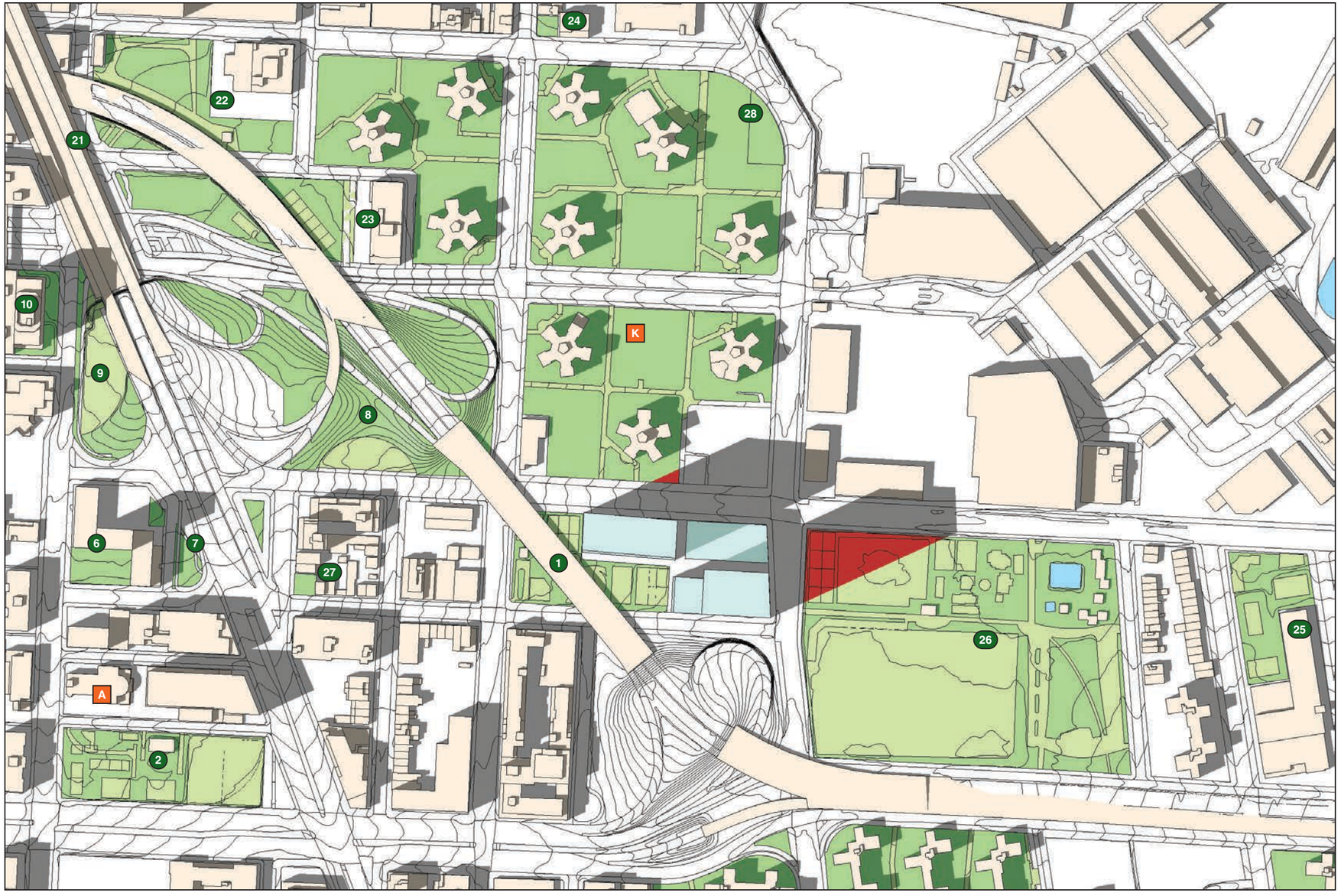
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

1:00 PM EST (2:00 PM EDT)

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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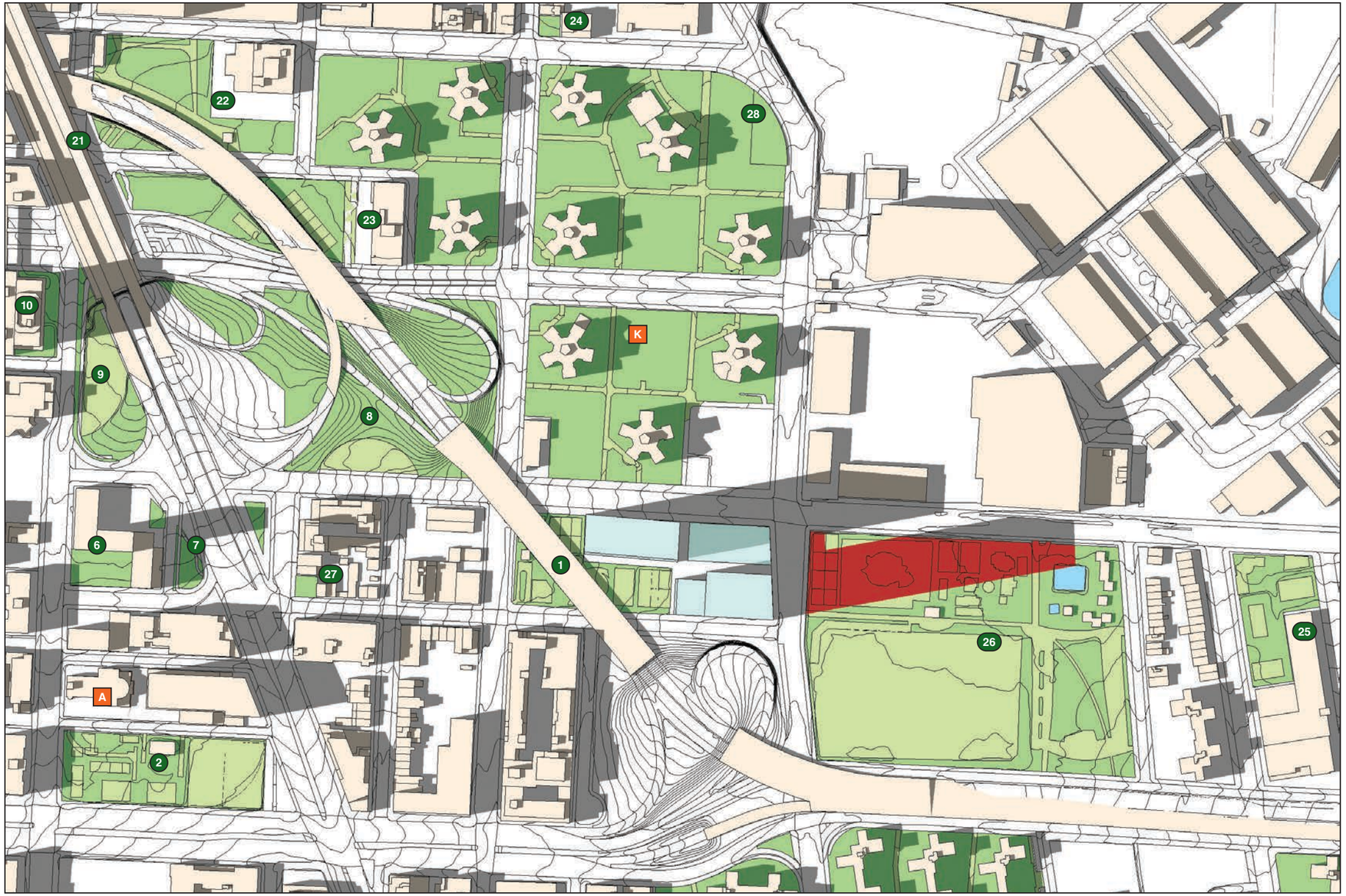
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

2:00 PM EST (3:00 PM EDT)

6.18.26



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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

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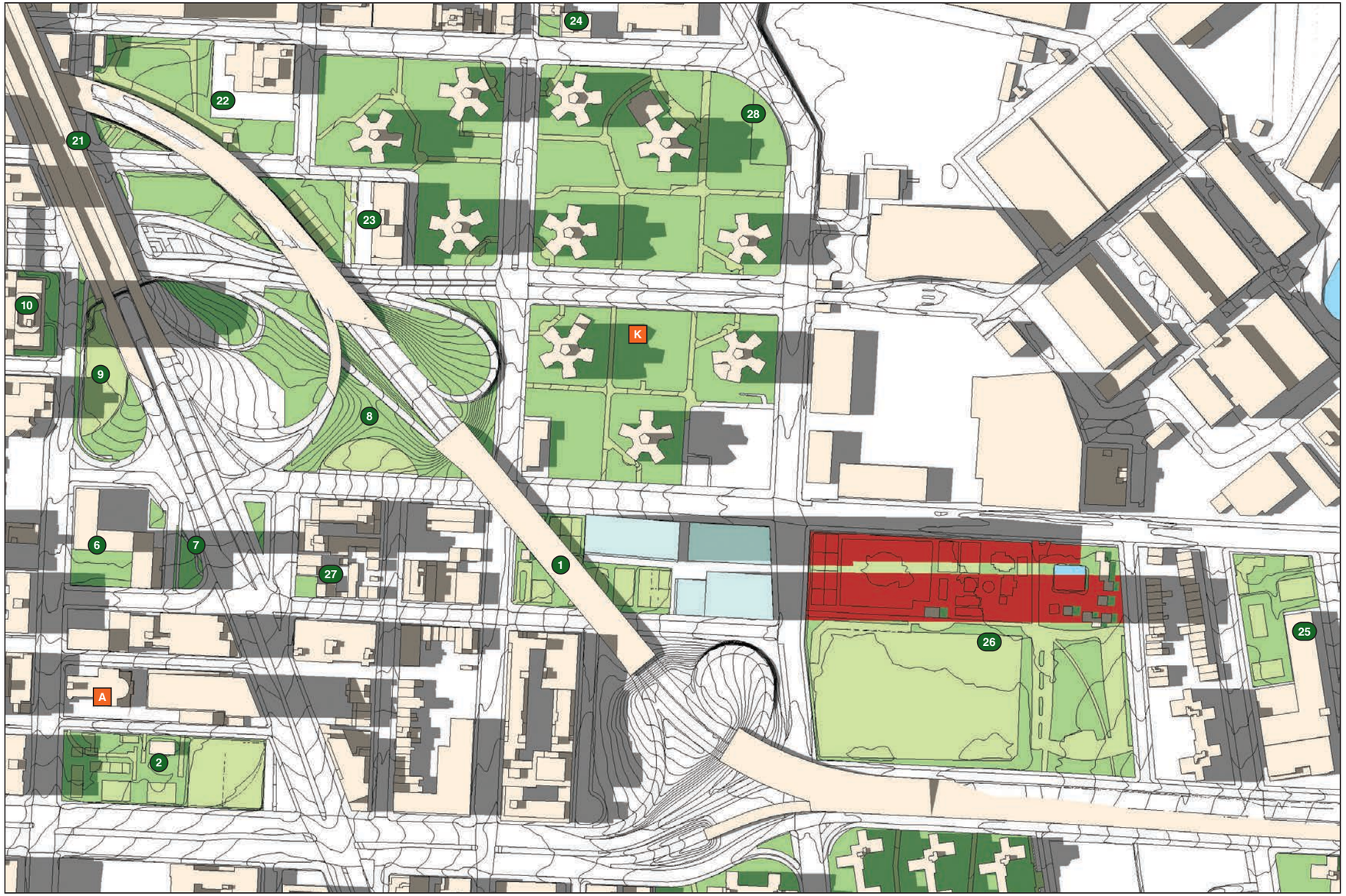
3:00 PM EST (4:00 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-42

6.18.26



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6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
8. Trinity Park
9. Brooklyn Plaza
10. 90 Sands Street POPS
11. Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.
12. Clumber Corner
13. Anchorage Plaza
14. Poplar Street Community Garden
15. Harry Chapin Playground
16. Hillside Dog Park
17. Old Fulton Plaza
18. Brooklyn Bridge Park
19. Pearl Street Plaza
20. Bar and Grill Park
21. Maritcha R. Lyons Park
22. Susan Smith McKinney Steward Park
23. Bridge Park 3
24. Vinegar Hill Community Garden
25. Oxport Playground
26. Commodore Barry Park
27. Bridge Plaza Community Garden
28. Pulse Garden.

Map Key Historic Resource

A. Cathedral Basilica of St James
B. US Post Office
C. St. Ann & the Holy Trinity Church
D. Our Lady of Lebanon Cathedral
E. First Unitarian Church
F. Zion German Evangelical Lutheran Church
G. First Presbyterian Church
H. Plymouth Church
J. Assumption Parish RC Church
K. Farragut Houses
L. Commandant's House, Quarters A
M. Mary of Nazareth Church
N. Whitman Houses

Proposed Project

Incremental Shadow

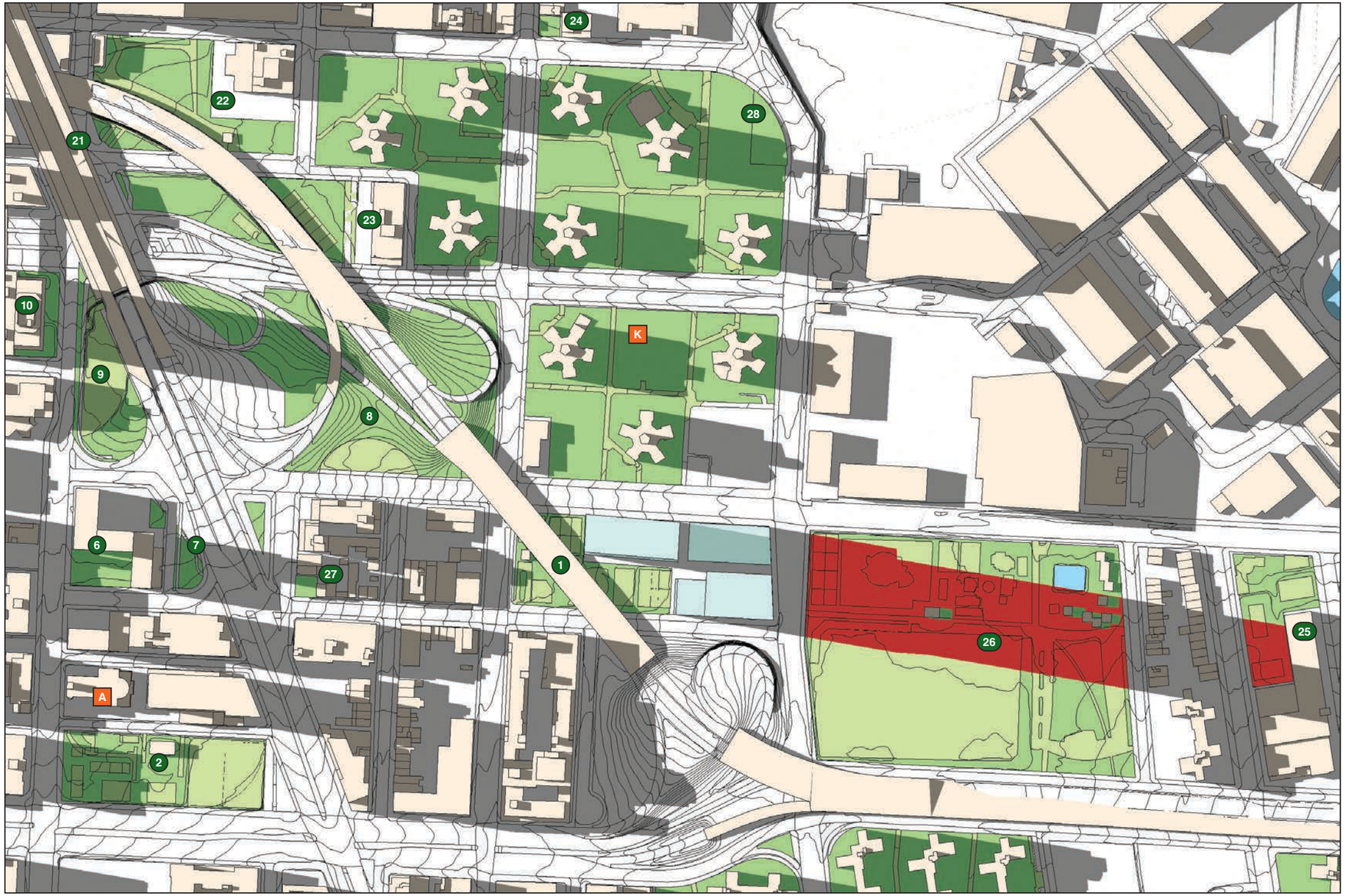
Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

4:00 PM EST (5:00 PM EDT)

6.18.26



Map Key Open Space Resource

1. Golconda Playground
2. McLaughlin Park
3. Korean War Veterans Plaza
4. Cadman Plaza Park
5. Walt Whitman Park
6. 203 Jay Street POPS
7. Park at Concord St, Nassau St, & Flatbush Ave Ext
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Proposed Project
Incremental Shadow
Publicly Accessible Open Space
Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

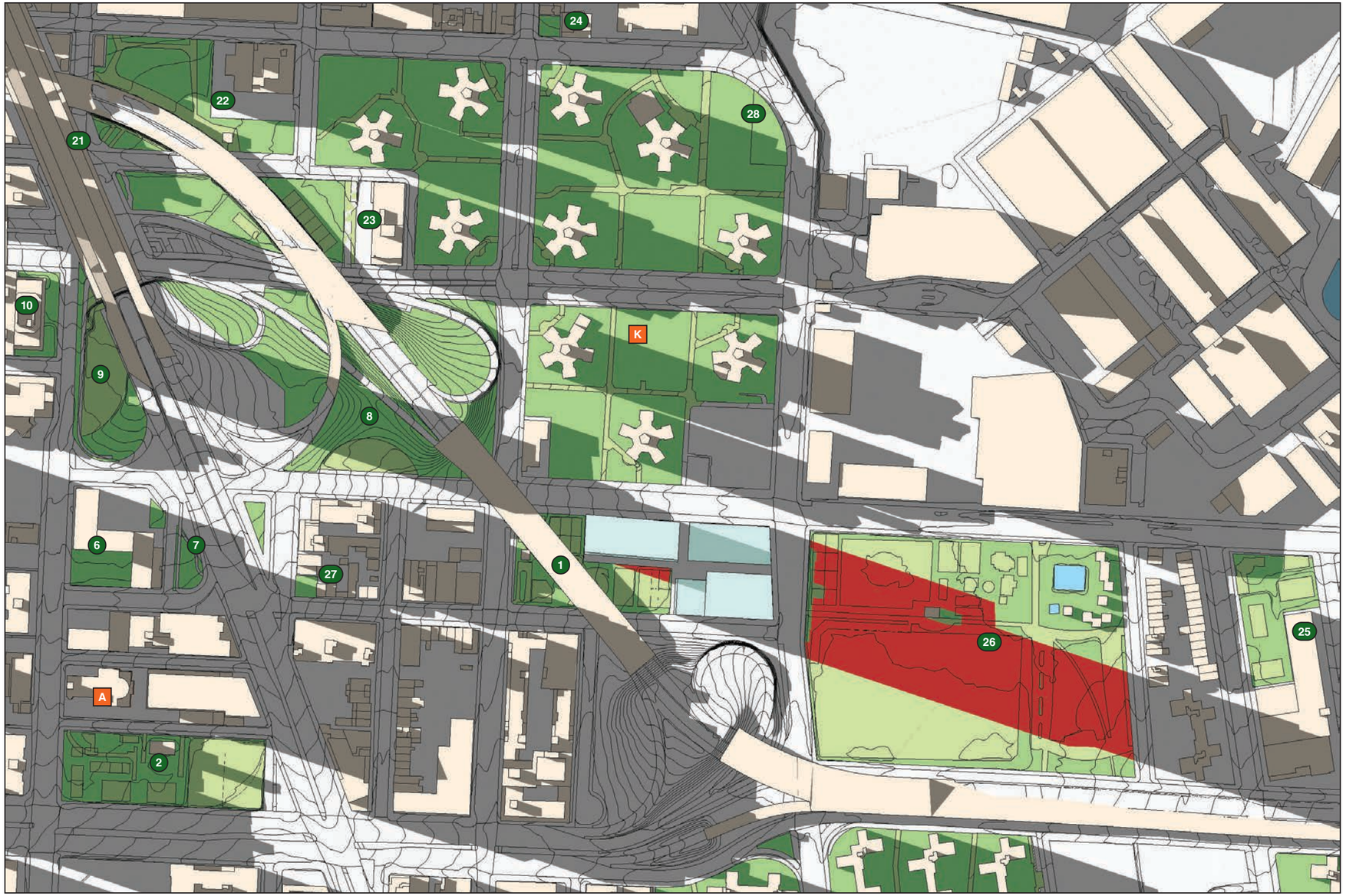
5:00 PM EST (6:00 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-44

6.18.26



Map Key Open Space Resource

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Map Key Historic Resource

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K. Farragut Houses
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Proposed Project

Incremental Shadow

Publicly Accessible Open Space

Historic Resource with Sunlight-Sensitive Features

NOTES: Only the areas of shadow highlighted in red represent incremental shadow resulting from the Proposed Project. All other shadow is future No Action shadow, i.e. baseline shadow from existing and future No Action buildings.
EST = Eastern Standard Time. EDT = Eastern Daylight Time.

6:00 PM EST (7:00 PM EDT)

NYC Educational Construction Fund

240 NASSAU STREET

Detailed Analysis
June 21
Figure 6-45

Table 6-2
Incremental Shadow Durations

Map Reference	Name	Dec. 21	Mar. 21 / Sept. 21	May 6 / Aug. 6	Jun. 21
Publicly Accessible Open Spaces					
1	Golconda Playground	8:51am to 11:55am Total 3 hr 4 min	7:36am to 12:00pm Total 4 hr 24 min	6:27am to 11:50am 5:10pm to 5:18pm Total 5 hr 31 min	5:57am to 11:55am 4:40pm to 6:01pm Total 7 hr 19 min
2	McLaughlin Park	—	—	—	5:57am to 6:45am Total 48 min
3	Korean War Veterans Plaza	—	—	—	5:57am to 6:00am Total 3 min
7	Park at Concord St, Nassau St, & Flatbush Ave Ext	—	—	6:27am to 8:05am Total 1 hr 38 min	6:55am to 8:15am Total 1 hr 20 min
8	Trinity Park*	—	7:36am to 11:05am Total 3 hr 29 min	8:00am to 10:45am Total 2 hr 45 min	9:00am to 10:40am Total 1 hr 40 min
9	Brooklyn Plaza	—	7:36am to 8:25am Total 49 min	—	—
10	90 Sands Street POPS	—	7:36am to 8:20am Total 44 min	—	—
11	Lot at Adam St., Cadman Plaza East bet. Prospect St. and Red Cross Pl.	—	7:36am to 7:50am Total 14 min	—	—
18	Brooklyn Bridge Park	8:51am to 8:55am Total 4 min	—	—	—
22	Susan Smith McKinney Steward Park	8:51am to 9:30am Total 39 min	—	—	—
23	Bridge Park 3	8:51am to 9:20am Total 29 min	—	—	—
24	Vinegar Hill Community Garden	11:25am to 11:35am Total 10 min	—	—	—
25	Oxport Playground	—	—	3:45pm to 5:18pm Total 1 hr 33 min	4:05pm to 5:40pm Total 1 hr 35 min
26	Commodore Barry Park	1:35pm to 2:40pm Total 1 hr 5 min	1:10pm to 4:29pm Total 3 hr 19 min	12:40pm to 5:18pm Total 4 hr 38 min	12:35pm to 6:01pm Total 5 hr 26 min
27	Bridge Plaza Community Garden	—	—	6:27am to 7:45am Total 1 hr 18 min	6:15am to 8:05am Total 1 hr 50 min
28	Pulse Garden	11:45am to 1:40pm Total 1 hr 55 min	—	—	—
Historic Resources with Sunlight-Sensitive Features					
A	Cathedral Basilica of St James	—	—	6:27am to 6:45am Total 18 min	6:55am to 7:10am Total 15 min
K	Farragut Houses	8:51am to 2:53pm Total 8 hr 2 min	7:36am to 4:10pm Total 8 hr 34 min	9:00am to 2:50pm Total 5 hr 50 min	9:40am to 2:20pm Total 4 hr 40 min
L	Commandant's House, Quarters A	11:45am to 1:30pm Total 1 hr 45 min	—	—	—
M	Mary of Nazareth Church	—	—	5:15pm to 5:18pm Total 3 min	—
N	Whitman Houses	—	—	—	5:46pm to 6:01pm Total 15 min
Natural Resources					
N1	East River/Wallabout Bay/Navy Yard Basin	8:51am to 9:00am 1:40pm to 2:53pm Total 1 hr 22 min	3:30pm to 4:25pm Total 55 min	—	—

Notes: Table indicates entry and exit times and total duration of incremental shadow for each sunlight-sensitive resource.
Daylight saving time is not used—times are Eastern Standard Time, per *CEQR Technical Manual* guidelines. However, as Eastern Daylight Time is in effect for the March/September, May/August, and June analysis periods, add one hour to the given times to determine actual clock time.
* Durations reflect incremental shadow on entire Trinity Park property, most of which is inaccessible vegetated areas adjacent to highway ramps. Duration of incremental shadow on usable sitting area is much smaller and is quantified in the descriptive section below.

ASSESSMENT OF SHADOW IMPACTS BY RESOURCE

The following section briefly describes each affected resource that would receive more than 10 minutes of incremental shadow;[5] its sunlight sensitivity; and the extent, duration, and potential effects of incremental shadow. Map reference numbers are included with the name, for convenience. All the open spaces discussed below were characterized as in good to excellent condition and experiencing low utilization, per Chapter 5, "Open Space."

Times are given in Eastern Standard Time (EST) in all seasons, as mandated by the *CEQR Technical Manual*, but Eastern Daylight Time (EDT) is in effect for all representative analysis days except for December 21, and times are also provided parenthetically in EDT when relevant, for informational purposes.

OPEN SPACE RESOURCES

Golconda Playground (Map ID 1)

Golconda Playground is located between the Project Site to the west, on either side of (and under) the elevated Brooklyn-Queens Expressway (BQE). The playground offers basketball and handball courts abutting the Project Site to the west and south, a skate park primarily under the elevated BQE, and a playground, spray showers, public restrooms, and seating areas on the west side of the elevated BQE. The utilization of the playground is low, based on site visits in January and May 2026.

Incremental shadow would fall on portions of Golconda Playground on all representative analysis dates. The adjacent handball and basketball courts would be the areas most affected by the incremental shadow. Incremental shadow would move across these handball and basketball courts beginning 90 minutes after sunrise and gradually decrease in size over the course of the morning hours, finally exiting at approximately noon. Throughout this period, the handball courts and basketball courts on the other side of the Project Site, across Navy Street in Commodore Barry Park, would all be entirely in sunlight. The Golconda Playground handball and basketball courts would then be fully or partially (due to existing shadow from the BQE overpass) in sunlight in the afternoons. Therefore, given the continued availability of sunlit basketball and handball courts throughout the day in either Golconda Playground or the adjacent Commodore Barry Park, the incremental shadows on the handball and basketball courts in Golconda Playground in the mornings would not significantly impact users seeking to play handball or basketball in direct sunshine. Furthermore, incremental shadows on active recreational uses are generally not considered significant according to the *CEQR Technical Manual,* particularly when utilization levels are low, as they are in both Golconda Playground and Commodore Barry Park, and particularly during the warmer months surrounding the summer solstice when temperatures can be very high, especially on hard surfaces. Therefore, the incremental shadow would not significantly adversely affect the usability of these activities. In addition, during cold-weather months represented by December 21, utilization of active recreational amenities would be lower compared to warmer months and would not significantly affect their use or enjoyment.

[5] In accordance with the *CEQR Technical Manual* guidelines*,* incremental shadow is not considered significant when its duration is no more than 10 minutes and the resource otherwise continues to receive substantial sunlight. *CEQR Technical Manual*, 2025 edition, page 8-28.

The playground area in Golconda Playground west of the BQE and the skate park would receive incremental shadows on the late spring and summer representative dates in the early to mid-mornings. The playground's spray shower would be active on June 21 and August 6 but closed on May 6, March 21, September 21, and in winter. Incremental shadow would fall on this feature in the morning for approximately an hour on August 6 and an hour and 45 minutes on June 21. However, this area would be in sunlight after 8:30 AM (9:30 AM EDT) on August 6 and after 9:15 AM (10:15 AM EDT) for the rest of the day until 5:00 PM (6:00 PM EDT). In addition, the playground and spray shower in Commodore Barry Park would be in sunlight during these affected periods. Therefore, given the limited duration of incremental shadow, the early morning occurrence when utilization would be lighter, the many hours of sunlight on these areas for the remainder of the day, and the availability of similar amenities in Commodore Barry Park that would be in sunlight during the affected period, the incremental shadows would not be expected to cause significant adverse impacts to the playground, spray shower, and seating area west of the BQE. The playground area would continue to be in sunlight in the afternoons after school hours when utilization would be expected to be higher than at other times. Regarding the mature tree canopy above the playground and seating area, it would receive over six to eight hours of sunlight throughout the growing season (represented by the March 21/September 21, May 6/August 6, and June 21 dates). Therefore, the incremental shadows would not be expected to cause significant adverse impacts to the mature tree canopy.

In summary, the Proposed Project would cast incremental shadows on the handball and basketball courts on all representative dates in the mornings and on the playground and seating area west of the BQE on the late spring and summer representative dates in the early mornings, but for reasons explained above, the adverse effects of the incremental shadows would not be significant.

McLaughlin Park (Map ID 2)

Located southwest of the Project Site on the north side of Tillary Street between Flatbush Avenue Extension and Jay Street, this park contains two basketball courts with bleachers and recreational lighting, a handball court, exercise equipment, a spray shower with a steamboat theme, a synthetic turf multi-purpose area for softball and soccer, benches, and a variety of plants, trees and shrubs.

This park is too far south to receive project-generated shadow on any representative date except June 21, when it would receive limited incremental shadow for 48 minutes early in the morning (see **Figure 6-33**). The increment would not eliminate the sunlight, and the park would be entirely or mostly in sunlight after 6:45 AM (7:45 AM EDT) for the remainder of the day. Therefore, given these factors, the increment would not result in a significant adverse impact to this park.

Park at Concord Street, Nassau Street, and Flatbush Avenue Extension (Map ID 7)

This park comprises three discreet spaces that are essentially landscaped traffic medians and/or pedestrian circulation spaces. One triangular shaped landscaped space is on the east side of Flatbush Avenue Extension between Concord and Nassau Streets and contains grass and trees, and a ledge and several large rocks at the northern end potentially usable for sitting. Another triangular space is on the west side of Flatbush Avenue Extension between Concord and Nassau Streets and contains grass, trees, and a pedestrian path through it. The third

space is a smaller area of trees and herbaceous grass/shrubs at the corner of Bridge Plaza Court and Nassau Street.

These spaces would receive incremental shadow in the late spring and summer mornings represented by the May 6/August6 and June 21 analysis dates for approximately one and a half hours total, mostly falling on different portions of the spaces at different times as the shadows move. See **Figures 6-22, 6-23, and 6-34**. These spaces would be in sunlight from mid-morning into the afternoon. These spaces are essentially visual resources and pedestrian circulation spaces and as such the incremental shadow would not be significant.

Trinity Park (Map ID 8)

The usable portion of the park is located west-northwest of the Project Site on the north side of Nassau Street between Gold Street and Flatbush Avenue Extension. It is a paved semi-circular area containing fixed benches and table and chair seating and mature London Plane trees. Other sections of the park are located north of this seating area in and around the BQE and its access ramps and are not accessible except for a bike lane access route from Sands Street onto the Manhattan Bridge.

Incremental shadow would pass across the seating area of Trinity Park in the morning on the dates representing the spring, summer, and fall. On the March 21/September 21 date, the incremental shadow would eliminate the sunlight on the seating area for 30 minutes, 7:35 AM to 8:05 AM (8:35 AM to 9:05 AM EDT), but would exit the seating area at 8:45 AM (9:45 AM EDT) and the seating area would be mostly or entirely in sunlight for the rest of the day until approximately 4:00 PM (5:00 PM EDT). See **Figures 6-13 to 6-21**. On the May 6/August 6 analysis date the incremental shadow would similarly pass across the seating area in the morning but would only eliminate all the sunlight for 10 minutes, and the seating area would be mostly or entirely in sunlight before 8:20 AM (9:20 AM EDT) and entirely in sunlight after 9:30 AM (10:30 AM EDT) for the rest of the day until 90 minutes before sunset. See **Figures 6-22 through 6-32**. On the June 21 analysis date, the increment would only pass across a small portion of the seating area from 9:00 AM to 9:40 AM (10:00 AM to 10:40 AM EDT) and the seating area would be entirely in sunlight for the rest of the day until after 5:30 PM (6:30 PM EDT). See **Figures 6-33 through 6-44**.

Given the continued availability of sunlight throughout these dates, with the exception of the brief periods in the mornings described above, the incremental shadow would not cause a significant adverse impact to the seating area. Furthermore, there would be sitting areas nearby in Golconda Playground and Bridge Plaza that would be partially or fully in sunlight during the period when the Trinity Park seating area would be in incremental shadow.

Regarding the non-usable landscaped areas of Trinity Park around the BQE and access roads, incremental shadow would fall on portions of them on the March 21/September 21 analysis date and minimally on the late spring and summer representative dates. All the areas affected by the incremental shadow would receive at least 6 hours of direct sunlight each day and therefore the landscaping would not be significantly impacted by the incremental shadow.

Brooklyn Plaza (Map ID 9)

Brooklyn Plaza is an elevated space abutting the Manhattan Bridge and providing pedestrian access to it from Jay Street between Nassau and Sands Streets. Its surface is a mix of pavers and cobblestones, there are widely spaces mature trees, and benches line the perimeter.

Incremental shadow would pass across the plaza on the March 21/September 21 representative date only, early in the morning beginning 90 minutes after sunrise for a total of 49 minutes. See **Figure 6-13**. The plaza would be mostly or entirely in sunlight after 8:25 AM for virtually the entire day afterward until approximately 4:00 PM. Incremental shadow would not affect the plaza on the other representative dates. Therefore, given the above factors, the incremental shadow would not significantly impact the space.

90 Sands Street POPS (Map ID 10)

This recently (2024) developed publicly accessible residential plaza wraps around its associated building on Sands, Jay, and High Streets, and contains seating and some plantings. Incremental shadow would pass across a portion of the space over the course of 44 minutes early in the morning of the March 21/September 21 representative date. See **Figure 6-13**. A portion of the space would remain in sunlight during this period. Given the limited extent, duration, and seasonal occurrence of incremental shadow, this space would not be significantly impacted by the Proposed Project.

Lot at Adam Street, Cadman Plaza East between Prospect Street and Red Cross Place (Map ID 11)

For 14 minutes at the start of the March 21/September 21 analysis date, incremental shadow would pass across a triangular portion of this lot located between the Brooklyn Bridge, Cadman Plaza East, and Red Cross Place that is currently occupied by a parking lot and New York City agency infrastructure. This area is not accessible to the public and does not contain vegetation and therefore would not be adversely impacted.

Susan Smith McKinney Steward Park (Map ID 22) and Bridge Park 3 (Map ID 23)

These two parks are adjacent to each other and are located several blocks northwest of the Project Site. Incremental shadow would pass across them briefly at the start of the winter representative analysis date for approximately 30 to 40 minutes. The coverage of the incremental shadow would be large for a short time at around 9:00 AM but areas of sunlight would remain in the spaces (see **Figure 6-6**), and they would be mostly or entirely in sunlight after that into the early afternoon. Therefore, given the limited duration and seasonal occurrence, the incremental shadow would not cause a significant adverse impact to these parks.

Oxport Playground (Map ID 25)

This playground is located east of the Project Site and occupies the northern half of the block bounded by North Portland Avenue, North Oxford Street, Flushing Avenue, and Park Ave/BQE. It contains a fitness course, basketball courts, spray showers, climbing equipment, swings and chess tables.

Incremental shadow would pass across portions of this playground over the course of approximately an hour and a half at the end of the late spring and summer analysis dates (May 6/August 6 and June 21). The increment would be transient and areas of the park would remain in sun throughout the affected period (see **Figures 6-31, 6-32, and 6-43**). The park would be mostly or entirely in sun throughout the day prior to, and including most of, this hour and a half period. Therefore, given the limited extent and duration and continued availability of sunlight, the incremental shadow would not cause a significant adverse impact to this park.

Commodore Barry Park (Map ID 26)

This large park is located east of the Project Site directly across Navy Street. The northern half (starting at Navy Street and moving eastward) contains handball courts, a large open asphalt athletic play area, basketball courts, a playground and spray shower, and a pool. The southern half contains a large grass field for baseball/softball and soccer, and a large central lawn and performance space on the eastern side with benches, trees, and landscaping. See **Figure 6-46**.

Incremental shadow would fall on the park minimally in the afternoons on the December 21 representative date, more extensively on the March 21/September 21 analysis dates, albeit limited to the handball courts, asphalt athletic play area, basketball courts, and minimally the playground, and most extensively on the May 6/August 6 and June 21 analysis dates. On these latter dates, incremental shadow would enter the northwest corner of the park in the early afternoon around 12:35 PM (1:35 PM EDT), starting small on the handball courts and asphalt athletic play area but gradually extending across the playground/spray shower and pool areas in the late afternoon, and into the grass fields and performance space minimally at the end of the May 6/August 6 date and more extensively in the final hour of the June 21 date.

The park is large (10.39 acres), and in a location where there are no tall buildings to the east, south, or west (other than the Proposed Project, in the With Action condition). As a result, the park would be mostly or entirely in sunlight throughout the mornings and early afternoons on the spring, summer, and fall representative dates, and even when the incremental shadow would pass across the park, large areas of it would remain in sunlight. All vegetation in the park would receive a minimum of 6 to 8 hours of sunlight each day throughout the growing season months. Therefore, the incremental shadows would not cause significant adverse impacts to the lawns, trees, and other vegetation in the park.

The playground would be mostly or entirely in sunlight throughout the day on the December 21 and March 21/September 21 representative dates. On the May 6/August 6 and June 21 dates, the playground and its spray shower (which would be active on August 6 and June 21) would be entirely in sunlight from early morning until late afternoon (approximately 4:00 PM EDT) and partially in sunlight after, during the period of incremental shadow in the late afternoon. It should be noted that the playground and spray shower in nearby Golconda Playground would be in sunlight during this late afternoon period for users seeking such amenities.

The eastern part of the park containing the pool and the landscaped lawn, performance space, and seating area would continue to be in sunlight into the later afternoon. The pool area in the northeast corner of the park contains a large pool, a small children's pool, and the deck around and between them for sunning. The pool is open on the June 21 representative date, open on August 6 but closed on May 6, and closed on March 21, September 21, and December 21. On the June 21 date, the pools and deck area would be entirely in sunlight from early morning until late afternoon (see **Figures 6-34 through 6-41**). The incremental shadow would begin to pass across the pool area at 4:00 PM EDT (see **Figure 6-42**), would cover the northern half of the area including the entire large pool at 4:30 PM EDT, would continue to cover much of the pool area for the next hour, until 5:30 PM EDT (see **Figure 6-43** showing 5:00 PM EDT), and then continuing to move southward/clockwise so that by 6:00 PM EDT the northern half of the area would be in sunlight, including the entire large pool (see **Figure 6-44**). The entire pool area would be in sunlight from 6:30 PM to 7:00 PM EDT, when the pool closes. On the August 6 date, similar to June 21, the pools and deck area would be entirely in sunlight from

6.17.26



Leaf Off



Leaf On

Site Layout of Commodore Barry Park
Figure 6-46

early morning until late afternoon (see **Figures 6-22 through 6-29**). The incremental shadow would move onto the pool area at approximately 4:30 PM EDT (see **Figure 6-30**), would cover much (but not all) the pool area from approximately 5:00 PM to 6:30 PM EDT (see **Figures 6-31** and **6-32**), and then move southward/clockwise so that most of the pool area would be in sunlight from 6:30 PM to 7:00 PM EDT when the pool closes (see **Figure 6-33**). In summary, on the August 6 and June 21 representative dates when the pool is open, the pool area would be mostly in incremental shadow for approximately an hour and a half in the late afternoon. However, given that the pool would be entirely in sunlight from early morning until this late afternoon hour and a half period, and then in sunlight again until it closes at 7:00 PM EDT, the limited period of incremental shadow would not significantly impact the use of the pool. Regarding the landscaped lawn, performance space, and seating area south of the pool, incremental shadow would reach the northern end of it on the May 6/August 6 representative date, while the rest of that area would remain in sun; however, on the June 21 date incremental shadow would fall on it for approximately an hour and a half, 4:30 PM to 6:00 PM (5:30 PM to 7:00 PM EDT), covering much or all of it for the latter half of that period. However, similarly to the pool, the lawn and sitting area in the southeast quadrant of the park would be mostly or entirely in sunlight from early morning until this relative brief period at the end of the day, and therefore the incremental shadow would not significantly impact the use of these amenities.

In summary, given the fact that the playground, pool, grass athletic fields, landscaped lawn, performance space, and sitting area would be mostly or entirely in sunlight throughout the day until late afternoon, and partially in sunlight during the late afternoon when incremental shadow would fall on portions of them, the Proposed Project would not cause a significant adverse shadow impact to Commodore Barry Park.

Bridge Plaza Community Garden (Map ID 27)

This small but active community garden is located at the northeast corner of Bridge and Concord Streets.

The garden would receive an hour and 18 minutes of incremental shadow on the May 6/August 6 analysis date and an hour and 50 minutes on the June 21 analysis date, both occurring in the early morning. The increment would be gone by no later than 8:05 AM (9:05 AM EDT). On both of the representative dates, the garden would receive over 6 to 8 hours of direct sunlight, and therefore the increment would not significantly affect the garden.

Pulse Garden (Map ID 28)

The Pulse Garden is a community green space located in the Farragut Houses at 228 York Street. It is managed by NYCHA and local volunteers and features new edible and pollinator-friendly raised beds installed in 2024 by The Bee Conservancy and partners.

Incremental shadow would reach the garden on the winter representative date only, passing across it over the course of approximately two hours in the middle of the day. The increment, occurring outside the growing season, would not impact the garden.

HISTORIC RESOURCES

Cathedral Basilica of St James (Map ID A)

This building is eligible to be listed on the State and National Registers of Historic Places (S/NR-eligible) and has stained-glass windows on all four facades, including the east façade that faces toward the Project Site.

Incremental shadow would pass across the east façade for 15 to 18 minutes in the early mornings of the late spring and summer representative dates. This limited duration and seasonal occurrence would not significantly affect the opportunity for the public to appreciate the stained glass, especially given the early time of day when the church would likely not be active.

Farragut Houses (Map ID K)

This S/NR-eligible NYCHA development spans three superblocks north of the Project Site. Its historic significance is primarily due to the fact that Farragut Houses was the first residential development to be designed with the asterisk, or five-point, plan (see Chapter 7, “Historic and Cultural Resources”). While the buildings themselves do not necessarily have sunlight-sensitive architectural features, the overall development exemplifies the “towers in a park” architectural style and its landscaping and park-like areas and amenities for its residents are identified as sunlight-sensitive.

Incremental shadow would pass across all three superblocks on the December 21 representative date, but would be limited almost entirely to the southernmost superblock on the spring, summer, and fall dates. On all representative dates, and particularly in the spring, summer, and fall, the incremental shadow would move gradually across the development, falling on different areas over the course of the period from mid-morning to mid-afternoon, and because the development spans three superblocks, large areas of the development would remain in sunlight throughout the day, even accounting for the existing shadows from the NYCHA buildings themselves, as shown in all the figures. Therefore, the incremental shadow would not significantly impact the opportunity to appreciate this historic resource.

Commandant's House, Quarters A (Map ID L)

This house is located within the S/NR-listed Brooklyn Navy Yard Historic District. It is currently (and has been for decades) a private, gated residence. It has a greenhouse and landscaped grounds, both of which were identified as sunlight-sensitive.

Incremental shadow would pass across the grounds over the course of an hour and 45 minutes on the winter representative date, but on the greenhouse for only 20 minutes. This limited duration and occurrence only in winter would not significantly affect the grounds or the greenhouse of this historic resource.

Whitman Houses (Map ID N)

This S/NR-eligible NYCHA development is located southeast of the Project Site and would receive incremental shadow on a very small portion of its grounds for the final 15 minutes of the June 21 analysis date. This minimal extent and duration of incremental shadow would not cause a significant adverse impact to this resource.

NATURAL RESOURCES

East River/Wallabout Bay/Navy Yard Basin (Map ID N1)

The East River is a tidal strait and sunlight-sensitive natural resource that connects the Western Long Island Sound with the Upper New York Bay. Wallabout Bay and the Brooklyn Navy Yard Basin are inlets of the East River.

Incremental shadow would reach a small portion of the East River around the Brooklyn Bridge on the December 21 analysis date for 9 minutes, and then a small portion of the Navy Yard Basin in the afternoon for an hour 13 minutes. Incremental shadow would also reach a portion of the Navy Yard Basin for 55 minutes in the late afternoon of the March 21/September 21 analysis date.

The affected areas would be in sunlight for most of the day outside these brief periods, and the minor duration of incremental shadow would not be expected to have a significant adverse impact on either primary productivity (primarily phytoplankton, whose light requirements are low) or fish, who would be expected to avoid areas of temporary, transient shadow from shoreline or upland structures. ✴