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Public Health

This chapter addresses the Proposed Actions' effect on public health. As defined by the *2020 City Environmental Quality Review (CEQR) Technical Manual*, public health is the organized effort of society to protect and improve the health and well-being of the population through monitoring; assessment and surveillance; health promotion; prevention of disease, injury, disorder, disability, and premature death; and reducing inequalities in health status. The goal of CEQR with respect to public health is to determine whether adverse impacts on human health may occur as a result of a proposed action, and if so, to identify measures to mitigate such effects.

Introduction

The *CEQR Technical Manual* states that a public health assessment is not necessary for most projects. Where no significant unmitigated adverse impact is found in other CEQR analysis areas related to public health—such as air quality, water quality, hazardous materials, or noise—no public health analysis is warranted. If, however, an unmitigated significant adverse impact is identified in any of these other CEQR analysis areas, the lead agency may determine that a public health assessment is warranted for that specific technical area.

As described in **Chapter 1, Project Description**, the Proposed Actions would facilitate a proposal by the Applicants to permit broader uses than currently allowed under existing

zoning and place caps on the amount of floor area that could be occupied by certain uses. The Proposed Actions would not result in new construction within the project area, other than interior renovations in some portions of the two buildings to accommodate new tenants.

Principal Conclusions

As described in the relevant analyses of this Environmental Impact Statement, the Proposed Actions would not result in unmitigated significant adverse impacts in any of the technical areas related to public health: hazardous materials, water quality, air quality, or noise.

As a conservative measure due to the potential for community facility use in the buildings, an (E) designation (E-625) for hazardous materials and noise would be placed on the sites. The (E) Designation for hazardous materials requires sampling and remedial protocols be implemented under the administration of the New York City Mayor's Office of Environmental Remediation (OER) prior to the issuance of any permits that allow for soil disturbance related to the inclusion of a community facility use, or prior to applying for or accepting a temporary or permanent Certificate of Occupancy (C/O) that reflects a change in use group to community facility use. The (E) designation for noise would require a minimum window/wall sound attenuation, interior partition sound attenuation, and building sound transmission requirements for new community facility spaces, if and as necessary, to meet an interior noise condition of 45 dBA.

The analysis of operational air quality showed that the Proposed Actions would not result in air quality impacts from mobile sources or other areas.

Because the Proposed Actions would require only interior renovations, a construction-period assessment was not warranted.

Methodology

As noted above, the *CEQR Technical Manual* states that where no significant unmitigated adverse impact is found in other CEQR analysis areas related to public health—such as air quality, water quality, hazardous materials, or noise—no public health analysis is warranted. While no significant unmitigated adverse impacts have been identified in these technical areas, a summary of the Proposed Actions' potential to affect operational air quality, hazardous materials, and noise is provided. Because the Proposed Actions would require only interior renovations, a construction-period assessment is not warranted.

Assessment

Hazardous Materials

As detailed in **Chapter 3, Hazardous Materials**, the Proposed Actions would allow the Applicants to tenant the Starrett-Lehigh Building and Terminal Warehouse with a more diverse mix of uses than allowed by current zoning. Any construction needed at the building would be interior construction to fit out tenant space—typical of any building that changes

tenants—and the Proposed Actions would not result in ground disturbance at either the Starrett-Lehigh Building or Terminal Warehouse.

In addition, any interior renovations that would occur within the buildings to accommodate new tenants would, as in existing conditions, comply with applicable federal, state, and local, including Department of Buildings, requirements for abatement of asbestos, lead-based paints, or other potential hazards, should any be present in the area of interior renovation. Therefore, the Proposed Actions would not result in significant adverse impacts relating to hazardous materials

As a conservative measure due to the potential for community facility use at the sites, the New York City Department of Environmental Protection (NYCDEP) requested an (E) Designation for hazardous material (E-625) be applied to Block 672, Lot 1 and Block 673, Lot 1. The (E) Designation requires sampling and remedial protocols be implemented under the administration of the New York City Mayor's Office of Environmental Remediation (OER) prior to the issuance of any permits that allow for soil disturbance related to the inclusion of a community facility use, or prior to applying for or accepting a temporary or permanent Certificate of Occupancy (C/O) that reflects a change in use group to community facility use.

Given this, the Proposed Actions would not result in any significant adverse impacts with respect to hazardous materials, and there would be no impact on public health.

Air Quality

As detailed in **Chapter 5, Air Quality**, the analysis of mobile sources showed that the maximum hourly incremental traffic volumes generated by the Proposed Actions would not exceed the *CEQR Technical Manual* carbon monoxide (CO) screening threshold of 170 peak-hour vehicle trips at a single intersection in the study area. In addition, action generated volumes would not exceed the particulate matter (PM) emission screening thresholds discussed in Chapter 17, Sections 210 and 311 of the *CEQR Technical Manual*. No other air quality impacts are anticipated from the Proposed Actions. Therefore, the Proposed Actions would not result in any significant adverse impacts with respect to air quality, and there would be no impact on public health.

Noise

As detailed in **Chapter 6, Noise**, analyses were conducted on mobile sources at existing noise receptors and if new receptors would be in an acceptable ambient noise environment. The analysis of existing noise receptors showed that With-Action noise conditions would not increase by more than 3 dBA compared to the No-Action noise conditions and there would be no significant adverse noise impact to existing receptors. The analysis of new noise receptors showed that, like in existing and No-Action conditions, 2024 With-Action noise conditions would be Clearly Unacceptable on the western facades of both buildings where sound levels are projected to exceed 80 dBA and Marginally Unacceptable on all other facades of both buildings where sound levels are projected to be between 70 dBA and 80 dBA according to the CEQR Noise Exposure Guidelines.

A minimum window/wall sound attenuation would be required for new community facility spaces to meet an interior noise condition of 45 dBA. The window/wall attenuation and

alternative means of ventilation requirements would be set forth in a Noise (E) Designation (E-625) for the Project Area.

To ensure that new community facility spaces maintain an interior noise condition of 45 dBA (L_{eq} or L_{10}) or lower, interior partition sound attenuation and building sound transmission requirements would also be set forth in an (E) Designation (E-625) for noise that would be applied for the Project Area.

With these requirements, the Proposed Actions would not result in any significant adverse impacts with respect to noise, and there would be no impact on public health.