TABLE OF CONTENTS

Executive Summary ES-1
A. Introduction ES-1
B. Background and Existing Conditions ES-2
Project Area/Proposed Rezoning Area ES-2
C. Description of the Proposed Actions ES-6
Zoning Map Amendment ES-6
Zoning Text Amendment ES-7
D. Purpose and Need for the Proposed Actions ES-7
E. Analysis Framework for Environmental Review ES-8
Analysis Year ES-9
Identification of Development Sites ES-9
The Future without the Proposed Actions (No-Action Condition) ES-12
The Future with the Proposed Actions (With-Action Condition) ES-13
Construction Phasing for the Projected Development Sites ES-17
F. Potential Impacts of the Proposed Actions ES-17
Land Use, Zoning, and Public Policy ES-18
Socioeconomic Conditions ES-18
Open Space ES-19
Urban Design and Visual Resources ES-20
Hazardous Materials ES-20
Water and Sewer Infrastructure ES-21
Transportation ES-22
Air Quality ES-25
Greenhouse Gas Emissions and Climate Change ES-26
Noise ES-27
Public Health ES-28
Neighborhood Character ES-28
Construction ES-29
Effects on Disadvantaged Communities ES-32
Mitigation ES-33
Alternatives ES-35
G. Unmitigated Adverse Impacts ES-36
Open Space ES-36
Transportation ES-36
Construction ES-37
H. Growth-Inducing Aspects of the Proposed Actions ES-38
I. Irreversible and Irretrievable Commitments of Resources ES-39

Chapter 1: Project Description 1-1
A. Introduction 1-1
B. Background and Existing Conditions 1-2
Project Area/Proposed Rezoning Area 1-2
Neighborhood Context 1-4
C. Description of the Proposed Actions 1-6
Zoning Map Amendment 1-6
Zoning Text Amendment 1-7
D. Purpose and Need for the Proposed Actions 1-8
E. Analysis Framework for Environmental Review 1-9
Analysis Year 1-9
Identification of Development Sites 1-9
The Future without the Proposed Actions (No-Action Condition) 1-13
The Future with the Proposed Actions (With-Action Condition) 1-13

F. Public Review Process 1-18
Uniform Land Use Review Procedure (ULURP) 1-19
City Environmental Quality Review (CEQR) 1-19

Chapter 2: Land Use, Zoning, and Public Policy 2-1
A. Introduction 2-1
B. Principal Conclusions 2-2
C. Methodology 2-2
Analysis Year 2-3
Study Area Definition 2-3
D. Existing Conditions 2-4
Land Use 2-4
Zoning 2-7
Public Policy 2-10
E. The Future without the Proposed Actions (No-Action Condition) 2-14
Land Use and Zoning 2-14
Public Policy 2-16
F. The Future with the Proposed Actions (With-Action Condition) 2-16
Land Use 2-17
Zoning 2-21
Public Policy 2-22

Chapter 3: Socioeconomic Conditions 3-1
A. Introduction 3-1
B. Principal Conclusions 3-1
Direct Residential Displacement 3-2
Direct Business Displacement 3-2
Indirect Residential Displacement 3-2
Indirect Business Displacement 3-2
Adverse Effects on Specific Industries 3-3
C. Methodology 3-3
Determining Whether a Socioeconomic Assessment is Appropriate 3-3
Analysis Format 3-5
Study Area Definition 3-6
Data Sources 3-6
D. Preliminary Assessment 3-7
Direct Business Displacement 3-7
Profile of Private Sector Employment in the Study Area 3-7
CEQR Preliminary Assessment Criteria 3-10
Indirect Residential Displacement 3-14

Chapter 4: Open Space 4-1
A. Introduction 4-1
B. Principal Conclusions 4-1
C. Methodology 4-2
Study Area 4-2
Analysis Framework 4-3
Preliminary Assessment 4-4
Impact Assessment 4-4
D. Existing Conditions 4-5
Study Area Population 4-5
Inventory of Publicly Accessible Open Space 4-6
Assessment of Open Space Adequacy 4-11
E. The Future without the Proposed Actions (No-Action Condition) 4-12
Study Area Population 4-12
F. The Future with the Proposed Actions (With-Action Condition) 4-14

Study Area Population 4-14
Study Area Open Space 4-15
Direct Effects Analysis 4-15
Indirect Effects Analysis 4-15
Assessment of Open Space Adequacy 4-15
Potential Effects of the Proposed Actions on Publicly Accessible Open Space 4-16

Chapter 5: Urban Design and Visual Resources 5-1
A. Introduction 5-1
B. Principal Conclusions 5-2
C. Methodology 5-3
Study Areas 5-4
D. Preliminary Assessment 5-4
E. Detailed Assessment 5-4
Existing Conditions 5-4
F. The Future without the Proposed Actions (No-Action Condition) 5-11
Project Area (Primary Study Area) 5-11
Secondary Study Area 5-11
G. The Future with the Proposed Actions (With-Action Condition) 5-12
Project Area (Primary Study Area) 5-13
Secondary Study Area 5-16
Assessment 5-16

Chapter 6: Hazardous Materials 6-1
A. Introduction 6-1
B. Principal Conclusions 6-1
C. Existing Conditions 6-2
Topography and Subsurface Conditions 6-2
Hazardous Materials Assessment 6-2
Phase I ESAs 6-4
D. The Future without the Proposed Actions (No-Action Condition) 6-5
E. The Future with the Proposed Actions (With-Action Condition) 6-5

Chapter 7: Water and Sewer Infrastructure 7-1
A. Introduction 7-1
B. Principal Conclusions 7-1
Water Supply 7-2
Wastewater Treatment 7-2
Stormwater and Drainage Management 7-2
C. Methodology 7-2
Water Supply 7-2
Wastewater and Stormwater Conveyance and Treatment 7-3
D. Existing Conditions 7-3
Regulatory Context 7-3
Wastewater Conveyance System 7-4
Sanitary Flows (Dry Weather) 7-5
Stormwater Flows (Wet Weather) 7-6
E. The Future without the Proposed Actions (No-Action Condition) 7-6
Wastewater Treatment 7-7
Stormwater and Drainage Management 7-7
F. The Future with the Proposed Actions (With-Action Condition) 7-8
Wastewater Treatment 7-8

Chapter 8: Transportation 8-1
A. Introduction 8-1
B. Principal Conclusions 8-2
Traffic 8-2
Transit 8-3
Pedestrians 8-4
Street User Safety 8-4
Parking 8-5
C. Preliminary Screening 8-6
D. Level 1 Screening Assessment 8-6
Background 8-6
Transportation Planning Assumptions 8-6
Travel Demand Forecast 8-7
E. Level 2 Screening Assessment 8-12
Vehicular Traffic 8-12
Transit 8-13
Citywide Ferry Service (CWFS) 8-16
Pedestrians 8-16
Parking 8-17
F. Analysis Methodology 8-17
Traffic 8-17
Transit 8-19
Pedestrians 8-21
Vehicular and Pedestrian Safety Evaluation 8-25
Parking 8-26
G. Traffic 8-26
Existing Conditions 8-26
The Future without the Proposed Actions (No-Action Condition) 8-31
The Future with the Proposed Actions (With-Action Condition) 8-33
H. Transit 8-36
Existing Conditions 8-36
The Future without the Proposed Actions (No-Action Condition) 8-39
The Future with the Proposed Actions (With-Action Condition) 8-42
I. Pedestrians 8-44
Existing Conditions 8-44
The Future without the Proposed Actions (No-Action Condition) 8-49
The Future with the Proposed Actions (With-Action Condition) 8-53
J. Vehicular and Pedestrian Safety Evaluation 8-58
Recent DOT Initiatives 8-58
K. Parking 8-62

Chapter 9: Air Quality 9-1
A. Introduction 9-1
B. Principal Conclusions 9-1
C. Pollutants for Analysis 9-2
Carbon Monoxide (CO) 9-2
Nitrogen Oxides (NO_x), Volatile Organic Compounds (VOC) and Ozone (O_3) 9-3
Lead (Pb) 9-3
Respirable Particulate Matter – PM_{10} and $PM_{2.5}$ 9-3
Sulfur Dioxide (SO_2) 9-4
Air Toxics 9-4
D. Air Quality Regulations, Standards, and Criteria 9-5
National Ambient Air Quality Standards 9-5
NAAQS Attainment Status and State Implementation Plans 9-5
Significant Adverse Impact Criteria 9-7
CO De Minimis Criteria 9-7

$PM_{2.5}$ De Minimis Criteria 9-7
E. Methodology for Predicting Pollutant Concentrations 9-8
Mobile Sources 9-8
Stationary Sources 9-12
F. Existing Conditions 9-22
Background Concentrations 9-22
G. The Future without the Proposed Actions (No-Action Condition) 9-22
Mobile Sources 9-22
Stationary Sources 9-23
H. The Future with the Proposed Actions (With-Action Condition) 9-23
Mobile Sources 9-23
Stationary Sources 9-24
I. Proposed Air Quality E-Designations 9-27
Heating and Hot Water Systems 9-27
Chemical Fume Hood Exhaust Systems 9-29

Chapter 10: Greenhouse Gas Emissions and Climate Change 10-1
A. Introduction 10-1
B. Principal Conclusions 10-2
C. Recognized Greenhouse Gases 10-2
D. Policy, Regulations, Standards, and Benchmarks for Reducing GHG Emissions 10-4
Federal Policies 10-4
New York State Climate Leadership and Community Protection Act 10-5
New York City Initiatives 10-5
Other Benchmarks 10-6
E. Methodology 10-6
Building Operational Emissions 10-7
Mobile Source Emissions 10-8
Construction Emissions 10-8
Emissions from Solid Waste Management 10-8
F. Protected GHG Emissions from the Proposed Actions 10-9
Building Operational Emissions 10-9
Mobile Source Emissions 10-9
Summary 10-10
Consistency with the GHG Reduction Goal 10-11
Elements of the RWCDS That Would Reduce GHG Emissions 10-11
G. Resilience to Climate Change 10-13

Chapter 11: Noise 11-1
A. Introduction 11-1
B. Principal Conclusions 11-1
C. Acoustical Fundamentals 11-2
"A"-Weighted Sound Level (dBA) 11-2
Noise Descriptors Used in Impact Assessment 11-3
D. Noise Standards and Criteria 11-4
Environmental Conditions for Buildings in MX Districts 11-4
New York CEQR Technical Manual Noise Standards 11-4
Impact Significance Criteria 11-6
E. Existing Conditions 11-6
Selection of Noise Receptor Locations 11-6
Noise Monitoring 11-7
Existing Noise Levels at Noise Receptor Locations 11-7
F. Noise Analysis Methodology 11-8
General Methodology 11-8
Proportional Modeling 11-9
Playground Noise 11-9

G. The Future without the Proposed Actions (No-Action Condition) 11-10
H. The Future with the Proposed Actions (With-Action Condition) 11-12
Playground Noise 11-13
I. Noise Attenuation Measures 11-14
J. Mechanical Equipment 11-17

Chapter 12: Public Health 12-1
A. Introduction 12-1
B. Principal Conclusions 12-1
C. Methodology 12-2
D. Public Health Assessment – Construction Noise 12-2
Assessment 12-3

Chapter 13: Neighborhood Character 13-1
A. Introduction 13-1
B. Principal Conclusions 13-2
C. Methodology 13-3
Study Area 13-3
D. Preliminary Assessment 13-3
Defining Features 13-3
Assessment of the Potential to Affect the Defining Features of the Neighborhood 13-7

Chapter 14: Construction 14-1
A. Introduction 14-1
B. Principal Conclusions 14-2
Transportation 14-2
Air Quality 14-3
Noise 14-4
Vibration 14-4
Other Technical Areas 14-4
C. Governmental Coordination and Oversight 14-5
D. Conceptual Construction Schedule and Activities 14-6
Construction Sequencing 14-6
Typical Construction Activities 14-7
Estimate of Construction Workers and Construction Period Trucks 14-8
Determining Peak Year for Cumulative Construction and Operational Effects 14-9
Construction Work Hours 14-9
Construction Staging Areas, Sidewalk and Lane Closures 14-10
E. Preliminary Activities 14-10
Transportation 14-11
Air Quality 14-16
Noise and Vibration 14-16
Other Technical Areas 14-16
F. Detailed Analyses 14-19
Air Quality 14-19
Noise 14-23
Vibration 14-41

Chapter 15: Effects on Disadvantaged Communities 15-1
A. Introduction 15-1
B. Principal Conclusions 15-1
C. Identification of Disadvantaged Communities 15-2
D. Disadvantaged Communities Assessment 15-2
Open Space 15-4
Transportation (Traffic and Pedestrians) 15-5
Construction (Noise) 15-5

Other Technical Areas 15-5

Chapter 16: Mitigation 16-1
A. Introduction 16-1
B. Principal Conclusions 16-1
Open Space 16-1
Transportation 16-1
Construction 16-3
C. Open Space 16-4
D. Transportation 16-4
Traffic 16-4
Pedestrians 16-12
E. Construction 16-14
Noise 16-14

Chapter 17: Alternatives 17-1
A. Introduction 17-1
B. Principal Conclusions 17-1
No-Action Alternative 17-1
No Unmitigated Significant Adverse Impacts Alternative 17-2
C. No-Action Alternative 17-2
Land Use, Zoning, and Public Policy 17-2
Socioeconomic Conditions 17-3
Open Space 17-3
Urban Design and Visual Resources 17-4
Hazardous Materials 17-4
Water and Sewer Infrastructure 17-4
Transportation 17-5
Air Quality 17-7
Greenhouse Gas Emissions and Climate Change 17-7
Noise 17-7
Public Health 17-7
Neighborhood Character 17-8
Construction 17-8
Effects on Disadvantaged Communities 17-8
D. No Unmitigated Significant Adverse Impacts Alternative 17-8
Open Space 17-9
Transportation 17-9
Construction 17-10

Chapter 18: Unavoidable Adverse Impacts 18-1
A. Introduction 18-1
B. Open Space 18-1
C. Transportation 18-2
Traffic 18-2
Pedestrians 18-2
D. Construction 18-3
Noise 18-3

Chapter 19: Growth-Inducing Aspects of the Proposed Actions 19-1

Chapter 20: Irreversible and Irretrievable Commitments of Resources 20-1

APPENDICES

Appendix A: Waterfront Revitalization Program (WRP) Consistency Assessment Form
Appendix B: Hazardous Materials – Phase I Environmental Site Assessments (Excerpts)
Appendix C: Transportation Planning Factors and Travel Demand Forecast Memo
Appendix D: Noise
Appendix E: Construction Noise

LIST OF TABLES

ES-1 Project Area Tax Lots ES-3
ES-2 With-Action Scenario Projected Development Sites ES-16
ES-3 Comparison of No-Action and With-Action Development Scenarios for Projected Development Sites (RWCDS) ES-17
ES-4 Number of Impacted Intersections and Lane Groups by Peak Hour ES-23
ES-5 Summary of Significantly Impacted Intersections ES-23
ES-6 Summary of Significantly Pedestrian Impacts ES-24
ES-7 High Crash Locations ES-25
ES-8 Summary of Lane Groups/Intersections with Significant Adverse Traffic Impacts ES-34
ES-9 Lane Groups with Unmitigated Significant Adverse Traffic Impacts ES-34
ES-10 Summary of Significant Pedestrian Impacts ES-35
1-1 Project Area Tax Lots 1-4
1-2 With-Action Scenario Projected Development Sites 1-17
1-3 Comparison of No-Action and With-Action Development Scenarios for Projected Development Sites (RWCDS) 1-18
2-1 Project Area Tax Lots 2-4
2-2 Existing Land Uses within the 0.25-mile Study Area 2-7
2-3 No-Build Development Sites within the 0.25-mile Study Area 2-16
2-4 With-Action Scenario Projected Development Sites 2-20
3-1 Private Sector Employment in Study Area, Brooklyn, and New York City (2022) 3-8
3-2 Businesses and Employment Potentially Directly Displaced by the Proposed Actions 3-9
3-3 0.5-Mile Study Area Residential Population Estimates 3-15
3-4 Planned No-Action Residential Developments and Estimated Residential Population to be introduced to the Study Area by 2031 3-16
3-5 Estimated Study Area Population in the Future Without and With the Proposed Actions 3-16
4-1 Guidance for Percentage Change in Open Space Ratio 4-5
4-2 Residential Population and Age Distribution in the Study Area 4-6
4-3 Inventory of Existing Open Space and Recreational Resources in the Study Area 4-9
4-4 Adequacy of Open Space Resources in the Study Area – Existing Conditions 4-11
4-5 Study Area No-Action Development Projects 4-13
4-6 No-Action Condition Study Area Population 4-14
4-7 Adequacy of Open Space Resources – No-Action Condition 4-14
4-8 Adequacy of Open Space Resources – With-Action Condition 4-16
4-9 Detailed Assessment – Percentage Change Guidance to Determine Possible Open Space Impact 4-16
4-10 Study Area Open Space Ratios Summary 4-16
5-1 Existing Conditions of Lots in the Primary Study Area 5-6
5-2 With-Action Scenario Projected Development Sites 5-13
6-1 Projected and Potential Development Site Environmental Conditions and Recommendations 6-8
7-1 Existing Newtown Creek WRRF Average Daily Sewer Flows 7-5
7-2 Existing Projected Development Sites Water Consumption and Wastewater Generation 7-5
7-3 Existing Projected Development Sites Surface Areas and Runoff Coefficients 7-6
7-4 Existing Projected Development Sites Stormwater and Sanitary Sewage Flow Volumes 7-6
7-5 Expected Water Consumption and Wastewater Generation on the Projected Development Sites – No-Action Condition 7-7
7-6 Expected Water Consumption and Wastewater Generation on the Projected Development Sites – With-Action Condition 7-8
7-7 Development Site Runoff Coefficient – With-Action Condition 7-10
7-8 Projected Development Sites' Stormwater and Sanitary Sewage Flow Volumes – With-Action vs. Existing Conditions 7-10
8-1 2031 No-Action and With-Action Land Uses 8-2
8-2 Number of Impacted Intersections and Lane Groups by Peak Hour 8-3

8-3 Summary of Significantly Impacted Intersections 8-3
8-4 Summary of Significant Pedestrian Impacts 8-4
8-5 High Crash Locations 8-5
8-6 Transportation Planning Factors 8-8
8-7 Travel Demand Forecast 8-10
8-8 Summary of Net Incremental Peak Hour Trips Generated 8-12
8-9 Net Incremental Peak Hour Subway Trips 8-14
8-10 Net Incremental Peak Hour Subway Trips by Route and Direction 8-15
8-11 Bus Routes Serving Project Area 8-16
8-12 Net Incremental Bus Route Assignments 8-16
8-13 Intersection Level of Service Criteria 8-18
8-14 Level of Service Criteria for Subway Station Elements 8-20
8-15 Significant Impact Thresholds for Stairways and Passageways 8-21
8-16 Pedestrian Crosswalk/Corner Area and Sidewalk Levels of Service Descriptions 8-22
8-17 Significant Impact Criteria for Sidewalks in a Non-CBD Location 8-24
8-18 Significant Impact Criteria for Corners and Crosswalks in a Non-CBD Location 8-25
8-19 Existing Conditions Intersection Level of Service Analysis 8-29
8-20 No-Action Intersection Level of Service Analysis 8-32
8-21 With-Action Intersection Level of Service Analysis 8-35
8-22 Existing Condition Subway Station Stair Analysis 8-37
8-23 Existing Conditions Subway Station Fare Array Analysis 8-37
8-24 Existing Conditions Subway Line Haul Analysis 8-38
8-25 Existing Conditions Local Bus Analysis 8-39
8-26 No-Action Condition Subway Station Stair Analysis 8-40
8-27 No-Action Condition Subway Station Fare Array Analysis 8-40
8-28 No-Action Condition Subway Line Haul Analysis 8-41
8-29 No-Action Condition Local Bus Analysis 8-41
8-30 With-Action Condition Subway Station Stair Analysis 8-42
8-31 With-Action Condition Subway Station Fare Array Analysis 8-42
8-32 With-Action Condition Subway Line Haul Analysis 8-43
8-33 With-Action Condition Local Bus Analysis 8-44
8-34 Existing Sidewalk Conditions 8-46
8-35 Existing Crosswalk Conditions 8-47
8-36 Existing Corner Conditions 8-48
8-37 No-Action Sidewalk Conditions 8-50
8-38 No-Action Crosswalk Conditions 8-51
8-39 No-Action Corner Conditions 8-52
8-40 With-Action Sidewalk Conditions 8-55
8-41 With-Action Crosswalk Conditions 8-56
8-42 With-Action Corner Conditions 8-57
8-43 Crash Data Summary 2019, 2023, and 2024 8-61
8-44 With Action Weekday Hourly Parking Demand by Land Use 8-63
8-45 With Action Saturday Hourly Parking Demand by Land Use 8-64
9-1 National Ambient Air Quality Standards (NAAQS) 9-6
9-2 Maximum Background Pollutant Concentrations for Mobile Source Analysis 9-12
9-3 Exhaust Stack Parameters and Emission Rates - Projected Heating and Hot Water Systems 9-14
9-4 Maximum Background Pollutant Concentrations 9-15
9-5 Expected Hazardous Materials in the Proposed School Laboratories 9-18
9-6 Chemicals Selected for Worst-Case Spill Analysis 9-19
9-7 Modeled Emission Rates of Existing Industrial Source DEP Permitted Sources 9-21
9-8 Representative Monitored Ambient Air Quality Data 9-22
9-9 Maximum Predicted 24-Hour Average $PM_{2.5}$ With Action and Incremental Concentrations (µg/m³) 9-23
9-10 Maximum Predicted Annual Average $PM_{2.5}$ With Action and Incremental Concentrations (µg/m³) 9-24

9-11 Maximum Modeled Pollutant Concentrations on the Project Area from the Potential Heating and Hot Water Systems (µg/m³) 9-24
9-12 Maximum Modeled Pollutant Concentrations on Off-Site Locations from the Potential Heating and Hot Water Systems (µg/m³) 9-25
9-13 Fume Hood Recirculation Analysis Maximum Predicted Concentrations (ppm) 9-25
9-14 Maximum Predicted Concentrations (ppm) 9-26
9-15 Maximum Modeled Impacts on Projected and Potential Sites from Industrial Sources 9-27
10-1 Global Warming Potential (GWP) for Primary Greenhouse Gases 10-4
10-2 Proposed Actions' (RWCDS) Annual Vehicle Miles Traveled (miles per year) 10-8
10-3 Annual Building Operational Emissions – RWCDS 10-9
10-4 Annual Mobile Source Emissions for 2031 – RWCDS 10-10
10-5 Summary of Total Annual GHG Emissions Under the Proposed Actions – RWCDS 10-10
11-1 Noise Levels of Common Sources 11-3
11-2 Noise Exposure Guidelines for Use in City Environmental Impact Review 11-5
11-3 Required Attenuation Values to Achieve Acceptable Interior Noise Levels 11-6
11-4 Noise Receptor Locations 11-7
11-5 Measured Noise Levels (in dBA) 11-8
11-6 Playground Boundary Noise Leq(1) Noise Levels (dBA) 11-10
11-7 2031 No-Action Condition Noise Levels (in dBA) 11-11
11-8 With-Action Condition Noise Levels – the RWCDS Associated with the Proposed Actions (in dBA) 11-13
11-9 Noise Levels due to School Playgrounds (dBA) 11-14
11-10 CEQR-Required Attenuation at Noise Measurement Locations (in dBA) 11-15
11-11 Minimum Required Attenuation at the Projected and Potential Development Sites (in dBA) 11-16
13-1 Project Area Tax Lots 13-4
14-1 Construction Oversight in New York City 14-6
14-2 Conceptual Construction Schedule – RWCDS Projected Development Sites 14-7
14-3 Average Incremental Number of Daily Construction Workers and Trucks by Quarter 14-9
14-4 2028 (Q4) Peak Incremental Construction Vehicle Trip Projections (in PCEs) 14-12
14-5 Comparison of 2028 (Fourth Quarter) Incremental Construction and Operational Vehicle Trips with 2031 Operational Vehicle Trips 14-13
14-6 Maximum Pollutant Concentrations 14-23
14-7 Noise Receptors by Location and Land Use 14-27
14-8 Construction Noise Analysis Periods 14-30
14-9 Construction Equipment Noise Emissions in dBA 14-32
14-10 Construction Noise Analysis Results in dBA 14-33
14-11 Adverse Significant Construction Noise Impact Locations 14-41
14-12 Vibration Source Levels for Construction Equipment 14-43
15-1 NYS Disadvantaged Communities in the 0.5-Mile Study Area 15-3
16-1 Summary of Lane Groups/Intersections with Significant Adverse Traffic Impacts 16-2
16-2 Lane Groups with Unmitigated Significant Adverse Traffic Impacts 16-3
16-3 Summary of Significant Pedestrian Impacts 16-3
16-4 Proposed Traffic Mitigation Measures 16-6
16-5 Action-With-Mitigation Conditions at Impacted Lane Groups – AM 16-7
16-6 Action-With-Mitigation Conditions at Impacted Lane Groups – PM 16-9
16-8 Summary of Significant Pedestrian Impacts 16-12
16-9 Action-With-Mitigation Sidewalk Conditions 16-13
16-10 Action-With-Traffic Mitigation Crosswalk Conditions 16-13
16-11 Action-With-Traffic Mitigation Corner Conditions 16-14
16-12 Adverse Significant Construction Noise Impact Locations 16-15

LIST OF FIGURES

		Following Page
ES-1	Project Location	ES-1
ES-2	Existing Land Uses	ES-2
ES-3	Existing Zoning	ES-4
ES-4	Existing and Proposed Zoning	ES-6
ES-5	Projected and Potential Development Sites	ES-10
1-1	Project Location	1-1
1-2	Existing Land Uses	1-2
1-3	Existing Zoning	1-5
1-4	Existing and Proposed Zoning	1-6
1-5	Projected and Potential Development Sites	1-10
2-1	Existing Land Uses	2-3
2-2	Existing Zoning	2-8
2-3	Coastal Zone Boundary	2-13
2-4	No-Build Development Sites	2-15
2-5	FEMA Preliminary Flood Insurance Maps 2015	2-26
2-6	NPCC 2050s Flood Zone Floodplain	2-31
2-7	NPCC 2080s Flood Zone Floodplain	2-31
2-8	NPCC 2100s Flood Zone Floodplain	2-31
3-1	Socioeconomic Study Area	3-6
4-1	Open Space Study Area	4-3
4-2	Walk to a Park Service Area	4-3
4-3	Open Space Resources	4-7
4-4	Open Space Study Area No-Build Residential Developments	4-12
5-1	Aerial Map	5-1
5-2a	Photo Indicator Map - Primary Study Area	5-5
5-2b	Primary Study Area - Existing Buildings	5-5
5-2c	Primary Study Area - Existing Buildings	5-5
5-2d	Primary Study Area - Streetscapes	5-5
5-2e	Primary Study Area - Streetscapes	5-5
5-3a	Aerial Map	5-5
5-3b	Secondary Study Area - Existing Buildings	5-5
5-3c	Secondary Study Area - Existing Buildings	5-5
5-3d	Secondary Study Area - Streetscapes	5-5
5-3e	Secondary Study Area - Streetscapes	5-5
5-4	Built Density	5-5
5-5	Building Heights	5-5
5-6a	Comparison Views Indicator Map	5-12
5-6b	Conceptual Comparison of No-Action and With-Action Conditions #1: View along Park Avenue towards the intersection of Warsoff Place	5-12
5-6c	Conceptual Comparison of No-Action and With-Action Conditions #2: View along Park Avenue towards Sandford Street	5-12
5-6d	Conceptual Comparison of No-Action and With-Action Conditions #3: View along Sandford Street towards Park Avenue	5-12
5-6e	Conceptual Comparison of No-Action and With-Action Conditions #4: View along Warsoff Place towards Sandford Street	5-12
5-6f	Conceptual Comparison of No-Action and With-Action Conditions #5: View north along Spencer Street towards Park Avenue	5-12
5-6g	Conceptual Comparison of No-Action and With-Action Conditions #6: View north along Walworth Street towards Park Avenue	5-12

5-6h Conceptual Comparison of No-Action and With-Action Conditions #7: View west along Park Avenue towards Walworth Street 5-12
5-6i Conceptual Comparison of No-Action and With-Action Conditions #8: View along Park Avenue towards Spencer Street 5-13
8-1 Projected and Potential Development Sites 8-1
8-2 Traffic Analysis Locations 8-13
8-3 Transit Map 8-14
8-4a Proposed Project Peak Hours Pedestrian Incremental Volume 8-17
8-4b Proposed Project Peak Hours Pedestrian Incremental Volume 8-17
8-4c Proposed Project Peak Hours Pedestrian Incremental Volume 8-17
8-4d Proposed Project Peak Hours Pedestrian Incremental Volume 8-17
8-4e Pedestrian Analysis Locations 8-17
8-5 Bike Route Map 8-27
8-6a Existing Weekday AM Peak Hour Traffic Volume 8-28
8-6b Existing Weekday MD Peak Hour Traffic Volume 8-28
8-6c Existing Weekday PM Peak Hour Traffic Volume 8-28
8-6d Existing SAT Peak Hour Traffic Volume 8-28
8-7 No-Build Development Sites 8-31
8-8a No Action Weekday AM Peak Hour Traffic Volume 8-31
8-8b No Action Weekday MD Peak Hour Traffic Volume 8-31
8-8c No Action Weekday PM Peak Hour Traffic Volume 8-31
8-8d No Action SAT Peak Hour Traffic Volume 8-31
8-9 Incremental Vehicle Trips 8-34
8-10a With Action Weekday AM Peak Hour Traffic Volume 8-34
8-10b With Action Weekday MD Peak Hour Traffic Volume 8-34
8-10c With Action Weekday PM Peak Hour Traffic Volume 8-34
8-10d With Action SAT Peak Hour Traffic Volume 8-34
8-11 Flushing Avenue Subway Station (G) 8-36
8-12 Myrtle-Willoughby Avenues Subway Station (G) 8-36
11-1 Noise Monitoring Locations 11-7
11-2 Required Building Noise Attenuation 11-15
13-1 Neighborhood Character Study Area & Land Use Map 13-3
14-1 Weekday AM & PM Construction Trips Assignment 14-12
14-2a Construction Noise Receptor Locations 14-26
14-2b Construction Noise Receptor Locations 14-26
14-3 Construction Noise Impacts 14-32
15-1 DEC Disadvantaged Communities in the Study Area 15-2