4.0 Community Facilities and Services

Introduction

This chapter examines the potential effects of the Proposed Actions and associated reasonable worst-case development scenario (RWCDS) on community facilities in and around the proposed Project Area. The 2021 *City Environmental Quality Review (CEQR) Technical Manual* defines community facilities as public or publicly funded facilities, including schools, health care, child care, libraries, and fire and police protection services. CEQR methodology focuses on direct impacts on community facilities and services and on increased demand for community facilities and services generated by increases in population.

As described in **Chapter 1, Project Description**, the Atlantic Avenue Mixed-Use Plan rezoning proposal consists of a series of land use actions (collectively, the Proposed Actions) that would facilitate the incremental development (compared to the No-Action condition) of 5,206,302 square feet (sf) of residential floor area (5,143 dwelling units [DU]), including 2,234 affordable DUs; 286,507 sf of local retail space; 50,410 sf of destination retail space; 453,426 sf of office space, 121,716 sf of community facility space; a net reduction of 209 accessory parking spaces; and a net decrease of 160,276 sf of industrial, 3,500 sf of other commercial, and 81,000 sf of automotive-related uses on 54 projected development sites.

The analysis of community facilities and services has been conducted in accordance with *CEQR Technical Manual* guidance and the latest data and guidance from agencies such as the New York City Department of Education (DOE), the Brooklyn Public Library (BPL), the New York City School Construction Authority (SCA), and the New York City Department of City Planning (DCP).

Principal Conclusions

Direct Effects

The Project Area includes three non-contiguous City-owned parcels occupied by educational facilities and operated by the DOE. These parcels include: Site 53 at 178 Brooklyn Avenue, an 18,885-sf lot occupied by an Alternate Learning Center for middle and high school students on Superintendent's suspension; Site 54 at 457 Nostrand Ave, a 60,000-sf lot

occupied by K743 and currently used as Adult and Continuing Education Center; and Site 55 at 510 Clermont Avenue, a 40,500-sf lot occupied by PS K753, a school serving students with special needs and land that is subject to the Atlantic Terminal Urban Renewal Plan (URP).

As part of the Proposed Actions, these lots would be disposed and redeveloped with residential, community facility and commercial uses. It is anticipated that these community facility uses at the 510 Clermont Avenue Site (PS K753) and 178 Brooklyn Avenue would include in-kind replacements of the existing facilities. As noted in **Chapter 1, Project Description**, Sites 53 and 55 have been included in environmental analysis to account for development that could be facilitated by future discretionary actions not subject to the current ULURP application associated with the Proposed Actions.

The Site at 457 Nostrand Avenue is an in-fill development on the parking lot and would not directly affect (during either construction or in the with-action condition) any existing active DOE use.

Indirect Effects

Pursuant to *CEQR Technical Manual* guidance, detailed analyses of potential indirect impacts on public elementary, intermediate, and high schools; public libraries; and publicly funded child care centers were conducted for the Proposed Actions. Based on the 2021 *CEQR Technical Manual* screening methodology, detailed analyses of outpatient health care facilities and police and fire protection services are not warranted, although they are discussed qualitatively. As described in the following analysis and summarized below, the Proposed Actions would not result in significant adverse impacts on elementary and intermediate schools, high schools, libraries, or child care centers.

Public Schools

The proposed Project Area falls within the boundaries of two New York City Community School District (CSD) sub-districts: Sub-districts 1, 2, and 3 of CSD 13 and Subdistrict 1 of CSD 17. Using the *Projected Public School Ratios* published by the SCA, implementation of the Proposed Actions is projected to introduce approximately 447 elementary and middle school students and 257 high school students. Because the Proposed Actions would exceed the analysis threshold of 50 elementary/middle school students and 150 high school students noted in Table 6-1 of the 2021 *CEQR Technical Manual*, the Proposed Actions warrant an analysis of public elementary, middle, and high schools.

The utilization rate at elementary schools would increase from 51.43 percent under the No-Action condition to 54.14 percent under the With-Action condition (a 2.71 percent increase). There would be 5,894 available elementary school seats under the With Action condition. CSD 13 Sub-districts 1, 2, and 3 and CSD 17 Sub-district 1 elementary schools would continue to operate with ample capacities in the With-Action condition and therefore would not experience significant adverse impacts.

Under the With-Action condition, the enrollment of intermediate schools in Sub-districts 1, 2, and 3 of CSD 13 and Sub-district 1 of CSD 17 would not exceed capacity. The utilization rate at intermediate schools would increase from 35.74 percent under the No-Action condition to 37.47 percent under the With-Action condition (a 1.73 percent increase). There would be 3,388 available intermediate school seats under the With-Action condition. Intermediate schools in Sub-district 1, 2, and 3 of CSD 13 and Sub-district 1 of CSD 17 would not be over capacity and, therefore, would not experience significant adverse impacts.

In the With-Action condition, Brooklyn high schools are expected to continue to operate under capacity. The With-Action condition utilization rate of 68.67 percent would be a 0.29 percent increase from the No-Action condition utilization rate. There would be 27,822 available seats under the With-Action condition. Increases in utilization as a result of the Proposed Actions would be less than 5 percent; therefore, no significant adverse impacts to Brooklyn high schools would occur.

Libraries

According to the guidance established in the 2021 *CEQR Technical Manual*, if a proposed action increases the number of residential units served by the local library branch by more than 5 percent, then an analysis of library services is necessary. In Brooklyn, the introduction of 834 residential units would represent a 5 percent increase in DUs per branch. Implementation of the Proposed Actions would result in the addition of approximately 5,143 DUs to the study area compared to No-Action conditions, which exceeds the CEQR threshold for a detailed analysis.

Five branches of the BPL are located within three quarters of a -mile of the Project Area. The analysis focuses on the residents generated by the Proposed Actions. Residents from each projected development site are assigned to their closest library. Decreases in the holdings per resident at the Bedford Library catchment area, Pacific Library catchment area, and Brower Park Library catchment area would be 4.93 percent, 0.97 percent and 0.08 percent, respectively. Decreases would be less than the 5 percent impact threshold identified in the 2021 *CEQR Technical Manual*. In addition, future residents of the Project Area would have access to the Central Library and the Clinton Hill Library, which did not have any projected population increase as a result of the Proposed Actions. Future residents in the study area would have access to the entire BPL system through the interlibrary loan system and could have volumes delivered to their nearest library branch. Residents would also have access to libraries near their place of work. Furthermore, it is anticipated that the trends toward increased electronic research, the availability of eBooks and other media online on the BPL's website, and the interlibrary loan system would make space for increased patron capacity and programs to serve population growth. Therefore, the Proposed Actions would not be expected to result in a noticeable change in the delivery of library services and there would be no significant adverse impacts public libraries as a result of the Proposed Actions.

Child Care Services

The 2021 *CEQR Technical Manual* requires a detailed analysis of day care centers when a proposed action would produce substantial numbers of subsidized, low- to moderate-income family housing units that could therefore generate a sufficient number of eligible children to affect the availability of slots at public day care centers. Typically, proposed actions that generate 20 or more eligible children under age five require further analysis. According to Table 6-1 of the 2021 *CEQR Technical Manual*, the number of affordable housing units needed to yield 20 or more eligible children in Brooklyn would be 110 DUs. Implementation of the Proposed Actions would result in a net increment of approximately 5,143 DUs, of which up to approximately 2,234 DUs would be affordable. As such, the Proposed Actions exceed the threshold for an analysis of early childhood programs.

Based on Table 6-1b of the 2021 *CEQR Technical Manual*, the additional 2,234 affordable units would generate 398 children under age five who would be eligible for publicly funded child care services. The additional 398 children would reduce the number of available seats, but the utilization rate under With-Action conditions would be approximately 64.2 percent, a 5.34 percent increase compared to No-Action conditions. The utilization rate for Early Childhood Programs would be less than 100 percent under the With-Action condition. Therefore, the Proposed Actions would not result in significant adverse impacts to Early Childhood Programs.

Police, Fire, and Health Care Services

According to the 2021 *CEQR Technical Manual*, a detailed analysis of police and fire protection and health care facilities is required if a proposed action would (a) introduce a sizeable new neighborhood where one has not previously existed, or (b) would displace or alter a hospital or public health clinic, fire protection services facility, or police station. Implementation of the Proposed Actions would not result in any of the above circumstances. No significant adverse impacts would occur, and a detailed analysis of police and fire protection and health care facilities is not warranted.

Methodology

The purpose of the preliminary screening is to determine where a community facilities assessment is required. As recommended by the 2021 *CEQR Technical Manual*, a community facilities assessment is warranted if a proposed action has the potential to result in either direct or indirect effects on community facilities. If a proposed action would physically alter a community facility, whether by displacement of the facility or other physical change, this “direct” effect triggers the need to assess the service delivery of the facility and the potential effect that the physical change may have on that service delivery. New population added to an area as a result of a proposed action would use existing services, which may result in potential “indirect” effects on service delivery. Depending on the size, income characteristics, and age distribution of the new population, there may be effects on public schools, libraries, or child care centers.

Direct Effects

Approval of the Proposed Actions has the potential to result in direct displacement of existing community facilities in the Project Area. The Proposed Actions may include the disposition of city-owned property within the Project Area. Redevelopment of these properties could include renovation and/or development of housing and/or commercial use.

Existing community facilities on these sites include:; Site 53, 178 Brooklyn Avenue, an 18,885-sf lot occupied by an Alternate Learning Center for middle and high school students on Superintendent's suspension; Site 54, 457 Nostrand Ave, a 60,000-sf lot occupied by K743 and currently used as Adult and Continuing Education Center; and Site #55, 510 Clermont Avenue, a 40,500-sf lot occupied by PS K753, a school serving students with special needs on land that is subject to the Atlantic Terminal Urban Renewal Plan (URP). As noted in the project description, Sites 53 and 55 have been included in environmental analysis to account for development that could be facilitated by future discretionary actions not subject to the current ULURP application associated with the Proposed Actions.

The Proposed Actions would not result in the direct displacement of any other existing community facilities, nor would they affect the physical operations of or access to and from any police stations, firehouses or health care facilities.

Indirect Effects

The 2021 *CEQR Technical Manual* includes thresholds that provide guidance in making an initial determination of whether a detailed analysis is necessary to determine potential impacts. **Table 4-1** lists those *CEQR Technical Manual* thresholds for each community facility analysis area. If a proposal exceeds the threshold for a specific facility, a more detailed analysis is warranted. A preliminary screening analysis was conducted to determine if the Proposed Actions and associated RWCDS would exceed established *CEQR Technical Manual* thresholds warranting further analysis. Based on that screening, the Proposed Actions trigger a detailed analysis for public elementary, intermediate, and high schools; publicly funded child care centers; and public libraries.

Table 4-1: Preliminary Screening Analysis Criteria

Community Facility	Threshold for Detailed Analysis
Public Schools	50 or more elementary/intermediate school students or 150 or more high school students
Libraries	More than 5 percent increase in ratio of residential units to libraries in the Borough
Health Care Facilities (Outpatient)	Introduction of a sizeable new neighborhood
Child Care Centers (Publicly Funded)	More than 20 eligible children under age five based on the number of low- to moderate-income units
Fire Protection	Introduction of a sizeable new neighborhood
Police Protection	Introduction of a sizeable new neighborhood

Source: 2021 *CEQR Technical Manual*

The RWCDS associated with the Proposed Actions indicates a net increase of approximately 5,143 DUs in the area. Assuming an average occupancy of 2.45 persons per household

based on the average household size within both Community District 3 and Community District 8 (2020 Decennial Census), the population anticipated to be introduced as a result of the Proposed Actions would be approximately 12,600 residents.

Public Schools

The 2021 *CEQR Technical Manual* recommends conducting a detailed analysis of public schools if a proposed action would generate 50 or more elementary/intermediate school students and/or 150 or more high school students. Based on the RWCDS net increment of 5,143 residential units (compared to No-Action condition) and the CEQR student generation rates for Brooklyn CSD 13[1] and 17[2], and the student generation rate for Brooklyn high schools (0.05 high school students per unit), the Proposed Actions would generate approximately 704 total students, with approximately 349 elementary school students, 98 intermediate school students, and 257 high school students. This number of students warrants a detailed analysis of the Proposed Actions' effects on elementary, intermediate, and high schools.

Libraries

Potential impacts on libraries can result from an increased user population. According to the 2021 *CEQR Technical Manual*, a proposed action that generates a 5 percent increase in the average number of residential units served per branch (equivalent to a 734-unit increase in Brooklyn) may cause significant adverse impacts on library services and require further analysis. The With Action condition would result in a net 5,143 DUs. Therefore, the Proposed Actions would exceed this threshold, and a detailed analysis of libraries is warranted.

Child Care Services

According to the *CEQR Technical Manual*, if a proposed action would add 20 or more children under age six eligible for child care, then a detailed analysis of its impact on publicly funded child care facilities is warranted. This threshold is based on the number of low-income and low- to moderate-income units generated by a proposed action (110 units in Brooklyn). As described previously, the RWCDS associated with the Proposed Actions is expected to add a net 5,143 DUs, of which 2,234 DUs are expected to be affordable units provided through the Inclusionary Housing Program (IHP). Therefore, the Proposed Actions would yield more than 20 children under age six eligible for publicly funded child care, exceeding the CEQR thresholds requiring a detailed analysis of child care facilities.

Police, Fire, and Health Care Services

The 2021 *CEQR Technical Manual* recommends a detailed analysis of indirect impacts on police, fire, and health care services in cases where a proposed action would create a sizeable new neighborhood where none existed before. The Project Area is a developed area with an existing and well-established community that is served by existing police, fire, and health care services. Therefore, the Proposed Actions would not create a neighborhood where none existed before, and a detailed analysis of indirect effects on these community

[1] 0.0515 elementary students per DU and 0.0121 intermediate students per DU.
[2] 0.0844 elementary students per DU and 0.0261 intermediate students per DU.

facilities is not warranted. For informational purposes, a description of existing police, fire, and health care facilities serving the Project Area is provided below.

The Project Area is served by the New York City Police Department's (NYPD's) 77th, 78th, and 79th Precincts. The main portion of the Project Area, south of Atlantic Avenue, is served by the 77th Precinct, which encompasses the northern portion of the Crown Heights section of Brooklyn, as well as a portion of Prospect Heights. The 77th Precinct House is located at 127 Utica Avenue, approximately 1 mile east of the Project Area. The portion of the Project Area west of Vanderbilt Avenue is served by the 78th Precinct, which encompasses Park Slope and Prospect Park. The 78th Precinct House is located at 65 6th Avenue, adjacent to the west of the Project Area. The portion of the Project Area north of Atlantic Avenue is served by the 79th Precinct, in Bedford Stuyvesant. The 79th Precinct House is located at 263 Tompkins Avenue, approximately 0.75 miles north of the Project Area. As stated in the *CEQR Technical Manual*, NYPD independently reviews staffing levels against a precinct's population, area coverage, crime levels, and other local factors, and makes service and resource adjustments, as necessary.

The Project Area is served by Battalion 57 of the Fire Department of New York's (FDNY's) Division 11 and Battalion 38 of Division 15. Division 11 extends from Williamsburg to the north, Red Hook to the west, Kensington to the south and Bedford-Stuyvesant to the east. Division 15 extends from Bushwick to the north, City Line to the east, Kings Bay to the south, and Prospect Park to the west. The Project Area is also served by three fire companies: Engine Company 219, Ladder Company 105, serves to the west portion of the Project Area; Engine Company 235, Battalion 57, serves the areas to the north; and Engine Company 280, Ladder Company 132, serves the areas to the south. FDNY continually evaluates the need for changes in personnel, equipment, or locations of fire stations and makes any necessary adjustments.

There are two types of ambulances in New York City—911 providers and those providing inter-facility transport. Municipal FDNY and hospital-based ambulances are the sole providers of 911 services, and they operate that system under contract with Emergency Medical Services (EMS).

Under 2021 *CEQR Technical Manual* guidance, health care facilities include public, proprietary, and nonprofit facilities that accept government funds (usually in the form of Medicare and Medicaid reimbursements) and that are available to any member of the community. Examples of these types of facilities include hospitals or public health clinics. The Interfaith Medical Center is located approximately half a mile east of the Project Area at 1545 Atlantic Avenue and is likely to be used by the residents and workers of the Project Area. In addition, there are multiple health clinics in the Study Area: Walk In GYN Care, located at 535 Clinton Avenue; Heritage Integrative Health Services, located at 34 Plaza Street East; Prominis Medical Services, located at 60 Plaza Street East; Interfaith Medical Center, located at 880 Bergen Street; Bishop J. Walker Medical Specialty Clinic, located at 528 Prospect Place; Cityblock Health – Bed-Stuy, located at 1259 Bedford Avenue; City Bed-

Stuy Urgent Care, located at 1243 Fulton Street; HFMC Primary Care, located at 341 Eastern Parkway; and Doral Health & Wellness, located at 391 Eastern Parkway (see **Figure 4-1**).

Indirect Effects on Public Schools

Methodology

This analysis assesses the potential effects of the Proposed Actions on public elementary, intermediate, and high schools serving the Project Area. According to the guidance presented in the *CEQR Technical Manual*, CEQR analyzes potential impacts only on public schools operated by DOE; private and parochial schools within the Study Area are not included in the analysis of schools presented in this chapter.

The demand for community facilities and services is directly related to the type and size of the new population generated by development resulting from the Proposed Actions. As outlined in **Chapter 1, Project Description**, the RWCDS would result in a net increment of 5,143 residential units. Based on the multipliers presented in Table 6-1a of the 2021 *CEQR Technical Manual*, the RWCDS associated with the Proposed Actions would result in a net increase of approximately 349 elementary school students, 98 intermediate school students, and 257 high school students (Error! Reference source not found.). According to 2021 *CEQR T echnical Manual* guidance, this level of development triggers a detailed analysis of elementary and intermediate level schools, as well as high schools.

Table 4-2: Projected Development Sites and Associated Number of Projected Incremental Students by Respective CSD Subdistricts

Study Area	Projected Development Sites in the Subdistrict	Total DU (No-Action to With-Action Increment)	Number of Projected Elementary Students	Number of Projected Intermediate Students	Number of Projected High School Students
CSD 13 – SD 1	1-3, 21, 34	746	38	9	257
CSD 13 – SD 2	55	499	26	6	
CSD 13 – SD 3	13-17, 19, 50, 51, 54	1,345	69	16	
CSD 17 – SD 1	4-12, 20, 22-45, 48, 49, 53	2,553	216	67	
Total		**5,143**	**349**	**98**	**257**

Source: DCP NYCSCA Projected Public School Ratio
Note: The RWCDS does not include a projected development site 18.

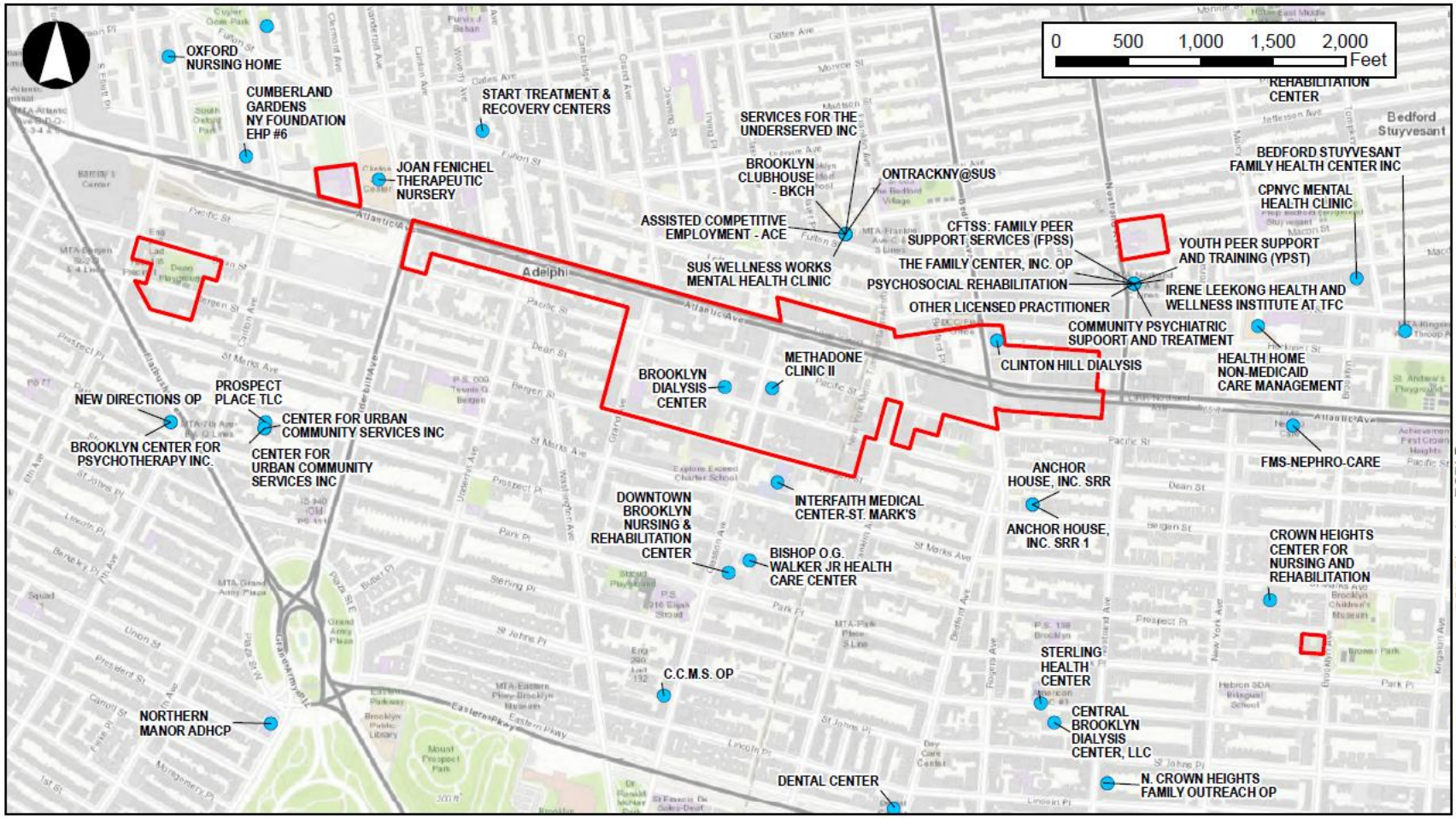
Following the methodologies in the 2021 *CEQR Technical Manual*, the Study Area for the analysis of elementary and intermediate schools is the CSD's "subdistrict" ("region," or "school planning zone") in which the project is located. As indicated in **Figure 4-2**, the Project Area falls within the boundaries of four New York City CSD sub-districts: Sub-districts 1, 2, and 3 of CSD 13, and Sub-district 1 of CSD 17. Error! Reference source not found. s ummarizes the projected development sites that fall within each respective school district and the associated number of new residential units and new elementary, intermediate, and high school students resulting from the Proposed Actions. While the number of high school students generated by residential units within each respective school sub-district is presented in **Table 4-2**, high school students may attend any high school in the City if they meet the admissions criteria, and high schools compete to attract students on the basis of specialized

programs and overall reputation. Consequently, high school capacity assessments are not performed for small, localized study areas. The 2021 *CEQR Technical Manual* states that the borough in which a project is located should serve as the study area for high school analyses.

A schools analysis presents the most recent capacity, enrollment, and utilization rates for elementary, intermediate, and high schools in the respective study areas. The No-Action condition is then predicted based on enrollment projections and proposed development projects; the future utilization rate for school facilities is calculated by adding the estimated enrollment from proposed residential developments in the school's study area to DOE's projected enrollment and then comparing that number with projected school capacity. DOE's most recent enrollment projections (Actual 2022–2023, Projected 2024–2033)[3] are posted on SCA's website. In addition, any new school projects identified in the DOE 2025–2029 Five-Year Capital Plan (and/or subsequent amendments) are included if construction has begun. According to the 2021 *CEQR Technical Manual*, some schools may be included in the analysis if they are in the DOE Five-Year Capital Plan but are not yet under construction if the lead agency, in consultation with SCA, concurs that it is appropriate.

To determine With-Action school utilization rates, the net elementary and intermediate school population generated by each projected development site was added to the respective CSD sub-district; the net high school students generated by all projected development sites under the RWCDS was added to the borough-wide future high school population. The effect of the new students introduced by the Proposed Actions under the RWCDS on the capacity of schools within the respective study areas was then evaluated. According to the 2021 *CEQR Technical Manual*, a significant adverse impact may occur if a proposed action would result in: (1) a utilization rate of the elementary and/or intermediate schools that is equal to or greater than 100 percent in the With-Action condition; and (2) an increase of 5 percent or more in the collective utilization rate from the No-Action condition to the With-Action conditions.

[3] The AAMUP Build Year is 2034. However, school enrollment projections go through 2033, so 2033 is used in this analysis.



Atlantic Avenue Mixed-Use Plan

Figure 4-1
Area Health Care Facilities

Existing Conditions

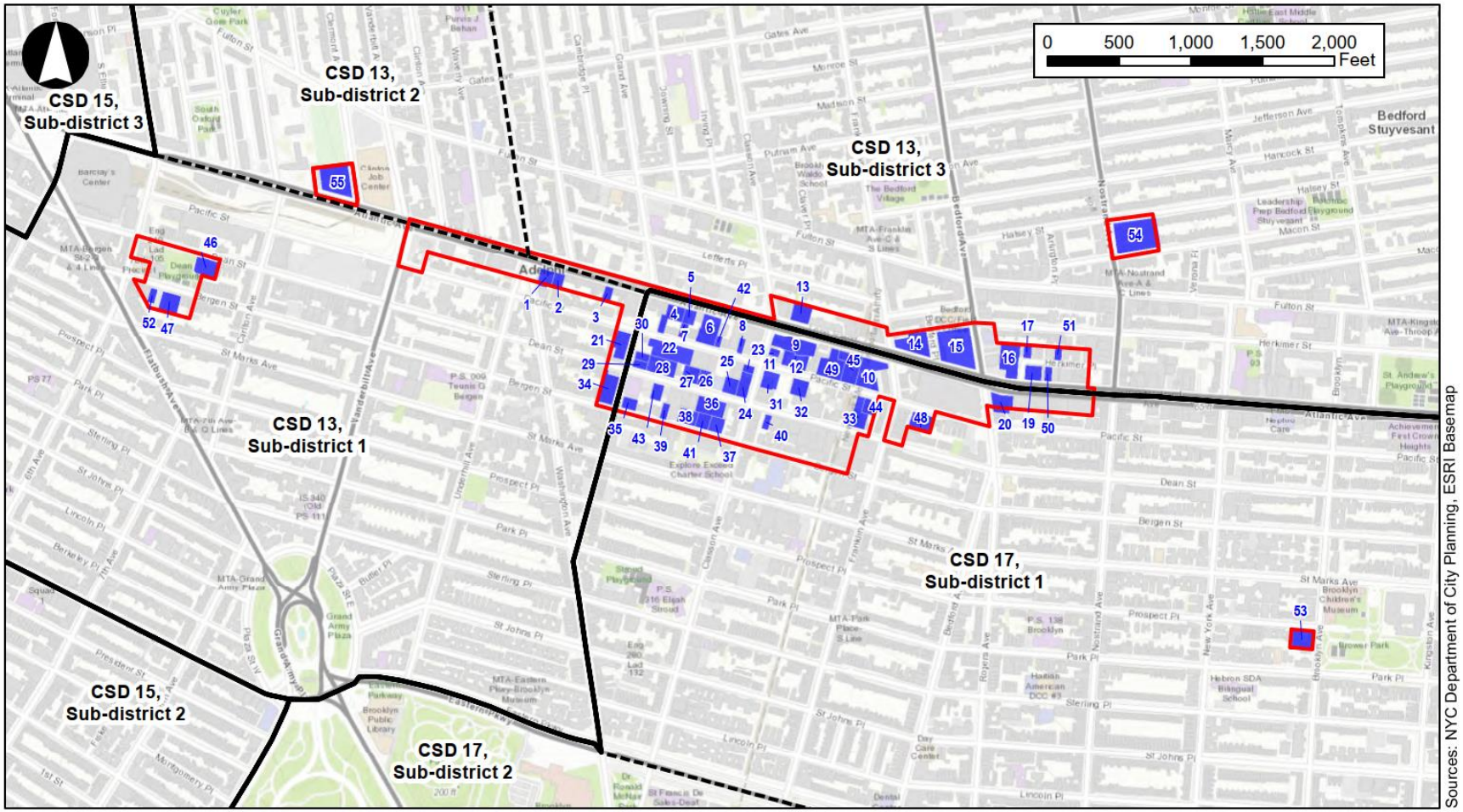
As described above, elementary and intermediate schools in New York City are located in geographically defined school districts. As shown in **Figure 4-2**, the Project Area is located within the boundaries of four CSD sub-districts: Sub-districts 1, 2, and 3 of CSD 13, and Sub-district 1 of CSD 17. Analyzed study area elementary and intermediate schools are defined by one of four categories: elementary (PS) schools, which serve grades Pre-K through 5; intermediate (IS) schools, which serve grades 6 through 8; secondary schools, which serve grades 6 through 12; and K–8 schools, which serve grades Pre-K through 8. For utilization analysis purposes, the elementary/PS components of PS/IS and K-8 schools have been combined, the intermediate/IS components of PS/IS and IS/HS schools have been combined, and the high school components of secondary schools have been combined.

Table 4-3 through **Table 4-5** provide the existing enrollment, capacity, and utilization rates for elementary, intermediate, and high schools in their respective study areas. In instances where school buildings house more than one organization, these organizations are listed separately.

Elementary Schools

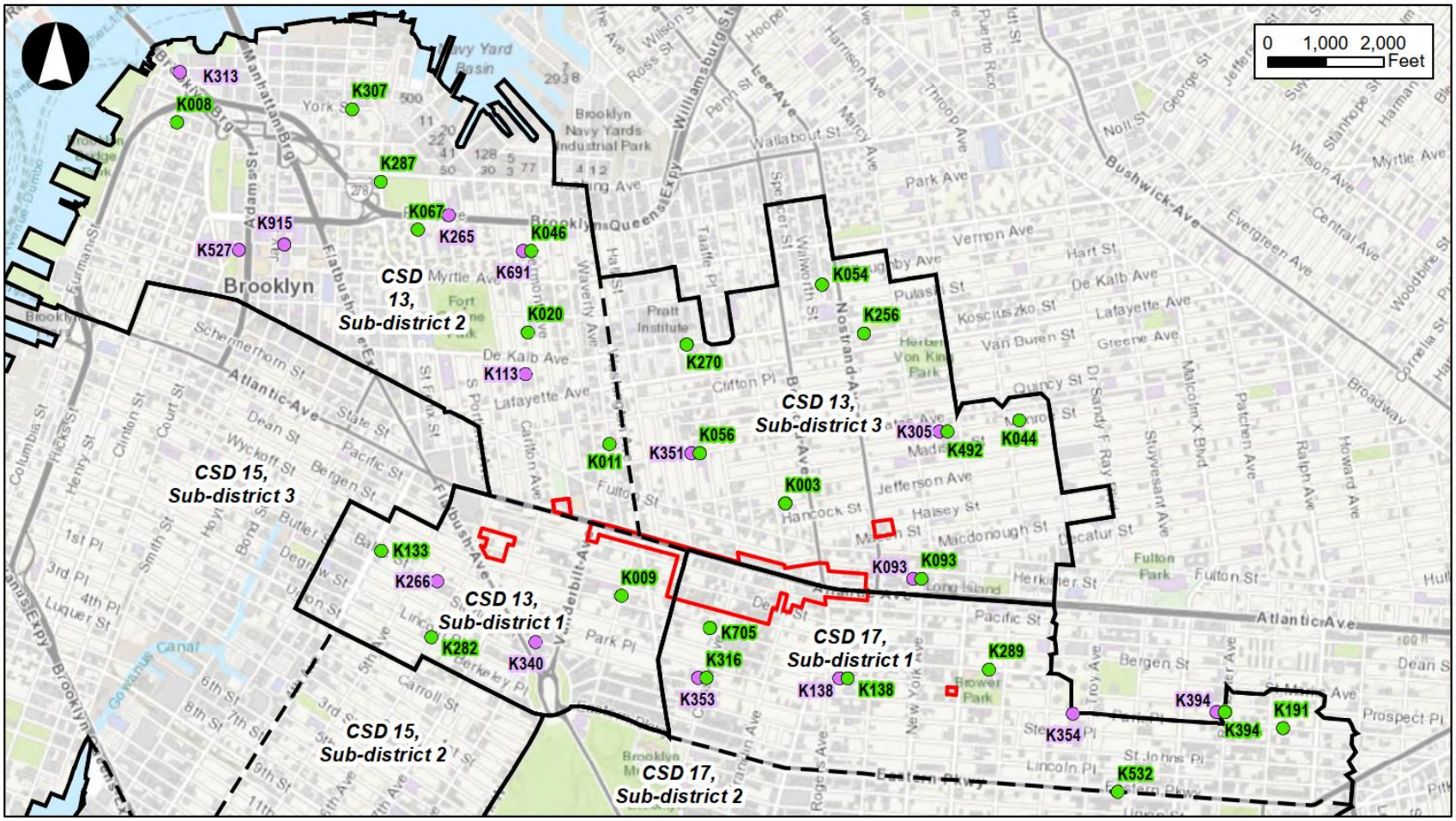
As shown in **Figure 4-3** and **Table 4-3**, there are 25 elementary schools within the study area, including three within Sub-district 1 of CSD 13, seven within Sub-district 2 of CSD 13, eight within Sub-district 3 of CSD 13, and seven within Sub-district 1 of CSD 17. Within CSD 13, Sub-district 1 schools have an existing utilization rate of 76.13 percent with 577 available seats, Sub-district 2 schools have an existing utilization rate of 80.28 percent with 714 available seats, and Sub-district 3 schools have an existing utilization rate of 49.51 percent with 1,730 available seats. Within CSD 17, Sub-district 1 has an existing utilization rate of 68.84 percent with 959 available seats.

While not included in the quantitative analysis pursuant to the *CEQR Technical Manua*l, there are several charter schools in the study area sub-districts that serve elementary and intermediate students. The Leadership Prep Bedford Stuyvesant, Williamsburg Collegiate Cs-Annex, Unity Prep CS of Brooklyn, Uncommon New York City CS #1, Brooklyn Prospect-Clinton Hill MS, Achievement First Endeavor CS, Success Academy CS-Prospect Heights, Kipp Amp Charter School, Bedford Stuyvesant Collegiate Charter Annex, Leadership Prep Bed-Stuy Middle, Achievement First CS 11, and Kipp Amp Elementary Charter School. All these charter schools are located in DOE-owned buildings.



Atlantic Avenue Mixed-Use Plan

Figure 4-2
Plan Area CSD Sub-districts



Legend

- Elementary School
- Intermediate School
- Plan Area
- 13 Brooklyn Community School District
- CSD Sub-district

Atlantic Avenue Mixed-Use Plan

Figure 4-3
Study Area Elementary and Intermediate Schools

Table 2-3: Study Area Elementary School Enrollment, Capacity, and Utilization for the 2022–2023 Academic Year

ID#	School Name	Address	Enrollment	Target Capacity	Available Seats	Utilization (%)
CSD 13 Sub-district 1						
K009	P.S. 009 Sarah Smith Garnet	80 Underhill Avenue	736	1,046	310	70.36%
K133	P.S. 133 William A. Butler	610 Baltic Street	609	775	166	78.58%
K282	P.S. 282 Park Slope	180 6th Avenue	495	596	101	83.05%
Total (District 13 – Subdistrict 1)			**1,840**	**2,417**	**577**	**76.13%**
CSD 13 Sub-district 2						
K008	P.S. 008 Emily Warren Roebling	37 Hicks Street	577	520	-57	110.96%
K011	P.S. 011 Purvis J. Behan	419 Waverly Avenue	830	768	-62	108.07%
K020	P.S. 020 Clinton Hill	225 Adelphi Street	621	791	170	78.51%
K046	P.S. 046 Edward C. Blum	100 Clermont Avenue	232	454	222	51.10%
K067	P.S. 067 Charles A. Dorsey	51 Saint Edwards Street	192	267	75	71.91%
K287	P.S. 287 Bailey K. Ashford	50 Navy Street	134	273	139	49.08%
K307	P.S. 307 Daniel Hale Williams	209 York Street	320	547	227	58.50%
Total (District 13 – Subdistrict 2			**2,906**	**3,620**	**714**	**80.28%**
CSD 13 Sub-district 3						
K003	P.S. 003 The Bedford Village	50 Jefferson Avenue	225	780	555	28.85%
K044	P.S. 044 Marcus Garvey	432 Monroe Street	120	294	174	40.82%
K054	P.S. 054 Samuel C. Barnes	195 Sandford Street	157	439	282	35.76%
K056	P.S. 056 Lewis H. Latimer	170 Gates Avenue	263	378	115	69.58%
K093	P.S. 093 William H. Prescott	31 New York Avenue	175	311	136	56.27%
K256	P.S. 256 Benjamin Banneker	114 Kosciuszko Street	205	564	359	36.35%
K270	P.S. 270 Johann DeKalb	241 Emerson Place	93	208	115	44.71%
K492	P.S. 492 –Academy of Arts and Letters	344 Monroe Street	459	453	-6	101.25%
Total (District 13 – Subdistrict 3)			**1,697**	**3,427**	**1,730**	**49.51%**
CSD 17 Sub-district 1						
K138	P.S. 138 Brooklyn	760 Prospect Place	263	552	289	47.60%
K191	P.S. 191 Paul Robeson	1600 Park Place	158	266	108	59.40%
K289	P.S. 289 George V. Brower	900 St. Marks Avenue	288	474	186	60.76%
K316	P.S. 316 Elijah Stroud	750 Classon Avenue	552	519	-33	106.36%
K394	P.S./I.S. 394 – Mary McLeod Bethune	188 Rochester Avenue	150	368	218	40.80%
K532	New Bridges Elementary	1025 Eastern Parkway	430	552	122	77.90%
K705	Brooklyn Arts and Science Elementary School	443 St. Marks Avenue	278	347	69	80.12%
Total (District 17 – Subdistrict 1)			**2,119**	**3,078**	**959**	**68.84%**
Total (Study Area)			**8,562**	**12,543**	**3,981**	**68.26%**

Source**:** NYC Planning, DOE 2022-2023 Blue Book

Intermediate Schools

As shown in **Figure 4-3**, there are 15 intermediate schools within the study area, including two within Sub-district 1 of CSD 13, six within Sub-district 2 of CSD 13, three within Sub-district 3 of CSD 13, and four within Subdistrict 1 of CSD 17. As indicated in **Table 4-4**, within CSD 13, Sub-district 1 schools have an existing utilization rate of 38.65 percent with 346 available seats, Sub-district 2 schools have an existing utilization rate of 58.54 percent with 804 available seats, and Sub-district 3 schools have an existing utilization rate of 64.76 percent with 292 available seats. Within CSD 17, Sub-district 1 has an existing utilization rate of 44.55 percent, with 716 available seats. In total, intermediate schools in the study area have a utilization rate of 53.32 percent.

Table 4-4: Study Area Intermediate School Enrollment, Capacity, and Utilization for the 2022-2023 Academic Year

ID#	School Name	Address	Enrollment	Target Capacity	Available Seats	Utilization (%)
CSD 13 Sub-district 1						
K266	M.S. K266 Park Place Community Middle School	62 Park Place	69	247	178	27.94%
K340	I.S. 340 Brooklyn	227 Sterling Place	149	317	168	47.00%
Total (District 13 – Subdistrict 1)			**218**	**564**	**346**	**38.65%**
CSD 13 Sub-district 2						
K113	M.S. 113 Robert Edmonds Learning Center	300 Adelphi Street	229	692	463	33.09%
K265	Dr. Susan S. McKinney Secondary School of the Arts	101 Park Avenue	66	268	202	24.60%
K313	Dock Street School for STEAM Studies	19 Dock Street	276	251	-25	109.96%
K527	Urban Assembly Institute of Math and Science for Young Women	283 Adams Street	131	182	51	71,83%
K691	Fort Greene Preparatory Academy	100 Clermont Avenue	175	232	57	75.43%
K915	Bridges: A School for Exploration and Equity	105 Johnson Street	258	313	55	82.43%
Total (District 13 – Subdistrict 2)			**1,135**	**1,939**	**804**	**58.54%**
CSD 13 Sub-district 3						
K093	I.S. 301 Restoration Academy	31 New York Avenue	95	251	156	37.85%
K351	The Urban Assembly Unison School	170 Gates Avenue	172	311	139	55.31%
K305	I.S. 492 Academy of Arts and Letters	344 Monroe Street	269	266	-3	101.25%
Total (District 13 – Subdistrict 3)			**536**	**828**	**292**	**64.76%**
CSD 17 Sub-district 1						
K138	P.S. 138 Brooklyn	760 Prospect Place	154	324	170	47.60%
K353	P.S. 316 Elijah Stroud Middle School	750 Classon Avenue	125	201	76	62.19%
K354	I.S. 390 The School of Integrated Learning	1224 Park Place	200	531	331	37.66%
K394	M.S. K394 Brooklyn	188 Rochester Avenue	96	235	139	40.80%
Total (District 17 – Subdistrict 1)			**575**	**1,291**	**716**	**44.55%**
Total (Study Area)			**2,464**	**4,621**	**2,157**	**53.32%**

Source: NYC Planning, DOE 2022-2023 Blue Book

As noted in the section above, while not included in the quantitative analysis pursuant to the *CEQR Technical Manual*, there are several charter schools in the study area sub-districts that serve intermediate students. All these charter schools are located in DOE-owned buildings.

High Schools

Table 4-5 provides summary capacity, enrollment, and utilization for all high schools in Brooklyn. As shown in **4-5**, the borough's high schools had a utilization rate of approximately 83.89 percent with 14,099 available seats in the 2022–2023 academic year. Although a 1-mile radius is not used for assessment purposes, as high school students may attend any high school in the City if they meet the admissions criteria, **Figure 4-4** shows the locations of all high schools within an approximate 1-mile radius of the Project Area for reference.

Table 4-5: Brooklyn High School Enrollment, Capacity, and Utilization for the 2022-2023 Academic Year

Area	Enrollment	Capacity	Available Seats	Utilization (%)
Brooklyn	73,425	87,524	14,099	83.89%

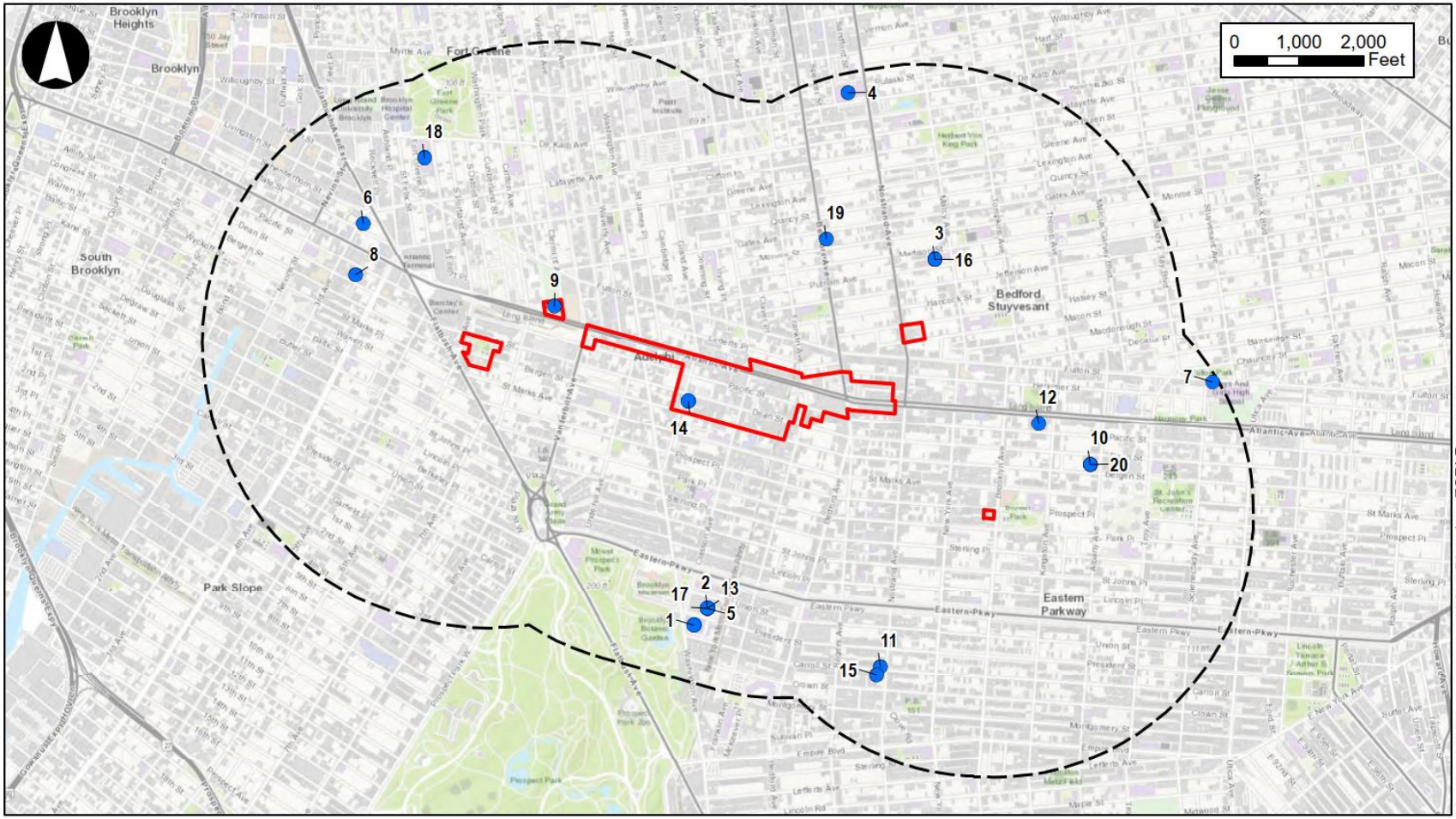
Source: NYC Planning

The Future without the Proposed Actions (No-Action Condition)

In the future without the Proposed Actions, utilization of public elementary, intermediate, and high schools serving the Project Area and surrounding study areas would be affected by changes in enrollment mainly due to aging of the existing student body and new arrivals born in the area or moving to it, as well as changes in capacity or number of available seats, in the study area schools.

Enrollment Projections

As noted above, SCA provides enrollment projections by district for up to 10 years. The latest available enrollment projections from 2023 have been used in this analysis to project student enrollment in 2033. These enrollment projections focus on the natural growth of the City's student population and other population increases that do not account for new residential development planned in the area (No-Action projects). SCA has also provided data on the number of new elementary and intermediate students expected from new housing in Sub-districts 1, 2, and 3 of CSD 13 and Sub-districts 1 of CSD 17 based on its capital planning work. In addition to the SCA 10-year high school enrollment projections, the 2033 No-Action high school enrollment was calculated using the 2033 enrollment projections for Brooklyn high schools and by applying a multiplier of 0.05, per *CEQR Technical Manual* Table 6-1a, to the number of new housing units anticipated in the borough by 2033 (56,310). The anticipated No-Action elementary and intermediate school enrollment for the study area sub-districts and No-Action high school enrollment for the borough of Brooklyn are presented in **Table 4-6** and **Table 4-7**, respectively.



Atlantic Avenue Mixed-Use Plan

Figure 4-4
Public High Schools within 1-Mile of the Plan Area

Projected Capacity Changes

As outlined in the 2021 *CEQR Technical Manual*, No-Action school capacity changes considered in a community facilities analysis include information on proposed and adopted "Significant Changes in School Utilization" and the DOE's 2025–2029 Five Year Capital Plan. SCA directs that the latest proposed or adopted Five Year Capital Plan (or plan amendment) be used in the No-Action public scho';'[;ol analysis. The latest Five-Year Capital Plan Proposed Plan was issued in February 2024 and identified capacity changes for District 13, including an additional 806 intermediate school seats by September 2024 and 1,271 additional high school seats by September 2028. In addition, the final Five-Year Capital Plan for FY 2020–2024 (published February 2023) included capacity changes for District 13, specifically 312 new elementary school seats at 424 Albee Square West. A description of the No-Action capacity changes affecting the school study areas is provided below.

Projected CSD 13, Sub-District 2 Elementary School Capacity Changes

Construction of the PS at Albee Square West School began in November 2021 and is expected to be completed by September 2024. The school, located at 424 Albee Square West, will provide 312 additional elementary seats for grade K through 5.

Projected CSD 13, Sub-District 1 Intermediate School Capacity Changes

Construction of the IS 653 School began in January 2021, and the school is projected to open September 2024. IS 653, located at 491 Dean Street, will serve intermediate grades 6 through 8. The school is expected to provide an additional 806 seats.

Projected Brooklyn High School Capacity Changes

Construction of a 595-seat high school at Medgar Evers College Prep School Annex in Crown Heights would begin in November 2024 and conclude in September 2028. A 676-seat high school at 425-447 Ovington Avenue in Bay Ridge would begin construction in July 2025 and would conclude in September 2028.

Elementary Schools

Under the 2034 No-Action condition, CSD 13, Sub-district 1, 2, and 3, and CSD 17, Sub-district 1 elementary schools are expected to operate with available capacity (see Table 4-6). Compared to existing conditions, utilization rate would decrease to 51.44 percent and the number of available seats would increase to 6,243.

Table 4-6: 2034 Estimated No-Action Elementary School Enrollment, Capacity, and Utilization

Study Area	Projected 2034 Enrollment[1]	Students Introduced by No Action Residential Development	Total No Action Enrollment	Capacity	Available Seats	Utilization (%)
CSD 13 – Subdistrict 1	1,175	135	1,310	2,417	1,107	54.19%
CSD 13 – Subdistrict 2	1,858	805	2,663	3,932	1,269	67.73%
CSD 13 – Subdistrict 3	1,038	172	1,210	3,427	2,217	35.31%
CSD 17 – Subdistrict 1	1,070	360	1,430	3,078	1,648	46.44%
Total	**5,141**	**1,471**	**6,612**	**12,855**	**6,243**	**51.44%**

Source: NYC Planning, NYCSCA Capital Plan Reports & Data

[1] The Build Year is 2034. However, school enrollment projections go through 2033, so 2033 is used in this analysis.

Intermediate Schools

Under the 2034 No-Action condition, intermediate schools in CSD 13, Sub-district 1, 2, and 3, and CSD 17, Sub-district 1 are expected to operate with available capacity, with an anticipated utilization rate of 35.74 percent and 3,486 seats available (see **Table 4-7**). As shown in **Table 4-7**, CSD 13 Sub-district 1, 2, and 3, and CSD 17 Sub-district 1 would each operate below capacity with utilization rates of 12.65 percent, 47.64 percent, 49.04 percent, and 33.85 percent, respectively.

Table 4-7: 2034 Estimated No-Action Intermediate School Enrollment, Capacity, and Utilization

Study Area	Projected 2034 Enrollment[1]	Students Introduced by No Action Residential Development	Total No Action Enrollment	Capacity	Available Seats	Utilization (%)
CSD 13 – Subdistrict 1	139	34	173	1,370	1,197	12.64%
CSD 13 – Subdistrict 2	756	169	925	1,939	1,014	47.64%
CSD 13 – Subdistrict 3	347	59	406	828	422	49.06%
CSD 17 – Subdistrict 1	332	105	437	1,291	854	33.85%
Total	**1,574**	**367**	**1,941**	**5,428**	**3,486**	**35.74%**

Source: NYC Planning, NYCSCA Capital Plan Reports & Data
[1] The Build Year is 2034. However, school enrollment projections go through 2033, so 2033 is used in this analysis.

High Schools

In the 2034 No-Action condition, Brooklyn high schools are expected to operate with available capacity. As summarized in **Table 4-8**, Brooklyn high schools are expected to operate with a utilization rate of 68.38 percent and 28,079 seats available.

Table 4-8: 2034 Estimated No-Action High School Enrollment, Capacity, and Utilization

Study Area	Projected 2034 (2033) Enrollment	Students Introduced by No Action Residential Development	Total No Action Enrollment	Capacity	Available Seats	Utilization (%)
Brooklyn	56,043	4,673	60,716	88,795	28,079	68.38%

Source: NYC Planning NYCSCA Capital Plan Reports & Data

The Future with the Proposed Actions (With-Action Condition)

For analysis purposes, it is assumed that the RWCDS associated with the Proposed Actions would result in 5,143 additional dwelling units to the Project Area. Based on the 2021 *CEQR Technical Manual* student generation rates, the Proposed Actions would generate approximately 704 total students, with about 349 elementary school students, 98intermediate school students, and 257 high school students (**Table 4-9**).

Table 4-9: Estimated Number of Students Introduced in the Study Area in the 2034 Future with the Proposed Actions

Study Area	Housing Units	Students Introduced by Proposed Development		
		Elementary	Intermediate	High School
CSD 13 – Subdistrict 1	746	38	9	257
CSD 13 – Subdistrict 2	499	26	6	
CSD 13 – Subdistrict 3	1,345	69	16	
CSD 17 – Subdistrict 1	2,553	216	67	
Total	5,143	349	98	257

Source: NYC Planning/NYCSCA

Elementary Schools

Under the With-Action condition, the enrollment of Sub-districts 1, 2, and 3 of CSD 13, and Sub-district 1 of CSD 17 elementary schools would not exceed capacity (**Table 4-10**). Utilization rates for each of these sub-districts would range between 37.33 percent to 68.39 percent. Compared to the utilization rates under the No-Action condition, the utilization rates for the sub-districts under the With-Action condition would increase between 0.66 percent and 7.02 percent. The collective elementary school utilization rate for the area would be 54.16 percent.

Table 4-10: 2034 Estimated With-Action Elementary Enrollment, Capacity, and Utilization

Study Area	Projected Enrollment Without Project	Students Generated by Project	Projected Enrollment with Project	Projected Capacity	Available Seats	Utilization (%) with Project	Change in Utilization (%) from No Action
CSD 13 – Subdistrict 1	1,310	38	1,348	2,417	1,069	55.76%	1.57%
CSD 13 – Subdistrict 2	2,663	26	2,689	3,932	1,243	68.39%	0.66%
CSD 13 – Subdistrict 3	1,210	69	1,279	3,427	2,148	37.33%	2.01%
CSD 17 – Subdistrict 1	1,429	216	1,645	3,078	1,433	53.46%	7.02%
Total:	**6,612**	**349**	**6,961**	**12,855**	**5,894**	**54.16%**	**2.72%**

Source: NYC Planning

A significant adverse impact may occur if a proposed action would result in both of the following conditions: (1) a utilization rate of the elementary schools in the sub-district study area that is equal to or greater than 100 percent in the With-Action condition; and (2) an increase of 5 percent or more in the collective utilization rate between the No-Action and With-Action conditions. CSD 13 Sub-district 1, 2, and 3, and CSD 17 Sub-district 1

elementary schools would continue to operate with ample capacities in the With-Action condition and therefore would not experience significant adverse impacts.

Intermediate Schools

Under the 2034 With-Action condition, collectively, intermediate schools in CSD 13, Sub-district 1, 2, and 3, and CSD 17, Sub-district 1 are expected to operate with available capacity, with an anticipated utilization rate of 37.57 percent and 3,388 seats available (see **Table 4-11**). As shown in **Table 4-11**, CSD 13 Sub-districts 1, 2, 3, and CSD 17 Sub-district 1 would each operate below capacity with utilization rates of 13.29 percent, 47.95 percent, 50.95 percent, and 39.04 percent, respectively. Compared to the utilization rates under the No-Action condition, the utilization rates for the sub-districts under the With-Action condition would increase between 0.31 percent and 5.19 percent (refer to **Table 4-11**).

The utilization rate in each sub-district and in the total area will be less than 100 percent under With-Action conditions. Therefore, the Proposed Actions would not result in any significant adverse impacts to intermediate schools.

Table 4-11: 2034 Estimated With-Action Intermediate Enrollment, Capacity, and Utilization

Study Area	Projected Enrollment Without Project	Students Generated by Project	Projected Enrollment with Project	Projected Capacity	Available Seats	Utilization (%) with Project	Change in Utilization (%) from No Action
CSD 13 – Subdistrict 1	173	9	182	1,370	1,188	13.29%	0.66%
CSD 13 – Subdistrict 2	925	6	931	1,939	1,008	47.95%	0.31%
CSD 13 – Subdistrict 3	406	16	422	828	406	50.98%	1.93%
CSD 17 – Subdistrict 1	437	67	504	1,291	787	39.04%	5.19%
Total:	**1,941**	**98**	**2,039**	**5,427**	**3,388**	**37.57%**	**1.81%**

High Schools

As indicated in **Table 4-12**, under the With-Action condition, Brooklyn high schools would continue to operate under capacity. Compared to the utilization rate under the No-Action condition, the utilization rate under the With-Action condition would increase by 0.29 percent, for a With-Action utilization rate of 68.67 percent and 27,822 available seats. As the increase in the collective high school utilization rate would be less than the 5 percent impact threshold, no significant adverse impacts to Brooklyn high schools would occur as a result of the Proposed Actions.

Table 4-12: 2034 Estimated With-Action High School Enrollment, Capacity, and Utilization

Study Area	Projected Enrollment Without Project	Students Generated by Project	Projected Enrollment with Project	Projected Capacity	Available Seats	Utilization (%) with Project	Change in Utilization (%) from No Action
Brooklyn	60,716	257	60,973	88,795	27,822	68.67%	0.29%

Indirect Effects on Public Libraries

Methodology

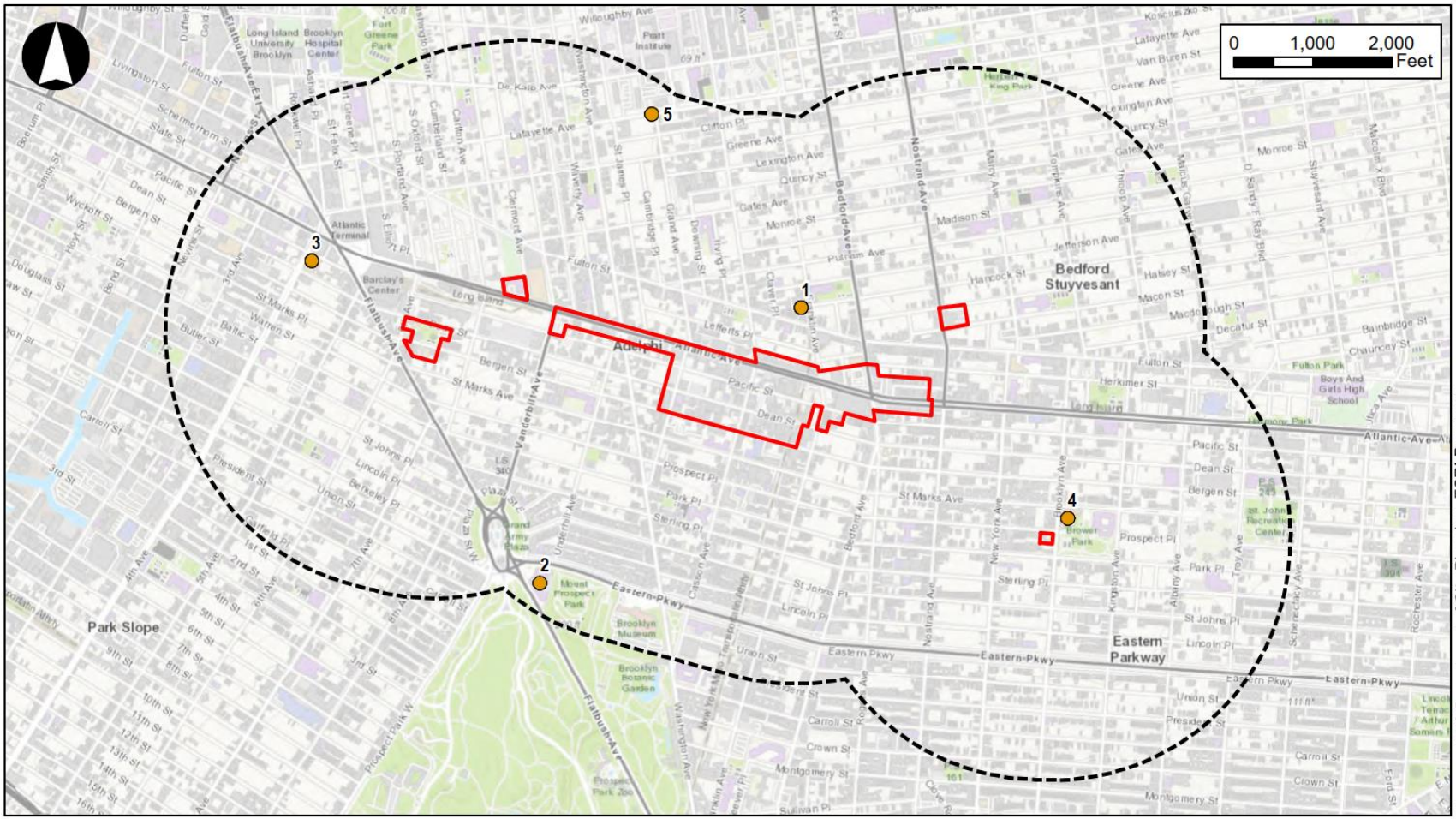
According to the 2021 *CEQR Technical Manual*, service areas for neighborhood branch libraries are based on the distance that residents would travel to use library services, typically not more than three-quarters of a mile; this is referred to as the library's "catchment area." This libraries analysis compares the population generated by the Proposed Actions with the catchment area population(s) of the libraries available within an approximately three-quarters of a mile area around the Project Area. As presented in **Figure 4-5**, there are five BPL neighborhood branches within that radius.

To determine the existing population of each library's catchment area, 2020 U.S. Census data were assembled for all census tracts that fall within three-quarters of a mile of each library's overall catchment area (see **Figure 4-6**). The catchment area populations in the No-Action and With-Action conditions were applied by multiplying the number of new housing units expected to be complete by the 2034 analysis year by the average household size of the Community District within which the housing unit is located in (based on 2020 U.S. Census data). The catchment area populations in the With-Action condition were estimated by adding the anticipated population that would result from the Proposed Actions; the anticipated residents introduced by each projected development site were assigned to each library within the study area. As several of the developments are located within more than one catchment area, in such instances, the residents were assigned to the most proximate library, which residents from the development would be expected to frequent the most often. According to the 2021 *CEQR Technical Manual*, if an action would increase a library's catchment area population by 5 percent or more over the No-Action condition population, and if this increase would impair the delivery of library services in the study area, a significant impact could occur.

Table 4-13: Public Library Analysis Criteria

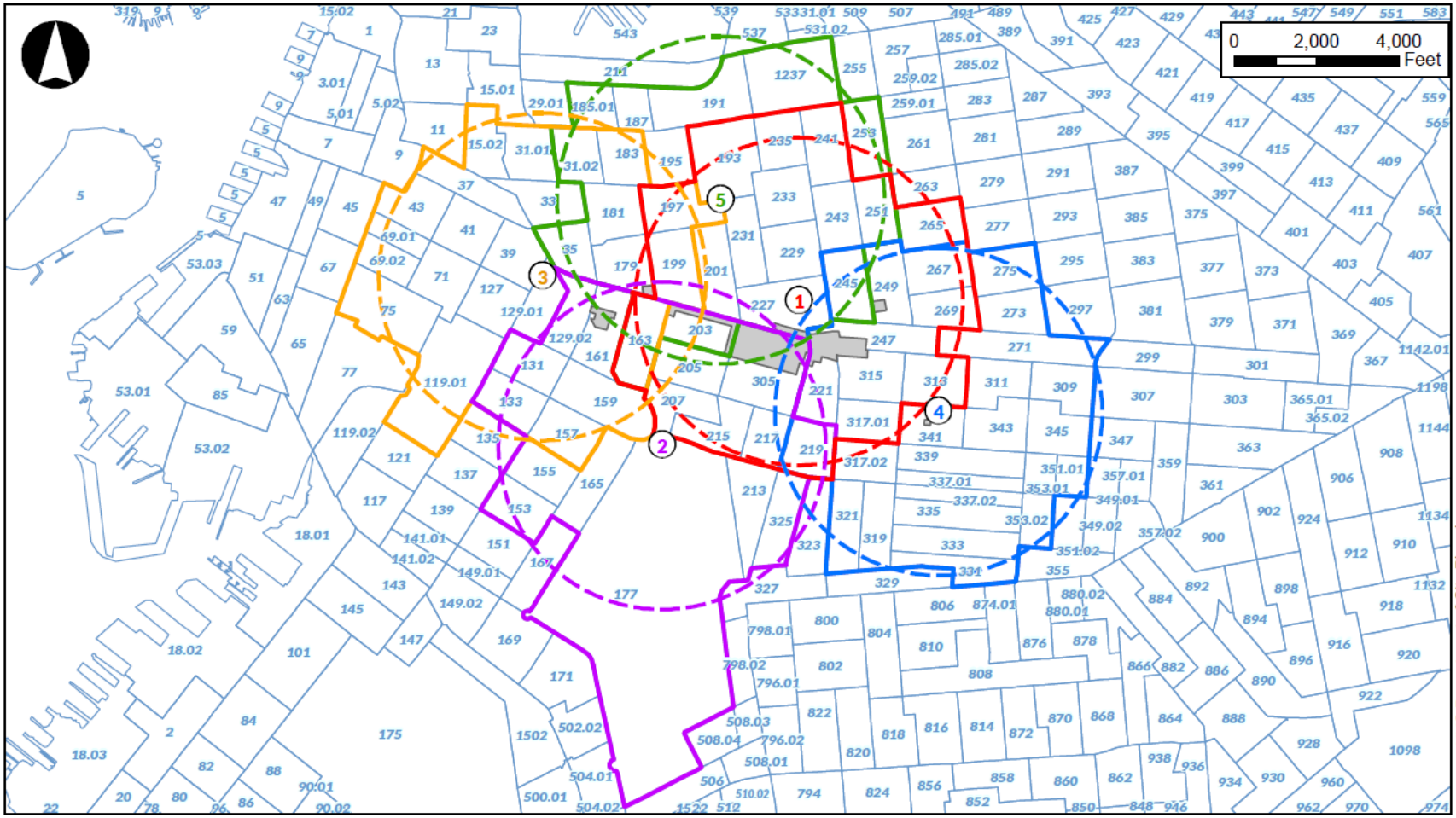
Borough	Total Units	Minimum Number of Units that Trigger Detailed Analysis	Triggers detailed analysis
Brooklyn	5,143	734	Yes

Source: *CEQR Technical Manual* Chapter 6: Community Facilities and Services, Table 6-1: CEQR Community Facility Threshold for Detailed Analysis



Atlantic Avenue Mixed-Use Plan

Figure 4-5
Plan Area Libraries



Atlantic Avenue Mixed-Use Plan

Figure 4-6
Library Catchment Areas

Existing Conditions

The Project Area is served by the BPL system, which includes a Central Library, a Business Library, and 58 neighborhood libraries. The BPL also serves adult learners through five learning centers. As shown in **Figure 4-6**, there are five BPL neighborhood branches within a three-quarter mile radius of the Project Area: Bedford Library, located at 496 Franklin Avenue; Central Library, located at 10 Grand Army Plaza; Pacific Library, located at 25 Fourth Avenue; Brower Park Library, located at 155 Brooklyn Avenue; and Clinton Hill Library, located at 380 Washington Avenue. **Table 4-14** provides the catchment area population for each library (see **Figure 4-6**). The five public libraries serving the Project Area are described in more detail below.

Table 4-14: Public Libraries Serving the Project Area

Map No.	Library Name	Address	Holdings	Catchment Area Population[1]	Holdings per Resident
1	Bedford Library	496 Franklin Avenue	41,973	195,315	0.21
2	Central Library	10 Grand Army Plaza	564,266	200,717	2.81
3	Pacific Library	25 Fourth Avenue	28,382	202,125	0.14
4	Brower Park Library at Brooklyn Children's Museum	155 Brooklyn Avenue	15,559	278,946	0.06
5	Clinton Hill Library	380 Washington Avenue	35,487	144,753	0.25

Source: 2020 Census (refer to **Figure 4-6**)

The BPL, established in 1896, is one of the nation's largest public library systems, with more than 850,000 active cardholders, serving 2.7 million residents, and holding more than 2.86 million physical items and 250,000 digital materials in its collection.

The Bedford Library was established in 1905. The library provides a collection of books, computers, and an adult learning center. The adult learning center facilitates adults through books, technology and interactive classroom instruction taught by instructors and tutors, to build skills to meet their personal, educational, and employment goals. The library also provides the Young Adult Literacy Program (YALP), which provides full-time, work readiness courses designed to meet the specific needs of young adults ages 17 to 24.

The three-story Central Library opened in 1941. The library is home to the Dr. S. Stevan Dweck Cultural Center; the Shelby White & Leon Levy Information Commons, which is an innovative public coworking and meeting space offering the latest technology; and the Business and Career Center, which offers books, resources, and assistance on job search, small business entrepreneurship, and personal finance.

The Pacific Library opened in 1904 and provides literary materials, meeting rooms, information, and recreational resources, as well as events and programs. After multiple fires and extensive renovations, the branch reopened to the public in 1975.

The Brower Park Library opened in 2023. It is co-located within the Brooklyn Children's Museum and provides an integrated cultural resource. The combination of the library and the

children's museum into a single location provides traditional book lending, but also provides access to the Brooklyn Children's Museum's 30,000-piece collection.

The Clinton Hill Library was built in 1973 and provides children's programs.

The Future without the Proposed Actions (No-Action Condition)

In the 2034 No-Action condition, the existing libraries would continue to serve the Project Area. No changes to the holdings of these facilities are expected for the purpose of this analysis. The catchment area population of each library would increase as a result of new development projects completed by 2034 both within the Project Area and on sites within the library catchment areas. In instances where the developments are located within more than one library catchment area, the residents were assigned to the most proximate library (see **Table 4-15).** Holdings per resident under No-Action condition at each library would experience a small decrease in holdings per resident compared to holdings per resident under existing conditions.

Table 4-15: Catchment Area Population: No-Action Condition

Map No.	Library Name	Existing Catchment Area Population	New Residents[1]	No-Action Catchment Area Population	Holdings per Resident
1	Bedford Library	195,315	5,515	200,830	0.21
2	Central Library	200,717	703	201,420	2.80
3	Pacific Library	202,125	6,169	208,294	0.14
4	Brower Park Library at Brooklyn Children's Museum	278,946	1,977	280,923	0.06
5	Clinton Hill Library	144,753	1,749	146,502	0.24

[1]Based on an average household size of 2.45 persons per household.

The Future with the Proposed Actions (With-Action Condition)

Based on 5,143 DUs and an average household size of 2.45, the Proposed Actions are projected to add 12,600 new residents to the Project Area.

Project-generated residents were assigned to the library catchment area that each project development site is closest to (see **Table 4-16**). Therefore, 10,405 residents would be introduced to the Bedford Library catchment areas, approximately 1,975 residents would be introduced to the Pacific Library catchment area, and 220 residents would be introduced to the Brower Park Library catchment area. No residents would be assigned to the Central Library or Clinton Hill Library catchment areas because projected development sites are located closer to other branches of the BPL.

Table 4-16: Catchment Area Population: With-Action Condition

Map No.	Library Name	No-Action Catchment Area Population	Projected Development Sites Assigned to Catchment Area[1]	Population Increase due to the Proposed Actions[2]	With-Action Catchment Area Population	Holdings per Resident	Percent Change in Holdings per Resident
1	Bedford Library	200,830	1-17. 19 – 45, 48, 50-51, 54	10,405	211,235	0.20	-4.93%
2	Central Library	201,420	N/A	N/A	201,420	2.80	0.00%
3	Pacific Library	208,294	46, 47, 52, 55	1,975	210,269	0.13	-0.94%
4	Brower Park Library at Brooklyn Children's Museum	280,923	53	220	281,143	0.06	-0.08%
5	Clinton Hill Library	146,502	N/A	N/A	146,502	0.24	0.00%

[1]For projected development sites within multiple library catchment areas, the site was assigned to the closest library.
[2]Based on the average household size of 2.45 persons per household.
Note: The RWCDS does not include a Projected Development Site 18.

For Bedford Library, Pacific Library, and Brower Park Library, the decrease in holdings per resident in the catchment area would be less than the 5 percent threshold identified to have the potential to result in a noticeable change in delivery of library services. A decrease of greater than 5 percent may represent a noticeable change in delivery of library services and could be considered a significant adverse impact according to the 2021 *CEQR Technical Manual*. Future residents of the Project Area have access the Central Library and Clinton Hill Library, for which no population increases were projected as a result of the Proposed Actions. Additionally, residents in the study area would have access to the entire BPL system through the interlibrary loan system and could have volumes delivered directly to their nearest library branch. Residents would also have access to libraries near their place of work. Furthermore, it is anticipated the trend toward increased electronic research, the availability of eBooks and other media via the BPL's website, and the interlibrary loan system would make space for increased patron capacity and programs to serve population growth. Therefore, the Proposed Actions would not result in a noticeable change in the delivery of library services and there would be no significant adverse impacts to public libraries as a result of the Proposed Actions

Indirect Effects on Publicly Funded Child Care Centers

Methodology

The DOE Division of Early Childhood Education provides subsidized child care in center-based group child care, family-based child care, informal child care, and Head Start programs. Publicly financed child care services are available for income-eligible children up through the age of 12. The CEQR analysis focuses on services for children under age six, because eligible children aged six through 12 are expected to be in school for most of the day. Based on the multiplier included in Table 6-1b of the 2021 *CEQR Technical Manual,* the Proposed Actions would exceed the threshold for analysis of publicly funded child care centers (refer to **Table 4-17**).

Families eligible for subsidized child care must meet financial and social eligibility criteria established by the DOE Division of Early Childhood Education. In general, children in families

that have incomes at or below 200 percent of the federal poverty level, depending on family size, are financially eligible, although in some cases eligibility can go up to 275 percent. The family must also have an approved "reason for care," such as involvement in a child welfare case or participation in a "welfare-to-work" program. Head Start is a federally funded child care program that provides children with half-day and full-day early childhood education; program eligibility is limited to families with incomes at 130 percent or less than the federal poverty level.

The City's affordable housing market is pegged to the Area Median Income (AMI), rather than the federal poverty level. Because family incomes at or below 200 percent of the federal poverty level fall under 80 percent of AMI, for the purposes of this CEQR analysis, the number of housing units expected to be subsidized and targeted for incomes of 80 percent AMI or below is used as a proxy for eligibility. This provides a conservative assessment of demand, since eligibility for subsidized child care is not defined strictly by income, but also considers family size and other reasons for care (e.g., low-income parent(s) in school; low-income parent(s) training for work; or low-income parent(s) who is/are ill or disabled).

Because there are no locational requirements for enrollment in child care centers, and some parents or guardians choose a child care center close to their place of employment rather than their residence, the service area of these facilities can be quite large and is not subject to strict delineation on a map. However, for the purposes of this child care center analysis, publicly funded group child care centers within approximately 1.5 miles of the Project Area were identified, reflecting the fact that the centers closest to a given site are more likely to be subject to increased demand. The DOE Division of Early Childhood Education provided the most recent information regarding publicly funded group child care facilities within the study area, including their current capacity, enrollment, and number of available slots. Family child care and voucher slots were not included in the analysis, in accordance with the guidance of the *CEQR Technical Manual*.

The child care center enrollment in the No-Action condition was estimated by multiplying the number of new low-income and low- and moderate-income housing units expected in the 1.5-mile child care study area by the appropriate multiplier from Table 6-1b of the 2021 *CEQR Technical Manual*. The estimate of new publicly funded child care-eligible children was added to the existing child care enrollment. The child care-eligible population introduced by the Proposed Actions was also estimated using the 2021 *CEQR Technical Manual* child care multipliers. The action-generated publicly funded child-care eligible population was then added to the No-Action condition child care enrollment to determine With-Action condition enrollment. According to the 2021 *CEQR Technical Manual*, if a project would result in demand for slots greater than the remaining slots for child care centers and if that demand would constitute an increase of 5 percentage points or more in the collective capacity of child care centers serving the study area, a significant adverse impact may result.

Table 4-17: Publicly Funded Child Care Centers Analysis Criteria

Borough	Total Affordable Units	Minimum Number of Affordable Units that Trigger Detailed Analysis	Triggers detailed analysis
Brooklyn	2,234	110	Yes

Source: *CEQR Technical Manual* Chapter 6: Community Facilities and Services, Table 6-1: CEQR Community Facility Threshold for Detailed Analysis

Existing Conditions

As indicated in **Table 4-18** and **Figure 4-7**, there are 116 publicly funded child care centers within the 1.5-mile study area with a combined estimated capacity of 7,455 seats and 4,166 enrolled children[4]. **Table 4-18** shows the current capacity and enrollment for each of these facilities. The average utilization for the child care centers within the study area is 60.26 percent, with some centers under capacity and others above. As noted above, while family-based child care facilities and informal care arrangements provide additional slots in the study area, these slots are not included in the quantitative analysis.

Table 4-18: Publicly Funded Child Care Centers – Existing Conditions

Map No.	Name	Address	Enrollment	Cap-acity	Available Seats	Utilization Rate	Source
1	P.S. 003 The Bedford Village	50 Jefferson Avenue	19	32	13	60.26%	B
2	Public School 9 The Sarah Smith Garnet School	80 Underhill Avenue	123	204	81	60.26%	B
3	P.S. 011 Purvis J. Behan	419 Waverly Avenue	108	179	71	60.26%	B
4	P.S. 020 Clinton Hill	225 Adelphi Street	54	90	36	60.26%	B
5	P.S. 044 Marcus Garvey	432 Monroe Street	16	27	11	60.26%	B
6	P.S. 046 Edward C. Blum	100 Clermont Avenue	45	75	30	60.26%	B
7	P.S. 054 Samuel C. Barnes	195 Sandford Street	18	30	12	60.26%	B
8	P.S. 056 Lewis H. Latimer	170 Gates Avenue	36	60	24	60.26%	B
9	P.S. 067 Charles A. Dorsey	51 Saint Edwards Street	16	27	11	60.26%	B
10	P.S. 093 William H. Prescott	31 New York Avenue	26	43	17	60.26%	B
11	P.S. 133 William A. Butler	610 Baltic Street	44	73	29	60.26%	B
12	P.S. 256 Benjamin Banneker	114 Kosciusko Street	19	32	13	60.26%	B
13	P.S. 270 Johann Dekalb	241 Emerson Place	15	25	10	60.26%	B
14	P.S. 282 Park Slope	180 6th Avenue	83	138	55	60.26%	B
15	P.S. 023 Carter G. Woodson	545 Willoughby Avenue	29	48	19	60.26%	B
16	P.S. 059 William Floyd	211 Throop Avenue	28	46	18	60.26%	B
17	P.S./I.S. 157 The Benjamin Franklin Health & Science	850 Kent Avenue	22	37	15	60.26%	B
18	P.S. 297 Abraham Stockton	700 Park Avenue	16	27	11	60.26%	B

[4] Capacity data was derived from the following sources: A. DOE (December 2023) via New York City Department of City Planning; B. For centers where data was not available through DOE, capacity was extrapolated through the average of enrollment/capacity rates derived from sites where DOE included data (i.e., source A).

Map No.	Name	Address	Enrollment	Cap-acity	Available Seats	Utilization Rate	Source
19	P.S. 032 Samuel Mills Sprole	317 Hoyt Street	64	106	42	60.26%	B
20	P.S. 038 The Pacific	450 Pacific Street	88	146	58	60.26%	B
21	P.S. 058 The Carroll	330 Smith Street	55	91	36	60.26%	B
22	P.S. 261 Zipporiah Mills	314 Pacific Street	36	60	24	60.26%	B
23	The Children's School	512 Carroll Street	27	45	18	60.26%	B
24	P.S. 021 Crispus Attucks	180 Chauncey Street	52	86	34	60.26%	B
25	P.S. 025 Eubie Blake School	787 Lafayette Avenue	9	15	6	60.26%	B
26	P.S. 026 Jesse Owens	1014 Lafayette Avenue	18	30	12	60.26%	B
27	P.S. 081 Thaddeus Stevens	990 Dekalb Avenue	19	32	13	60.26%	B
28	P.S. 243K- The Weeksville School	1580 Dean Street	20	33	13	60.26%	B
29	P.S. 262 El Hajj Malik El Shabazz Elementary School	500 Macon Street	18	30	12	60.26%	B
30	P.S. 308 Clara Cardwell	616 Quincy Street	23	38	15	60.26%	B
31	P.S. 335 Granville T. Woods	130 Rochester Avenue	19	32	13	60.26%	B
32	Brighter Choice Community School	280 Hart Street	35	58	23	60.26%	B
33	Brooklyn Brownstone School	272 Macdonough Street	36	60	24	60.26%	B
34	P.S. 091 The Albany Avenue School	532 Albany Avenue	20	33	13	60.26%	B
35	P.S. 138 Brooklyn	760 Prospect Place	23	38	15	60.26%	B
36	P.S. 161 The Crown	330 Crown Street	25	41	16	60.26%	B
37	P.S. 191 Paul Robeson	1600 Park Place	14	23	9	60.26%	B
38	P.S. 221 Toussaint L'Ouverture	791 Empire Boulevard	22	37	15	60.26%	B
39	P.S. 241 Emma L. Johnston	976 President Street	46	76	30	60.26%	B
40	P.S. 289 George V. Brower	900 Saint Marks Avenue	41	68	27	60.26%	B
41	P.S. 316 Elijah Stroud	750 Classon Avenue	54	90	36	60.26%	B
42	P.S. 375 Jackie Robinson School	46 McKeever Place	42	70	28	60.26%	B
43	M.S. K 394	188 Rochester Avenue	22	37	15	60.26%	B
44	P.S. 397 Foster-Laurie	490 Fenimore Street	16	27	11	60.26%	B
45	New Bridges Elementary	1025 Eastern Parkway	44	73	29	60.26%	B
46	Brooklyn Arts and Science Elementary School	443 Saint Marks Avenue	35	58	23	60.26%	B
47	Community Partnership Charter School	241 Emerson Place	21	35	14	60.26%	B
48	Compass Charter School	300 Adelphi Street	39	65	26	60.26%	B
49	Bnos Menachem	739 East New York Avenue	40	66	26	60.26%	B
50	St. Francis of Assisi Catholic Academy	400 Lincoln Road	34	56	22	60.26%	B
51	United Lubavitch Yeshiva	570 Crown Street	60	100	40	60.26%	B

Map No.	Name	Address	Enrollment	Cap-acity	Available Seats	Utilization Rate	Source
52	Edwards L. Cleaveland	1185 Park Place	5	41	36	12.20%	A
53	Friends of Crown Heights - 36 Ford Street	36 Ford Street	27	108	81	25.00%	A
54	M.A.C.A.D.E.M.Y.	1313 Union Street	18	30	12	60.326%	B
55	Highlights Academy	1688 President Street	64	12	-52	533.33%	A
56	Chai Tots Preschool	70 Prospect Park West	27	45	18	60.26%	B
57	Cornerstone Daycare Center	289 Lewis Avenue	14	17	3	82.35%	A
58	Friends Of Crown Heights - 34-52 Kosciuszko Street	34-52 Kosciuszko Street	82	102	20	80.39%	A
59	Reach For The Stars Child Development Inc. at 1256 Park Pl	1256 Park Place	92	153	61	60.26%	B
60	Friends Of Crown Heights - 995 Carroll Street	995 Carroll Street	36	82	46	43.90%	A
61	Strong Place For Hope Day Care (Second Street Site)	333 Second Street	35	60	25	58.33%	A
62	All My Children Day Care And Nursery School	420 Lefferts Avenue	29	144	115	20.14%	A
63	Strong Place For Hope Day Care (Atlantic Avenue Site)	460 Atlantic Avenue	28	93	65	30.11%	A
64	The Friends of Crown Heights Educational Centers, Inc.	1435 Prospect Place	32	47	15	68.09%	A
65	All My Children Day Care and Nursery School	317 Rogers Avenue	39	70	31	55.71%	A
66	Young Minds Day Care Center	972 Fulton Street	19	77	58	24.68%	A
67	Bedford Stuyvesant Early Childhood Development Center, Inc.	5 Quincy Street	15	12	-3	125.00%	A
68	Tompkins Children's Center	730 Park Avenue	21	69	48	30.43%	A
69	Brooklyn Free Space	910 Union Street	26	43	17	60.26%	B
70	Hanson Place Child Development Center Inc	55 Hanson Place	14	23	9	60.26%	B
71	A. Fantis School	195 State Street	35	58	23	60.26%	B
72	Warren Street Center for Children and Families	343 Warren Street	11	78	67	14.10%	A
73	Bedford Stuyvesant Early Childhood Development Center, Inc.	214 Stuyvesant Avenue	0	33	33	0.00%	A
74	Bedford Stuyvesant Early Childhood Development Center, Inc.	262 Lexington Avenue	14	23	9	60.26%	B
75	Billy Martin Child Development Day Care Center, Inc	333 Classon Avenue	7	45	38	15.56%	A
76	Friends Of Crown Heights - 963 Park Place	963 Park Place	25	60	35	41.67%	A
77	Friends Of Crown Heights - 671-675 Prospect Place	671-675 Prospect Place	19	119	100	15.97%	A
78	Friends Of Crown Heights - 813 Sterling Place	813 Sterling Place	52	105	53	49.52%	A

Map No.	Name	Address	Enrollment	Cap-acity	Available Seats	Utilization Rate	Source
79	Park Slope North/Helen Owen Carey Child Development Center	71 Lincoln Place	36	45	9	80.00%	A
80	Ella Baker/Charles Romain Child Dev Ctr., Inc	1150 Carroll Street	14	23	9	60.26%	B
81	Little Sun People, Inc.	1360 Fulton Street	5	8	3	60.26%	B
82	Our Children The Leaders Of Tomorrow	756 Myrtle Avenue	12	26	14	46.15%	A
83	Al Madinah School	383 Third Avenue	45	75	30	60.26%	B
84	Bedford Stuyvesant Early Childhood Development Center, Inc.	510 Quincy Street	26	70	44	37.14%	A
85	Arista Preparatory, Inc.	211 Kingston Avenue	26	43	17	60.26%	B
86	Alonzo A. Daughtry Memorial Daycare Center	565 Baltic Street	0	52	52	0.00%	A
87	Weeksville Garden Children's Center	1640 Pacific Street	11	15	4	73.33%	A
88	Effie B's Daycare Center	1173 Eastern Parkway	27	45	18	60.26%	B
89	Sunny Skies Prospect Corp	720 Washington Avenue	15	25	10	60.26%	B
90	BKA of NY LLC	250 Utica Avenue	26	33	7	78.79%	A
91	Glorious And Gifted Early Childhood Center Inc.	421 Throop Avenue	12	27	15	44.44%	A
92	PNW Enterprises, LLC DBA NY Kids Club; Park Slope NY Preschool RFP	125 Fifth Avenue	30	50	20	60.26%	B
93	Stuyvesant Heights Day Care/New Vision One	69 Macdonough Street	11	18	7	61.11%	A
94	Bnos Square of Williamsburg	80 Skillman Street	53	88	35	60.26%	B
95	Eladia's Kids 266 Flatbush Avenue	266A Flatbush Avenue	14	23	9	60.26%	B
96	Oneida Family Daycare at 552 Marcy Ave	552 Marcy Avenue	41	68	27	60.26%	B
97	Venas' Childrens Garden Inc. At 583 New York Ave	583 New York Avenue	92	153	61	60.26%	B
98	Angel’s Paradise Childcare at 153 Decatur St	153 Decatur Street	92	153	61	60.26%	B
99	Sherril’s Day Care at 415 Hancock St	415 Hancock Street	92	153	61	60.26%	B
100	The Right Start Daycare at 25 Lefferts Ave	25 Lefferts Avenue	92	153	61	60.26%	B
101	Carol's Group Family Daycare at 1030 Park Pl	1030 Park Place	67	111	44	60.26%	B
102	New Beginnings Family Day Care at 941 Washington Ave	941 Washington Avenue	114	189	75	60.26%	B
103	Beautiful Garden Daycare at 71 Nostrand Ave	71 Nostrand Avenue	41	68	27	60.26%	B
104	Rosaura M Tavarez at 212 Throop Ave	212 Throop Avenue	11	18	7	60.26%	B
105	Mariama at 11 McKeever Pl	11 McKeever Place	67	111	44	60.26%	B
106	Happy Hours Daycare Too at 275 Putnam Ave	275 Putnam Avenue	114	189	75	60.26%	B

Map No.	Name	Address	Enrollment	Cap-acity	Available Seats	Utilization Rate	Source
107	African Childcare at 11 McKeever Pl	11 McKeever Place	15	25	10	60.26%	B
108	3 J's Daycare at 377 Lincoln Rd	377 Lincoln Road	114	189	75	60.26%	B
109	My Garden Grows at 775 Prospect Pl	775 Prospect Place	92	153	61	60.26%	B
110	Blue Doves Inc at 544 Schenectady Ave	544 Schenectady Avenue	51	85	34	60.26%	B
111	Cititots Early Childhood Center, Inc	814 Marcy Avenue	7	12	5	60.26%	B
112	Creative Learning Academy - Crown Heights	196 Albany Avenue	0	33	33	0.00%	A
113	Park Place Day Care Inc.	742 Nostrand Avenue	13	22	9	60.26%	B
114	The Learning Experience At Clinton Hill	339 Greene Avenue	15	25	10	60.26%	B
115	Simche Kinder Inc	808 Myrtle Avenue	20	33	13	60.26%	B
116	The Little Brooklyn Pre-K Center At 305-307 Third Avenue	305-307 Third Avenue	33	55	22	60.26%	B
		Total:	**4,166**	**7,455**	**3,289**	**55.88%**	

Source:
A - DOE (December 2023) via Department of City Planning
B - For centers where data was not available through DOE, capacity was extrapolated using through enrollment/capacity rates derived from sites where DOE included data (i.e., source A).

No-Action Condition

In addition to the No-Action development anticipated on projected development sites, there are a number of residential development projects anticipated in the surrounding area. For the purposes of the child care analysis, only the anticipated affordable housing units are used to determine future No-Action child care enrollment. In total, approximately 1,245 new affordable housing units are anticipated in the surrounding area by 2034.[5] Based on the 2021 *CEQR Technical Manual* generation rates, these incremental 1,245 affordable housing units are expected to generate 222 additional publicly funded child care-eligible children under age six to the study area, increasing the total child care center enrollment to 4,388. No changes to child care center capacity are anticipated in the 2034 No-Action condition.

As presented in **Table 4-19**, the future No-Action utilization rate is expected to increase by three percentage points to 58.85 percent and, therefore, the study area's child care centers would continue to operate with ample capacity.

[5] Based on the No-Build List included in Chapter 2, "Land Use, Zoning, and Public Policy," for the half-mile radius. For No-Build developments between 0.5 and 1.5 miles, New Building permits issued by DOB since 2021 were used. This assessment assumes that 20 percent of DUs in developments of 20 or more DUs would be occupied by low- or low/moderate-income households meeting the financial and social criteria for publicly funded child care.

Table 4-19: No-Action Publicly Funded Child Care Enrollment

Existing Enrollment	Children Under 6 Generated in the No-Action condition	Total No-Action Enrollment	No-Action Capacity	Available Seats	Utilization (%)
4,166	222	4,388	7,455	3,067	58.85%

Note: Based on the No-Build List included in Chapter 2, "Land Use, Zoning, and Public Policy," for the half-mile radius. For No-Build developments between 0.5 and 1.5 miles, New Building permits issued by DOB since 2021 were used. This assessment assumes that 20 percent of DUs in developments of 20 or more DUs would be occupied by low- or low/moderate-income households meeting the financial and social criteria for publicly funded child care.

With-Action Condition

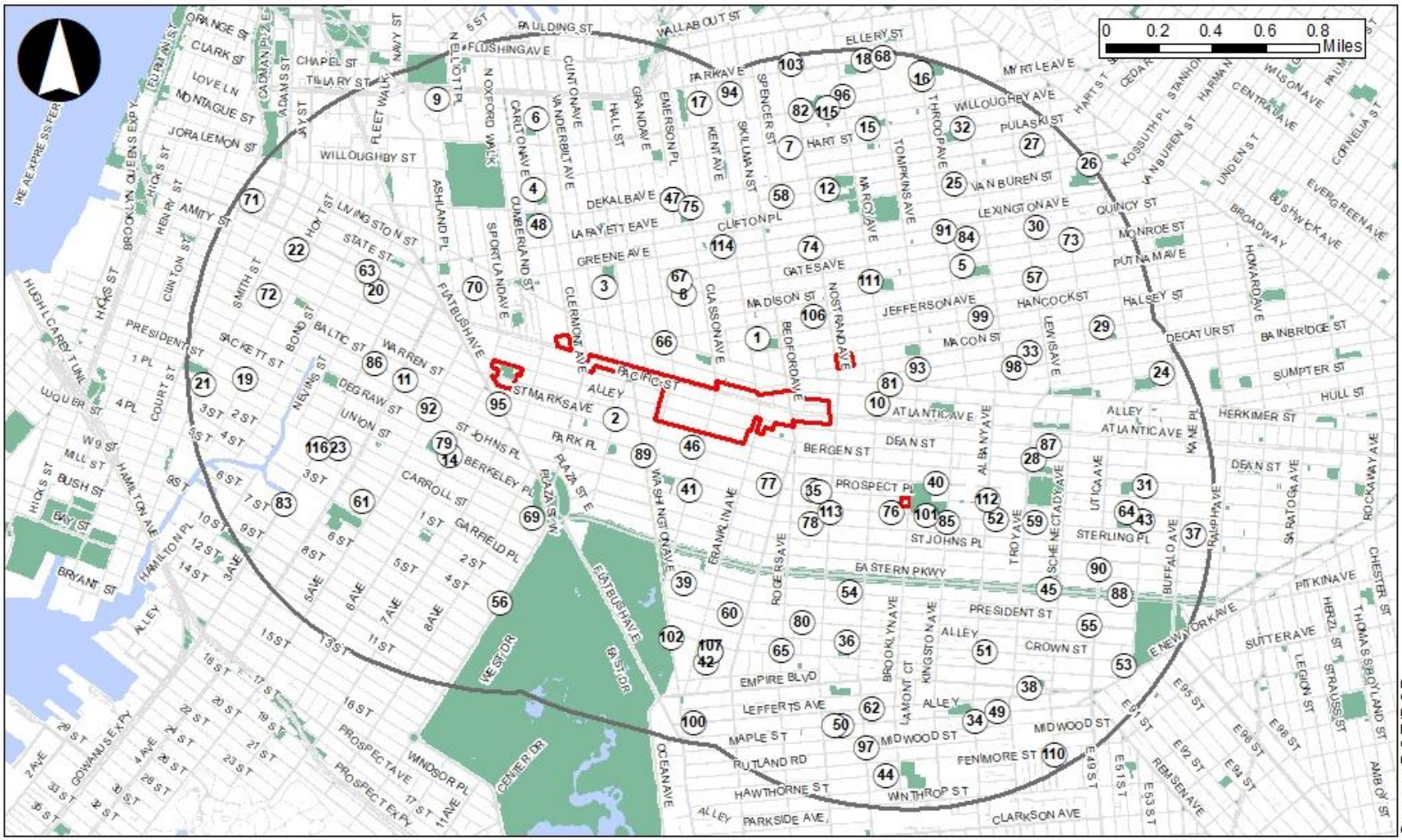
As discussed above, the 2021 *CEQR Technical Manual* requires a detailed analysis of child care centers when a proposed action would produce substantial numbers of subsidized low- to moderate-income family housing units that may therefore generate a sufficient number of eligible children to affect the availability of slots at area publicly funded child care centers. By 2034, as a result of the Proposed Actions, it is anticipated under the RWCDS that up to 2,234 affordable housing units would be introduced to the Project Area, many of which could potentially be eligible for subsidized child care. Residents with incomes no greater than approximately 80 percent AMI, as determined by the U.S. Department of Housing and Urban Development (HUD), could occupy these affordable units.

Based on Table 6-1b of the 2021 *CEQR Technical Manual*, these additional 2,234 affordable units would generate 398 children under age six eligible for publicly funded child care services (see **Table 4-20**). Under With-Action conditions, the capacity of the early child care centers would remain the same as under No-Action and existing conditions.

Table 4-20: Publicly Funded Child Care Centers Analysis

Future Enrollment (No-Action Condition)	Children under 6 Generated by the Proposed Actions	Future Enrollment (With-Action Condition)	Capacity	Available Seats	With-Action Utilization Rate	Change in Utilization (%) from No-Action
4,388	398	4,786	7,455	2,669	64.20%	5.35%

As shown in **Table 4-18**, under the With-Action condition, the utilization rate of early child care centers in the study area would increase to 64.20 percent. According to the 2021 *CEQR Technical Manual*, if a project would result in demand for slots greater than the remaining available slots for child care centers and if that demand would constitute an increase of 5 percentage points or more in the collective capacity of child care centers serving the study area, a significant adverse impact may result. As the utilization rate for early child care centers would be below 100 percent under the With-Action condition, no significant adverse impacts to early child care centers would occur.



Atlantic Avenue Mixed-Use Plan

Figure 4-7
Study Area Child Care Centers