Chapter 22: Mitigation Measures

A. INTRODUCTION

In accordance with the *New York City Environmental Quality Review (CEQR) Technical Manual*, where significant adverse impacts are identified, mitigation to reduce or eliminate the impacts to the fullest extent practicable is developed and evaluated.

As described below, measures to further mitigate adverse impacts will be refined and evaluated between the Draft Environmental Impact Statement (DEIS) and Final EIS (FEIS). Therefore, the FEIS may include more complete information and commitments on all practicable mitigation measures to be implemented with the proposed projects.

B. NOISE IMPACTS DURING CONSTRUCTION

The only significant adverse impacts identified in Chapters 2 through 20 above were noise impacts during construction. As described in Chapter 20, "Construction Impacts," construction activities would be expected to result in significant noise impacts during weekday construction hours at the locations along West 11th and West 12th Streets adjacent to the project area. Significant adverse impacts are predicted to occur at the following residential locations:

- On the north side of West 12th Street between Sixth and Seventh Avenues, at various locations on the front façades of the residential buildings located at 127 West 12th Street through 179 West 12th Street (Receptors J, I1, I2, and I3), including terrace locations at 179 West 12th Street (Receptor J);
- At various locations on the rear façade of the residential building located at 130 West 12th Street (I9);
- On south side of West 11th Street between Sixth and Seventh Avenues, at various locations on the front façades of the residential buildings located at 126 West 11th Street through 160 West 11th Street (Receptors X1, X2, and X3);
- On the north side of West 11th Street between Sixth and Seventh Avenues, at various locations on the front façades of the residential buildings located at 121 West 11th Street through 131 West 12th Street (Receptors X7, X8, and X9), as well as various locations on the rear façade of the residential buildings at 117 West 11th Street through 131 West 11th Street (Receptors X11 and X12); and
- At various locations on the façade(s) facing the proposed projects of the residential buildings located at 219 West 12th Street through 229 West 12th Street (Receptors K).

The buildings at most sensitive receptor locations, where the significant adverse noise impacts are predicted to occur, have both double-glazed windows and some form of alternative ventilation (i.e., central air conditioning, packaged terminal air conditioner [PTAC] units, or window air conditioning units). Consequently, depending upon the window attenuation and the type of air conditioning, even during warm weather conditions, interior noise levels would be

approximately 25-35 dBA less than exterior noise levels. To maintain an interior $L_{10(1)}$ noise level of 45 dBA (the CEQR acceptable interior noise level criteria), a minimum of 30 dBA window/wall attenuation would be required. At locations on these buildings where significant noise impacts are predicted to occur, absent the development of additional measures to reduce project-related construction noise, the project sponsors would offer to provide storm windows and/or window air conditioning units to mitigate project-related construction noise impacts to owners of buildings that do not have double-glazed windows and alternative ventilation (i.e., some form of air conditioning). With existing building attenuation measures (i.e., double-glazed windows and/or storm windows and alternative ventilation) and the mitigation measures offered by the project sponsors, interior noise levels during much, if not all, of the time when project construction activities are taking place, would be expected to be below 45 dBA $L_{10(1)}$ (the CEQR acceptable interior noise level criteria).

With regard to the residential terrace locations at Receptor J, $L_{10(1)}$ noise levels for the No Build condition would be in the mid-60s dBA and the highest $L_{10(1)}$ noise levels would be in the mid 70s dBA during some peak periods of construction activity. While noise levels at these terraces already exceed the acceptable CEQR range (55 dBA $L_{10(1)}$ or less) for an outdoor area requiring serenity and quiet, during the daytime analysis periods construction activities are predicted to significantly increase noise levels and would exacerbate these exceedances and result in significant adverse noise impacts. No feasible mitigation measures have been identified that could be implemented to eliminate the significant noise impacts at these terraces.

Between the DEIS and FEIS, options will be explored to (1) determine the practicability and feasibility of implementing any additional construction equipment control measures (beyond those already included in this analysis) that could be implemented during construction to reduce the magnitude of or eliminate project impacts; and (2) perform additional window/wall survey work for any sensitive receptors where significant noise impacts are expected to occur due to construction, so that mitigation measures can be more accurately defined. Absent the identification and implementation of additional mitigation measures, the proposed projects would have significant noise impacts at the locations specified above. ✷