

# **Fulton and Elliott-Chelsea Houses Redevelopment Project Final Environmental Impact Statement (FEIS)**

## **Lead Agencies:**

New York City Department of Housing Preservation and Development (HPD)  
New York City Housing Authority (NYCHA)

**June 27, 2025**

# Fulton and Elliott-Chelsea Houses Redevelopment Project

## Final Environmental Impact Statement (FEIS)

|  |  |
|--|--|
| <b>Project Location:</b>                           | New York, New York<br>Community District 4   |
| <b>NEPA Lead Agency and Responsible Entity</b>     | New York City Department of Housing Preservation and Development (HPD)   |
| <b>HPD Commissioner</b>                            | Acting Commissioner Ahmed Tigani   |
| NEPA Lead Agency and Responsible Entity Contact:   | Anthony Howard, Director of Environmental Planning – HPD   |
| <b>NEPA Project Sponsor and Joint-Lead Agency:</b> | New York City Housing Authority (NYCHA)  |
| <b>Chief Executive Officer:</b>                    | Lisa Bova-Hiatt  |
| Joint-Lead Agency Contact:                         | Jonathan Gouveia, Executive Vice President – NYCHA Real Estate Development Department  |
| <b>Designated PACT Partner:</b>                    | Elliott Fulton LLC   |
| <b>Prepared by:</b>                                | Philip Habib and Associates, An AKRF Division, and<br>AKRF, Inc.<br>440 Park Avenue South<br>New York, NY 10016<br><br>Hillmann Consulting, LLC & HK Engineering & Geology,<br>D.P.C.<br>1600 Route 22 East<br>Union, New Jersey 07083 |
| <b>Acceptance Date:</b>                            | June 27, 2025  |

Public hearings on the Draft Environmental Impact Statement (DEIS) were held on Wednesday, April 23, 2025, Thursday, April 24, 2025, and Thursday, May 8, 2025. Written comments on the DEIS were received and considered by the Lead Agencies until Monday, May 19, 2025. The FEIS is available on the NYCHA website at: <https://www.nyc.gov/site/nycha/about/pact/chelsea-fulton.page> and at the HPD website at: <https://www.nyc.gov/site/hpd/services-and-information/environmental-review.page> and will be published on EPA's EIS database: <https://cdxapps.epa.gov/cdx-enepa-II/public/action/eis/search> and can be found by searching "Fulton Elliott-Chelsea Redevelopment Project" in the Title search field.



## NEW YORK CITY HOUSING AUTHORITY

90 CHURCH STREET • NEW YORK, NY 10007

TEL: (212) 306-3000 • <http://nyc.gov/nycha>

**LISA BOVA-HIATT**  
INTERIM CHIEF EXECUTIVE OFFICER

**NYC**  
Department of  
Housing Preservation  
& Development  
[nyc.gov/hpd](http://nyc.gov/hpd)

**AHMED TIGANI**  
Acting Commissioner

**KIM DARGA**  
Deputy Commissioner

**RONA REODICA**  
Assistant Commissioner

Office of Development  
Building & Land Development  
Services  
100 Gold Street  
New York, N.Y. 10038

### FINAL ENVIRONMENTAL IMPACT STATEMENT FOR FULTON AND ELLIOTT-CHELSEA HOUSES REDEVELOPMENT PROJECT

**Location:** Fulton, Elliott, Chelsea, and Chelsea Addition Houses New York City Housing Authority (NYCHA) campuses located in the Chelsea neighborhood of the Borough of Manhattan in New York County, New York

**Agencies:** The New York City Department of Housing Preservation and Development (HPD), Responsible Entity for the United States Department of Housing and Urban Development (HUD) and lead agency under the National Environmental Policy Act (NEPA), and the New York City Housing Authority (NYCHA), as project sponsor and joint-lead agency.

**Contact Information:** Contact HPD via email at [nepa\\_env@hpd.nyc.gov](mailto:nepa_env@hpd.nyc.gov)

**Summary:** As part of the Permanent Affordability Commitment Together (PACT) Program, NYCHA intends to submit an application(s) to HUD for disposition of public housing property as authorized under Section 18 of the United States Housing Act of 1937 as amended and implementing regulations at 24 CFR part 970 (Section 18) and the Rental Assistance Demonstration (RAD) Program created by the Consolidated and Further Continuing Appropriations Act of 2012, as amended, for the conversion of subsidies under Section 9 of the US Housing Act of 1937, 42 USC § 1437g, to project-based vouchers (PBVs) subsidies under Section 8 of the United States Housing Act of 1937, 42 USC § 1437f. Under the PACT Program, NYCHA would enter into 99-year ground leases involving the Project Sites, with Elliott Fulton LLC, a joint venture between Essence Development and The Related Companies and/or affiliates thereof (collectively, the PACT Partner). The Fulton and Elliott-Chelsea Houses Redevelopment Project (the Proposed Project) includes the staged demolition and full replacement of existing residential and community facility spaces across NYCHA's Fulton, Elliott, Chelsea, and Chelsea Addition Houses developments (collectively, the Project Sites) as well as the staged development of additional new mixed-use buildings on the Project Sites, that would create additional permanently affordable and market rate residential units, as well as additional community facility space, new commercial uses, and accessory open space.

**Date of Publication:** June 27, 2025

## Table of Contents

---

|  |                |
|--|----------------|
| <b>EXECUTIVE SUMMARY .....</b>   | <b>00.0-1</b>  |
| <b>A. Introduction .....</b>   | <b>00.0-1</b>  |
| The Proposed Project Sites .....   | 00.0-2         |
| <b>B. Purpose and Need.....</b>  | <b>00.0-3</b>  |
| Process of Identifying the Proposed Project and its Alternatives.....                  | 00.0-4         |
| <b>C. Project Alternatives .....</b>   | <b>00.0-6</b>  |
| Alternative 1 – No-Action Alternative .....  | 00.0-7         |
| Development Program .....  | 00.0-8         |
| Alternative 2 – Preferred Alternative .....  | 00.0-8         |
| Development Program .....  | 00.0-8         |
| Net Increment of the Preferred Alternative.....  | 00.0-10        |
| Temporary Relocations.....   | 00.0-10        |
| Alternative 3 – Non-Rezoning Alternative.....  | 00.0-11        |
| Development Program .....  | 00.0-12        |
| Net Increment of the Non-Rezoning Alternative .....                                    | 00.0-12        |
| Temporary Relocations.....   | 00.0-12        |
| Alternative 4 – Midblock Bulk Alternative.....   | 00.0-14        |
| Development Program .....  | 00.0-15        |
| Net Increment of the Midblock Bulk Alternative .....                                   | 00.0-15        |
| Temporary Relocations.....   | 00.0-15        |
| Changes to Preferred, Non-Rezoning, and Midblock Bulk Alternatives Since the DEIS..... | 00.0-17        |
| Alternative 5 – Rehabilitation and Infill Alternative.....                             | 00.0-18        |
| Development Program .....  | 00.0-19        |
| Net Increment of the Rehabilitation & Infill Alternative.....                          | 00.0-19        |
| Temporary Relocations.....   | 00.0-20        |
| Alternative 6 – No Significant Adverse Impacts Alternative.....                        | 00.0-20        |
| Alternative 7 – COY Alternative.....   | 00.0-21        |
| Development Program .....  | 00.0-21        |
| Net Increment of the COY Alternative .....   | 00.0-22        |
| Temporary Relocations.....   | 00.0-22        |
| Summary of Analyzed Alternatives .....   | 00.0-24        |
| <b>D. Process, Coordination, and Public Participation .....</b>                        | <b>00.0-26</b> |
| Environmental Review Process.....  | 00.0-26        |
| Agency Involvement .....   | 00.0-27        |
| Federal .....  | 00.0-27        |
| State of New York .....  | 00.0-28        |
| City of New York .....   | 00.0-28        |
| Public Participation .....   | 00.0-29        |
| Community Engagement: Meetings .....   | 00.0-29        |
| Community Engagement: Communication Media .....  | 00.0-30        |
| Public Scoping and Review of the DEIS .....  | 00.0-30        |
| <b>E. Analysis Framework .....</b>   | <b>00.0-33</b> |
| Organization of the EIS.....   | 00.0-33        |
| Categories of Environmental Effects .....  | 00.0-33        |

|   |                |
|---|----------------|
| Project Sites .....   | 00.0-34        |
| Analysis Year.....  | 00.0-37        |
| Study Areas.....  | 00.0-37        |
| <b>F. Principal Conclusions .....</b>   | <b>00.0-37</b> |
| Land Use, Zoning, and Public Policy .....   | 00.0-37        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 00.0-37        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative .....        | 00.0-38        |
| Socioeconomic Conditions.....   | 00.0-39        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-39        |
| Community Facilities and Services.....  | 00.0-41        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-41        |
| Open Space.....   | 00.0-42        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-42        |
| Shadows .....   | 00.0-43        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-43        |
| Historic and Cultural Resources.....  | 00.0-44        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-44        |
| Urban Design and Visual Resources.....  | 00.0-45        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-45        |
| Natural Resources .....   | 00.0-46        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-46        |
| Hazardous Materials.....  | 00.0-46        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-46        |
| Water and Sewer Infrastructure.....   | 00.0-47        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-47        |
| Solid Waste and Sanitation Service.....   | 00.0-47        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and COY Alternative .....                      | 00.0-47        |
| Energy .....  | 00.0-48        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-48        |
| Transportation .....  | 00.0-48        |
| Alternative 2 – Preferred Alternative.....  | 00.0-48        |
| Alternative 3 – Non-Rezoning Alternative .....  | 00.0-50        |
| Alternative 4 – Midblock Bulk Alternative .....   | 00.0-51        |
| Alternative 7 – COY Alternative .....   | 00.0-51        |
| Mitigation.....   | 00.0-52        |
| Air Quality.....  | 00.0-55        |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;          |                |
| Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative .....      | 00.0-55        |
| Greenhouse Gas Emissions and Climate Change.....  | 00.0-57        |

|  |               |
|--|---------------|
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-57       |
| Noise Abatement and Control .....  | 00.0-57       |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-57       |
| Public Health .....  | 00.0-58       |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-58       |
| Neighborhood Character .....   | 00.0-58       |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-58       |
| Construction .....   | 00.0-59       |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-59       |
| Environmental Justice .....  | 00.0-67       |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 00.0-67       |
| Indirect and Cumulative Effects.....   | 00.0-68       |
| Indirect Effects.....  | 00.0-68       |
| Cumulative Effects.....  | 00.0-68       |
| Mitigation and Unavoidable Adverse Impacts.....  | 00.0-69       |
| Shadows .....  | 00.0-70       |
| Historic and Cultural Resources .....  | 00.0-70       |
| Transportation.....  | 00.0-71       |
| Construction Transportation .....  | 00.0-71       |
| Construction Noise .....   | 00.0-72       |
| <b>CHAPTER 01.0: PURPOSE AND NEED FOR THE PROPOSED PROJECT .....</b>   | <b>01.0-1</b> |
| <b>A. Introduction .....</b>   | <b>01.0-1</b> |
| <b>B. The Project Sites.....</b>   | <b>01.0-2</b> |
| <b>C. Purpose and Need for the Proposed Project.....</b>   | <b>01.0-3</b> |
| Process of Identifying the Proposed Project and its Project Alternatives .....   | 01.0-4        |
| <b>CHAPTER 02.0: PROJECT ALTERNATIVES.....</b>   | <b>02.0-1</b> |
| <b>A. Introduction .....</b>   | <b>02.0-1</b> |
| <b>B. Background .....</b>   | <b>02.0-1</b> |
| <b>C. Alternatives Considered in the EIS .....</b>   | <b>02.0-2</b> |
| Alternative 1 – No-Action Alternative .....  | 02.0-3        |
| Development Program .....  | 02.0-3        |
| Alternative 2 – Preferred Alternative .....  | 02.0-4        |
| Development Program .....  | 02.0-4        |
| Net Increment of the Preferred Alternative .....   | 02.0-6        |
| Temporary Relocations .....  | 02.0-6        |
| Alternative 3 – Non-Rezoning Alternative .....   | 02.0-7        |
| Development Program .....  | 02.0-8        |
| Net Increment of the Non-Rezoning Alternative .....  | 02.0-8        |
| Temporary Relocations .....  | 02.0-8        |
| Alternative 4 – Midblock Bulk Alternative .....  | 02.0-10       |
| Development Program .....  | 02.0-11       |
| Net Increment of the Midblock Bulk Alternative .....   | 02.0-11       |
| Temporary Relocations.....   | 02.0-11       |

|   |               |
|---|---------------|
| Changes to Preferred, Non-Rezoning, and Midblock Bulk Alternatives since the DEIS .....   | 02.0-11       |
| Alternative 5 – Rehabilitation and Infill Alternative.....  | 02.0-14       |
| Development Program .....   | 02.0-15       |
| Net Increment of the Rehabilitation & Infill Alternative.....   | 02.0-16       |
| Temporary Relocations.....  | 02.0-16       |
| Infeasibility of the Rehabilitation and Infill Alternative.....   | 02.0-16       |
| Alternative 6 – No Significant Adverse Impacts Alternative.....   | 02.0-18       |
| Alternative 7 – COY Alternative.....  | 02.0-21       |
| Development Program .....   | 02.0-22       |
| Net Increment of the COY Alternative.....   | 02.0-22       |
| Temporary Relocations.....  | 02.0-22       |
| Summary of Proposed Project Alternatives .....  | 02.0-24       |
| Feasibility of the Rehabilitation and Infill Alternative .....  | 02.0-24       |
| Feasibility of the Preferred Alternative, Non-Rezoning Alternative, Midblock Bulk<br>Alternative, and COY Alternative .....             | 02.0-25       |
| <b>CHAPTER 03.0: PROJECT COORDINATION AND PUBLIC PARTICIPATION.....</b>   | <b>03.0-1</b> |
| <b>A. Introduction .....</b>  | <b>03.0-1</b> |
| <b>B. Environmental Review Process.....</b>   | <b>03.0-1</b> |
| <b>C. Agency Involvement.....</b>   | <b>03.0-3</b> |
| Federal.....  | 03.0-3        |
| State of New York.....  | 03.0-3        |
| City of New York.....   | 03.0-3        |
| <b>D. Public Participation .....</b>  | <b>03.0-4</b> |
| Community Engagement: Meetings .....  | 03.0-5        |
| Community Engagement: Communication Media.....  | 03.0-7        |
| Public Scoping.....   | 03.0-8        |
| <b>E. Public Review and Comment on the DEIS .....</b>   | <b>03.0-9</b> |
| <b>CHAPTER 04.0: ANALYSIS FRAMEWORK.....</b>  | <b>04.0-1</b> |
| <b>A. Introduction .....</b>  | <b>04.0-1</b> |
| <b>B. Organization of the EIS .....</b>   | <b>04.0-1</b> |
| Categories of Environmental Effects .....   | 04.0-1        |
| <b>C. Project Sites .....</b>   | <b>04.0-2</b> |
| Fulton Houses Project Site .....  | 04.0-2        |
| Elliott-Chelsea Houses Project Site.....  | 04.0-4        |
| Other Properties that would be Affected by the Preferred Alternative and Midblock Bulk<br>Alternative.....                              | 04.0-6        |
| <b>D. Analysis Year.....</b>  | <b>04.0-9</b> |
| <b>E. Study Areas.....</b>  | <b>04.0-9</b> |
| <b>F. Methodologies for Technical Analysis.....</b>   | <b>04.0-9</b> |
| Affected Environment.....   | 04.0-9        |
| No-Action Alternative.....  | 04.0-9        |
| Proposed Project: Preferred Alternative, Non-Rezoning Alternative, Midblock Bulk<br>Alternative, and City of Yes (COY) Alternative..... | 04.0-10       |
| Analysis Approach .....   | 04.0-10       |
| Site-Based Analyses.....  | 04.0-10       |
| Density-Based Analysis .....  | 04.0-11       |
| Bulk-Based Analysis.....  | 04.0-12       |

|   |                 |
|---|-----------------|
| COY Alternative Approach for Bulk-based Analyses .....                                    | 04.0-13         |
| Rehabilitation and Infill Alternative.....  | 04.0-13         |
| No Significant Adverse Impacts Alternative.....   | 04.0-14         |
| <b>CHAPTER 05.01: LAND USE, ZONING, AND PUBLIC POLICY .....</b>                           | <b>05.01-1</b>  |
| <b>A. Introduction.....</b>   | <b>05.01-1</b>  |
| Study Area Definition .....   | 05.01-1         |
| Study Area Data Sources .....   | 05.01-2         |
| <b>B. Principal Conclusions .....</b>   | <b>05.01-2</b>  |
| <b>C. Methodology .....</b>   | <b>05.01-3</b>  |
| <b>D. Affected Environment.....</b>   | <b>05.01-3</b>  |
| Regulatory Context .....  | 05.01-3         |
| Land Use and Zoning.....  | 05.01-3         |
| Public Policy .....   | 05.01-4         |
| Existing Conditions .....   | 05.01-11        |
| Land Use .....  | 05.01-11        |
| Zoning.....   | 05.01-15        |
| Public Policy .....   | 05.01-24        |
| <b>E. Environmental Effects .....</b>   | <b>05.01-24</b> |
| Alternative 1 – No-Action Alternative .....   | 05.01-24        |
| Land Use .....  | 05.01-24        |
| Zoning.....   | 05.01-27        |
| Public Policy .....   | 05.01-28        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.01-28        |
| Land Use .....  | 05.01-28        |
| Zoning.....   | 05.01-31        |
| Public Policy .....   | 05.01-36        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.01-50        |
| Land Use .....  | 05.01-51        |
| Zoning.....   | 05.01-51        |
| Public Policy .....   | 05.01-52        |
| <b>CHAPTER 05.02: SOCIOECONOMICS.....</b>   | <b>05.02-1</b>  |
| <b>A. Introduction.....</b>   | <b>05.02-1</b>  |
| Study Area.....   | 05.02-1         |
| <b>B. Principal Conclusions .....</b>   | <b>05.02-2</b>  |
| <b>C. Methodology .....</b>   | <b>05.02-2</b>  |
| Analysis Format .....   | 05.02-8         |
| Data Sources.....   | 05.02-8         |
| <b>D. Affected Environment.....</b>   | <b>05.02-9</b>  |
| Project Sites.....  | 05.02-10        |
| Population.....   | 05.02-11        |
| Household Income.....   | 05.02-13        |
| Rental Market Housing Profile.....  | 05.02-16        |
| Recent Residential Rental Market Trends.....  | 05.02-17        |
| <b>E. Environmental Effects .....</b>   | <b>05.02-18</b> |
| Alternative 1 – No-Action Alternative .....   | 05.02-18        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.02-20        |
| Temporary Residential Relocations .....   | 05.02-20        |
| Temporary Community Facility Relocations.....   | 05.02-22        |
| Indirect Residential Displacement .....   | 05.02-23        |



|   |  |
|---|--|
| Alternative 3 – Non-Rezoning Alternative.....   | 05.02-31                                   |
| Temporary Residential Relocations .....   | 05.02-31                                   |
| Temporary Community Facility Relocations.....   | 05.02-33                                   |
| Indirect Residential Displacement .....   | 05.02-34                                   |
| Alternative 7 – COY Alternative.....  | 05.02-38                                   |
| Temporary Residential Relocations .....   | 05.02- <b>Error! Bookmark not defined.</b> |
| Temporary Community Facility Relocations.....   | 05.02-40                                   |
| Indirect Residential Displacement .....   | 05.02- <b>Error! Bookmark not defined.</b> |
| <b>CHAPTER 05.03: COMMUNITY FACILITIES .....</b>  | <b>05.03-1</b>                             |
| <b>A. Introduction .....</b>  | <b>05.03-1</b>                             |
| <b>B. Principal Conclusions .....</b>   | <b>05.03-1</b>                             |
| <b>C. Methodology .....</b>   | <b>05.03-1</b>                             |
| Methodology for Public School Analysis.....   | 05.03-1                                    |
| Methodology for Library Analysis.....   | 05.03-3                                    |
| Methodology for Childcare Services Analysis.....  | 05.03-3                                    |
| <b>D. Affected Environment.....</b>   | <b>05.03-4</b>                             |
| Direct Effects.....   | 05.03-5                                    |
| Community Facilities.....   | 05.03-5                                    |
| Indirect Effects .....  | 05.03-7                                    |
| Public Schools.....   | 05.03-7                                    |
| Libraries .....   | 05.03-9                                    |
| Childcare .....   | 05.03-11                                   |
| Police, Fire, and Health Care Services.....   | 05.03-13                                   |
| <b>E. Environmental Effects .....</b>   | <b>05.03-13</b>                            |
| Alternative 1 – No-Action Alternative .....   | 05.03-13                                   |
| Direct Effects .....  | 05.03-13                                   |
| Indirect Effects.....   | 05.03-13                                   |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.03-18                                   |
| Direct Effects .....  | 05.03-18                                   |
| Indirect Effects.....   | 05.03-19                                   |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.03-23                                   |
| <b>CHAPTER 05.04: OPEN SPACE.....</b>   | <b>05.04-1</b>                             |
| <b>A. Introduction .....</b>  | <b>05.04-1</b>                             |
| <b>B. Principal Conclusions .....</b>   | <b>05.04-2</b>                             |
| <b>C. Methodology .....</b>   | <b>05.04-2</b>                             |
| Study Area.....   | 05.04-2                                    |
| Analysis Framework .....  | 05.04-3                                    |
| Direct Effect Analysis.....   | 05.04-3                                    |
| Indirect Effect Analysis .....  | 05.04-3                                    |
| Preliminary Assessment .....  | 05.04-4                                    |
| Impact Assessment .....   | 05.04-5                                    |
| <b>D. Affected Environment.....</b>   | <b>05.04-6</b>                             |
| Demographic Characteristics of the Study Area .....                                       | 05.04-6                                    |
| Inventory of Publicly Accessible Open Space .....   | 05.04-7                                    |
| Assessment of Open Space Adequacy .....   | 05.04-14                                   |
| Quantitative Assessment.....  | 05.04-14                                   |
| Qualitative Assessment.....   | 05.04-14                                   |

|   |                 |
|---|-----------------|
| <b>E. Environmental Effects .....</b>   | <b>05.04-16</b> |
| Alternative 1 – No-Action Alternative .....   | 05.04-16        |
| Direct Effects Analysis .....   | 05.04-16        |
| Indirect Effects Analysis.....  | 05.04-16        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.04-19        |
| Direct Effects Analysis .....   | 05.04-19        |
| Indirect Effects Analysis.....  | 05.04-20        |
| Potential Effects of the Proposed Project on Publicly Accessible Open Space .....         | 05.04-22        |
| Alternative 3 – Non-Rezoning Alternative.....   | 05.04-27        |
| Direct Effects Analysis .....   | 05.04-27        |
| Indirect Effects Analysis.....  | 05.04-27        |
| Potential Effects of the Proposed Project on Publicly Accessible Open Space .....         | 05.04-29        |
| Alternative 7 – COY Alternative.....  | 05.04-31        |
| Direct Effects Analysis .....   | 05.04-31        |
| Indirect Effects Analysis.....  | 05.04-31        |
| Potential Effects of the Proposed Project on Publicly Accessible Open Space .....         | 05.04-32        |
| <b>CHAPTER 05.05: SHADOWS .....</b>   | <b>05.05-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.05-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.05-1</b>  |
| <b>C. Affected Environment.....</b>   | <b>05.05-2</b>  |
| Tier 1 Screening Assessment .....   | 05.05-4         |
| Tier 2 Screening Assessment .....   | 05.05-5         |
| Tier 3 Screening Assessment .....   | 05.05-5         |
| <b>D. Environmental Effects .....</b>   | <b>05.05-10</b> |
| Alternative 1 – No-Action Alternative .....   | 05.05-10        |
| Alternative 2 – Preferred Alternative .....   | 05.05-10        |
| Sunlight Sensitive Resources.....   | 05.05-11        |
| Project-Generated Open Space .....  | 05.05-23        |
| Alternative 3 – Non-Rezoning Alternative.....   | 05.05-24        |
| Sunlight Sensitive Resources.....   | 05.05-25        |
| Project-Generated Open Space .....  | 05.05-28        |
| Alternative 4 – Midblock Bulk Alternative.....  | 05.05-28        |
| Sunlight Sensitive Resources.....   | 05.05-31        |
| Project-Generated Open Space .....  | 05.05-38        |
| Alternative 7 – COY Alternative.....  | 05.05-39        |
| <b>CHAPTER 05.06: HISTORIC AND CULTURAL RESOURCES .....</b>                               | <b>05.06-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.06-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.06-2</b>  |
| Archaeological Resources .....  | 05.06-2         |
| Architectural Resources .....   | 05.06-2         |
| <b>C. Methodology .....</b>   | <b>05.06-3</b>  |
| Definition of the Areas of Potential Effect (APE).....                                    | 05.06-3         |
| Identification of Historic Properties within the APE .....                                | 05.06-4         |
| Evaluation of Potential Effects on Historic Properties.....                               | 05.06-4         |
| <b>D. Affected Environment.....</b>   | <b>05.06-6</b>  |
| Regulatory Context .....  | 05.06-6         |
| National Historic Preservation Act (Section 106).....                                     | 05.06-6         |
| New York State Historic Preservation Act .....  | 05.06-7         |

|   |                 |
|---|-----------------|
| Existing Conditions .....   | 05.06-7         |
| Primary APEs (Project Sites).....   | 05.06-7         |
| Secondary APEs .....  | 05.06-10        |
| <b>E. Environmental Effects .....</b>   | <b>05.06-16</b> |
| Alternative 1 – No-Action Alternative .....   | 05.06-16        |
| Direct (Physical) Impacts.....  | 05.06-16        |
| Indirect (Contextual) and Shadows Impacts .....   | 05.06-16        |
| Construction-Related Impacts.....   | 05.06-17        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative .....   | 05.06-17        |
| Direct (Physical) Impacts.....  | 05.06-17        |
| Indirect (Contextual) and Shadows Impacts .....   | 05.06-18        |
| Construction-Related Impacts.....   | 05.06-19        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....           | 05.06-20        |
| <b>CHAPTER 05.07: URBAN DESIGN AND VISUAL RESOURCES .....</b>                               | <b>05.07-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.07-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.07-2</b>  |
| <b>C. Methodology .....</b>   | <b>05.07-2</b>  |
| Study Areas .....   | 05.07-2         |
| <b>D. Affected Environment.....</b>   | <b>05.07-3</b>  |
| Regulatory Context .....  | 05.07-3         |
| NYSDEC Guidance .....   | 05.07-3         |
| New York City Environmental Quality Review (CEQR).....                                      | 05.07-4         |
| Existing Conditions .....   | 05.07-5         |
| Primary Study Areas (Project Sites) .....   | 05.07-5         |
| Secondary Study Area.....   | 05.07-10        |
| <b>E. Environmental Effects .....</b>   | <b>05.07-15</b> |
| Alternative 1 – No-Action Alternative .....   | 05.07-15        |
| Primary Study Areas (Project Sites) .....   | 05.07-15        |
| Secondary Study Area.....   | 05.07-16        |
| Alternative 2 – Preferred Alternative .....   | 05.07-17        |
| Primary Study Areas (Project Sites) .....   | 05.07-17        |
| Secondary Study Area.....   | 05.07-22        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....           | 05.07-24        |
| Alternative 4 – Midblock Bulk Alternative.....  | 05.07-25        |
| Primary Study Areas (Project Sites) .....   | 05.07-25        |
| Secondary Study Area.....   | 05.07-29        |
| <b>CHAPTER 05.08: NATURAL RESOURCES.....</b>  | <b>05.08-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.08-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.08-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.08-2</b>  |
| Study Area and Data Sources.....  | 05.08-2         |
| Geologic and Soil Resources.....  | 05.08-2         |
| Groundwater and Aquifers .....  | 05.08-2         |
| Floodplains .....   | 05.08-3         |
| Surface Waters and Wetlands, Wild and Scenic Rivers, Water Quality, and Aquatic Biota ..... | 05.08-3         |
| <b>D. Affected Environment.....</b>   | <b>05.08-3</b>  |
| Regulatory Context .....  | 05.08-3         |
| Federal .....   | 05.08-4         |
| New York State.....   | 05.08-6         |

|   |                 |
|---|-----------------|
| City.....   | 05.08-7         |
| Existing Conditions .....   | 05.08-8         |
| Geologic and Soil Resources .....   | 05.08-8         |
| Groundwater and Aquifers.....   | 05.08-9         |
| Floodplains.....  | 05.08-10        |
| Surface Waters and Wetlands, Wild and Scenic Rivers, Water Quality, and Aquatic<br>Biota.....   | 05.08-10        |
| Wildlife .....  | 05.08-10        |
| Threatened, Endangered, and Special Concern Species and Significant Habitat Areas .....   | 05.08-11        |
| <b>E. Environmental Effects .....</b>   | <b>05.08-13</b> |
| Alternative 1 – No-Action Alternative .....   | 05.08-13        |
| Floodplains.....  | 05.08-13        |
| Alternative 2 – Preferred Alternative, Alternative 3 – Non-Rezoning Alternative, Alternative<br>4 – Midblock Bulk Alternative, and Alternative 7 – COY Alternative..... | 05.08-14        |
| Floodplains.....  | 05.08-14        |
| Wildlife .....  | 05.08-14        |
| Threatened, Endangered, and Special Concern Species and Significant Habitat Areas .....   | 05.08-15        |
| <b>CHAPTER 05.09: HAZARDOUS MATERIALS .....</b>   | <b>05.09-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.09-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.09-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.09-2</b>  |
| Potential Contaminants of Concern.....  | 05.09-2         |
| Site Assessment and Investigation .....   | 05.09-3         |
| <b>D. Affected Environment.....</b>   | <b>05.09-4</b>  |
| Current Site Use .....  | 05.09-4         |
| Site Environmental Conditions .....   | 05.09-4         |
| Phase I ESAs.....   | 05.09-4         |
| Phase II Work Plan .....  | 05.09-6         |
| <b>E. Environmental Effects .....</b>   | <b>05.09-7</b>  |
| Alternative 1 – No-Action Alternative .....   | 05.09-7         |
| Alternative 2 – Preferred Alternative, Alternative 3 – Non-Rezoning Alternative, Alternative<br>4 – Midblock Bulk Alternative, and Alternative 7 – COY Alternative..... | 05.09-7         |
| Phase II Work Plan .....  | 05.09-8         |
| Remedial Investigation Report (Phase II).....   | 05.09-8         |
| RAP and CHASP .....   | 05.09-10        |
| Radon .....   | 05.09-12        |
| Project Requirements for All Project Stages.....  | 05.09-13        |
| <b>CHAPTER 05.10: WATER AND SEWER INFRASTRUCTURE .....</b>  | <b>05.10-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.10-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.10-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.10-1</b>  |
| <b>D. Affected Environment.....</b>   | <b>05.10-2</b>  |
| Regulatory Context .....  | 05.10-2         |
| Unified Stormwater Rule .....   | 05.10-2         |
| Stormwater Pollution Prevention Plans (SWPPPs) .....  | 05.10-4         |
| New York City Plumbing Code (Local Law 33 of 2007, as Amended) .....  | 05.10-4         |
| Water Supply.....   | 05.10-4         |

|   |                 |
|---|-----------------|
| Sewer System .....  | 05.10-6         |
| Sanitary Flows (Dry Weather) .....  | 05.10-8         |
| Stormwater Flows (Wet Weather) .....  | 05.10-8         |
| <b>E. Environmental Effects .....</b>   | <b>05.10-10</b> |
| Alternative 1 – No-Action Alternative .....   | 05.10-10        |
| Water Supply .....  | 05.10-10        |
| Sewer System.....   | 05.10-11        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.10-11        |
| Water Supply .....  | 05.10-11        |
| Sewer System.....   | 05.10-12        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.10-17        |
| <b>CHAPTER 05.11: SOLID WASTE AND SANITATION SERVICES .....</b>                           | <b>05.11-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.11-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.11-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.11-1</b>  |
| <b>D. Affected Environment.....</b>   | <b>05.11-2</b>  |
| Regulatory Context .....  | 05.11-2         |
| New York State’s Solid Waste Management Plan (NYS SWMP) .....                             | 05.11-2         |
| New York City Solid Waste Management Plan (NYC SWMP).....                                 | 05.11-3         |
| Description of Current Solid Waste Sanitation Services.....                               | 05.11-3         |
| Existing Solid Waste Generation .....   | 05.11-4         |
| <b>E. Environmental Effects .....</b>   | <b>05.11-5</b>  |
| Alternative 1 – No-Action Alternative .....   | 05.11-5         |
| Solid Waste Generation .....  | 05.11-5         |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.11-5         |
| Solid Waste Generation .....  | 05.11-5         |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.11-7         |
| <b>CHAPTER 05.12: ENERGY.....</b>   | <b>05.12-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.12-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.12-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.12-1</b>  |
| <b>D. Affected Environment.....</b>   | <b>05.12-2</b>  |
| Energy Supply and Transmission.....   | 05.12-2         |
| Existing Demand .....   | 05.12-3         |
| <b>E. Environmental Effects .....</b>   | <b>05.12-4</b>  |
| Alternative 1 – No-Action Alternative .....   | 05.12-4         |
| No-Action Alternative Demand.....   | 05.12-4         |
| Con Edison Utility Thermal Energy Network Chelsea Pilot Project.....                      | 05.12-4         |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.12-5         |
| Energy Supply and Transmission .....  | 05.12-5         |
| Energy Demand .....   | 05.12-5         |
| Con Edison Utility Thermal Energy Network Chelsea Pilot Project.....                      | 05.12-6         |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.12-6         |
| <b>CHAPTER 05.13: TRANSPORTATION .....</b>  | <b>05.13-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.13-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.13-2</b>  |
| <b>C. Methodology .....</b>   | <b>05.13-3</b>  |
| Transportation Planning Factors .....   | 05.13-3         |

|  |                                    |
|--|------------------------------------|
| Transportation Assessment.....                   | 05.13-5                            |
| Screening Assessment.....                        | 05.13-5                            |
| <b>D. Affected Environment.....</b>              | <b>05.13-13</b>                    |
| Transportation Elements.....                     | 05.13-13                           |
| Traffic .....                                    | 05.13-13                           |
| Transit .....                                    | 05.13-18                           |
| Pedestrians .....                                | 05.13-21                           |
| Parking .....                                    | 05.13-25                           |
| Vehicular and Pedestrian Safety Evaluation ..... | 05.13-27                           |
| Study Area High Crash Locations .....            | 05.13-27                           |
| Priority Corridors .....                         | 05.13-30                           |
| <b>E. Environmental Effects .....</b>            | <b>05.13-31</b>                    |
| Alternative 1 – No-Action Alternative .....      | 05.13-31                           |
| Congestion Pricing.....                          | 05.13-31                           |
| Traffic .....                                    | 05.13-35                           |
| Transit .....                                    | 05.13-38                           |
| Pedestrians .....                                | 05.13-40                           |
| Parking .....                                    | 05.13-43                           |
| Alternative 2 – Preferred Alternative .....      | 05.13-43                           |
| Travel Demand Forecast .....                     | 05.13-44                           |
| Level 2 Screening Assessment.....                | 05.13-47                           |
| Detailed Traffic Analysis .....                  | 05.13-47                           |
| Transit .....                                    | 05.13-50                           |
| Pedestrians .....                                | 05.13-51                           |
| Parking .....                                    | 05.13-55                           |
| Alternative 3 – Non-Rezoning Alternative.....    | 05.13-56                           |
| Travel Demand Forecast .....                     | 05.13-56                           |
| Level 2 Screening Assessment.....                | 05.13-60                           |
| Detailed Traffic Analysis .....                  | 05.13-60                           |
| Transit .....                                    | 05.13-63                           |
| Pedestrians .....                                | 05.13-64                           |
| Parking .....                                    | 05.13-68                           |
| Alternative 4 – Midblock Bulk Alternative.....   | 05.13-68                           |
| Traffic .....                                    | 05.13-69                           |
| Transit .....                                    | 05.13-69                           |
| Pedestrians .....                                | 05.13-69                           |
| Parking .....                                    | 05.13-69                           |
| Alternative 7 – COY Alternative .....            | 05.13-Error! Bookmark not defined. |
| Traffic .....                                    | 05.13-Error! Bookmark not defined. |
| Transit .....                                    | 05.13-Error! Bookmark not defined. |
| Pedestrians .....                                | 05.13-Error! Bookmark not defined. |
| Parking .....                                    | 05.13-Error! Bookmark not defined. |
| <b>F. Mitigation.....</b>                        | <b>05.13-76</b>                    |
| Alternative 2 – Preferred Alternative .....      | 05.13-76                           |
| Traffic .....                                    | 05.13-76                           |
| Pedestrians .....                                | 05.13-81                           |
| Alternative 3 – Non-Rezoning Alternative.....    | 05.13-85                           |
| Traffic .....                                    | 05.13-85                           |
| Pedestrians .....                                | 05.13-89                           |

|   |                 |
|---|-----------------|
| Alternative 4 – Midblock Bulk Alternative.....                              | 05.13-93        |
| Traffic .....   | 05.13-93        |
| Pedestrians .....   | 05.13-93        |
| Alternative 7 – COY Alternative.....  | 05.13-93        |
| Traffic .....   | 05.13-93        |
| Pedestrians .....   | 05.13-94        |
| <b>CHAPTER 05.14: AIR QUALITY .....</b>                                     | <b>05.14-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.14-1</b>  |
| <b>B. Principal Conclusions .....</b>                                       | <b>05.14-2</b>  |
| <b>C. Methodology For Predicting Pollutant Concentrations.....</b>          | <b>05.14-3</b>  |
| Mobile Sources.....   | 05.14-3         |
| Stationary Sources.....   | 05.14-4         |
| <b>D. Affected Environment.....</b>   | <b>05.14-5</b>  |
| Regulatory Context .....  | 05.14-5         |
| National Air Quality Standards.....   | 05.14-5         |
| NAAQS Attainment Status and State Implementation Plans .....                | 05.14-6         |
| General Conformity .....  | 05.14-8         |
| New York State Air Quality Standards.....                                   | 05.14-8         |
| Determining the Significance of Air Quality Impacts .....                   | 05.14-8         |
| Existing Conditions .....   | 05.14-9         |
| <b>E. Environmental Effects .....</b>                                       | <b>05.14-10</b> |
| Alternative 1 – No-Action Alternative .....                                 | 05.14-10        |
| Mobile Source Analysis.....   | 05.14-10        |
| Stationary Source Analysis .....  | 05.14-10        |
| Alternative 2 – Preferred Alternative .....                                 | 05.14-11        |
| Mobile Source Analysis.....   | 05.14-11        |
| Stationary Source Analysis .....  | 05.14-12        |
| Alternative 3 – Non-Rezoning Alternative.....                               | 05.14-16        |
| Mobile Source Analysis.....   | 05.14-16        |
| Stationary Source Analysis .....  | 05.14-17        |
| Alternative 4 – Midblock Bulk Alternative.....                              | 05.14-20        |
| Mobile Source Analysis.....   | 05.14-20        |
| Stationary Source Analysis .....  | 05.14-21        |
| Alternative 7 – COY Alternative.....  | 05.14-22        |
| Mobile Source Analysis.....   | 05.14-22        |
| Stationary Source Analysis .....  | 05.14-23        |
| <b>CHAPTER 05.15: GREENHOUSE GAS EMISSIONS AND CLIMATE CHANGE .....</b>     | <b>05.15-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.15-1</b>  |
| <b>B. Principal Conclusions .....</b>                                       | <b>05.15-3</b>  |
| <b>C. Methodology .....</b>   | <b>05.15-3</b>  |
| Recognized GHGs.....  | 05.15-3         |
| Consistency with the GHG Reduction Goal .....                               | 05.15-5         |
| <b>D. Affected Environment.....</b>   | <b>05.15-5</b>  |
| Regulatory Context .....  | 05.15-5         |
| State Regulations.....  | 05.15-6         |
| New York State Climate Leadership and Community Protection Act (CLCPA)..... | 05.15-6         |
| New York State Executive Order of 2022 .....                                | 05.15-6         |
| New York State All-Electric New Buildings Law .....                         | 05.15-7         |

|   |                 |
|---|-----------------|
| New York City Initiatives .....   | 05.15-7         |
| NYCHA Sustainability Agenda .....   | 05.15-7         |
| HPD Design Guidelines .....   | 05.15-7         |
| Local Law 97 .....  | 05.15-8         |
| Local Law 48 .....  | 05.15-8         |
| Local Law 154 .....   | 05.15-8         |
| City of Yes for Carbon Neutrality .....   | 05.15-8         |
| Building Operational Emissions.....   | 05.15-9         |
| Mobile Source Emissions .....   | 05.15-9         |
| Construction Emissions.....   | 05.15-10        |
| Emissions from Solid Waste Management.....  | 05.15-10        |
| <b>E. Environmental Effects .....</b>   | <b>05.15-10</b> |
| Alternative 1 – No-Action Alternative .....   | 05.15-10        |
| GHG Emissions .....   | 05.15-10        |
| Climate Change.....   | 05.15-11        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.15-12        |
| GHG Emissions .....   | 05.15-12        |
| Climate Change.....   | 05.15-16        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.15-16        |
| <b>CHAPTER 05.16: NOISE .....</b>   | <b>05.16-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.16-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.16-1</b>  |
| <b>C. Acoustical Fundamentals.....</b>  | <b>05.16-2</b>  |
| “A”-Weighted Sound Level (dBA) .....  | 05.16-2         |
| Community Response to Changes in Noise Levels.....  | 05.16-3         |
| Noise Descriptors Used in Impact Assessment.....  | 05.16-3         |
| <b>D. Regulatory Context .....</b>  | <b>05.16-4</b>  |
| US Department of Housing and Urban Development (HUD) Noise Regulations .....              | 05.16-4         |
| New York State Department of Environmental Conservation (NYSDEC) .....                    | 05.16-5         |
| New York City Noise Code.....   | 05.16-5         |
| New York CTM Noise Standards and Appendix .....   | 05.16-6         |
| Noise Exposure Criteria .....   | 05.16-6         |
| Impact Significance Criteria .....  | 05.16-7         |
| Noise Evaluation Criteria .....   | 05.16-8         |
| <b>E. Methodology .....</b>   | <b>05.16-8</b>  |
| General Noise Analysis Methodology .....  | 05.16-8         |
| Vehicular Traffic Noise Prediction Methodology.....                                       | 05.16-9         |
| Play Area Noise Prediction Methodology.....   | 05.16-9         |
| Other Potential Sources of Noise .....  | 05.16-10        |
| Mechanical Equipment .....  | 05.16-10        |
| Train Noise .....   | 05.16-11        |
| Aircraft Noise .....  | 05.16-11        |
| <b>F. Affected Environment.....</b>   | <b>05.16-11</b> |
| Selection of Noise Receptor Locations .....   | 05.16-11        |
| Noise Monitoring.....   | 05.16-12        |
| Equipment Used During Noise Monitoring.....   | 05.16-13        |
| Existing Noise Levels at Noise Measurement Locations .....                                | 05.16-13        |
| <b>G. Environmental Effects .....</b>   | <b>05.16-15</b> |
| Alternative 1 – No-Action Alternative .....   | 05.16-15        |
| Mobile Source Noise Screening Analysis.....   | 05.16-15        |



|   |                |
|---|----------------|
| Alternative 2 – Preferred Alternative .....   | 05.16-17       |
| Mobile Source Noise Screening Analysis.....   | 05.16-17       |
| Cumulative Mobile Source and Play Area Noise Impact Evaluation .....                      | 05.16-19       |
| Noise Attenuation Requirements .....  | 05.16-23       |
| Alternative 3 – Non-Rezoning Alternative.....   | 05.16-27       |
| Mobile Source Noise Screening Analysis.....   | 05.16-27       |
| Cumulative Mobile Source and Play Area Noise Impact Evaluation .....                      | 05.16-29       |
| Noise Attenuation Requirements .....  | 05.16-32       |
| Alternative 4 – Midblock Bulk Alternative.....  | 05.16-36       |
| Mobile Source Noise Screening Analysis.....   | 05.16-36       |
| Cumulative Mobile Source and Play Area Noise Impact Evaluation .....                      | 05.16-38       |
| Noise Attenuation Requirements .....  | 05.16-41       |
| Alternative 7 – the COY Alternative.....  | 05.16-44       |
| Mobile Source Noise Screening Analysis.....   | 05.16-44       |
| Cumulative Mobile Source and Play Area Noise Impact Evaluation .....                      | 05.16-45       |
| Noise Attenuation Requirements .....  | 05.16-47       |
| <b>CHAPTER 05.17: PUBLIC HEALTH.....</b>  | <b>05.17-1</b> |
| <b>A. Introduction .....</b>  | <b>05.17-1</b> |
| <b>B. Principal Conclusions .....</b>   | <b>05.17-1</b> |
| <b>C. Methodology .....</b>   | <b>05.17-1</b> |
| <b>D. Affected Environment.....</b>   | <b>05.17-2</b> |
| Regulatory Context .....  | 05.17-2        |
| <b>E. Environmental Effects .....</b>   | <b>05.17-2</b> |
| Alternative 1 – No-Action Alternative .....   | 05.17-2        |
| Alternative 2 – Preferred Alternative .....   | 05.17-2        |
| Executive Order (EO) 13045 Assessment .....   | 05.17-3        |
| Alternative 3 – Non-Rezoning Alternative.....   | 05.17-5        |
| Alternative 4 – Midblock Bulk Alternative.....  | 05.17-6        |
| Alternative 7 – COY Alternative.....  | 05.17-6        |
| <b>CHAPTER 05.18: NEIGHBORHOOD CHARACTER.....</b>   | <b>05.18-1</b> |
| <b>A. Introduction .....</b>  | <b>05.18-1</b> |
| <b>B. Principal Conclusions .....</b>   | <b>05.18-2</b> |
| <b>C. Methodology .....</b>   | <b>05.18-2</b> |
| Study Areas .....   | 05.18-3        |
| <b>D. Affected Environment.....</b>   | <b>05.18-4</b> |
| Defining Features .....   | 05.18-4        |
| Project Sites .....   | 05.18-4        |
| ¼-Mile Secondary Study Area and Surrounding Neighborhood .....                            | 05.18-4        |
| <b>E. Environmental Effects .....</b>   | <b>05.18-6</b> |
| Alternative 1 – No-Action Alternative .....   | 05.18-6        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.18-7        |
| Land Use, Zoning, and Public Policy .....   | 05.18-7        |
| Socioeconomic Conditions .....  | 05.18-7        |
| Community Facilities and Services .....   | 05.18-7        |
| Open Space .....  | 05.18-8        |
| Historic and Cultural Resources .....   | 05.18-9        |
| Urban Design and Visual Resources.....  | 05.18-9        |
| Shadows.....  | 05.18-10       |
| Transportation .....  | 05.18-11       |

|  |                 |
|--|-----------------|
| Noise .....  | 05.18-11        |
| Potential for Combined Effects on Neighborhood Character .....   | 05.18-12        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....  | 05.18-13        |
| Open Space .....   | 05.18-13        |
| Urban Design and Visual Resources.....   | 05.18-13        |
| Transportation .....   | 05.18-14        |
| Potential for Combined Effects on Neighborhood Character .....   | 05.18-14        |
| <b>CHAPTER 05.19: CONSTRUCTION .....</b>   | <b>05.19-1</b>  |
| <b>A. Introduction .....</b>   | <b>05.19-1</b>  |
| <b>B. Principal Conclusions .....</b>  | <b>05.19-2</b>  |
| Transportation .....   | 05.19-2         |
| Air Quality.....   | 05.19-3         |
| Noise.....   | 05.19-3         |
| Other Technical Areas.....   | 05.19-4         |
| <b>C. Construction Schedule .....</b>  | <b>05.19-5</b>  |
| Project Site Context.....  | 05.19-5         |
| Preliminary Construction Schedule.....   | 05.19-6         |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative;<br>Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative ..... | 05.19-6         |
| General Construction Information.....  | 05.19-9         |
| Hours of Work.....   | 05.19-10        |
| Deliveries and Access .....  | 05.19-10        |
| Sidewalk and Lane Closures .....   | 05.19-11        |
| Public Safety .....  | 05.19-11        |
| Rodent Control .....   | 05.19-11        |
| <b>D. Description of Construction Activities .....</b>   | <b>05.19-12</b> |
| Demolition.....  | 05.19-12        |
| Excavation.....  | 05.19-13        |
| Foundation.....  | 05.19-13        |
| Superstructure.....  | 05.19-13        |
| Exteriors .....  | 05.19-13        |
| Interiors .....  | 05.19-14        |
| Number of Construction Workers and Materials Deliveries .....  | 05.19-14        |
| Alternative 2 – Preferred Alternative.....   | 05.19-14        |
| Alternative 3 – Non-Rezoning Alternative .....   | 05.19-17        |
| Alternative 4 – Midblock Bulk Alternative .....  | 05.19-19        |
| Alternative 7 – COY Alternative .....  | 05.19-21        |
| <b>E. Methodology .....</b>  | <b>05.19-23</b> |
| Transportation .....   | 05.19-23        |
| Construction Worker Modal Splits, Vehicle Occupancy and Temporal Distributions.....  | 05.19-23        |
| Transportation Assessment .....  | 05.19-24        |
| Air Quality.....   | 05.19-24        |
| Emissions Reduction Measures .....   | 05.19-25        |
| On-Site Construction Activity Assessment.....  | 05.19-26        |
| Analysis Periods .....   | 05.19-29        |
| Noise.....   | 05.19-32        |
| Sound Level Descriptors.....   | 05.19-32        |
| Construction Noise Analysis Fundamentals .....   | 05.19-32        |
| Construction Noise Analysis Methodology .....  | 05.19-33        |

|  |                  |
|--|------------------|
| Analysis Time Period Selection .....                         | 05.19-43         |
| Alternative 2 – Preferred Alternative .....                  | 05.19-43         |
| Alternative 3 – Non-Rezoning Alternative .....               | 05.19-46         |
| Alternative 4 – Midblock Bulk Alternative .....              | 05.19-48         |
| Noise Reduction Measures .....                               | 05.19-50         |
| <b>F. Affected Environment .....</b>                         | <b>05.19-52</b>  |
| Regulatory Context .....                                     | 05.19-52         |
| City and State Governmental Coordination and Oversight ..... | 05.19-52         |
| Stormwater Management .....                                  | 05.19-53         |
| Transportation .....   | 05.19-54         |
| Air Quality .....  | 05.19-54         |
| Noise .....  | 05.19-56         |
| Existing Conditions .....                                    | 05.19-56         |
| Transportation .....   | 05.19-56         |
| Air Quality .....  | 05.19-60         |
| Noise .....  | 05.19-60         |
| <b>G. Environmental Effects .....</b>                        | <b>05.19-61</b>  |
| Transportation .....   | 05.19-61         |
| Alternative 1 – No-Action Alternative .....                  | 05.19-62         |
| Alternative 2 – Preferred Alternative .....                  | 05.19-67         |
| Alternative 3 – Non-Rezoning Alternative .....               | 05.19-76         |
| Alternative 4 – Midblock Bulk Alternative .....              | 05.19-84         |
| Alternative 7 – COY Alternative .....                        | 05.19-88         |
| Air Quality .....  | 05.19-94         |
| Alternative 1 – No-Action Alternative .....                  | 05.19-94         |
| Alternative 2 – Preferred Alternative .....                  | 05.19-94         |
| Alternative 3 – Non-Rezoning Alternative .....               | 05.19-97         |
| Alternative 4 – Midblock Bulk Alternative .....              | 05.19-100        |
| Alternative 7 – COY Alternative .....                        | 05.19-101        |
| Noise .....  | 05.19-102        |
| Alternative 1 – No-Action Alternative .....                  | 05.19-102        |
| Alternative 2 – Preferred Alternative .....                  | 05.19-102        |
| Alternative 3 – Non-Rezoning Alternative .....               | 05.19-119        |
| Alternative 4 – Midblock Bulk Alternative .....              | 05.19-134        |
| Alternative 7 – COY Alternative .....                        | 05.19-144        |
| Mobile Construction Noise Sources .....                      | 05.19-146        |
| Other Technical Areas .....                                  | 05.19-146        |
| Vibration .....  | 05.19-146        |
| Land Use and Neighborhood Character .....                    | 05.19-148        |
| Socioeconomic Conditions .....                               | 05.19-150        |
| Community Facilities and Services .....                      | 05.19-150        |
| Open Space .....   | 05.19-151        |
| Historic and Cultural Resources .....                        | 05.19-151        |
| Hazardous Materials .....                                    | 05.19-152        |
| Natural Resources .....                                      | 05.19-154        |
| <b>H. Construction Mitigation .....</b>                      | <b>05.19-155</b> |
| Construction Transportation .....                            | 05.19-155        |
| Alternative 2 – Preferred Alternative .....                  | 05.19-155        |
| Alternative 3 – Non-Rezoning Alternative .....               | 05.19-160        |
| Alternative 4 – Midblock Bulk Alternative .....              | 05.19-166        |
| Alternative 7 – COY Alternative .....                        | 05.19-167        |

|   |                 |
|---|-----------------|
| Construction Noise .....  | 05.19-167       |
| Noise Reduction Measures .....  | 05.19-169       |
| <b>CHAPTER 05.20: ENVIRONMENTAL JUSTICE.....</b>  | <b>05.20-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.20-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.20-1</b>  |
| <b>C. Methodology .....</b>   | <b>05.20-2</b>  |
| Delineation of the Environmental Justice Study Area .....                                 | 05.20-2         |
| Identification of Minority & Low-Income Populations .....                                 | 05.20-2         |
| Identification of Disadvantaged Communities.....  | 05.20-3         |
| <b>D. Affected Environment.....</b>   | <b>05.20-4</b>  |
| Regulatory Context .....  | 05.20-4         |
| State Regulations and Guidelines .....  | 05.20-4         |
| City Regulations and Guidelines .....   | 05.20-5         |
| Study Area Characteristics .....  | 05.20-6         |
| Minority Status .....   | 05.20-15        |
| Low-Income Status .....   | 05.20-15        |
| Children .....  | 05.20-16        |
| <b>E. Public Participation .....</b>  | <b>05.20-16</b> |
| <b>F. Environmental Effects .....</b>   | <b>05.20-17</b> |
| Alternative 1 – No-Action Alternative .....   | 05.20-17        |
| Alternative 2 – Preferred Alternative and Alternative 4 – Midblock Bulk Alternative ..... | 05.20-17        |
| Summary of Benefits .....   | 05.20-17        |
| Summary of Adverse Effects .....  | 05.20-18        |
| Analysis of Potential for Disproportionate and Adverse Effects .....                      | 05.20-19        |
| Alternative 3 – Non-Rezoning Alternative and Alternative 7 – COY Alternative.....         | 05.20-22        |
| Summary of Benefits .....   | 05.20-22        |
| Summary of Adverse Effects .....  | 05.20-22        |
| <b>CHAPTER 05.21: MITIGATION.....</b>   | <b>05.21-1</b>  |
| <b>A. Introduction .....</b>  | <b>05.21-1</b>  |
| <b>B. Principal Conclusions .....</b>   | <b>05.21-2</b>  |
| Shadows .....   | 05.21-2         |
| Historic and Cultural Resources.....  | 05.21-2         |
| Transportation .....  | 05.21-3         |
| Construction Transportation.....  | 05.21-3         |
| Construction Noise .....  | 05.21-4         |
| Noise Reduction Measures .....  | 05.21-4         |
| <b>C. Shadows.....</b>  | <b>05.21-4</b>  |
| <b>D. Historic and Cultural Resources.....</b>  | <b>05.21-6</b>  |
| Direct (Physical) Impacts .....   | 05.21-6         |
| <b>E. TRANSPORTATION .....</b>  | <b>05.21-6</b>  |
| Alternative 2 – Preferred Alternative .....   | 05.21-7         |
| Traffic .....   | 05.21-7         |
| Pedestrians .....   | 05.21-10        |
| Alternative 3 – Non-Rezoning Alternative.....   | 05.21-13        |
| Traffic .....   | 05.21-13        |
| Pedestrians .....   | 05.21-15        |
| Alternative 4 – Midblock Bulk Alternative.....  | 05.21-17        |
| Traffic .....   | 05.21-17        |
| Pedestrians .....   | 05.21-17        |

|  |                 |
|--|-----------------|
| Alternative 7 – COY Alternative.....   | 05.21-18        |
| Traffic .....  | 05.21-18        |
| Pedestrians .....  | 05.21-18        |
| <b>F. Construction Transportation .....</b>  | <b>05.21-18</b> |
| Alternative 2 – Preferred Alternative .....  | 05.21-18        |
| Traffic .....  | 05.21-18        |
| Pedestrians .....  | 05.21-21        |
| Alternative 3 – Non-Rezoning Alternative.....  | 05.21-23        |
| Traffic .....  | 05.21-23        |
| Pedestrians .....  | 05.21-25        |
| Alternative 4 – Midblock Bulk Alternative.....   | 05.21-27        |
| Traffic .....  | 05.21-27        |
| Pedestrians .....  | 05.21-27        |
| Alternative 7 – COY Alternative.....   | 05.21-28        |
| Traffic .....  | 05.21-28        |
| Pedestrians .....  | 05.21-28        |
| <b>G. Construction Noise.....</b>  | <b>05.21-28</b> |
| Alternative 2 – Preferred Alternative; Alternative 3 – Non-Rezoning Alternative; Alternative 4 – Midblock Bulk Alternative; and Alternative 7 – COY Alternative..... | 05.21-28        |
| Noise Reduction Measures .....   | 05.21-35        |
| <b>CHAPTER 05.22: REHABILITATION AND INFILL ALTERNATIVE ANALYSIS .....</b>   | <b>05.22-1</b>  |
| <b>A. Introduction .....</b>   | <b>05.22-1</b>  |
| <b>B. Methodology .....</b>  | <b>05.22-2</b>  |
| <b>C. Rehabilitation and Infill Alternative Analysis.....</b>  | <b>05.22-2</b>  |
| Land Use, Zoning, and Public Policy .....  | 05.22-2         |
| Socioeconomic Conditions.....  | 05.22-3         |
| Community Facilities and Services .....  | 05.22-4         |
| Open Space.....  | 05.22-5         |
| Shadows .....  | 05.22-5         |
| Historic and Cultural Resources.....   | 05.22-6         |
| Urban Design and Visual Resources .....  | 05.22-6         |
| Natural Resources .....  | 05.22-7         |
| Hazardous Materials.....   | 05.22-7         |
| Water and Sewer Infrastructure.....  | 05.22-7         |
| Solid Waste and Sanitation Services .....  | 05.22-8         |
| Energy .....   | 05.22-8         |
| Transportation .....   | 05.22-9         |
| Air Quality.....   | 05.22-9         |
| Greenhouse Gas Emissions .....   | 05.22-10        |
| Noise.....   | 05.22-10        |
| Public Health .....  | 05.22-11        |
| Neighborhood Character .....   | 05.22-11        |
| Construction .....   | 05.22-11        |
| Environmental Justice .....  | 05.22-12        |
| <b>CHAPTER 06.0: INDIRECT AND CUMULATIVE EFFECTS .....</b>   | <b>06.0-1</b>   |
| <b>A. Introduction .....</b>   | <b>06.0-1</b>   |
| <b>B. Principal Conclusions .....</b>  | <b>06.0-2</b>   |
| Indirect Effects .....   | 06.0-2          |
| Cumulative Effects .....   | 06.0-2          |

|  |                |
|--|----------------|
| <b>C. Indirect Effects .....</b>   | <b>06.0-3</b>  |
| <b>D. Cumulative Effects.....</b>  | <b>06.0-4</b>  |
| Methodology .....  | 06.0-4         |
| Impact Determinations .....  | 06.0-6         |
| <b>CHAPTER 07.0: UNAVOIDABLE ADVERSE IMPACTS .....</b>   | <b>07.0-1</b>  |
| <b>A. Introduction .....</b>   | <b>07.0-1</b>  |
| <b>B. Shadows.....</b>   | <b>07.0-1</b>  |
| <b>C. Historic and Cultural Resources.....</b>   | <b>07.0-1</b>  |
| <b>D. Transportation.....</b>  | <b>07.0-2</b>  |
| Alternative 2 – Preferred Alternative .....  | 07.0-2         |
| Traffic .....  | 07.0-2         |
| Pedestrians .....  | 07.0-2         |
| Alternative 3 – Non-Rezoning Alternative.....  | 07.0-3         |
| Traffic .....  | 07.0-3         |
| Pedestrians .....  | 07.0-3         |
| Alternative 4 – Midblock Bulk Alternative.....   | 07.0-3         |
| Alternative 7 – COY Alternative.....   | 07.0-4         |
| <b>E. Construction – Noise .....</b>   | <b>07.0-4</b>  |
| <b>F. Construction – Transportation .....</b>  | <b>07.0-5</b>  |
| Alternative 2 – Preferred Alternative .....  | 07.0-5         |
| Traffic .....  | 07.0-5         |
| Pedestrians .....  | 07.0-5         |
| Alternative 3 – Non-Rezoning Alternative.....  | 07.0-5         |
| Traffic .....  | 07.0-5         |
| Pedestrians .....  | 07.0-6         |
| Alternative 4 – Midblock Bulk Alternative.....   | 07.0-6         |
| Alternative 7 – COY Alternative.....   | 07.0-6         |
| <b>CHAPTER 08.0: IRREVERSIBLE AND IRRETRIEVABLE COMMITMENTS OF RESOURCES .....</b>   | <b>08.0-1</b>  |
| <b>CHAPTER 09.0: RESPONSE TO COMMENTS ON THE DRAFT ENVIRONMENTAL IMPACT STATEMENT .....</b>  | <b>09.0-1</b>  |
| <b>A. Introduction .....</b>   | <b>09.0-1</b>  |
| <b>B. List of Commenters on the Draft Environmental Impact Statement.....</b>  | <b>09.0-1</b>  |
| Agencies and Elected Officials .....   | 09.0-1         |
| Organizations and Businesses .....   | 09.0-2         |
| General Public .....   | 09.0-2         |
| Form Letter One .....  | 09.0-8         |
| Form Letter Two .....  | 09.0-12        |
| <b>C. Comments on the Draft Environmental Impact Statement .....</b>   | <b>09.0-12</b> |
| Project Description (Chapters 01.0, “Purpose and Need for the Proposed Project,” 02.0, “Project Alternatives, 03.0, “Process, Coordination, and Public Participation,” and 04.0, “Analysis Framework”..... | 09.0-12        |
| Chapter 05.01: Land Use, Zoning, and Public Policy .....   | 09.0-28        |
| Chapter 05.02: Socioeconomic Conditions .....  | 09.0-31        |
| Chapter 05.03: Community Facilities and Services .....   | 09.0-38        |
| Chapter 05.04: Open Space .....  | 09.0-45        |
| Chapter 05.05: Shadows.....  | 09.0-50        |
| Chapter 05.06: Historic and Cultural Resources .....   | 09.0-54        |

|  |               |
|--|---------------|
| Chapter 05.07: Urban Design and Visual Resources .....           | 09.0-56       |
| Chapter 05.08: Natural Resources .....                           | 09.0-60       |
| Chapter 05.09: Hazardous Materials .....                         | 09.0-61       |
| Chapter 05.10: Water and Sewer Infrastructure .....              | 09.0-63       |
| Chapter 05.11: Solid Waste and Sanitation Services .....         | 09.0-67       |
| Chapter 05.12: Energy.....                                       | 09.0-68       |
| Chapter 05.13: Transportation.....                               | 09.0-70       |
| Chapter 05.14: Air Quality .....                                 | 09.0-72       |
| Chapter 05.15: Greenhouse Gas Emissions and Climate Change ..... | 09.0-75       |
| Chapter 05.16: Noise.....  | 09.0-77       |
| Chapter 05.17: Public Health .....                               | 09.0-77       |
| Chapter 05.18: Neighborhood Character.....                       | 09.0-78       |
| Chapter 05.19: Construction.....                                 | 09.0-80       |
| Chapter 05.20: Environmental Justice.....                        | 09.0-94       |
| Chapter 05.21: Mitigation .....                                  | 09.0-96       |
| General Comments .....   | 09.0-96       |
| <b>CHAPTER 10.0: LIST OF PREPARERS .....</b>                     | <b>10.0-1</b> |
| <b>A. Introduction .....</b>                                     | <b>10.0-1</b> |
| <b>B. Public Agencies.....</b>                                   | <b>10.0-1</b> |
| HPD.....   | 10.0-1        |
| NYCHA.....   | 10.0-1        |
| DCP .....  | 10.0-2        |
| DEP .....  | 10.0-2        |
| DSNY .....   | 10.0-2        |
| NYCDOT .....   | 10.0-2        |
| NYC Parks.....   | 10.0-2        |
| NYCT .....   | 10.0-2        |
| LPC.....   | 10.0-2        |
| MOEC .....   | 10.0-2        |
| NYPL .....   | 10.0-3        |
| SCA .....  | 10.0-3        |
| SHPO.....  | 10.0-3        |
| <b>C. Consultants .....</b>                                      | <b>10.0-3</b> |
| AKRF .....   | 10.0-3        |
| Fox Rothschild LLP .....   | 10.0-3        |
| Hillmann Consulting, LLC & HK Engineering & Geology, D.P.C.....  | 10.0-3        |
| Ismael Leyva Architects.....                                     | 10.0-4        |
| Mintzer Mauch PLLC .....   | 10.0-4        |
| Philip Habib & Associates, An AKRF Division .....                | 10.0-4        |
| <b>CHAPTER 11.0: LIST OF ACRONYMS.....</b>                       | <b>11.0-1</b> |
| <b>CHAPTER 12.0: EIS REFERENCED DOCUMENTS.....</b>               | <b>12.0-1</b> |

## List of Tables

---

|                |   |         |
|----------------|---|---------|
| Table 00.0-1a: | Preferred Alternative, Fulton Houses Project Site .....   | 00.0-9  |
| Table 00.0-1b: | Preferred Alternative, Elliott-Chelsea Houses Project Site .....  | 00.0-9  |
| Table 00.0-2:  | Preferred Alternative Compared to No-Action Alternative .....   | 00.0-10 |
| Table 00.0-3a: | Non-Rezoning Alternative, Fulton Houses Project Site .....  | 00.0-13 |
| Table 00.0-3b: | Non-Rezoning Alternative, Elliott-Chelsea Houses Project Site .....   | 00.0-13 |
| Table 00.0-4:  | Non-Rezoning Alternative Compared to No-Action Alternative .....  | 00.0-14 |
| Table 00.0-5a: | Midblock Bulk Alternative, Fulton Houses Project Site .....   | 00.0-16 |
| Table 00.0-5b: | Midblock Bulk Alternative, Elliott-Chelsea Houses Project Site .....  | 00.0-16 |
| Table 00.0-6:  | Midblock Bulk Alternative Compared to No-Action Alternative .....   | 00.0-17 |
| Table 00.0-7:  | 2023 Physical Needs Assessment Renovation Cost Estimate .....   | 00.0-19 |
| Table 00.0-8:  | Incremental Development in the Rehabilitation and Infill Alternative .....                                      | 00.0-20 |
| Table 00.0-9a: | COY Alternative, Fulton Houses Project Site .....   | 00.0-23 |
| Table 00.0-9b: | COY Alternative, Elliott-Chelsea Houses Project Site .....  | 00.0-23 |
| Table 00.0-10: | COY Alternative Compared to No-Action Alternative .....   | 00.0-24 |
| Table 00.0-11: | Summary of Analyzed Alternatives .....  | 00.0-25 |
| Table 00.0-12: | Fulton Houses Project Site Existing Conditions .....  | 00.0-35 |
| Table 00.0-13: | Elliott-Chelsea Houses Project Site Existing Conditions .....   | 00.0-36 |
| Table 00.0-14: | Number of Impacted Intersections and Lane Groups by Peak Hour .....   | 00.0-49 |
| Table 00.0-15: | Summary of Significantly Impacted Intersections by Peak Hour .....  | 00.0-49 |
| Table 00.0-16: | Summary of Significant Pedestrian Impacts .....   | 00.0-50 |
| Table 00.0-17: | Number of Impacted Intersections and Lane Groups by Peak Hour .....   | 00.0-50 |
| Table 00.0-18: | Summary of Significantly Impacted Intersections by Peak Hour .....  | 00.0-50 |
| Table 00.0-19: | Summary of Significant Pedestrian Impacts .....   | 00.0-51 |
| Table 00.0-20: | Preferred Alternative Summary of Lane Groups/Intersections With Significant<br>Adverse Traffic Impacts .....    | 00.0-52 |
| Table 00.0-21: | Preferred Alternative Lane Groups with Unmitigated Significant Adverse<br>Traffic Impacts by Peak Hour .....    | 00.0-53 |
| Table 00.0-22: | Preferred Alternative Summary of Significant Adverse Pedestrian Impacts .....                                   | 00.0-53 |
| Table 00.0-23: | Non-Rezoning Alternative Summary of Lane Groups/Intersections with<br>Significant Adverse Traffic Impacts ..... | 00.0-54 |
| Table 00.0-24: | Non-Rezoning Alternative Lane Groups with Unmitigated Significant<br>Adverse Traffic Impacts by Peak Hour ..... | 00.0-54 |
| Table 00.0-25: | Non-Rezoning Alternative Summary of Significant Adverse Pedestrian<br>Impacts .....                             | 00.0-55 |



|                |  |         |
|----------------|--|---------|
| Table 00.0-26: | Number of Impacted Intersections and Lane Groups by 2034 (Q1) Preferred Alternative Peak Construction Period .....   | 00.0-59 |
| Table 00.0-27: | Summary of Significantly Impacted Intersections – 2034 (Q1) Preferred Alternative Peak Construction Period .....   | 00.0-60 |
| Table 00.0-28: | Summary of Significant Pedestrian Impacts – 2034 (Q1) Preferred Alternative Peak Construction Period .....   | 00.0-60 |
| Table 00.0-29: | Number of Impacted Intersections and Lane Groups by 2037 (Q2) Non-Rezoning Alternative Peak Construction Period.....   | 00.0-61 |
| Table 00.0-30: | Summary of Significantly Impacted Intersections – 2037 (Q2) Non-Rezoning Alternative Peak Construction Period .....  | 00.0-61 |
| Table 00.0-31: | Summary of Significant Pedestrian Impacts – 2037 (Q2) Non-Rezoning Alternative Peak Construction Period .....  | 00.0-62 |
| Table 00.0-32: | Preferred Alternative Summary of Lane Groups/Intersections with Significant Adverse Traffic Impacts During the 2034 (Q1) Construction Peak Period .....            | 00.0-63 |
| Table 00.0-33: | Preferred Alternative Lane Groups with Unmitigated Significant Adverse Traffic Impacts during the 2034 (Q1) Construction Peak Period.....                          | 00.0-63 |
| Table 00.0-34: | Preferred Alternative Summary of Significant Adverse Pedestrian Impacts during the 2034 (Q1) Construction Peak Period .....  | 00.0-64 |
| Table 00.0-35: | Non-Rezoning Alternative Summary of Lane Groups/Intersections with Significant Adverse Traffic Impacts during the 2037 (Q2) Construction Peak Period .....         | 00.0-65 |
| Table 00.0-36: | Non-Rezoning Alternative Summary of Significant Adverse Pedestrian Impacts during the Peak Construction Period during the 2037 (Q2) Construction Peak Period ..... | 00.0-65 |
| Table 00.0-37: | Summary of Impacts .....   | 00.0-69 |
| Table 02.0-1a: | Preferred Alternative, Fulton Houses Project Site .....  | 02.0-5  |
| Table 02.0-1b: | Preferred Alternative, Elliott-Chelsea Houses Project Site .....   | 02.0-5  |
| Table 02.0-2:  | Preferred Alternative Compared to No-Action Alternative .....  | 02.0-6  |
| Table 02.0-3a: | Non-Rezoning Alternative, Fulton Houses Project Site.....  | 02.0-9  |
| Table 02.0-3b: | Non-Rezoning Alternative, Elliott-Chelsea Houses Project Site .....  | 02.0-9  |
| Table 02.0-4:  | Non-Rezoning Alternative Compared to No-Action Alternative.....  | 02.0-10 |
| Table 02.0-5a: | Midblock Bulk Alternative, Fulton Houses Project Site .....  | 02.0-13 |
| Table 02.0-5b: | Midblock Bulk Alternative, Elliott-Chelsea Houses Project Site.....  | 02.0-13 |
| Table 02.0-6:  | Midblock Bulk Alternative Compared to No-Action Alternative.....   | 02.0-14 |
| Table 02.0-7:  | 2023 Physical Needs Assessment Renovation Cost Estimate .....  | 02.0-15 |
| Table 02.0-8:  | Incremental Development in the Rehabilitation and Infill Alternative .....   | 02.0-16 |
| Table 02.0-9a: | COY Alternative, Fulton Houses Project Site .....  | 02.0-23 |
| Table 02.0-9b: | COY Alternative, Elliott-Chelsea Houses Project Site .....   | 02.0-23 |
| Table 02.0-10: | COY Alternative Compared to No-Action Alternative.....   | 02.0-24 |
| Table 02.0-11: | Summary of Proposed Project Alternatives .....   | 02.0-26 |

|                 |  |          |
|-----------------|--|----------|
| Table 03.0-1:   | Community Engagement Meetings .....  | 03.0-5   |
| Table 04.0-1:   | Fulton Houses Project Site Existing Conditions .....   | 04.0-3   |
| Table 04.0-2:   | Elliott-Chelsea Houses Project Site Existing Conditions .....  | 04.0-5   |
| Table 04.0-3a:  | Other Properties Adjacent to the Fulton Houses Project Site (Preferred and Midblock Bulk Alternatives) .....   | 04.0-7   |
| Table 04.0-3b:  | Other Properties Adjacent to the Elliott-Chelsea Houses Project Site (Preferred and Midblock Bulk Alternatives) .....  | 04.0-7   |
| Table 04.0-4:   | Analysis Approach for Preferred Alternative, Non-Rezoning Alternative, and Midblock Bulk Alternative .....   | 04.0-12  |
| Table 05.01-1:  | Existing Land Uses within the Secondary Study Area .....   | 05.01-16 |
| Table 05.01-2:  | Study Area Zoning Districts .....  | 05.01-17 |
| Table 05.01-3:  | No-Action Developments within a ¼-Mile of the Project Sites (Residential and Non-Residential) .....  | 05.01-26 |
| Table 05.02-1:  | Preferred, Midblock Bulk, Non-Rezoning, and COY Alternatives As Compared to the No-Action Alternative .....  | 05.02-7  |
| Table 05.02-2:  | Residential Population .....   | 05.02-11 |
| Table 05.02-3:  | Completed Multifamily Residential Developments With 10 or More DUs in the Study Area Since 2020 Census .....   | 05.02-12 |
| Table 05.02-4:  | Household Income Characteristics Within the Study Area, Manhattan CD 4, Manhattan, and New York City .....   | 05.02-14 |
| Table 05.02-5:  | Household Income Distribution within the Study Area, Manhattan CD 4, Manhattan, and New York City (2019-2023) .....  | 05.02-15 |
| Table 05.02-6:  | Percent of Persons Living below the Poverty Level within the Study Area, Manhattan CD 4, Manhattan, and New York City (2019-2023) .....                              | 05.02-16 |
| Table 05.02-7:  | Median and Mean Gross Rent (2019-2023) .....   | 05.02-16 |
| Table 05.02-8:  | Average Rent, Vacancy Rate and Year Over Year Change in Leasing Activity By Neighborhoods in the Study Area (as of April 2025) .....                                 | 05.02-17 |
| Table 05.02-9:  | Median, Average, and Third Quartile Market Rents in the Study Area (May 2025) .....  | 05.02-18 |
| Table 05.02-10: | Known Planned No-Action Alternative Residential Developments and Estimated Residential Population to be Introduced to the Study Area by 2041 .....                   | 05.02-19 |
| Table 05.02-11: | 2025 New York City Area Median Income (AMI) .....  | 05.02-25 |
| Table 05.02-12: | Market-Rate DUs by Number of Bedrooms for With-Action under the Preferred Alternative and Midblock Bulk Alternative .....  | 05.02-26 |
| Table 05.02-13: | Weighted Average Income of Market-Rate Renters under the Preferred Alternative and Midblock Bulk Alternative .....   | 05.02-27 |
| Table 05.02-14: | Weighted Average Household Income of the Total Population (Including Market-Rate and Affordable) under the Preferred Alternative and Midblock Bulk Alternative ..... | 05.02-28 |
| Table 05.02-15: | ½-Mile Study Area Residential Population .....   | 05.02-28 |

|                 |  |          |
|-----------------|--|----------|
| Table 05.02-16: | 2041 No-Action Alternative and Preferred Alternative and Midblock Bulk Alternative Residential Populations .....   | 05.02-29 |
| Table 05.02-17: | Market-Rate DUs By Number of Bedrooms for With-Action under the Non-Rezoning Alternative.....  | 05.02-36 |
| Table 05.02-18: | Weighted Average Income of Project-Generated Market-Rate Renters for the Non-Rezoning Alternative .....  | 05.02-36 |
| Table 05.02-19: | Weighted Average Household Income of Total Project-Generated Population (Including Market-Rate and Affordable) for the Non-Rezoning Alternative...           | 05.02-37 |
| Table 05.02-20: | 2041 No-Action Alternative and Non-Rezoning Alternative Residential Populations .....  | 05.02-38 |
| Table 05.02-21: | Market-Rate DUs By Number of Bedrooms for With-Action under the COY Alternative.....   | 05.02-42 |
| Table 05.02-22: | Weighted Average Income of Project-Generated Market-Rate Renters for the COY Alternative .....   | 05.02-42 |
| Table 05.02-23: | Weighted Average Household Income of Total Project-Generated Population (Including Market-Rate and Affordable) for the COY Alternative.....                  | 05.02-43 |
| Table 05.02-24: | 2041 No-Action Alternative and COY Alternative Residential Populations ...   | 05.02-44 |
| Table 05.03-1:  | Preliminary Screening Analysis Criteria .....  | 05.03-7  |
| Table 05.03-2:  | CSD 2, Sub-District 3 Elementary School Enrollment, Capacity, and Utilization for the 2023-2024 Academic Year .....  | 05.03-8  |
| Table 05.03-3:  | CSD 2, Sub-District 3 Intermediate School Enrollment, Capacity, and Utilization for the 2023-2024 Academic Year .....  | 05.03-9  |
| Table 05.03-4:  | Existing Holdings-Per-Resident Ratios.....   | 05.03-10 |
| Table 05.03-5:  | Publicly Funded Childcare Centers Serving the Project Sites.....   | 05.03-12 |
| Table 05.03-6:  | Estimated 2041 Study Area No-Action Elementary and Intermediate Enrollment.....  | 05.03-15 |
| Table 05.03-7:  | 2041 Estimated No-Action Elementary and Intermediate School Enrollment, Capacity, and Utilization.....   | 05.03-16 |
| Table 05.03-8:  | Anticipated No-Action Residential Development within the Library Catchment Area .....  | 05.03-17 |
| Table 05.03-9:  | No-Action Holdings-Per-Resident Ratios .....   | 05.03-17 |
| Table 05.03-10: | Comparison of Budget Capacity, Enrollment, Available Slots, and Percent Utilized for Existing Conditions and the 2041 Future No-Action Alternative.....      | 05.03-18 |
| Table 05.03-11: | Anticipated Public School Generation under the Preferred and Midblock Bulk Alternatives .....  | 05.03-19 |
| Table 05.03-12: | 2041 Estimated Preferred Alternative and Midblock Bulk Alternative With-Action Elementary and Intermediate School Enrollment, Capacity, and Utilization..... | 05.03-20 |
| Table 05.03-13: | Anticipated Preferred Alternative and Midblock Bulk Alternative With-Action Library Catchment Area Population Increase .....                                 | 05.03-21 |

|                 |   |          |
|-----------------|---|----------|
| Table 05.03-14: | Preferred Alternative and Midblock Bulk Alternative With-Action Holdings-Per-Resident Ratios .....  | 05.03-22 |
| Table 05.03-15: | Projected Number of Publicly Funded Childcare Pupils Generated by the Proposed Project under the Preferred and Midblock Bulk Alternatives .....   | 05.03-22 |
| Table 05.03-16: | Comparison of Budget Capacity, Enrollment, Available Slots, and Percent Utilized for the 2041 Future No-Action and Preferred Alternative and Midblock Bulk Alternative With-Action Conditions ..... | 05.03-23 |
| Table 05.04-1:  | Guidance for Percentage Change in Open Space Ratio .....  | 05.04-5  |
| Table 05.04-2:  | Existing Residential Population in the ½-Mile Study Area .....  | 05.04-6  |
| Table 05.04-3:  | Residential Population Age Distribution in the ½-Mile Study Area .....  | 05.04-7  |
| Table 05.04-4:  | Public Open Space Included in the Quantitative Assessment .....   | 05.04-9  |
| Table 05.04-5:  | Public Open Space Resources Not Included in Quantitative Assessment.....  | 05.04-12 |
| Table 05.04-6:  | Adequacy of Open Space Resource in the Study Area – Existing Conditions.  | 05.04-14 |
| Table 05.04-7:  | Known Planned Residential No-Action Developments Within the ½-Mile Study Area Under the No-Action Alternative .....   | 05.04-17 |
| Table 05.04-8:  | 2041 No-Action Alternative Population Within the ½-Mile Study Area.....   | 05.04-18 |
| Table 05.04-9:  | Adequacy of Open Space Resource in the Study Area – No-Action Alternative..   | 05.04-19 |
| Table 05.04-10: | 2041 Preferred Alternative and Midblock Bulk Alternative Open Space Study Area Population.....  | 05.04-20 |
| Table 05.04-11: | Adequacy of Open Space Resource in the Study Area – Preferred Alternative/Midblock Bulk Alternative.....  | 05.04-22 |
| Table 05.04-12: | Detailed Assessment – Percentage Change Guidance to Determine Possible Open Space Impact.....   | 05.04-23 |
| Table 05.04-13: | Comparison of the No-Action Alternative to the Preferred Alternative and Midblock Bulk Alternative Open Space Ratios in the ½-Mile Study Area .....   | 05.04-23 |
| Table 05.04-14: | 2041 Non-Rezoning Alternative Open Space Study Area Population .....  | 05.04-28 |
| Table 05.04-15: | Adequacy of Open Space Resource in the Study Area – Non-Rezoning Alternative .....  | 05.04-28 |
| Table 05.04-16: | Comparison of the No-Action Alternative to the Non-Rezoning Alternative Open Space Ratios in the ½-Mile Study Area.....   | 05.04-29 |
| Table 05.04-17: | 2041 COY Alternative Open Space Study Area Population .....   | 05.04-31 |
| Table 05.04-18: | Adequacy of Open Space Resource in the Study Area – COY Alternative .....   | 05.04-32 |
| Table 05.04-19: | Comparison of the No-Action Alternative to the COY Alternative Open Space Ratios in the ½-Mile Study Area.....  | 05.04-33 |
| Table 05.05-1:  | Sunlight-Sensitive Resources Warranting Further Analysis based on Tier 1 and 2 Screening .....  | 05.05-5  |
| Table 05.05-2:  | Tier 3 Assessment Results – Preferred Alternative .....   | 05.05-6  |
| Table 05.05-3:  | Tier 3 Assessment Results – Non-Rezoning Alternative .....  | 05.05-7  |
| Table 05.05-4:  | Tier 3 Assessment Results – Midblock Bulk Alternative.....  | 05.05-8  |
| Table 05.05-5:  | Tier 3 Assessment Results – COY Alternative .....   | 05.05-9  |

|                 |  |          |
|-----------------|--|----------|
| Table 05.05-6:  | Duration of Incremental Shadows on Sunlight Sensitive Resources – Preferred Alternative .....                          | 05.05-11 |
| Table 05.05-7:  | Duration of Incremental Shadows on Sunlight Sensitive Resources – Non-Rezoning Alternative.....                        | 05.05-24 |
| Table 05.05-8:  | Duration of Incremental Shadows on Sunlight Sensitive Resources – Midblock Bulk Alternative .....                      | 05.05-30 |
| Table 05.05-9:  | Duration of Incremental Shadows on Sunlight Sensitive Resources – COY Alternative.....                                 | 05.05-40 |
| Table 05.05-10: | Comparison of COY Alternative Incremental Shadow Duration as Compared to Preferred and Non-Rezoning Alternatives ..... | 05.05-41 |
| Table 05.06-1:  | Historic Architectural Resources in the Secondary APEs.....  | 05.06-10 |
| Table 05.10-1:  | Existing/No-Action Alternative Project Sites Water Consumption and Wastewater Generation .....                         | 05.10-6  |
| Table 05.10-2:  | Existing North River WRRF Average Daily Sewer Flows .....  | 05.10-8  |
| Table 05.10-3:  | Project Sites Surface Types and Runoff Coefficients – Existing and No-Action Alternative.....                          | 05.10-9  |
| Table 05.10-4:  | Project Sites Stormwater and Sanitary Sewage Flow Volumes – Existing and No-Action Alternative.....                    | 05.10-10 |
| Table 05.10-5:  | Expected Project Sites Water Demand – No-Action Alternative vs. Preferred Alternative/Midblock Bulk Alternative.....   | 05.10-13 |
| Table 05.10-6:  | Project Sites Surface Types and Runoff Coefficients – Preferred Alternative/Midblock Bulk Alternative.....             | 05.10-15 |
| Table 05.10-7:  | Project Sites Stormwater and Sanitary Sewage Flow Volumes – Preferred Alternative/Midblock Bulk Alternative.....       | 05.10-16 |
| Table 05.11-1:  | Existing/No-Action Alternative Solid Waste Generation .....  | 05.11-5  |
| Table 05.11-2:  | Preferred Alternative/Midblock Bulk Alternative Solid Waste Generation for the Project Sites .....                     | 05.11-6  |
| Table 05.11-3:  | Incremental Solid Waste Generation for the Preferred Alternative/Midblock Bulk Alternative .....                       | 05.11-6  |
| Table 05.12-1:  | Existing/No-Action Alternative Annual Energy Consumption for the Project Sites .....                                   | 05.12-4  |
| Table 05.12-2:  | Preferred Alternative/Midblock Bulk Alternative Annual Energy Consumption for the Project Sites.....                   | 05.12-5  |
| Table 05.12-3:  | Incremental Annual Energy Consumption for the Preferred Alternative/Midblock Bulk Alternative.....                     | 05.12-6  |
| Table 05.13-1:  | Transportation Planning Factors .....  | 05.13-4  |
| Table 05.13-2:  | Intersection Level of Service Criteria.....  | 05.13-6  |
| Table 05.13-3:  | Level of Service Criteria for Subway Station Elements.....   | 05.13-8  |
| Table 05.13-4:  | Significant Impact Thresholds for Stairways and Passageways.....   | 05.13-8  |
| Table 05.13-5:  | Pedestrian Crosswalk/Corner Area and Sidewalk Levels of Service Descriptions.....                                      | 05.13-9  |

|                 |  |          |
|-----------------|--|----------|
| Table 05.13-6:  | Significant Impact Criteria for Sidewalks With Platooned Flow in a CBD Location.....     | 05.13-11 |
| Table 05.13-7:  | Significant Impact Criteria for Corners and Crosswalks in a CBD Location .....           | 05.13-12 |
| Table 05.13-8:  | Bus Routes Serving the Project Sites .....   | 05.13-15 |
| Table 05.13-9:  | Existing Traffic Levels of Service.....  | 05.13-17 |
| Table 05.13-10: | Existing Conditions Subway Station Stair Analysis .....                                  | 05.13-20 |
| Table 05.13-11: | Existing Conditions Subway Station Fare Array Analysis.....                              | 05.13-20 |
| Table 05.13-12: | Existing Sidewalk Conditions .....   | 05.13-23 |
| Table 05.13-13: | Existing Crosswalk Conditions .....  | 05.13-24 |
| Table 05.13-14: | Existing Corner Conditions .....   | 05.13-25 |
| Table 05.13-15: | Existing Off-Street Public Parking Facilities .....                                      | 05.13-26 |
| Table 05.13-16: | Existing Parking Utilization in the Study Area Summary.....                              | 05.13-27 |
| Table 05.13-17: | Detailed Summary of Motor Vehicle Crash Data (2017-2019) .....                           | 05.13-29 |
| Table 05.13-18: | Known Planned Developments within the ½-Mile Radius under the No-Action Alternative..... | 05.13-33 |
| Table 05.13-19: | No-Action Alternative Traffic Levels of Service.....                                     | 05.13-36 |
| Table 05.13-20: | No-Action Alternative Subway Stair Analysis.....   | 05.13-39 |
| Table 05.13-21: | No-Action Alternative Subway Station Fare Array Analysis .....                           | 05.13-39 |
| Table 05.13-22: | No-Action Alternative Sidewalk Conditions.....   | 05.13-41 |
| Table 05.13-23: | No-Action Alternative Crosswalk Conditions.....  | 05.13-42 |
| Table 05.13-24: | No-Action Alternative Corner Conditions .....  | 05.13-42 |
| Table 05.13-25: | No-Action Alternative Parking Utilization in the Study Area Summary .....                | 05.13-43 |
| Table 05.13-26: | Travel Demand Forecast – Preferred Alternative Persons Trips.....                        | 05.13-45 |
| Table 05.13-27: | Travel Demand Forecast Summary – Preferred Alternative .....                             | 05.13-47 |
| Table 05.13-28: | No-Action and Preferred Alternatives Traffic Levels of Service.....                      | 05.13-48 |
| Table 05.13-29: | Preferred Alternative Subway Station Stair Analysis .....                                | 05.13-51 |
| Table 05.13-30: | Preferred Alternative Subway Station Fare Array Analysis.....                            | 05.13-51 |
| Table 05.13-31: | Preferred Alternative Sidewalk Conditions.....   | 05.13-53 |
| Table 05.13-32: | Preferred Alternative Crosswalk Conditions.....  | 05.13-54 |
| Table 05.13-33: | Preferred Alternative Corner Conditions.....   | 05.13-55 |
| Table 05.13-34: | Preferred Alternative Parking Utilization in the Study Area Summary .....                | 05.13-56 |
| Table 05.13-35: | Travel Demand Forecast – Non-Rezoning Alternative Persons Trips .....                    | 05.13-58 |
| Table 05.13-36: | Travel Demand Forecast Summary – Non-Rezoning Alternative.....                           | 05.13-60 |
| Table 05.13-37: | No-Action and Non-Rezoning Alternatives Traffic Levels of Service .....                  | 05.13-62 |
| Table 05.13-38: | Non-Rezoning Alternative Subway Station Stair Analysis.....                              | 05.13-64 |
| Table 05.13-39: | Non-Rezoning Alternative Subway Station Fare Array Analysis.....                         | 05.13-64 |
| Table 05.13-40: | Non-Rezoning Sidewalk Conditions.....  | 05.13-66 |

|                 |   |          |
|-----------------|---|----------|
| Table 05.13-41: | Non-Rezoning Alternative Crosswalk Conditions .....   | 05.13-67 |
| Table 05.13-42: | Non-Rezoning Alternative Corner Conditions.....   | 05.13-67 |
| Table 05.13-43: | Non-Rezoning Alternative Parking Utilization in the Study Area Summary ..   | 05.13-68 |
| Table 05.13-44: | Comparison of Incremental Peak Hour Person Trips by Mode – Preferred<br>Alternative vs. COY Alternative .....   | 05.13-70 |
| Table 05.13-45: | Comparison of Incremental Peak Hour Vehicle Trips by Mode – Preferred<br>Alternative vs. COY Alternative .....  | 05.13-71 |
| Table 05.13-46: | Comparison of Incremental Peak Hour Subway Trips at Analyzed Subway<br>Stations – Preferred Alternative vs. COY Alternative .....   | 05.13-72 |
| Table 05.13-47: | Comparison of Incremental Peak Hour Pedestrian Trips – Preferred<br>Alternative vs. COY Alternative .....   | 05.13-73 |
| Table 05.13-48: | With-Action Weekday Parking Accumulation Forecast – COY Alternative...  | 05.13-74 |
| Table 05.13-49: | With-Action Saturday Parking Accumulation Forecast – COY Alternative....  | 05.13-75 |
| Table 05.13-50: | Preferred Alternative Proposed Traffic Mitigation Measures .....  | 05.13-78 |
| Table 05.13-51: | Preferred Alternative Action-With-Mitigation Conditions at Impacted Lane<br>Groups (Weekday AM and Midday).....   | 05.13-79 |
| Table 05.13-52: | Preferred Alternative Action-With-Mitigation Conditions at Impacted Lane<br>Groups (Weekday PM and Saturday).....   | 05.13-80 |
| Table 05.13-53: | Preferred Alternative Action-With-Mitigation Sidewalk Conditions .....  | 05.13-82 |
| Table 05.13-54: | Preferred Alternative Action-With-Mitigation Crosswalk Conditions .....   | 05.13-83 |
| Table 05.13-55: | Preferred Alternative Action-With-Traffic Mitigation Crosswalk Conditions ...   | 05.13-84 |
| Table 05.13-56: | Preferred Alternative Action-With-Traffic Mitigation Corner Conditions .....  | 05.13-85 |
| Table 05.13-57: | Non-Rezoning Alternative Proposed Traffic Mitigation Measures .....   | 05.13-86 |
| Table 05.13-58: | Non-Rezoning Alternative Action-With-Mitigation Conditions at Impacted<br>Lane Groups (Weekday AM and Midday).....  | 05.13-87 |
| Table 05.13-59: | Non-Rezoning Alternative Action-With-Mitigation Conditions at Impacted<br>Lane Groups (Weekday PM and Saturday).....  | 05.13-88 |
| Table 05.13-60: | Non-Rezoning Alternative Action-With-Mitigation Sidewalk Conditions.....  | 05.13-91 |
| Table 05.13-61: | Non-Rezoning Alternative Action-With-Traffic Mitigation Crosswalk<br>Conditions .....   | 05.13-92 |
| Table 05.13-62: | Non-Rezoning Alternative Action-With-Traffic Mitigation Corner Conditions...  | 05.13-92 |
| Table 05.14-1:  | National Ambient Air Quality Standards .....  | 05.14-6  |
| Table 05.14-2:  | Representative Monitored Ambient Air Quality Data.....  | 05.14-10 |
| Table 05.14-3:  | Maximum Predicted PM <sub>2.5</sub> Incremental Concentrations (µg/m <sup>3</sup> ) under the<br>Preferred Alternative .....  | 05.14-11 |
| Table 05.14-4:  | Maximum Predicted Concentrations from Parking Garage under the Preferred<br>Alternative .....   | 05.14-12 |
| Table 05.14-5:  | Maximum Modeled Pollutant Concentrations from the Existing NYCHA<br>Boiler Plants on the Proposed Project after Completion of Proposed Elliott-<br>Chelsea 1 – Preferred Alternative (µg/m <sup>3</sup> ) ..... | 05.14-13 |

|                 |   |          |
|-----------------|---|----------|
| Table 05.14-6:  | Maximum Modeled Pollutant Concentrations from Starbucks Roastery on the Proposed Fulton Development for the Preferred Alternative ( $\mu\text{g}/\text{m}^3$ ) .....  | 05.14-14 |
| Table 05.14-7:  | Maximum Modeled Pollutant Concentrations from Mutual Redevelopment Houses on the Proposed Elliott-Chelsea Development for the Preferred Alternative ( $\mu\text{g}/\text{m}^3$ ) .....  | 05.14-15 |
| Table 05.14-8:  | Maximum Modeled Pollutant Concentrations from the Existing NYCHA Boiler Plants and Mutual Redevelopment Houses on the Proposed Project after Completion of Proposed Elliott-Chelsea 1 – Preferred Alternative ( $\mu\text{g}/\text{m}^3$ )....      | 05.14-16 |
| Table 05.14-9:  | Maximum Modeled Pollutant Concentrations from the Existing NYCHA Boiler Plants after Completion of Proposed Elliott-Chelsea 1 – Non-Rezoning Alternative ( $\mu\text{g}/\text{m}^3$ ) .....   | 05.14-17 |
| Table 05.14-10: | Maximum Modeled Pollutant Concentrations from Starbucks Roastery on the Proposed Fulton Development ( $\mu\text{g}/\text{m}^3$ ).....   | 05.14-18 |
| Table 05.14-11: | Maximum Modeled Pollutant Concentrations from Mutual Redevelopment Houses on the Proposed Elliott-Chelsea Development ( $\mu\text{g}/\text{m}^3$ ).....   | 05.14-19 |
| Table 05.14-12: | Maximum Modeled Pollutant Concentrations from the Existing NYCHA Boiler Plants and Mutual Redevelopment Houses on the Proposed Project after Completion of Proposed Elliott-Chelsea 1 – Non-Rezoning Alternative ( $\mu\text{g}/\text{m}^3$ ) ..... | 05.14-20 |
| Table 05.14-13: | Maximum Modeled Pollutant Concentrations from Starbucks Roastery on the Proposed Fulton Development for the Midblock Bulk Alternative ( $\mu\text{g}/\text{m}^3$ ) ....   | 05.14-22 |
| Table 05.15-1:  | Global Warming Potential for Primary Greenhouse Gases.....  | 05.15-4  |
| Table 05.15-2:  | Proposed Project’s Annual Vehicle Miles Traveled (Miles Per Year).....  | 05.15-12 |
| Table 05.15-3:  | Annual Operational Emissions for the Preferred Alternative and Midblock Bulk Alternative .....  | 05.15-13 |
| Table 05.15-4:  | Annual Mobile Source Carbon Dioxide Equivalent ( $\text{CO}_2\text{e}$ ) Emissions (in Metric Tons/Year) for the Preferred Alternative and Midblock Bulk Alternative .....  | 05.15-13 |
| Table 05.15-5:  | Summary of Total Annual GHG Emissions from the Preferred Alternative and Midblock Bulk Alternative.....   | 05.15-14 |
| Table 05.16-1:  | Noise Levels of Common Sources .....  | 05.16-3  |
| Table 05.16-2:  | Average Ability to Perceive Changes in Noise Levels .....   | 05.16-3  |
| Table 05.16-3:  | HUD Acceptability Standards for Noise .....   | 05.16-5  |
| Table 05.16-4:  | Noise Exposure Guidelines Set Forth in the <i>CTM</i> .....   | 05.16-6  |
| Table 05.16-5:  | Required Attenuation Values to Achieve Acceptable Interior Noise Level.....   | 05.16-7  |
| Table 05.16-6:  | Playground Boundary Noise $L_{eq(1)}$ Noise Levels (in dBA) .....   | 05.16-10 |
| Table 05.16-7:  | Noise Receptor Locations .....  | 05.16-12 |
| Table 05.16-8:  | Existing Noise Levels (dBA) .....   | 05.16-14 |
| Table 05.16-9:  | 2041 No-Action Alternative Noise Levels (dBA).....  | 05.16-16 |
| Table 05.16-10: | 2041 No-Action Alternative and Preferred Alternative Mobile Source Noise Levels (dBA) .....   | 05.16-18 |



|                 |  |          |
|-----------------|--|----------|
| Table 05.16-11: | Cumulative Noise under the Preferred Alternative at Closest Existing Receptor Façades (dBA).....                       | 05.16-19 |
| Table 05.16-12: | Maximum Cumulative Noise under the Preferred Alternative at Project Building Façades (dBA).....                        | 05.16-21 |
| Table 05.16-13: | Required Attenuation Values for the Preferred Alternative (dBA).....   | 05.16-24 |
| Table 05.16-14: | 2041 No-Action Alternative and Non-Rezoning Alternative Mobile Source Noise Levels (dBA).....                          | 05.16-28 |
| Table 05.16-15: | Cumulative Noise under the Non-Rezoning Alternative at Closest Existing Receptor Façades (dBA) .....                   | 05.16-29 |
| Table 05.16-16: | Maximum Cumulative Noise under the Non-Rezoning Alternative at Project Building Façades (dBA).....                     | 05.16-31 |
| Table 05.16-17: | Required Attenuation Values for the Non-Rezoning Alternative .....   | 05.16-33 |
| Table 05.16-18: | 2041 No-Action Alternative and Midblock Bulk Alternative Mobile Source Noise Levels (dBA).....                         | 05.16-37 |
| Table 05.16-19: | Cumulative Noise under the Midblock Bulk Alternative at Closest Existing Receptor Façades (dBA) .....                  | 05.16-38 |
| Table 05.16-20: | Maximum Cumulative Noise under the Midblock Bulk Alternative at Project Building Façades (dBA).....                    | 05.16-40 |
| Table 05.16-21: | Required Attenuation Values for the Midblock Bulk Alternative (dBA) .....  | 05.16-42 |
| Table 05.16-22: | Cumulative Noise Under the COY Alternative at Closest Existing Receptor Façades (dBA).....                             | 05.16-45 |
| Table 05.16-23: | Maximum Cumulative Noise under the COY Alternative at Project Building Façades (dBA).....                              | 05.16-46 |
| Table 05.16-24: | Required Attenuation Values for the COY Alternative (dBA) .....  | 05.16-48 |
| Table 05.19-1a: | Fulton Houses Project Site Forecasted Overall Construction Schedule for Preferred Alternative .....                    | 05.19-7  |
| Table 05.19-1b: | Elliott-Chelsea (E-C) Houses Project Site Forecasted Overall Construction Schedule for Preferred Alternative.....      | 05.19-7  |
| Table 05.19-2a: | Fulton Houses Project Site Forecasted Overall Construction Schedule for Non-Rezoning Alternative.....                  | 05.19-7  |
| Table 05.19-2b: | Elliott-Chelsea (E-C) Houses Project Site Forecasted Overall Construction Schedule for Non-Rezoning Alternative .....  | 05.19-8  |
| Table 05.19-3a: | Fulton Houses Project Site Forecasted Overall Construction Schedule for Midblock Bulk Alternative.....                 | 05.19-8  |
| Table 05.19-3b: | Elliott-Chelsea (E-C) Houses Project Site Forecasted Overall Construction Schedule for Midblock Bulk Alternative ..... | 05.19-8  |
| Table 05.19-4a: | Fulton Houses Project Site Forecasted Overall Construction Schedule for COY Alternative .....                          | 05.19-9  |
| Table 05.19-4b: | Elliott-Chelsea (E-C) Houses Project Site Forecasted Overall Construction Schedule for COY Alternative .....           | 05.19-9  |
| Table 05.19-5:  | FEC Construction Typical Building Stage Schedule per Building .....  | 05.19-10 |

|                 |   |          |
|-----------------|---|----------|
| Table 05.19-6a: | Fulton Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Preferred Alternative .....              | 05.19-15 |
| Table 05.19-6b: | Elliott-Chelsea Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Preferred Alternative .....     | 05.19-16 |
| Table 05.19-6c: | The Project Site, Forecasted Total Number of Daily Workers and Trucks by Quarter – Preferred Alternative .....                          | 05.19-16 |
| Table 05.19-7a: | Fulton Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Non-Rezoning Alternative .....           | 05.19-17 |
| Table 05.19-7b: | Elliott-Chelsea Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Non-Rezoning Alternative.....   | 05.19-18 |
| Table 05.19-7c: | The Project Site, Total Number of Daily Workers and Trucks by Quarter – Non-Rezoning Alternative .....                                  | 05.19-18 |
| Table 05.19-8a: | Fulton Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Midblock Bulk Alternative .....          | 05.19-19 |
| Table 05.19-8b: | Elliott-Chelsea Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – Midblock Bulk Alternative ..... | 05.19-20 |
| Table 05.19-8c: | The Project Site, Total Number of Daily Workers and Trucks by Quarter – Midblock Bulk Alternative.....                                  | 05.19-20 |
| Table 05.19-9a: | Fulton Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – COY Alternative .....                    | 05.19-21 |
| Table 05.19-9b: | Elliott-Chelsea Houses Project Site, Forecasted Average Number of Daily Workers and Trucks by Quarter – COY Alternative.....            | 05.19-22 |
| Table 05.19-9c: | The Project Site, Total Number of Daily Workers and Trucks by Quarter – COY Alternative .....   | 05.19-22 |
| Table 05.19-10: | Temporal Distribution for Construction Worker Vehicle Trips.....  | 05.19-23 |
| Table 05.19-11: | Noise Receptor Sites .....  | 05.19-34 |
| Table 05.19-12: | Fulton Houses Project Sites – Summary of Construction Noise Analysis Periods for the Preferred Alternative.....                         | 05.19-44 |
| Table 05.19-13: | Elliott-Chelsea Houses Project Site – Summary of Construction Noise Analysis Periods for the Preferred Alternative.....                 | 05.19-45 |
| Table 05.19-14: | Fulton Houses Project Site – Summary of Construction Noise Analysis Periods for the Non-Rezoning Alternative .....                      | 05.19-46 |
| Table 05.19-15: | Elliott-Chelsea Houses Project Site: Summary of Construction Noise Analysis Periods – Non-Rezoning Alternative .....                    | 05.19-47 |
| Table 05.19-16: | Fulton Houses Project Site – Summary of Construction Noise Analysis Periods for the Midblock Bulk Alternative .....                     | 05.19-48 |
| Table 05.19-17: | Typical Construction Equipment Noise Emission Levels (dBA).....   | 05.19-51 |
| Table 05.19-18: | Construction Oversight in New York City .....   | 05.19-53 |
| Table 05.19-19: | National Ambient Air Quality Standards (NAAQS).....   | 05.19-55 |
| Table 05.19-20: | Existing Levels of Service during the Peak Construction Hours .....   | 05.19-58 |
| Table 05.19-21: | Existing Sidewalk Conditions during the Peak Construction Hours.....  | 05.19-60 |

|                 |  |          |
|-----------------|--|----------|
| Table 05.19-22: | Existing Crosswalk Conditions during the Peak Construction Hours .....   | 05.19-60 |
| Table 05.19-23: | No-Action Alternative Traffic Levels of Service during the Construction Peak Hours .....   | 05.19-64 |
| Table 05.19-24: | No-Action Alternative Sidewalk Conditions during the Construction Peak Hours .....   | 05.19-66 |
| Table 05.19-25: | 2034 No-Action Alternative Crosswalk Conditions during the Construction Peak Hours .....   | 05.19-66 |
| Table 05.19-26: | 2034 (Q1) Preferred Alternative Peak Incremental Construction Vehicle Trip Projections (in PCEs) .....   | 05.19-67 |
| Table 05.19-27: | 2034 (Q1) Preferred Alternative Peak Incremental Constructional and Operational Vehicle Trip Projections (in PCEs) .....                                 | 05.19-68 |
| Table 05.19-28: | 2034 (Q1) No-Action and Preferred Alternatives Traffic Levels of Service during Construction Peak Hours .....  | 05.19-70 |
| Table 05.19-29: | 2034 (Q1) Preferred Alternative Sidewalk Conditions during the Construction Peak Hours .....   | 05.19-74 |
| Table 05.19-30: | 2034 (Q1) Preferred Alternative Crosswalk Conditions during the Construction Peak Hours.....   | 05.19-74 |
| Table 05.19-31: | 2034 (Q1) Preferred Alternative Construction Worker Parking Accumulation ....  | 05.19-75 |
| Table 05.19-32: | 2037 (Q2) Non-Rezoning Alternative Peak Incremental Construction Vehicle Trip Projections (in PCEs) .....  | 05.19-76 |
| Table 05.19-33: | 2037 (Q2) Non-Rezoning Alternative Peak Incremental Constructional and Operational Vehicle Trip Projections (in PCEs) .....                              | 05.19-77 |
| Table 05.19-34: | 2037 (Q2) No-Action and Non-Rezoning Alternatives Traffic Levels of Service during Construction Peak Hours .....   | 05.19-79 |
| Table 05.19-35: | 2037 (Q2) Non-Rezoning Alternative Sidewalk Conditions during the Construction Peak Hours.....   | 05.19-83 |
| Table 05.19-36: | 2037 (Q2) Non-Rezoning Alternative Construction Worker Parking Accumulation .....  | 05.19-84 |
| Table 05.19-37: | 2034 (Q1) Midblock Bulk Alternative Peak Incremental Construction Vehicle Trip Projections (in PCEs) .....   | 05.19-85 |
| Table 05.19-38: | 2034 (Q1) Midblock Bulk Alternative Peak Incremental Constructional and Operational Vehicle Trip Projections (in PCEs) .....                             | 05.19-85 |
| Table 05.19-39: | 2034 (Q1) Midblock Bulk Alternative Construction Worker Parking Accumulation .....   | 05.19-88 |
| Table 05.19-40: | 2034 (Q1) COY Alternative Peak Incremental Construction Vehicle Trip Projections (in PCEs) .....   | 05.19-89 |
| Table 05.19-41: | 2034 (Q1) COY Alternative Peak Incremental Constructional and Operational Vehicle Trip Projections (in PCEs) .....                                       | 05.19-90 |
| Table 05.19-42: | Comparison of 2034 (Q1) Peak Incremental Constructional and Operational Vehicle Trip Projections (in PCEs) – Preferred Alternative vs COY Alternative .. | 05.19-90 |
| Table 05.19-43: | Comparison of 2034 (Q1) Peak Incremental Constructional and Operational Transit Trip Projections – Preferred Alternative vs COY Alternative .....        | 05.19-91 |

|                 |   |           |
|-----------------|---|-----------|
| Table 05.19-44: | Comparison of 2034 (Q1) Peak Incremental Constructional and Operational Transit Trip Projections – Preferred Alternative vs COY Alternative .....   | 05.19-92  |
| Table 05.19-45: | 2034 (Q1) COY Alternative Construction Worker Parking Accumulation .....  | 05.19-93  |
| Table 05.19-46: | Maximum Pollutant Concentrations during Worst-Case Construction Period (Fulton Houses Project Site) under the Preferred Alternative .....           | 05.19-94  |
| Table 05.19-47: | Maximum Pollutant Concentrations during Worst-Case Construction Period (Elliott-Chelsea Houses Project Site) under the Preferred Alternative .....  | 05.19-95  |
| Table 05.19-48: | Maximum Predicted CO Incremental Concentration (ppm) during Peak Construction [2034 With-Action] .....  | 05.19-95  |
| Table 05.19-49: | Maximum Predicted PM <sub>2.5</sub> Incremental Concentration (µg/m <sup>3</sup> ) during Peak Construction [2037 With-Action] .....                | 05.19-96  |
| Table 05.19-50: | Emissions from Construction Activities (ton/yr) under the Preferred Alternative .....   | 05.19-96  |
| Table 05.19-51: | Maximum Pollutant Concentrations during Worst-Case Construction Period (Fulton Houses Project Site) under the Non-Rezoning Alternative .....        | 05.19-97  |
| Table 05.19-52: | Maximum Pollutant Concentrations during Worst-Case Construction Period (Elliott-Chelsea Houses Project Site) under the Non-Rezoning Alternative.... | 05.19-98  |
| Table 05.19-53: | Maximum Predicted CO Incremental Concentration (ppm) during Peak Construction [2037 With-Action] .....  | 05.19-98  |
| Table 05.19-54: | Maximum Predicted PM <sub>2.5</sub> Incremental Concentration (µg/m <sup>3</sup> ) during Peak Construction [2037 With-Action] .....                | 05.19-99  |
| Table 05.19-55: | Emissions from Construction Activities (ton/yr) under the Non-Rezoning Alternative .....  | 05.19-99  |
| Table 05.19-56: | Maximum Pollutant Concentrations during Worst-Case Construction Period (Fulton Houses Project Site) under the Midblock Bulk Alternative .....       | 05.19-100 |
| Table 05.19-57: | Emissions from Construction Activities (Ton/yr) under the Midblock Bulk Alternative .....   | 05.19-101 |
| Table 05.19-58: | Construction Noise Analysis Results in dBA – Preferred Alternative .....  | 05.19-103 |
| Table 05.19-59: | Adverse Significant Construction Noise Impact Locations – Preferred Alternative .....   | 05.19-118 |
| Table 05.19-60: | Construction Noise Analysis Results in dBA – Non-Rezoning Alternative ..  | 05.19-119 |
| Table 05.19-61: | Adverse Significant Construction Noise Impact Locations – Non-Rezoning Alternative .....  | 05.19-133 |
| Table 05.19-62: | Construction Noise Analysis Results in dBA – Midblock Bulk Alternative ....   | 05.19-134 |
| Table 05.19-63: | Adverse Significant Construction Noise Impact Locations – Midblock Bulk Alternative .....   | 05.19-143 |
| Table 05.19-64: | Adverse Significant Construction Noise Impact Locations – COY Alternative...  | 05.19-145 |
| Table 05.19-65: | Vibration Source Levels for Construction Equipment .....  | 05.19-147 |
| Table 05.19-66: | 2034 (Q1) Preferred Alternative Proposed Construction Traffic Mitigation Measures .....   | 05.19-156 |
| Table 05.19-67: | 2034 (Q1) Preferred Alternative Action-With-Mitigation Conditions at Impacted Lane Groups during the Construction Peak Hours .....                  | 05.19-157 |

|                 |   |                        |
|-----------------|---|------------------------|
| Table 05.19-68: | 2034 (Q1) Preferred Alternative Action-With-Mitigation Sidewalk Conditions..  | 05.19-159              |
| Table 05.19-69: | 2034 (Q1) Preferred Alternative Action-With-Mitigation Crosswalk Conditions .....   | 05.19-160              |
| Table 05.19-70: | 2037 (Q2) Non-Rezoning Alternative Proposed Construction Traffic Mitigation Measures.....   | 05.19-163              |
| Table 05.19-71: | 2037 (Q2) Non-Rezoning Alternative Action-With-Mitigation Conditions at Impacted Lane Groups during the Construction Peak Hours ..... | 05.19-164              |
| Table 05.19-72: | 2037 (Q2) Non-Rezoning Alternative Action-With-Mitigation Sidewalk Conditions .....   | 05.19-165              |
| Table 05.20-1:  | Study Area Race, Ethnicity, and Poverty .....   | 5.20-6                 |
| Table 05.21-1:  | Summary of Impacts .....  | 05.21-1                |
| Table 05.21-2:  | Preferred Alternative Proposed Traffic Mitigation Measures .....  | 05.21-9                |
| Table 05.21-3:  | Preferred Alternative Action-With-Mitigation Sidewalk Conditions .....  | 05.21-11               |
| Table 05.21-4:  | Preferred Alternative Action-With-Mitigation Crosswalk Conditions .....   | 05.21-12               |
| Table 05.21-5:  | Non-Rezoning Alternative Proposed Traffic Mitigation Measures .....   | 05.21-14               |
| Table 05.21-6:  | Non-Rezoning Alternative Action-With-Mitigation Sidewalk Conditions.....  | 05.21-16               |
| Table 05.21-7:  | 2034 (Q1) Preferred Alternative Proposed Construction Traffic Mitigation Measures.....  | 05.21-20               |
| Table 05.21-8:  | 2034 (Q1) Preferred Alternative Action-With-Mitigation Sidewalk Conditions ..   | 05.21-22               |
| Table 05.21-9:  | 2034 (Q1) Preferred Alternative Action-With-Mitigation Crosswalk Conditions .....   | 05.21-22               |
| Table 05.21-10: | 2037 (Q2) Non-Rezoning Alternative Proposed Construction Traffic Mitigation Measures.....   | 05.21-25               |
| Table 05.21-11: | 2037 (Q2) Non-Rezoning Alternative Action-With-Mitigation Sidewalk Conditions .....   | 05.21-27               |
| Table 05.21-12: | Adverse Significant Construction Noise Impact Locations – Preferred Alternative.....  | 05.21-29               |
| Table 05.21-13: | Adverse Significant Construction Noise Impact Locations – Non-Rezoning Alternative.....   | 05.21-31               |
| Table 05.21-14: | Adverse Significant Construction Noise Impact Locations – Midblock Bulk Alternative.....  | 05.21-32               |
| Table 05.21-15: | Adverse Significant Construction Noise Impact Locations – COY Alternative ...   | 05.21-33               |
| Table 05.22-1:  | Incremental Development in the Rehabilitation and Infill Alternative .....  | 05.22-1                |
| Table 05.22-2a  | Transportation Planning Factors - Rehabilitation and Infill Alternative .....   | following page 05.22-9 |
| Table 05.22-2b  | Travel Demand Forecast - Rehabilitation and Infill Alternative .....  | following page 05.22-9 |

## List of Figures

### *Following Page:*

|                |  |          |
|----------------|--|----------|
| Figure 00.0-1a | Preferred Alternative, Fulton Houses Site Plan.....                          | 00.00-9  |
| Figure 00.0-1b | Preferred Alternative, Elliott-Chelsea Houses Site Plan .....                | 00.00-9  |
| Figure 00.0-2a | Non-Rezoning Alternative, Fulton Houses Site Plan .....                      | 00.00-13 |
| Figure 00.0-2b | Non-Rezoning Alternative, Elliott-Chelsea Houses Site Plan.....              | 00.00-13 |
| Figure 00.0-3a | Midblock Bulk Alternative, Fulton Houses Site Plan .....                     | 00.00-16 |
| Figure 00.0-3b | Midblock Bulk Alternative, Elliott-Chelsea Houses Site Plan.....             | 00.00-16 |
| Figure 00.0-4a | Rehabilitation and Infill Alternative, Fulton Houses Site Plan .....         | 00.00-18 |
| Figure 00.0-4b | Rehabilitation and Infill Alternative, Elliott-Chelsea Houses Site Plan..... | 00.00-18 |
| Figure 00.0-5a | COY Alternative, Fulton Houses Site Plan .....                               | 00.00-23 |
| Figure 00.0-5b | COY Alternative, Elliott-Chelsea Houses Site Plan.....                       | 00.00-23 |
| Figure 01.0-1a | Location Map, Fulton Houses Project Site.....                                | 01.01-2  |
| Figure 01.0-1b | Location Map, Elliott-Chelsea Houses Project Site .....                      | 01.01-2  |
| Figure 01.0-2a | Aerial Photograph, Fulton Houses Project Site .....                          | 01.01-2  |
| Figure 01.0-2b | Aerial Photograph, Elliott-Chelsea Houses Project Site .....                 | 01.01-2  |
| Figure 02.0-1a | Preferred Alternative, Fulton Houses Site Plan.....                          | 02.01-5  |
| Figure 02.0-1b | Preferred Alternative, Elliott-Chelsea Houses Site Plan .....                | 02.01-5  |
| Figure 02.0-2a | Non-Rezoning Alternative, Fulton Houses Site Plan .....                      | 02.01-9  |
| Figure 02.0-2b | Non-Rezoning Alternative, Elliott-Chelsea Houses Site Plan.....              | 02.01-9  |
| Figure 02.0-3a | Midblock Bulk Alternative, Fulton Houses Site Plan .....                     | 02.01-11 |
| Figure 02.0-3b | Midblock Bulk Alternative, Elliott-Chelsea Houses Site Plan.....             | 02.01-11 |
| Figure 02.0-4a | Rehabilitation and Infill Alternative, Fulton Houses Site Plan .....         | 02.01-14 |
| Figure 02.0-4b | Rehabilitation and Infill Alternative, Elliott-Chelsea Houses Site Plan..... | 02.01-14 |
| Figure 02.0-5a | COY Alternative, Fulton Houses Site Plan .....                               | 02.01-23 |
| Figure 02.0-5b | COY Alternative, Elliott-Chelsea Houses Site Plan.....                       | 02.01-23 |
| Figure 04.0-1  | Existing Conditions: Fulton Houses Project Site .....                        | 04.01-3  |
| Figure 04.0-2  | Existing Conditions: Elliott-Chelsea Houses Project Site.....                | 04.01-5  |
| Figure 04.0-3a | Proposed Rezoning Boundary, Fulton Houses Project Site .....                 | 04.01-7  |
| Figure 04.0-3b | Proposed Rezoning Boundary, Elliott-Chelsea Houses Project Site.....         | 04.01-7  |
| Figure 05.01-1 | Land Use Study Area .....  | 05.01-2  |
| Figure 05.01-2 | Coastal Zone Boundary .....  | 05.01-4  |
| Figure 05.01-3 | Business Improvement Districts.....  | 05.01-8  |

*Following Page:*

|                  |   |          |
|------------------|---|----------|
| Figure 05.01-4   | Land Use .....  | 05.01-13 |
| Figure 05.01-5   | Zoning .....  | 05.01-15 |
| Figure 05.01-6   | No-Build Development Sites (Residential and Non-Residential) .....                              | 05.01-24 |
| Figure 05.01-7   | FEMA Preliminary Flood Insurance Maps 2015 .....  | 05.01-42 |
| Figure 05.01-8   | NPCC 2050s Flood Zone Projections .....   | 05.01-45 |
| Figure 05.01-9   | NPCC 2080s Flood Zone Projections .....   | 05.01-45 |
| Figure 05.01-10  | Flood Elevation Worksheet Charts: Elliott-Chelsea 1 Building.....                               | 05.01-47 |
| Figure 05.01-11  | Flood Elevation Worksheet Charts: Fulton 1 Building .....                                       | 05.01-48 |
| Figure 05.02-1   | Socioeconomic Study Area .....  | 05.02-2  |
| Figure 05.02-2   | Neighborhoods Within ½ Mile.....  | 05.02-2  |
| Figure 05.03-1   | Public Schools .....  | 05.03-2  |
| Figure 05.03-2   | Public Libraries Study Area .....   | 05.03-3  |
| Figure 05.03-3   | Child Care Facilities .....   | 05.03-12 |
| Figure 05.03-4   | NYPD Precincts .....  | 05.03-13 |
| Figure 05.03-5a  | FDNY Divisions.....   | 05.03-13 |
| Figure 05.03-5b  | FDNY Battalions.....  | 05.03-13 |
| Figure 05.03-5c  | FDNY Companies .....  | 05.03-13 |
| Figure 05.04-1   | Open Space Study Area.....  | 05.04-3  |
| Figure 05.04-2   | Walk to a Park Service Area .....   | 05.04-3  |
| Figure 05.04-3   | Open Space Analysis.....  | 05.04-13 |
| Figure 05.04-4a  | Existing Conditions Open Space Site Photos - Fulton Houses Project Site .....                   | 05.04-15 |
| Figure 05.04-4b  | Existing Conditions Open Space Site Photos - Elliott-Chelsea Houses Project Site.....           | 05.04-15 |
| Figure 05.04-5   | No-Action Development Sites.....  | 05.04-17 |
| Figure 05.04-6a  | Fulton Houses Open Space Site Plan - Existing Conditions / No-Action Alternative.....           | 05.04-18 |
| Figure 05.04-6b  | Elliott-Chelsea Houses Open Space Site Plan - Existing Conditions / No-Action Alternative ..... | 05.04-18 |
| Figure 05.04-7a  | Fulton Houses Open Space Site Plan - Preferred Alternative .....                                | 05.04-21 |
| Figure 05.04-7b  | Elliott-Chelsea Houses Open Space Site Plan - Preferred Alternative.....                        | 05.04-21 |
| Figure 05.04-8a  | Fulton Houses Open Space Site Plan - Midblock Bulk Alternative.....                             | 05.04-21 |
| Figure 05.04-8b  | Elliott-Chelsea Houses Open Space Site Plan - Midblock Bulk Alternative ...                     | 05.04-21 |
| Figure 05.04-9a  | Illustrative Rendering of Accessory Open Space - Courtyards.....                                | 05.04-21 |
| Figure 05.04-9b  | Illustrative Rendering of Accessory Open Space - Terraces .....                                 | 05.04-21 |
| Figure 05.04-10a | Fulton Houses Open Space Site Plan - Non-Rezoning Alternative.....                              | 05.04-28 |
| Figure 05.04-10b | Elliott-Chelsea Houses Open Space Site Plan - Non-Rezoning Alternative ....                     | 05.04-28 |

*Following Page:*

|                  |   |          |
|------------------|---|----------|
| Figure 05.04-11a | Fulton Houses Open Space Site Plan - COY Alternative.....           | 05.04-32 |
| Figure 05.04-11b | Elliott-Chelsea Houses Open Space Site Plan - COY Alternative ..... | 05.04-32 |
| Figure 05.05-1   | Tier I & II Shadow Analysis .....                                   | 05.05-4  |
| Figure 05.05-2a  | Preferred Alternative - Tier III Screening .....                    | 05.05-7  |
| Figure 05.05-2b  | Preferred Alternative - Tier III Screening .....                    | 05.05-7  |
| Figure 05.05-3a  | Midblock Bulk Alternative - Tier III Screening.....                 | 05.05-8  |
| Figure 05.05-3b  | Midblock Bulk Alternative - Tier III Screening.....                 | 05.05-8  |
| Figure 05.05-4a  | City of Yes Alternative - Tier III Screening.....                   | 05.05-9  |
| Figure 05.05-4b  | City of Yes Alternative - Tier III Screening.....                   | 05.05-9  |

*Additional Shadows figures are located in Appendix C*

|                 |   |         |
|-----------------|---|---------|
| Figure 05.06-1a | Historic Resources in Proximity to the Fulton Houses .....          | 05.06-1 |
| Figure 05.06-1b | Historic Resources in Proximity to the Elliott-Chelsea Houses ..... | 05.06-1 |
| Figure 05.06-2a | S/NR-Eligible Elliott-Chelsea Houses Site Photos .....              | 05.06-8 |
| Figure 05.06-2b | S/NR-Eligible Elliott-Chelsea Houses Site Photos .....              | 05.06-8 |

*Additional Historic and Cultural Resources figures are located in Appendix D*

|                 |   |          |
|-----------------|---|----------|
| Figure 05.07-1a | Aerial Map & Urban Design Study Area .....  | 05.07-1  |
| Figure 05.07-1b | Existing Building Footprint.....  | 05.07-1  |
| Figure 05.07-2  | Existing Built Densities in the Study Area.....   | 05.07-5  |
| Figure 05.07-3  | Existing Building Heights in the Study Area .....   | 05.07-5  |
| Figure 05.07-4a | Illustrative Comparisons between Alternatives: Looking South along 9 <sup>th</sup><br>Avenue at the Fulton Houses Project Site .....          | 05.07-18 |
| Figure 05.07-4b | Illustrative Comparisons between Alternatives: Looking North along 9 <sup>th</sup><br>Avenue at the Fulton Houses Project Site .....          | 05.07-18 |
| Figure 05.07-4c | Illustrative Comparisons between Alternatives: Looking South along 10 <sup>th</sup><br>Avenue at the Elliott-Chelsea Houses Project Site..... | 05.07-18 |
| Figure 05.07-4d | Illustrative Comparisons between Alternatives: Looking South along 10 <sup>th</sup><br>Avenue at the Elliott-Chelsea Houses Project Site..... | 05.07-18 |
| Figure 05.07-5a | Illustrative Comparisons between Alternatives: Looking South along 9 <sup>th</sup><br>Avenue at the Fulton Houses Project Site .....          | 05.07-25 |
| Figure 05.07-5b | Illustrative Comparisons between Alternatives: Looking North along 9 <sup>th</sup><br>Avenue at the Fulton Houses Project Site .....          | 05.07-25 |

*Additional Urban Design and Visual Resources figures are located in Appendix E*

|                |  |         |
|----------------|--|---------|
| Figure 05.08-1 | Natural Resources Study Area .....                           | 05.08-2 |
| Figure 05.08-2 | Sole Source Aquifers.....                                    | 05.08-9 |
| Figure 05.09-1 | Fulton Houses First-Stage Sample Location Map.....           | 05.09-9 |
| Figure 05.09-2 | Elliott-Chelsea Houses First-Stage Sample Location Map ..... | 05.09-9 |
| Figure 05.10-1 | New York City Water Supply Aqueducts and Tunnels.....        | 05.10-5 |



*Following Page:*

|                 |  |          |
|-----------------|--|----------|
| Figure 05.10-2  | Project Sites Sewershed.....   | 05.10-8  |
| Figure 05.13-1a | Transit Map: Bus Service .....   | 05.13-14 |
| Figure 05.13-1b | Transit Map: Subway Service .....  | 05.13-14 |
| Figure 05.13-2  | Bicycle Routes.....  | 05.13-15 |
| Figure 05.13-3  | Traffic Analysis Locations .....   | 05.13-18 |
| Figure 05.13-4a | 14 <sup>th</sup> Street/8 <sup>th</sup> Avenue (A/C/E/L) Subway Station - Mezzanine..... | 05.13-20 |
| Figure 05.13-4b | 14 <sup>th</sup> Street/8 <sup>th</sup> Avenue Station L Platform .....                  | 05.13-20 |
| Figure 05.13-5  | 23 <sup>rd</sup> Street (C/E) Subway Station .....                                       | 05.13-21 |
| Figure 05.13-6  | Analyzed Pedestrian Elements .....   | 05.13-21 |
| Figure 05.13-7  | Parking Survey .....   | 05.13-25 |
| Figure 05.13-8  | Vision Zero.....   | 05.13-27 |
| Figure 05.13-9  | No-Build Development Sites.....  | 05.13-31 |

*Additional Transportation figures are located in Appendix H*

*An Air Quality figure is located in Appendix I*

|                 |   |          |
|-----------------|---|----------|
| Figure 05.15-1  | Disadvantaged Communities Areas (DAC) .....   | 05.15-6  |
| Figure 05.16-1a | Proposed Playground - Fulton Houses Preferred Alternative .....                           | 05.16-10 |
| Figure 05.16-1b | Proposed Playground - Elliott-Chelsea Houses - Preferred Alternative.....                 | 05.16-10 |
| Figure 05.16-1c | Proposed Playground - Fulton Houses Non-Rezoning Alternative.....                         | 05.16-10 |
| Figure 05.16-1d | Proposed Playground - Elliott-Chelsea Houses - Non-Rezoning Alternative.....              | 05.16-10 |
| Figure 05.16-1e | Proposed Playground - Fulton Houses Midblock Bulk Alternative .....                       | 05.16-10 |
| Figure 05.16-1f | Proposed Playground - Elliott-Chelsea Houses - Midblock Bulk Alternative....              | 05.16-10 |
| Figure 05.16-1g | Proposed Playground - Fulton Houses COY Alternative .....                                 | 05.16-10 |
| Figure 05.16-1h | Proposed Playground - Elliott-Chelsea Houses - COY Alternative .....                      | 05.16-10 |
| Figure 05.16-2a | Noise Receptor Locations: Fulton Houses .....   | 05.16-11 |
| Figure 05.16-2b | Noise Receptor Locations: Elliott-Chelsea Houses.....                                     | 05.16-11 |
| Figure 05.16-3a | Fulton Houses Project Site - Preferred Alternative .....                                  | 05.16-20 |
| Figure 05.16-3b | Elliott-Chelsea Houses Project Site - Preferred Alternative.....                          | 05.16-20 |
| Figure 05.16-4a | Fulton Houses Project Site Noise Attenuation - Preferred Alternative .....                | 05.16-26 |
| Figure 05.16-4b | Elliott-Chelsea Houses Project Site Noise Attenuation - Preferred<br>Alternative .....    | 05.16-26 |
| Figure 05.16-5a | Fulton Houses Project Site - Non-Rezoning Alternative.....                                | 05.16-30 |
| Figure 05.16-5b | Elliott-Chelsea Houses Project Site - Non-Rezoning Alternative .....                      | 05.16-30 |
| Figure 05.16-6a | Fulton Houses Project Site Noise Attenuation - Non-Rezoning Alternative ...               | 05.16-35 |
| Figure 05.16-6b | Elliott-Chelsea Houses Project Site Noise Attenuation - Non-Rezoning<br>Alternative ..... | 05.16-35 |
| Figure 05.16-7a | Fulton Houses Project Site - Midblock Bulk Alternative.....                               | 05.16-39 |

*Following Page:*

|                  |   |           |
|------------------|---|-----------|
| Figure 05.16-7b  | Elliott-Chelsea Houses Project Site - Midblock Bulk Alternative .....                           | 05.16-39  |
| Figure 05.16-8a  | Fulton Houses Project Site Noise Attenuation - Midblock Bulk Alternative .....                  | 05.16-43  |
| Figure 05.16-8b  | Elliott-Chelsea Houses Project Site Noise Attenuation - Midblock Bulk Alternative .....         | 05.16-43  |
| Figure 05.16-9a  | Fulton Houses Project Site - COY Alternative.....   | 05.16-47  |
| Figure 05.16-9b  | Elliott-Chelsea Houses Project Site - COY Alternative .....                                     | 05.16-47  |
| Figure 05.16-10a | Fulton Houses Project Site Noise Attenuation - COY Alternative .....                            | 05.16-50  |
| Figure 05.16-10b | Elliott-Chelsea Houses Project Site Noise Attenuation - COY Alternative .....                   | 05.16-50  |
| Figure 05.19-1a  | Anticipated Construction Schedule for Preferred Alternative.....                                | 05.19-5   |
| Figure 05.19-1b  | Anticipated Construction Schedule for Non-Rezoning Alternative .....                            | 05.19-5   |
| Figure 05.19-1c  | Anticipated Construction Schedule for Midblock Bulk Alternative .....                           | 05.19-5   |
| Figure 05.19-1d  | Anticipated Construction Schedule for COY Alternative .....                                     | 05.19-5   |
| Figure 05.19-2a  | Fulton Houses Project Site Noise Receptors .....  | 05.19-49  |
| Figure 05.19-2b  | Fulton Houses Project Site - Future Noise Receptors - Preferred Alternative....                 | 05.19-49  |
| Figure 05.19-2c  | Fulton Houses Project Site - Future Noise Receptors - Non-Rezoning Alternative.....             | 05.19-49  |
| Figure 05.19-2d  | Fulton Houses Project Site - Future Noise Receptors - Midblock Bulk Alternative.....            | 05.19-49  |
| Figure 05.19-3a  | Elliott-Chelsea Houses Project Site Noise Receptors .....                                       | 05.19-49  |
| Figure 05.19-3b  | Elliott-Chelsea Houses Project Site - Future Noise Receptors - Preferred Alternative.....       | 05.19-49  |
| Figure 05.19-3c  | Elliott-Chelsea Houses Project Site - Future Noise Receptors - Non-Rezoning Alternative.....    | 05.19-49  |
| Figure 05.19-3d  | Elliott-Chelsea Houses Project Site - Future Noise Receptors - Midblock Bulk Alternative.....   | 05.19-49  |
| Figure 05.19-4   | Construction Traffic Analysis Locations.....  | 05.19-59  |
| Figure 05.19-5   | Analyzed Pedestrian Elements during Construction Peak Periods .....                             | 05.19-59  |
| Figure 05.19-6a  | Fulton Houses Project Site NYCHA Significant Impacts - Preferred Alternative .....              | 05.19-118 |
| Figure 05.19-6b  | Elliott-Chelsea Houses Project Site NYCHA Significant Impacts - Preferred Alternative .....     | 05.19-118 |
| Figure 05.19-7a  | Fulton Houses Project Site Non-NYCHA Significant Impacts - Preferred Alternative .....          | 05.19-118 |
| Figure 05.19-7b  | Elliott-Chelsea Houses Project Site Non-NYCHA Significant Impacts - Preferred Alternative ..... | 05.19-118 |
| Figure 05.19-8a  | Fulton Houses Project Site NYCHA Significant Impacts - Non-Rezoning Alternative .....           | 05.19-133 |
| Figure 05.19-8b  | Elliott-Chelsea Houses Project Site NYCHA Significant Impacts - Non-Rezoning Alternative .....  | 05.19-133 |

|                  |  |           |
|------------------|--|-----------|
| Figure 05.19-9a  | Fulton Houses Project Site Non-NYCHA Significant Impacts - Non-Rezoning Alternative .....          | 05.19-133 |
| Figure 05.19-9b  | Elliott-Chelsea Houses Project Site Non-NYCHA Significant Impacts - Non-Rezoning Alternative.....  | 05.19-133 |
| Figure 05.19-10a | Fulton Houses Project Site NYCHA Significant Impacts - Midblock Bulk Alternative .....             | 05.19-145 |
| Figure 05.19-10b | Elliott-Chelsea Houses Project Site NYCHA Significant Impacts - Midblock Bulk Alternative .....    | 05.19-145 |
| Figure 05.19-11a | Fulton Houses Project Site Non-NYCHA Significant Impacts - Midblock Bulk Alternative .....         | 05.19-145 |
| Figure 05.19-11b | Elliott-Chelsea Houses Project Site Non-NYCHA Significant Impacts - Midblock Bulk Alternative..... | 05.19-145 |
| Figure 05.19-12a | Fulton Houses Project Site NYCHA Significant Impacts - COY Alternative ....                        | 05.19-145 |
| Figure 05.19-12b | Elliott-Chelsea Houses Project Site NYCHA Significant Impacts - COY Alternative .....              | 05.19-145 |
| Figure 05.19-13a | Fulton Houses Project Site Non-NYCHA Significant Impacts - COY Alternative .....                   | 05.19-145 |
| Figure 05.19-13b | Elliott-Chelsea Houses Project Site Non-NYCHA Significant Impacts - COY Alternative .....          | 05.19-145 |

*Additional Construction figures are located in Appendix J*

|                |  |          |
|----------------|--|----------|
| Figure 05.20-1 | Environmental Justice Study Area .....           | 05.20-2  |
| Figure 05.20-2 | Disadvantaged Communities in the Study Area..... | 05.20-4  |
| Figure 05.20-3 | Environmental Justice Minority Areas.....        | 05.20-15 |
| Figure 05.20-4 | Environmental Justice Low-Income Areas .....     | 05.20-15 |

|   |                   |
|---|-------------------|
| <b>FINAL SCOPE OF WORK .....</b>  | <b>APPENDIX A</b> |
| Final Scope of Work.....  | Appendix A.1      |
| Notice of Availability.....   | Appendix I        |
| Response to Comments .....  | Appendix II       |
| Written Comments on the DSOW .....  | Appendix III      |
| <b>FLOODPLAINS.....</b>   | <b>APPENDIX B</b> |
| NYC WRP Consistency Assessment Form .....   | Appendix B.1      |
| 8-Step Decision Making Process and Final Notice .....                                       | Appendix B.2      |
| Early Floodplain Notice .....   | Appendix I        |
| <b>SHADOWS .....</b>  | <b>APPENDIX C</b> |
| Detailed Shadows Figures .....  | Appendix C.1      |
| <b>HISTORIC AND CULTURAL RESOURCES .....</b>  | <b>APPENDIX D</b> |
| Comment Letters from Consulting Parties .....   | Appendix D.1      |
| MOA and Alternatives Analysis.....  | Appendix D.2      |
| Site Photos of Historic Resources .....   | Appendix D.3      |
| <b>URBAN DESIGN AND VISUAL RESOURCES.....</b>   | <b>APPENDIX E</b> |
| Site Photos of Primary and Secondary Study Areas.....                                       | Appendix E.1      |
| <b>NATURAL RESOURCES .....</b>  | <b>APPENDIX F</b> |
| Species List: Monarch Butterfly.....  | Appendix F.1      |
| “No Effect” Determination on the Northern Long Eared Bat .....                              | Appendix F.2      |
| <b>HAZARDOUS MATERIALS.....</b>   | <b>APPENDIX G</b> |
| Phase I ESA (Fulton Houses) .....   | Appendix G.1      |
| Phase I ESA (Elliott-Chelsea Houses).....   | Appendix G.2      |
| Phase II Work Plan and HASP (Fulton and Elliott-Chelsea 1) .....                            | Appendix G.3      |
| Remedial Investigation Report / Site Investigation Report (Fulton and Elliott-Chelsea 1) .. | Appendix G.4      |
| RAP and CHASP (Fulton and Elliott-Chelsea 1).....   | Appendix G.5      |
| <b>TRANSPORTATION .....</b>   | <b>APPENDIX H</b> |
| TPF/TDF Memo .....  | Appendix H.1      |
| Transportation Chapter Figures .....  | Appendix H.2      |
| <b>AIR QUALITY.....</b>   | <b>APPENDIX I</b> |
| Air Quality Methodology .....   | Appendix I.1      |
| <b>CONSTRUCTION .....</b>   | <b>APPENDIX J</b> |
| Construction Transportation Figures .....   | Appendix J.1      |
| Construction Noise Results .....  | Appendix J.2      |
| <b>COMMENTS ON THE DEIS.....</b>  | <b>APPENDIX K</b> |
| Comments on the DEIS .....  | Appendix K.1      |