



THE CITY OF NEW YORK  
OFFICE OF THE MAYOR  
NEW YORK, N.Y. 10007

EDWARD SKYLER  
DEPUTY MAYOR FOR OPERATIONS

July 1, 2009

Queens Community Board #7  
133-32 41<sup>st</sup> Road, Third Floor  
Flushing, NY 11355

Dear Members of Community Board #7:

In accordance with Queens Community Board 7's support of the Police Academy's ULURP application, and in consultation with Borough President Marshall, please find a description of the City's proposal to mitigate the impact of the Police Academy (Academy) on the businesses and residents of College Point and surrounding communities.

**Design & Construction**

1. A Construction Taskforce Subcommittee within the Community Board will be formed. The New York City Police Department (NYPD) and the Department of Design and Construction (DDC) will update the Taskforce on the Academy's construction status on an as-requested basis.
2. Any potential future changes to the master plan must be within the scope of the Environmental Impact Statement (EIS) since the worst case scenario analysis relates to specific uses, the proposed floor area, projected traffic volumes, and parking as described in the project description. Should the NYPD intend to diverge from the master plan presented to the Community Board and outlined in the EIS, yet fall short of the worst case scenario analysis, DDC and NYPD will solicit input from the Community Board on an advisory basis. DDC and NYPD will present the revised design to the Community Board Construction Taskforce Subcommittee and attempt to address any concerns that may arise.

3. The design of the garage span abutting College Point Boulevard is being evaluated to address the Community Board's request to mitigate issues surrounding the garage. The project team is evaluating the feasibility of utilizing the four stair towers as a tool to breakdown the length of the garage. Under this scenario the façade between the stair towers could be setback by approximately 22 feet from the curb line. It is anticipated that this modification would further break down the length of the garage.
4. DDC will develop a community air monitoring plan (CAMP), which will include real-time monitoring for volatile organic compounds (VOCs) and particulates at the downwind perimeter of each designated work area. This system will be triggered when activities occur at sites determined to be contaminated and will provide the downwind community with a measure of protection from potential airborne contaminant releases that may result from investigative and remedial work activities. Specific measures will be developed in consultation with the New York State Department of Health to ensure proper applicability. A combustible gas indicator (CGI) will be utilized during construction activities to monitor the soils for methane concentrations. The CAMP will contain additional details on the methane monitoring program proposed for the site.

#### **Traffic & Parking**

5. DDC and NYPD will incorporate additional parking spaces to the Academy's plans. NYPD will impose driving restrictions (including mandatory car sharing for new recruits) to ensure that the number of spaces is adequate.
  - a. In Sequence 1, parking will be increased from 700 to 900 spaces.
  - b. At full build out, parking will be increased from 1,800 to 2,000 spaces.
6. The Police Academy and its visitors will be required to comply with all parking regulations (no parking, no standing, etc.) within the College Point Corporate Park.
7. The Mayor's Office, NYPD and DOT will pursue with the Metropolitan Transportation Authority (MTA) a change in the existing College Point Boulevard Q65 bus route to loop eastbound on 28<sup>th</sup> and directly access the main entrance to the Academy at Ulmer Street. The Mayor's Office, NYPD and DOT will pursue additional bus service on Q25 line if ridership warrants.
8. As outlined in the Draft Environmental Impact Statement (DEIS), the east leg of the intersection of College Point Boulevard and 31<sup>st</sup> Avenue will be re-striped to create an exclusive right turn lane from 31<sup>st</sup> Avenue onto College Point Boulevard for cars traveling westbound. This work will be completed by the end of FY '11. See figure 1 attached.
9. Building off of the plan described in the DEIS and incorporating the improvements suggested by the Community Board, the Ulmer Street southbound approach to the

Whitestone Service Road will be re-stripped to create three southbound lanes. The Southwest curb will be modified to create an exclusive right turn lane. New York City Department of Transportation (DOT) will work with New York State Department of Transportation (NYS DOT) to realize the widening of the on-ramp to create two lanes. Traffic signals will be modified accordingly. Assuming NYS DOT's approval, design will commence in FY '10 and construction will commence in FY '11. The Department of Environmental Protection (DEP) is exploring drainage improvements in the area. See figures 2 and 3 attached.

10. Funding will be allocated to construct a free flowing u-turn for cars (not trucks) from the southbound Whitestone Expressway Service Road to the Northbound Service Road on the north side of Linden Place utilizing space within the existing underpasses that are currently blocked by curtain walls. Assuming NYS DOT's approval, design will commence in FY '10 and construction will commence in FY '12. See figure 4 attached.
11. Ulmer Street between the service road and 28<sup>th</sup> Avenue will be re-stripped to create additional lanes in order to mitigate the impact of cars entering and exiting the Academy. See figure 5 attached.
12. By the end of calendar year 2009, DOT will update its traffic analysis of College Point to reflect current conditions and the build out of the Police Academy.
13. Beginning next spring, DDC under capital project HWQ1675 will replace all failed concrete slabs and as needed, seal cracks in the remaining concrete slabs on College Point Boulevard from Fowler Avenue to 32<sup>nd</sup> Avenue and reconstruct 32<sup>nd</sup> Avenue from College Point Boulevard to Linden Place.
14. Next spring DOT will resurface College Point Boulevard between 7<sup>th</sup> and 25<sup>th</sup> Avenues. DOT will coordinate scheduling with the Community Board, businesses and utilities.

#### **Drainage**

15. DEP will implement a three phased project to address drainage issues in Whitestone. Design will commence in FY '10 and construction will commence immediately following design completion. See figures 6 through 11 attached.
  - a. SE-809 will be initiated in FY '11
  - b. SE-810 will be initiated in FY '13
  - c. SE-811 will be initiated in FY '17.
16. DEP will implement two projects to address drainage issues in College Point. Design will commence in FY '10 and construction will commence immediately following design completion. See figures 12 through 14 attached.
  - a. SEQ200467 will be initiated in FY '12

b. SE-807 will be initiated in FY '13

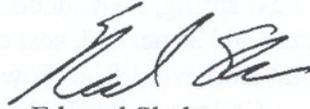
17. DEP will investigate 20<sup>th</sup> Avenue north of the Flushing Airport site for opportunities to mitigate flooding.

#### General

18. Although not related to the Police Academy, during the course of meetings a request was made to improve lighting in College Point Park to improve public safety. As a first step, the Department of Parks and Recreation will prune the trees surrounding the existing lighting. Should that not prove sufficient, the City will install additional lighting.

The entire capital cost of the above roadway and sewer items is estimated to be well over \$50 million. I believe this demonstrates a significant commitment to the College Point Community and Community Board 7. The NYPD will write to you regarding on-street parking and additional coordination measures. I look forward to continuing to work with you on this project.

Sincerely,



Edward Skyler

c: Helen M. Marshall, Queens Borough President  
Raymond W. Kelly, Commissioner, Police Department  
Amanda M. Burden, Chair, City Planning Commission  
David Burney, Commissioner, Department of Design and Construction  
Steven Lawitts, Acting Commissioner, Department of Environmental Protection  
Janette Sadik-Khan, Commissioner, Department of Transportation