

Chapter 24:

Growth-Inducing Aspects of the Proposed Action

This chapter briefly assesses the proposed action's potential growth-inducing aspects. These generally refer to "secondary" impacts that could trigger additional development in areas outside the rezoning area that would not have such development without the proposed action.

The *CEQR Technical Manual* indicates that an analysis of the growth-inducing aspects of a proposed action is appropriate when an action:

- Adds substantial new land use, new residents, or new employment that could induce additional development of a similar kind or of support uses, such as retail establishments to serve new residential uses; and/or
- Introduces or greatly expands infrastructure capacity.

The proposed action would result in the development of Flushing Commons, a mixed-use project containing residential, commercial, community facility, and possibly hotel uses at the site of the existing Municipal Lot 1 as well as the Macedonia Plaza affordable housing project. While all of these uses would contribute to growth in the local Queens, City, and State economies, primarily due to employment and fiscal effects during construction and operation of the development after its completion, they would not be expected to induce additional notable growth outside the rezoning area. The introduction of a new mixed-use development with increased economic activity in the rezoning area is not expected to spur changes in the established neighborhoods in the study area. *