

Chapter 22:

Growth-Inducing Aspects of the Proposed Project

The term “growth-inducing aspects” refers to the potential for a proposed action to trigger additional development in areas outside of the project site that would not have such development without the proposed project. The *City Environmental Quality Review (CEQR) Technical Manual* indicates that an analysis of the growth-inducing aspects of a proposed project is appropriate when the project:

- 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 goal of the proposed actions is to support the economic revitalization of the Kingsbridge Heights neighborhood of the Bronx by converting the large, substantially vacant Armory building into productive use. The Armory has been vacant, except for a small amount of parking, for close to 14 years. While this development would support the City and State economies, it would not be expected to induce substantial additional growth outside the project site. As described in Chapter 2, “Land Use, Zoning and Public Policy,” the proposed project would be compatible with and complementary to existing study area land uses. Kingsbridge Road is already a busy commercial thoroughfare, and the proposed uses of the project site would enhance this corridor. The area surrounding the project site has been fully developed for decades, and the level of development is controlled by zoning. As such, the proposed project would not “induce” new growth in the study area. The proposed project and related actions are specific to the project site only.

As stated in Chapter 3, “Socioeconomic Conditions,” the proposed project would not significantly affect socioeconomic conditions in the study area. The proposed project would not cause significant impacts with respect to direct or indirect displacement of any residential populations, businesses or institutions, and would not have any adverse effects on specific industries. The new employment associated with the proposed uses of the project site would not significantly alter local employment conditions. In addition, as described in Chapter 10, “Infrastructure,” the proposed project would utilize existing infrastructure.

For all the reasons cited above, it is concluded that the proposed project would not result in any significant growth-inducing impacts. *