

**NEGATIVE DECLARATION (Use of this form is optional)**

**Statement of No Significant Effect**

Pursuant to Executive Order 91 of 1977, as amended, and the Rules of Procedure for City Environmental Quality Review, found at Title 62, Chapter 5 of the Rules of the City of New York and 6 NYCRR, Part 617, State Environmental Quality Review, the Department of City Planning, acting on behalf of the City Planning Commission assumed the role of lead agency for the environmental review of the proposed project. Based on a review of information about the project contained in this environmental assessment statement and any attachments hereto, which are incorporated by reference herein, the lead agency has determined that the proposed project would not have a significant adverse impact on the environment.

**Reasons Supporting this Determination**

The above determination is based on information contained in this EAS, which finds the proposed actions sought before the City Planning Commission would have no significant effect on the quality of the environment. Reasons supporting this determination are noted below.

**Hazardous Materials**

An (E) designation (E-501) has been incorporated into the sites affected by the proposed actions. Refer to "Determination of Significance Appendix: (E) Designation" for a list of the sites affected by the proposed (E) designation and applicable requirements. With these measures in place, the proposed actions would not result in significant adverse impacts related to hazardous materials.


**Air Quality**

A screening analysis demonstrates that development under the proposed action would not create significant impacts related to Heating, Ventilation, and Air Conditioning emissions. In addition, an analysis of mobile source emissions from cars parking in the proposed parking facility indicated there would be no significant adverse impacts from parking lot activity, and no nearby emissions sources would adversely affect project occupants. A survey of the Project Area showed there are no Industrial/Manufacturing sources within the surrounding area. Therefore, the proposed project would have no significant adverse impacts on air quality.

**Urban Design and Visual Resources**

A detailed analysis of Urban Design and Visual resources is included in this EAS. The analysis concludes that the proposed action would not result in impacts to urban design or visual resources.

*No other significant effects upon the environment that would require the preparation of a Draft Environmental Impact Statement are foreseeable. This Negative Declaration has been prepared in accordance with Article 8 of the New York State Environmental Conservation Law (SEQRA)*

TITLE Acting Director, Environmental Assessment and Review Division	LEAD AGENCY Department of City Planning, acting on behalf of the City Planning Commission
NAME Olga Abinader	DATE 09/21/2018
SIGNATURE 	

TITLE Chair, City Planning Commission	
NAME Marisa Lago	DATE 9/24 /2018
SIGNATURE	

## Appendix 1: (E) Designations

To ensure that there would be no significant adverse hazardous material impacts associated with the proposed project, an E designation (E-501) will be placed on the project sites as follows:

The E designation requirements related to hazardous materials, air quality, and noise would apply to:

### Projected Development Site 1:

Block 5497, Lot 95

## Hazardous Material

### *Task 1*

The applicant submits to OER, for review and approval, a Phase I of the site along with a soil, groundwater and soil vapor testing protocol, including a description of methods and a site map with all sampling locations clearly and precisely represented. If site sampling is necessary, no sampling should begin until written approval of a protocol is received from OER. The number and location of samples should be selected to adequately characterize the site, specific sources of suspected contamination (i.e., petroleum-based contamination and non-petroleum-based contamination), and the remainder of the site's condition. The characterization should be complete enough to determine what remediation strategy (if any) is necessary after review of sampling data. Guidelines and criteria for selecting sampling locations and collecting samples are provided by OER upon request.

### *Task 2*

A written report with findings and a summary of the data must be submitted to OER after completion of the testing phase and laboratory analysis for review and approval. After receiving such results, a determination is made by OER if the results indicate that remediation is necessary. If OER determines that no remediation is necessary, written notice shall be given by OER.

If remediation is indicated from test results, a proposed remediation plan must be submitted to OER for review and approval. The applicant must complete such remediation as determined necessary by OER. The applicant should then provide proper documentation that the work has been satisfactorily completed.

A construction-related health and safety plan should be submitted to OER and would be implemented during excavation and construction activities to protect workers and the community from potentially significant adverse impacts associated with contaminated soil, groundwater and/or soil vapor. This plan would be submitted to OER prior to implementation.