# 13

# Public Health

This chapter addresses the proposed project's effect on public health. As defined by the *2014 City Environmental Quality Review (CEQR) Technical Manual*, public health is the organized effort of society to protect and improve the health and well-being of the population through monitoring; assessment and surveillance; health promotion; prevention of disease, injury, disorder, disability, and premature death; and reducing inequalities in health status. The goal of CEQR with respect to public health is to determine whether adverse impacts on human health may occur as a result of a proposed project, and if so, to identify measures to mitigate such effects.

## 13.1 Introduction

The *CEQR Technical Manual* states that a public health assessment is not necessary for most projects. Where no significant unmitigated adverse impact is found in other CEQR analysis areas related to public health—such as air quality, water quality, hazardous materials, or noise—no public health analysis is warranted. If, however, an unmitigated significant adverse impact is identified in any of these other CEQR analysis areas, the lead agency may determine that a public health assessment is warranted for that specific technical area.

## 13.2 Principal Conclusions

As described in the relevant analyses of this EIS, the proposed project would not result in unmitigated significant adverse impacts in any of the technical areas related to public health (hazardous materials, water quality, air quality, or noise). An (E) designation would be placed on both Projected Development Sites 1 and 2 for hazardous materials, air quality, and noise to ensure that appropriate measures are implemented to avoid impacts related to subsurface disturbance (for hazardous materials) and heating, ventilation, and cooling (HVAC) emissions (for air quality); in addition, appropriate attenuation measures would be required to ensure acceptable interior noise levels (for noise). With these requirements, there would be no significant adverse impacts with respect to hazardous materials, air quality, and noise, and there would be no impact on public health. The potential~~predicted~~ construction-period noise impacts would not result in a public health impact as they would not introduce chronic noise exposure, a prolonged exposure to noise levels above 85 dBA, or episodic and unpredictable exposure to short-term impacts of noise at high decibel levels. Further, construction noise impacts can be mitigated with the use of acoustic enclosures around compressors and generators and acoustic shrouds around pile drivers. However, if these path control measures cannot implemented because they are determined to be impracticable or infeasible due to safety concerns, would substantially delay construction activities, or are not able to be implemented, the applicant will offer tenants with units located along the north and east facades of the Hong Ning building and the north façade of 384 Grand Street (where impacts are expected to occur) that do not have through-window air conditioning units or an alternate means of ventilation, one air-conditioning unit per dwelling unit to mitigate project-related construction noise impacts.

## 13.3 Methodology

As noted above, the *CEQR Technical Manual* states that where no significant unmitigated adverse impact is found in other CEQR analysis areas related to public health—such as air quality, water quality, hazardous materials, or noise—no public health analysis is warranted. If, however, an unmitigated significant adverse impact is identified in any of these other CEQR analysis areas, the lead agency may determine that a public health assessment is warranted for that specific technical area. Where significant adverse construction-period noise impacts are identified, it is the New York City Department of City Planning's practice to examine the potential for these construction-period noise impacts to affect public health. Therefore, this public health assessment examines the project's potential to affect these technical areas during both operation and construction of the project.

## 13.4 Assessment

### Operational Period

As detailed in **Chapter 8**, "**Hazardous Materials**," to avoid the potential for significant adverse impacts relating to hazardous materials on Projected Development Sites 1 and 2, an (E) designation would be placed on the sites to ensure the further investigation and remediation of any hazardous materials. Any potential remedial action that may be required

would be administered as part of the (E) designation protocol under the regulatory oversight of the New York City Office of Environmental Remediation (OER). Alternatively, the applicant may also explore a potential enrollment into the NYSDEC BCP, which would provide a pathway to further characterize, investigate, and remediate the Projected Development Site 1 under regulatory oversight provided by NYSDEC. The BCP is also considered an accepted pathway for site investigation and remediation that satisfies the requirements of OER's (E) Designation program. Given this, the proposed project would not result in any significant adverse impacts with respect to hazardous materials, and there would be no impact on public health.

As detailed in **Chapter 10**, "**Air Quality**," an (E) designation would be placed on both Projected Development Sites 1 and 2 to ensure that the heating, ventilation, and air conditioning (HVAC) systems on both sites meet National Ambient Air Quality Standards (NAAQS) and the City's *de minimus* criteria. With these requirements, there would be no significant adverse impacts with respect to air quality, and there would be no impact on public health.

As detailed in **Chapter 12**, "**Noise**," an (E) designation would be placed on both Projected Development Sites 1 and 2 to ensure that the appropriate attenuation requirements are met at both sites; with these requirements, there would be no significant adverse impacts with respect to noise, and there would be no impact on public health.

## Construction Period

As detailed in **Chapter 15**, "**Construction**," construction of the proposed project would not involve any unusual or exceptional construction activities or practices for buildings in New York City. Construction at the Projected Development Sites would be subject to government regulations and oversight, including the New York City Noise Control Code, which sets forth requirements for construction noise control measures.

The analysis presented in the Draft EIS~~**Chapter 15**~~ concluded that even with the implementation of noise control measures, there is the potential for construction-period noise impacts during construction of Projected Development Site 1 at certain nearby receptors (the northern facade of the Hong Ning building, 384 Grand Street). Therefore, between publication of the Draft and Final EIS, additional construction noise analysis was undertaken in consultation with DCP to identify additional mitigation measures, as feasible, to avoid potential significant adverse noise impacts. These measures consist of additional path control measures: use of enclosures around compressors and generators and acoustic shrouds around pile drivers. If these mitigation measures are implemented, construction noise levels would be below the threshold for significant construction noise impact. In the event these additional path control mitigation measure are determined not to be feasible or practicable because they pose a risk to safety (i.e., overheating equipment), would substantially delay construction activities, or are not able to be implemented, the applicant shall offer tenants with units located along the north and east~~and eastern~~ facades of the Hong Ning building~~, 384 Grand Street,~~ and the north~~south~~ façade of 384 Grand~~the commercial podium base at 202 Broome~~ Street that do not have through-window air conditioning units or an alternate means of ventilation, where significant adverse noise

impacts are predicted to occur, one air-conditioning unit per dwelling unit to mitigate project-related construction noise impacts.~~)~~.

In the Public Health chapter, the *CEQR Technical Manual* indicates that health may be affected by noise when there is chronic noise exposure, when there is prolonged exposure to noise levels above 85 dBA, or when there is episodic and unpredictable exposure to short-term impacts of noise at high decibel levels. While significant adverse construction-period noise impacts could occur in the absence of the~~were~~ identified mitigation measures, these increases in noise would not constitute an adverse effect on public health as they would not be chronic, would not result in prolonged exposure to noise levels above 85 dBA, and would not result in episodic and unpredictable exposure to noise levels at high decibel levels.

The overall construction period would be 30 months, with the noisiest periods of construction occurring at the earlier stages of construction (excavation/foundation phase and superstructure phase). The excavation and foundation phase is expected to last 5 months for the Norfolk Building and 8 months for the Suffolk Building. The excavation and foundation phases of both buildings would overlap, and the overall duration is anticipated to be 8 months. The superstructure phase would occur for 9 months for the Suffolk Building and 6 months for the Norfolk Building. The superstructure phases of both buildings would overlap, and the overall duration is anticipated to be 10 months. Therefore, the noisiest phases of construction would occur over a limited duration of the overall construction period. Further, and as discussed in **Chapter 15**, the New York City Noise Control Code regulates construction hours, and therefore, construction activities would be limited, typically to a single shift, during the workday. Therefore, construction of the project would not introduce chronic exposure to high levels of noise.

Construction of the proposed project would also not result in prolonged exposure to noise levels above 85 dBA. As detailed in **Chapter 15** (see **Table 15-11**), none of the analyzed receptor locations would experience construction sound levels above 85 dBA. Further, interior noise would be well below the maximum predicted exterior levels (approximately 20 to 30 dBA lower). Therefore, the proposed project is also not expected to result in unpredictable exposure to short-term impacts of noise at high decibel levels.

Overall, the proposed project would not result in a significant adverse public health impact due to construction of the project.