

## **A. INTRODUCTION**

This chapter considers the potential of the proposed redevelopment plan for downtown Jamaica to affect historic resources, both archaeological and architectural. It has been prepared in accordance with the City Environmental Quality Review (CEQR) guidelines, which requires that City agencies consider the effects of their actions on historic properties. In accordance with CEQR guidelines, this analysis identifies all historic resources that have been designated or determined to meet the eligibility requirements for local, state, or national designation, and it also identifies properties that may meet such eligibility requirements. In assessing potential project effects on historic resources, this analysis follows the guidance of the *CEQR Technical Manual*.

The *CEQR Technical Manual* recommends that a historic resources assessment be performed if a proposed action would result in any of the following actions: in-ground disturbance; new construction; physical alteration of any building; the change in scale, visual context, or visual setting of any building, structure, object, or landscape feature; or the screening or elimination of publicly accessible views; even if no known historic resources are located nearby. Since the proposed actions are expected to generate some of these results, a full analysis under CEQR was undertaken.

The analysis in this FEIS has been revised to reflect the changes in the RWCDs since the DEIS. It has also been updated to reflect the addition of landmark eligibility determinations for seven sites (Old Jamaica High School, Queens County Superior Court, Mary Immaculate Hospital, Presentation of the Blessed Virgin Mary Complex, 163-08 Jamaica Avenue, First Presbyterian Church in Jamaica, 104th Artillery) based on correspondence from the New York City Landmarks Preservation Commission (LPC).

## **B. METHODOLOGY**

### **ARCHAEOLOGICAL RESOURCES**

Archaeological resources are physical remains, usually buried, of past activities on a site. They can include remains from Native American people who used or occupied a site, including tools, refuse from tool-making activities, habitation sites, etc. Archaeological resources can also include remains from activities that occurred during the historic period (beginning with European colonization of the New York area in the 17th century) that include European contact with Native Americans, as well as battle sites, foundations, wells, and privies.

Archaeological resources in developed areas may have been disturbed or destroyed by grading, excavation, and infrastructure installation and improvements. However, some resources do survive in an urban environment. Deposits may have been protected either by being paved over or by having a building with a shallow foundation constructed above them. In both scenarios, archaeological deposits may have been sealed beneath the surface, protected from further disturbance.

The study area for archaeological resources is the area that would be disturbed for project construction, i.e., the projected and potential development sites. In the summer of 2005, LPC was contacted for its preliminary evaluation of the project area's archaeological sensitivity. The LPC reviewed the City blocks and tax lots within the project area for the purpose of identifying lots with the potential to contain archaeological resources, and LPC determined that 26 lots (on eleven blocks) within the project area appear to be potentially sensitive for archaeological resources (Environmental Review letter dated August 29, 2005). Therefore, LPC recommended the preparation of an archaeological documentary study. The LPC further concluded that other portions of the project area, which appeared to have been disturbed by construction in the 20th century, do not have any archaeological sensitivity and do not require any further consideration. In January 2006, a Phase 1A Archaeological Assessment report was prepared and submitted to LPC for review. That report is summarized below.

### **ARCHITECTURAL RESOURCES**

#### *OVERVIEW*

Architectural resources are defined as properties or districts listed on the State and National Registers of Historic Places (S/NR) or determined eligible for such listing, National Historic Landmarks (NHLs), New York City Landmarks (NYCLs) and Historic Districts, and properties that have been found by the LPC to appear eligible for designation, considered for designation ("heard") by LPC at a public hearing, or calendared for consideration at such a hearing (these are "pending" NYCLs).

The study area for architectural resources is determined based on the proposed action's area of potential effect on architectural resources, which accounts for both direct physical impacts and indirect impacts. Direct impacts include demolition of a resource and alterations to a resource that cause it to become a different visual entity. A resource could also be damaged by construction activities such as blasting, pile driving, falling objects, subsidence, collapse, or damage from construction machinery unless proper protection measures are put in place. Construction activity that would occur within 90 feet of an architectural resource, as defined in the New York City Department of Buildings (DOB) *Technical Policy and Procedure Notice (TPPN) #10/88*, may cause such damage.

Indirect impacts are contextual or visual impacts that could result from project construction or operation. As described in the *CEQR Technical Manual*, indirect impacts could result from blocking significant public views of a resource; isolating a resource from its setting or relationship to the streetscape; altering the setting of a resource; introducing incompatible visual, audible, or atmospheric elements to a resource's setting; or introducing shadows over a historic landscape or an architectural resource with sun-sensitive features that contribute to that resource's significance (i.e., a church with stained glass windows). Significant adverse direct or indirect impacts can occur if a project would cause a change in the quality of a property that qualifies it for S/NR listing or for designation as a NYCL.

To account for potential physical and contextual impacts, the architectural resources study area for the Downtown Jamaica Redevelopment Plan is defined as the projected and potential development sites and the areas within approximately 400 feet of those affected sites.

#### *CRITERIA AND REGULATIONS*

Once the study area was determined, an inventory of officially recognized ("designated and eligible") architectural resources was compiled. Criteria for listing on the National Register are in the Code of Federal Regulations, Title 36, Part 63, and the LPC has adopted these criteria for use in identifying

architectural resources for CEQR review. Following these criteria, districts, sites, buildings, structures, and objects are eligible for the National Register if they possess integrity of location, design, setting, materials, workmanship, feeling, and association, and: 1) are associated with events that have made a significant contribution to the broad patterns of history (Criterion A); 2) are associated with significant people (Criterion B); 3) embody distinctive characteristics of a type, period, or method of construction, represent the work of a master, possess high artistic value, or that represent a significant and distinguishable entity whose components may lack individual distinction (Criterion C); or 4) may yield [archaeological] information important in prehistory or history. Properties that are younger than 50 years of age are ordinarily not eligible, unless they have achieved exceptional significance. Official determinations of eligibility are made by the New York State Office of Parks, Recreation and Historic Preservation.

In addition, LPC designates historically significant properties in the City as NYCLs and/or Historic Districts, following the criteria provided in the Local Laws of the City of New York, New York City Charter, Administrative Code, Title 25, Chapter 3. Buildings, properties, or objects are eligible for landmark status when a part is at least 30 years old. Landmarks have a special character or special historical or aesthetic interest or value as part of the development, heritage, or cultural characteristics of the city, state, or nation. There are four types of landmarks: individual landmark, interior landmark, scenic landmark, and historic district.

In addition to identifying architectural resources officially recognized in the study area, an inventory was compiled of potential architectural resources within 400 feet of the projected and potential development sites. For this project, potential architectural resources were those that appeared to meet one or more of the National Register criteria (described above), and they were identified based on a field survey and by using historical sources, such as documents at the New York Public Library and Avery Architectural Library at Columbia University, the Municipal Archives, and the DOB archives. The inventory of nine potential resources was submitted to LPC for their evaluation and determination of eligibility. As written in an Environmental Review letter dated June 22, 2007, LPC determined that eight of the nine identified potential resources appear eligible LPC designation and/or listing on the Register (see Appendix F for the LPC letter).

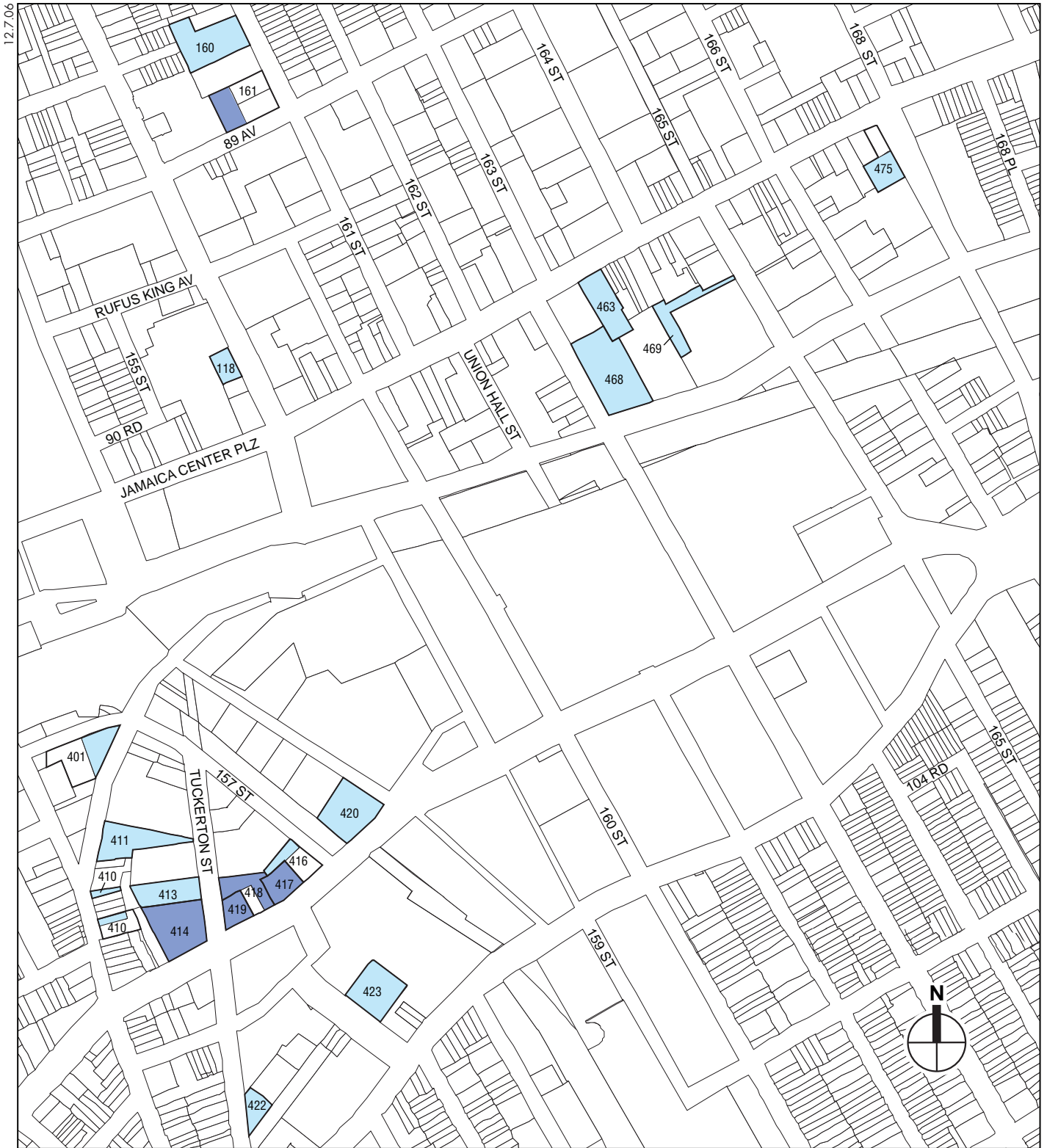
Once the architectural resources in the study area were identified, the proposed actions were assessed for both direct physical impacts and indirect visual and contextual impacts on architectural resources.

## **C. EXISTING CONDITIONS**

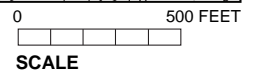
### **ARCHAEOLOGICAL RESOURCES**

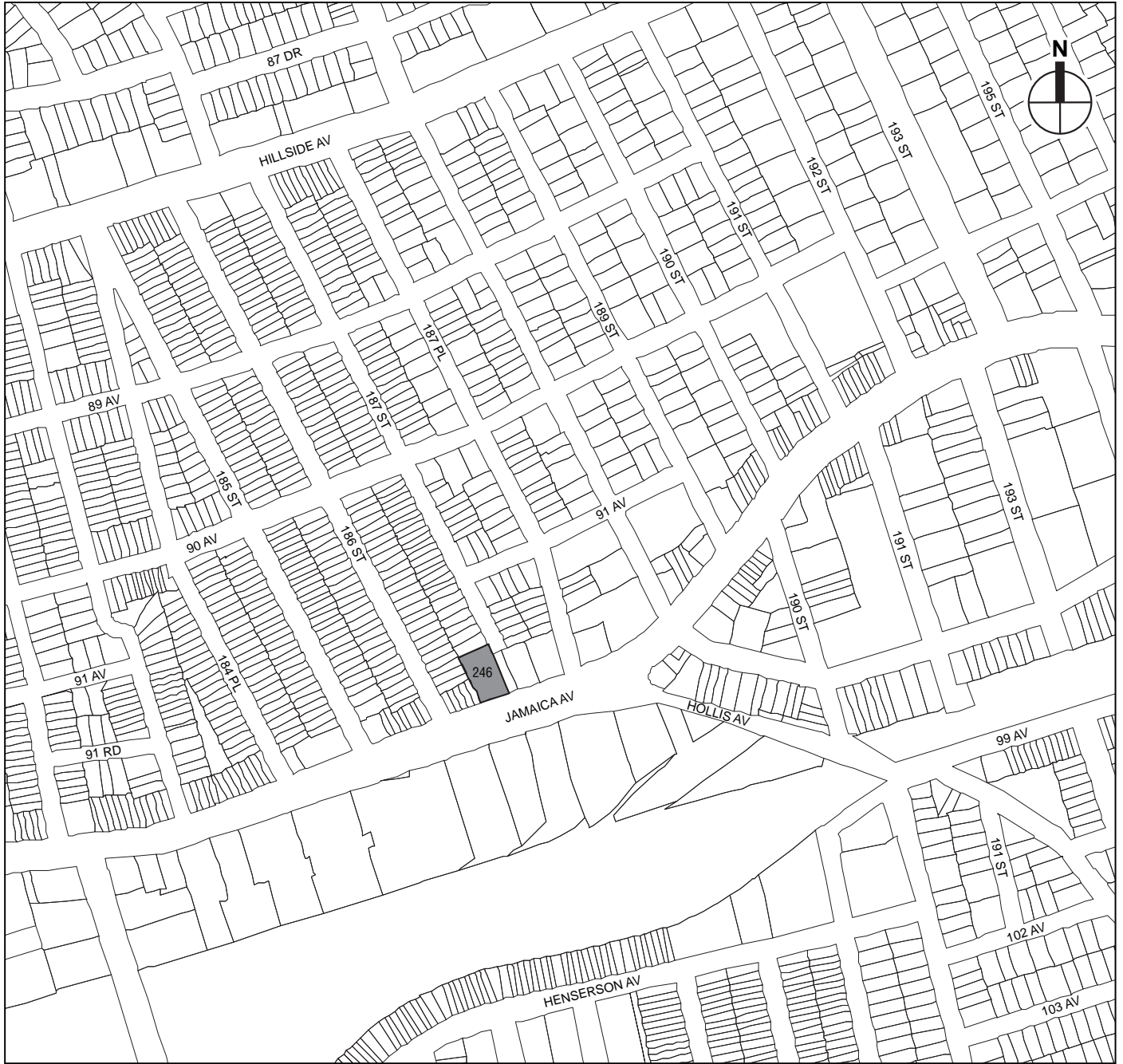
Based on their review of the City blocks and tax lots within the project area, historic maps, and archaeological sensitivity models, LPC determined that there is the potential for the recovery of archaeological resources on 20 of the projected and potential development sites (Environmental Review letter dated August 29, 2005). The potential archaeological sensitivity of those sites is related to Native American occupation, remains from human burials, and 19th-century occupation. LPC concluded that the remaining projected and potential development sites are not sensitive for archaeological resources due to 20th-century construction disturbance (Environmental Review letters dated August 29, 2005 and September 9, 2005). See Appendix F for copies of LPC correspondence.

The 18 potentially sensitive projected and potential development sites identified by LPC comprise 26 tax lots on eleven City blocks (see Table 7-1 and Figures 7-1 and 7-2). As requested

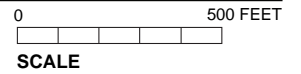


- 422 *Development Sites*
- Area of Potential Archaeological Sensitivity-  
Projected Development Sites*
- Area of Potential Archaeological Sensitivity-  
Potential Development Sites*





- 246 *Development Sites*
- Area of Potential Archaeological Sensitivity-  
Projected Development Sites*



**Jamaica Plan EIS**

by LPC, a Phase 1A Archaeological Assessment Report<sup>1</sup> was prepared for the identified lots. The Phase 1A report focuses on both potential Native American and historic-period archaeological resources, and the sensitivity assessment was based on the presence of known archaeological sites in the vicinity of the project area, a review of prior archaeological studies, a consideration of the area’s former and current topographic and physiographic characteristics, cartographic research, and a review of documentary materials.

**Table 7-1**  
**Development Sites Identified by the LPC as Having Potential Archaeological Sensitivity**

Block	Lot	Site #	Sensitive	Not Sensitive	Resource Type
Projected Development Sites					
9764	97	161	X		19th-C domestic remains
9908	10	246	X		19th-C domestic or toll road house remains
10107	142	414		X	
10108	305	417	X		Native American resources 19th-C domestic remains
10108	312	418		X	
10108	319	418		X	
Potential Development Sites					
9754	25	118	X		Human Burials
10095	32	401	X		19th-C domestic remains
10107	73	410	X		20th-C commercial/domestic remains
10107	77	410		X	
10107	82	411	X		Native American resources 19th-C commercial remains
10107	84	411	X		Native American resources 19th-C domestic remains
10107	86	411	X		Native American resources 19th-C domestic remains
10107	130	411	X		Native American resources
10107	138	413		X	
10108	348	416	X		Native American resources
10109	31	420	X		Native American resources 19th-C domestic remains
10109	44	420	X		Native American resources 19th-C domestic remains
10113	71	422		X	
10115	53	423	X		Native American resources 19th-C domestic remains
10151	7	463	X		19th-C "Female Seminary" remains
10151	75	468		X	
10151	116	469		X	
10156	17	475	X		18th-C and 19th-C domestic and commercial remains
<b>Sources:</b>					
NYC Landmarks Preservation Commission, Environmental Review letter, August 29, 2005.					
Bergoffen, Celia J., Ph.D., R.P.A., Downtown Jamaica Redevelopment Plan, Archaeological Assessment Report – Phase 1A. January 15, 2006.					

<sup>1</sup> Bergoffen, Celia J., Ph.D., R.P.A., *Downtown Jamaica Redevelopment Plan, Archaeological Assessment Report – Phase 1A*. January 15, 2006.

The Phase 1A report concluded that 17 lots do appear to be sensitive for archaeological resources, as shown on Table 7-1. The Phase 1A report also concluded that the other nine lots are not sensitive for archaeological resources due to subsurface disturbance. LPC concurred with the report's conclusions (Environmental Review letter dated February 8, 2006). The conclusions are summarized below.

#### *NATIVE AMERICAN RESOURCES*

Five development sites potentially sensitive for Native American archaeological resources are located in the southwest portion of the project area—an area east of 150th Street between Beaver Road and Liberty Avenue, which was the location of a pond (known as Beaver Pond) that existed until the early 20th century. Native American sites are typically divided into three categories, primary site (campsites or villages), secondary site (tool manufacturing, food processing), and isolated finds (a single or very few artifacts). Primary sites are often situated in areas that are easily defended against both weather and enemies. Secondary sites are often found in proximity to exploitable resources such as fresh water, game, fish or shell fish, and lithic raw materials. Isolated finds generally indicate that artifacts were probably dropped or discarded through a temporary activity. The area around Beaver Pond would have been conducive for the establishment of seasonal secondary sites.

In addition, there was a known Native American presence in Jamaica. Five Native American sites have been identified in the project area and within a one-mile radius. One of those sites was located in Rufus King Park, while another was located northeast of Beaver Pond on Archer Avenue to the west of Parsons Boulevard. There was also a Native American settlement southwest of the project area that is known to have survived into at least the early 19th century.

The five development sites located in the area of the former Beaver Pond have experienced limited or no subsurface disturbance from historic-period construction. Therefore, they are considered sensitive for Native American archaeological resources.

#### *HISTORIC-PERIOD RESOURCES*

Twelve development sites (including some of the sites potentially sensitive for Native American resources) are potentially sensitive for historic-period archaeological resources. One site (Potential Development Site 118) adjacent to Grace Episcopal Church and Cemetery, which is described below, may be sensitive for human remains associated with the adjacent cemetery. The original church property, which dates to the early 18th century, may have extended into the boundaries of the development site, and it can not be discounted that unmarked graves or tombstone fragments are present on the undisturbed western portion of Potential Development Site 118.

The other eleven development sites may have remaining shaft features associated with former residences and/or businesses due to the lack of subsurface disturbance across all or portions of those sites. Development prior to the mid-19th century predated municipal water and sewer installation, and individual lots would have required wells, cisterns, and privies, which were typically located in rear yards. These shaft features can provide important archaeological resources, because they were frequently filled with domestic and business refuse after the construction of water and sewage infrastructure. In addition, development in the mid-19th century, and even into the late 1800s, did not necessarily occur at the same time as the installation of water and sewer lines. Although water and sewer service were in place in Jamaica by around 1900, it is likely that some portions of Jamaica did not have sewer access until around 1912, when the City began sewer construction in the area. As a result, later developments could also have included shaft features.

**ARCHITECTURAL RESOURCES**

*KNOWN ARCHITECTURAL RESOURCES*

There are twenty-three known architectural resources located within the project study area, with the majority clustered together within the Jamaica Center Central Business District (CBD). The known architectural resources date from the middle of the 17th century to the early 20th century, and they represent a range of building types and architectural styles that illustrate multiple periods from the area’s historical development, beginning with European colonization and including the early Federal period, expansion in the middle of the 19th century after construction of the Long Island Rail Road through the area in 1836, and commercial boom at the turn of the 20th century. The known resources are listed below in Table 7-2 and shown on Figure 7-3.

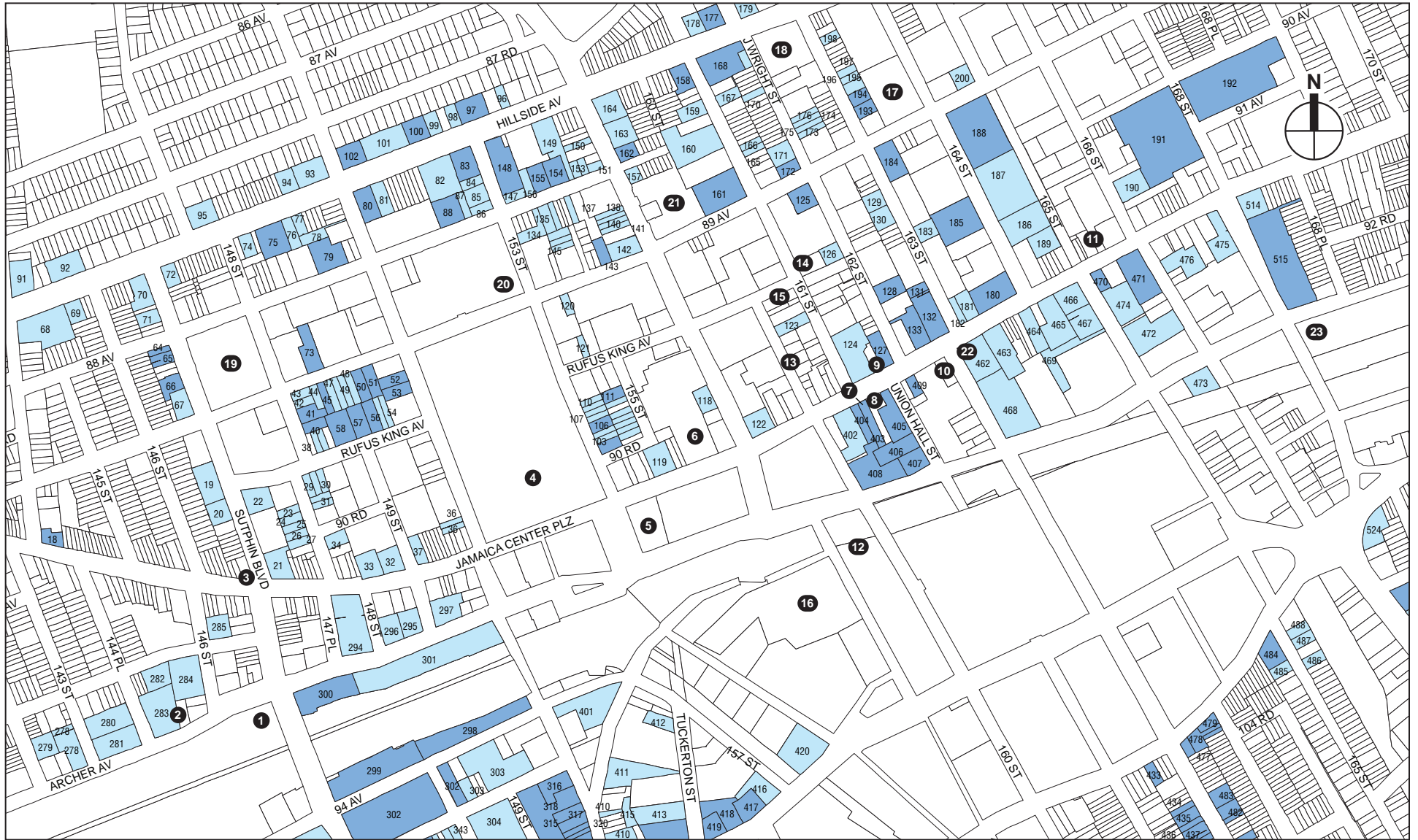
**Table 7-2**

**Known and Potential Architectural Resources Located Within the Project Area**

Map Ref. #	Name/Type	Address	NYCL	NYCL-eligible	NHL	S/NR	S/NR-eligible
Known Architectural Resources							
1	Long Island Rail Road Station	Archer Avenue and Sutphin Boulevard					X
2	Long Island Rail Road Auxiliary Building	144-15 Archer Avenue					X
3	Jamaica Savings Bank	Jamaica Avenue at Sutphin Boulevard		X			
4	Rufus King House	Jamaica Avenue at 150th Street	X		X	X	
5	First Reformed Church of Jamaica	153-10 Jamaica Avenue	X			X	
6	Grace Episcopal Church and Graveyard	155-03 Jamaica Avenue	X			X	
7	Jamaica Savings Bank	161-02 Jamaica Avenue	(heard)			X	
8	The Register	161-04 Jamaica Avenue	X			X	
9	Sidewalk Clock	161-11 Jamaica Avenue	X			X	
10	J. Kurtz and Sons Store	162-24 Jamaica Avenue	X			X	
11	Loew’s Valencia Theater	165-11 Jamaica Avenue	X				
12	St. Monica’s Church	94-20 160th Street	X			X	
13	La Casina	90-33 160th Street	X			X	
14	Jamaica Chamber of Commerce	89-31 161st Street				X	
15	Suffolk Title and Guarantee Co. Building	90-04 161st Street	X				
16	Prospect Cemetery	159th Street at Beaver Road	X			X	
17	Jamaica Post Office	88-40 164th Street				X	
18	Old Jamaica High School	162-10 Hillside Avenue		X			X
19	Queens County Superior Court	88-11 Sutphin Boulevard		X			X
20	Mary Immaculate Hospital	89th Avenue and 153rd Street					X
21	Presentation of the Blessed Virgin Mary Church Complex	Parsons Boulevard at 89th Avenue					X
22	Commercial Building	163-08 Jamaica Avenue					X
23	104th Field Artillery Armory	93-05 168th Street					X

**Notes:**  
 Heard: Application has been heard at LPC.  
 NYCL: New York City Landmark  
 NYCL-eligible: Determined to appear eligible for designation as a New York City Landmark.  
 NHL: National Historic Landmark  
 S/NR: Listed on the State and National Registers of Historic Places  
 S/NR: Officially determined eligible for listing on the State and National Registers of Historic Places  
**Sources:** New York City Landmarks Preservation Commission Environmental Review Determination, September 13, 2005, and June 22, 2007.

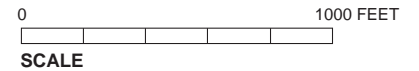




**1** Architectural Resources  
(see Table 8-2)

 Projected  
Development Sites

 Potential  
Development Sites



Historic Resources  
Architectural Resource Location Map  
Figure 7-3

*Long Island Rail Road Station (#1)*

Located at the southwest corner of the Archer Avenue and Sutphin Boulevard intersection, the Long Island Rail Road (LIRR) station (S/NR-eligible) was constructed in 1913 as part of a program of New York area service improvements by the Pennsylvania Rail Road (which had acquired control of the LIRR in 1900), and was intended to house the general offices of the LIRR. Although the architect is unknown, the building is similar in design to a nearby LIRR auxiliary building (described below) that was also built in 1913 and designed by John Savage, the chief engineer of the LIRR. The station is five stories tall and has a rectangular form with the long side running along Archer Avenue (see view 1 of Figure 7-4). It is faced with stone on the lower two floors with brick facing on the upper floors. At the corners of the building, the brick is laid in a diamond pattern. The large window bays on each façade have metal enframements with spandrel panels ornamented with a central diamond pattern. On the Sutphin Boulevard façade, there is a wide metal marquee above the first floor. On the south façade, the first floor has been surrounded by a new glass passageway to the modern AirTrain station adjacent to the south. (As part of the environmental review of the AirTrain project in 1997, the changes to the LIRR station were found to not have an adverse impact on the S/NR-eligible property). This building is significant under National Register Criteria A and C in the areas of transportation and architecture.

*Long Island Railroad Auxiliary Building (#2)*

Located at 144-15 Archer Avenue, this LIRR auxiliary building (S/NR-eligible) was built in 1913, the same year as the LIRR station described above. John Savage, chief engineer of the LIRR, designed the building in a style similar to that of the station building, with some small differences. The building is two stories in height and constructed of brick with stone column capitals and a bracketed, polychromatic cornice (see view 2 of Figure 7-4). A pediment tops the main entrance. The side and rear façades of the building are unornamented, and the windows on these sides have simple stone lintels. The windows on the front façade are separated by panels, but unlike those of the station building, they appear to be constructed of wood and they lack the diamond pattern. There is also no brick diamond patterning at the building corners. The windows at the second floor are arched with stone keystone details. The building's original use in connection with the LIRR was as a "trainmen's building" (as noted on a Sanborn Fire Insurance map from 1925). It currently serves as offices. The LIRR auxiliary building is significant under National Register Criteria A and C in the areas of transportation and architecture.

*Jamaica Savings Bank (#3)*

Morrell Smith designed the Moderne-style branch of the Jamaica Savings Bank (NYCL-eligible) at Jamaica Avenue and Sutphin Boulevard. Constructed in 1939, the one-story building faces the intersection with an angled façade and corner entrance (see view 3 of Figure 7-5). It is clad in limestone with a granite base, and it has a longer frontage along Sutphin Boulevard. Tall rectangular windows provide a vertical rhythm across the façade and a stylized Greek entablature provides a crown to the small building. The windows are slightly recessed with spandrel panels at the top that are ornamented with stars and a geometric design in low relief. The entablature is suggested by decorative bands in low relief, and an eagle is located above the entrance, which is through an ornamental bronze doorway. The interior contains a notable mural by Early Purdy showing Jamaica in 1840 in the area around what is now the intersection of Jamaica Avenue and Parsons Boulevard. A flagpole on the roof is part of the original design. The building still functions as a bank, and minor exterior alterations include the application of removable signage. In 1939, the Chamber of Commerce of the Borough of Queens gave the bank—as one of seven recipients for different building types—an annual architectural award for



Long Island Railroad Station (1). View southwest 1



Long Island Rail Road Auxiliary Building (2). 2



Jamaica Savings bank (3). View northwest 3



Rufus King House (4). View north 4

a commercial building showing excellence in design and construction. The LPC has determined that this building appears eligible for NYCL designation and S/NR listing. This building is significant under National Register Criterion C in the area of architecture.

### *Rufus King House (#4)*

Currently occupied by the King Manor Museum, the Rufus King House (NYCL, NHL, S/NR) is a two-story gambrel-roofed farmhouse built around 1735, with alterations and additions from 1755, 1806, 1810, and the 1830s. Located within the large, 11-acre Rufus King Park on land that was originally part of a 90-acre farm, the house is set back approximately 150 feet from Jamaica Avenue between 150th and 153rd Streets. In 1805, Rufus King bought the farmhouse and property from the estate of Reverend Thomas Colgan, a former rector of the nearby Grace Episcopal Church. King was a Massachusetts delegate to the Continental Congress, signatory to the U.S. Constitution, and U.S. Senator from New York, and after he purchased the house, he began enlarging and improving it. The main house faces southeast to Jamaica Avenue, and a one-story ell, which originally contained the kitchen and servants' quarters, extends from the northwest corner. The main house has a symmetrical plan organized around a central hall that is entered into from a Greek Revival-style porch with four Doric columns (see view 4 of Figure 7-5). The house is clad in wood shingles, and there are two brick chimneys. The interior of the house is a designated NYCL interior. The Rufus King House is significant under National Register Criteria A and B in the areas of politics and government and for the association with Rufus King.

### *First Reformed Church of Jamaica (#5)*

The Romanesque Revival-style First Reformed Church of Jamaica (NYCL, S/NR) at 153-10 Jamaica Avenue is currently being renovated and converted into a community theater and cultural center. Sidney J. Young, a carpenter and member of the congregation, designed the church, which was built in 1858-59. It is set back from the street within a landscaped parcel. The existing building was the Dutch Reformed Church of Jamaica's third building on the site. The Jamaica Avenue façade consists of a central peaked-roof section flanked by two square towers, one of which is twice the size of the other. The central section of the façade contains two arched entrances at the ground floor and three large arched windows on the upper portion. Arched windows run along the side façades of the nave, and arched windows and louvered openings are found on the towers, which are crenellated at the parapet. Additional decorative motifs include corbelling, roundels, turrets, and stone courses. In 1902, the firm of Tuthill & Higgins renovated and expanded the church, and the stained glass windows date from that period. The church has been vacant since the 1970s. The First Reformed Church of Jamaica is significant under National Register Criterion C in the area of architecture.

### *Grace Episcopal Church and Graveyard (#6)*

Founded in 1702, Grace Episcopal Church (NYCL, S/NR) is an English Gothic-style brownstone building constructed in 1861 and designed by Dudley Field. Located at 155-03 Jamaica Avenue, 200 yards east of the Rufus King House, the church is the congregation's third building on the site. The most prominent feature of the small church is a corner tower with a tall steeple (see view 5 of Figure 7-6). Other Gothic-style features include a rose window, an entrance porch, buttresses, and pointed-arch stained glass windows. Designed by Cady, Berg & See and added in 1901, the chancel replicates the style of the earlier building. The surrounding graveyard dates to the early 18th-century and contains tombstones and monuments of various styles and materials. A decorative iron fence encloses the cemetery, which fronts on Jamaica



Grace Episcopal Church and Graveyard (6). View northwest 5



Grace Episcopal Church Memorial House (6). View southwest 6

Avenue and Parsons Boulevard. The National Register designation also includes the Grace Memorial House, which is located at the northeast corner of the property on 90th Avenue. Built in 1912, the Grace Memorial House is a three-story, brick Tudor Revival-style building that contains offices, an auditorium, and a gymnasium (see view 6 of Figure 7-6). It is organized with a central section bracketed by gabled ends. Tudor Revival stylistic motifs include bay windows, steeply pitched roofs, buttresses, and tall chimney stacks. The Grace Episcopal Church Complex is significant under National Register Criterion C in the area of architecture.

*Jamaica Savings Bank (#7)*

From its construction in 1898 until 1964, the narrow four-story Beaux Arts building (S/NR) at 161-02 Jamaica Avenue served as the main branch of the Jamaica Savings Bank. Hough & Deuell designed the elaborate limestone building with a rich array of Classical-style architectural details that include a rusticated base, bull's-eye windows surrounded by carved garlands on the ground floor, balconies with wrought iron railings, pilasters, entablatures and pediments, heavy window architraves, balustrades, and a bracketed cornice (see view 7 of Figure 7-7). The Jamaica Savings Bank was incorporated in 1866 and opened at that time on a site adjacent to the present building. In 1964, the bank merged with the Queensboro Savings Bank. The LPC held a designation hearing on the Jamaica Savings Bank building, but no action has been taken to date. The building is still registered with the DOB as calendared for an LPC designation hearing. The Jamaica Savings Bank is significant under National Register Criterion C in the area of architecture. The building is currently vacant.

*The Register (#8)*

Designed by A.S. Macgregor in the Italian Renaissance-style, the three-story building (NYCL, S/NR) at 161-04 Jamaica Avenue, adjacent to the Jamaica Savings Bank, originally housed offices for registering deeds. It was built in 1898, the year Queens was incorporated into Greater New York. The building is faced in limestone and has a tripartite design of base, piano nobile, and attic story (see view 7 of Figure 7-7). The rusticated base contains deeply set ground-floor windows, basement windows at the sidewalk, and an entrance porch with half-columns that support an entablature surmounted by a curved wrought-iron railing. On the second floor, the windows are set within arched openings embellished by bracketed keystone forms. On the third floor, the windows are square with molded architraves. A modillioned cornice and balustrade cap the building. Currently serving as the Jamaica Arts Center, the building contains space for the Jamaica Center for Arts and Learning, York College, and other organizations. The Register building is significant under National Register Criterion C in the area of architecture.

*Sidewalk Clock (#9)*

The freestanding sidewalk clock (NYCL, S/NR) in front of 161-11 Jamaica Avenue was probably erected around 1900. It is one of only two extant sidewalk clocks in Queens. The original manufacturer and installer are unknown, and the clock has been somewhat altered with the insertion of electric clock units and the installation of neon signs. In the late 19th century and early 20th century, sidewalk clocks were erected in front of businesses as advertisements, and this clock may have been installed for a jeweler. Standing approximately 15 feet tall, the clock is cast iron with a fluted column, rectangular pedestal, and a round dial with two faces. An anthemion (a Greek plant motif) finial crowns the clock. The sidewalk clock is significant under National Register Criteria A and C in the areas of commerce and art.



Jamaica Savings Bank (7) and The Register (8). View southeast 7



J. Kurtz and Sons Store (10) 8



### *J. Kurtz and Sons Store (#10)*

Located at 162-24 Jamaica Avenue, the J. Kurtz and Sons Store (NYCL, S/NR) is a six-story, Art Deco former furniture store built in 1931 and designed by Allmendinger & Schlendorf to catch the eye of passersby and to reference the modern furniture sold within. The corner building is clad in brick with accents of glazed black and white tiles that form vertical pylons and polychromatic terra cotta panels of stylized foliate forms (see view 8 of Figure 7-7). The ground-floor storefront on Jamaica Avenue wraps around the corner onto Guy Brewer Boulevard. Corner windows on the upper floors add an additional modern design element to the building. The J. Kurtz and Sons Store is significant under National Register Criterion C in the area of architecture.

### *Loew's Valencia Theater (#11)*

The Loew's Corporation built the Spanish Baroque building (NYCL) at 165-11 Jamaica Avenue in 1928 as the Valencia Theater. It currently houses the Tabernacle of Prayer for All People. Designed by John Ebersson, the former theater was the first of five atmospheric movie palaces (the "Wonder Theaters") constructed by the Loew's Corporation outside of Manhattan in the 1920s. The small Valencia Theater has a highly ornate brick and terra cotta façade covered in a profusion of pilasters carved with floral and geometric patterns, statues, swags and wreaths, finials, brick laid in a diamond pattern, and a parapet arranged in a complex pattern of curving forms (see view 9 of Figure 7-8). A sign in the form of a cross projects from the façade, and there is a wide marquee above the recessed entrance. The former Valencia Theater is significant for its architectural design.

### *St. Monica's Church (#12)*

St. Monica's Church (NYCL, S/NR) is located at 94-20 160th Street, south of the LIRR tracks that run east-west through the project area. The main body of the church collapsed in 1998, leaving only the main (east) façade. On the site of the former sanctuary, a child care facility is currently under construction that incorporates the church façade (see view 10 of Figure 7-8). St. Monica's was built in 1856 in response to the influx of Irish Catholic immigrants to New York City and the surrounding areas, and it is one of the few Catholic Churches in the city designed in the Romanesque Revival style rather than the Gothic Revival style. It is also one of the oldest surviving examples of the architectural style in the city. Constructed by Anders Peterson, a mason, the façade is notable for a tall, centrally set campanile. Typical Romanesque Revival-style elements include round-arched openings, turrets, a heavy cornice at the top of the campanile, and corbelling. The new building has a square massing and a skin of brick piers and metal panels. St. Monica's Church is significant under National Register Criterion C in the area of architecture.

### *La Casina (#13)*

The La Casina building (NYCL, S/NR) at 90-33 160th Street is a former nightclub built around 1933 in the Moderne style. It now houses the Jamaica Business Resource Center. The small one-story building has a streamlined metal and stucco façade (see view 11 of Figure 7-9). The ground floor is clad in stucco, and it has two square windows flanking a recessed entrance. The upper portion of the building is clad in shiny, reflective metal, and it is massed in a series of six steps with a central, curved projecting segment that includes a rounded, projecting sign. This building is a rare surviving example of its style and type. La Casina is significant under National Register Criterion C in the area of architecture.



Loew's Valencia Theater (11). View northeast 9



St. Monica's Church (12). View north 10



La Casina (13). View north 11



Jamaica Chamber of Commerce (14). View east 12

*Jamaica Chamber of Commerce (#14)*

George W. Conable designed the 10-story building (S/NR) at 89-31 161st Street for the Jamaica Chamber of Commerce, which was incorporated in 1919 as the Jamaica Board of Trade. Constructed in 1928 and meant as a community monument, the building is a Colonial Revival-style structure with brick facing and limestone and terra cotta detailing (see view 12 of Figure 7-9). Above the one-story terra cotta base, the building is organized into three bays set off by stone quoining. The central bay projects from the façade, and setbacks above the sixth floor accentuate the central bay, which assumes a pedimented temple-front form at the building's crown. At the base, there are redesigned storefronts on either side of the main entrance, which is designed as a triumphal arch with granite columns. "Jamaica Chamber of Commerce" is inscribed in the frieze above the entrance. The second floor windows have stone segmental pediments with scallop motifs. Additional stone ornament includes window keystones, courses, pilasters on the upper floors, urns on the ninth floor, and cornices. The north and south façades are utilitarian in appearance. The Jamaica Chamber of Commerce building is significant under National Register Criteria A and C in the areas of commerce and architecture.

*Suffolk Title and Guarantee Co. Building (#15)*

The Suffolk Title and Guarantee Company constructed the eight-story office building (NYCL) at 90-04 161st Street in 1929. Dennison & Hiron designed the building in the Art Deco style with a series of setbacks above the sixth floor that were used for decorative purposes and not to comply with zoning requirements (see view 13 of Figure 7-10). The building also fronts on 90th Avenue and 161st Street, and the Art Deco design is carried across all three street façades. The two-story base is clad in brick and stone, and the ground floor window and entrance bays are deeply recessed. The upper floors are faced in brick and articulated with projecting piers and decorative spandrel panels. Polychromatic terra cotta reliefs designed by Rene Chambellan are located above the second floor windows and at the building's crown. The Suffolk Title and Guarantee Company building is significant for its architectural design.

*Prospect Cemetery (#16)*

Prospect Cemetery (NYCL, S/NR) is a four-acre cemetery located on the south side of the LIRR tracks on 159th Street, adjacent to the York College campus. Established around 1668 in affiliation with the nearby Presbyterian congregation of the non-extant "Old Stone Church," the cemetery is the oldest in Queens. In the 19th century, the cemetery expanded through the purchase of individual lots. It contains tombstones and monuments of varying ages and styles and the burials of Revolutionary War veterans and early prominent families from Long Island and then Queens (see view 14 of Figure 7-11). The cemetery also contains a small Romanesque Revival-style stone chapel erected in 1857 by Nicholas Ludlum for his three daughters. A combination of decorative iron and chain link fencing surrounds the cemetery. The Town of Jamaica owned the cemetery until 1879 when it was taken over by the Prospect Cemetery Association of Jamaica Village, which still retains ownership. The cemetery is significant as the oldest cemetery in Queens, serving as a reminder of the early history of the Village of Jamaica, and because it includes the graves of families significant to the early history of Queens. A major restoration program is currently underway for the cemetery and chapel. Prospect Cemetery is significant under National Register Criteria A and C in the areas of exploration, settlement, and art.



Suffolk Title and Guarantee Co. Building (15). View east 13



Prospect Cemetery (16). View northwest 14



Jamaica Post Office (17). View northwest 15

### *Jamaica Post Office (#17)*

The United States Treasury Department built the Jamaica Main United States Post Office (S/NR) at 88-40 164th Street in 1933-34 as a public works project and as part of a nation-wide building program that included 136 new post offices in New York State. While most of the state post offices were designed by the Supervising Architect of the Treasury, the Jamaica Post Office was designed by Cross & Cross to government guidelines. Beginning in 1930, the Supervising Architect was permitted to contract out the design of public buildings to provide work to architects during the Depression. Located at the northwest corner of 164th Street and 89th Avenue, the post office is a two-story Colonial Revival-style building. It is faced in brick with marble and granite trim. The main façade fronts on 164th Street and is dominated by a two-story portico of four marble Ionic columns supporting a pediment (see view 15 of Figure 7-11). The portico entablature is inscribed with “United States Post Office,” the pediment contains a sculptural relief of an eagle carrying a shield, and the wall behind the portico is faced in marble. The four corners of the building project slightly to create corner pavilions. On the ground floor, the windows are arched while those on the second floor are square. Ornamental details include brick architraves and archivolt around the windows, marble keystones and sills, a marble cornice that runs around the building, and marble balustrades in the roof parapet. On the north, east (164th Street), and south (89th Avenue) sides, the building is set back behind small landscaped strips. A loading platform is located on the west façade, and paved driveways are located to the north and south off 164th Street and 89th Avenue. The Jamaica Post Office is significant under National Register Criteria A and C in the areas of government and architecture.

### *Old Jamaica High School (#18)*

Located at 162-10 Hillside Avenue, the old Jamaica High School building (NYCL-eligible, S/NR-eligible) was constructed in 1895-96 before the Village of Jamaica and Queens were incorporated into Greater New York. The building served as Jamaica High School until 1927, when it was replaced. It has continued to serve as an educational facility, having once housed the all-girls Jamaica Vocational High School (closed 1971). It is now the Jamaica Learning Center, which is run by the Auxiliary Services for High Schools program of the Department of Education. The main body of the school is a three-story rectangular building set back from the avenue behind a small lawn. There is a four-story wing to the rear. Designed in the Gothic Revival style with an asymmetrical façade, the building is clad with red brick on the ground floor and yellow brick on the upper floors (see view 16 of Figure 7-12). Stone is used at the basement level and for the window lintels and sills. The arched entrance is set in the center of the façade below a tripartite window accented with a stone enframingent. At the western end of the building is a Dutch gable with an unusual window set below a stone arch. Three dormer windows with pinnacle-like roofs are located at the eastern end of the building. In a letter dated June 22, 2007, LPC determined that the old Jamaica High School building appears eligible for LPC designation and S/NR listing.

### *Queens County Superior Court (#19)*

Located at 88-11 Sutphin Boulevard, the Queens County Superior Court building (NYCL-eligible, S/NR-eligible) is a massive seven-story building that occupies the full block bounded by Sutphin Boulevard, 89th and 88th Avenues, and 148th Street. Constructed in 1936 with federal Public Works Administration funds, the building originally served as a general courthouse with nineteen courtrooms and facilities for the Supreme Court, City Court, Surrogate’s Court, and County Clerk. Alfred H. Eccles and William W. Knowles designed the building in a restrained and monumental Classical Revival style. The tall building has high floor



Old Jamaica High School (18). View southwest 16



Queens County Superior Court (19). View north 17



heights and is solidly massed with some shallow setbacks on the upper floors (see view 17 of Figure 7-12). In plan, the building has an approximate U shape and is set back on all four sides from the adjacent streets, with the wings of the U-plan facing east to 148th Street, where there is a parking lot in front of the structure. On Sutphin Boulevard, a large paved plaza leads to the main entrance. Ornamentation is primarily relegated to the ground and top floors. The entrance is marked by a large, two-story colonnaded porch reached by a wide flight of steps. Tall Corinthian columns support a heavy entablature, and between the columns are arched windows and doorways on the first level and windows with balconies on the second level. Balconies are also used at the second floor windows across the west (main), north, and south façades. Additional decorative elements include cornices at the setbacks and arched windows at the sixth floor. A tall metal fence surrounds the property. In a letter dated June 22, 2007, LPC determined that the Queens County Superior Court building appears eligible for LPC designation and S/NR listing.

*Mary Immaculate Hospital (#20)*

Located at the intersection of 89th Avenue and 153rd Street on the southeast corner of the Mary Immaculate Hospital campus is a small, four-story Tudor Revival-style building (S/NR-eligible) that dates to 1903-04. It was erected for the hospital, which was founded in 1902 by the Roman Catholic Sisters of St. Dominic of Amityville, New York, a Dominican missionary order founded in 1857 by a small group of women who came to the United States in 1853 from Germany. The building has a rectangular form with a cross-gabled roof, and it is clad in brick and stone (see view 18 of Figure 7-13). Alternating masonry bands on the ground floor create the appearance of rustication and there is stone quoining at the corners. Additional stone details include eared window lintels, lintel courses, coping, and stone crosses at the end gables. At the roof, there are two dormers set between the three cross gables and some round copper vents. In a letter dated June 22, 2007, LPC determined that the hospital building appears eligible for S/NR listing.

*Presentation of the Blessed Virgin Mary R.C. Church Complex (#21)*

Occupying most of the east blockfront of Parsons Boulevard between 89th and 88th Avenues, the Presentation of the Blessed Virgin Mary R.C. Church complex (S/NR-eligible) consists of a Gothic-style church, a Gothic-style rectory, a Baroque-style parish hall, and a modern convent and school. The church was founded in 1886 by a German Catholic congregation and the current church building was constructed in 1922 to replace the congregation's late-19th-century church that incorporated an even older structure. The parish house dates to 1902, and the rectory was constructed in 1939. All of the buildings are freestanding on the property. Located at the corner of Parsons Boulevard and 89th Avenue, the brick and stone church has a Latin cross plan with a tall corner tower, and the nave and transept roofs are steeply pitched (see view 19 of Figure 7-13). The nave entrance is on Parsons Boulevard, and it is marked by an arched doorway with elaborate tracery and a rose window. Ornamental Gothic details include statuary, buttresses, pointed arch windows and doors, a smaller rose window on the 89th Avenue façade of the transept, and stone pinnacles and courses. A decorative metal fence borders the church along Parsons Boulevard. North of the church, the rectory is a three-story brick building set back from the boulevard behind a grassy lawn. The rectory has a hipped shingle roof with dormers, brick quoining at the corners, and a tower form that marks the entrance (see view 20 of Figure 7-14). The projecting entrance bay is detailed with a stone-framed doorway, a tripartite arched window, a crenellated parapet, and a large gable surmounted by a stone cross. To the north of the rectory, the parish hall has a two-story temple front façade that is raised above the street. Although flat in



Mary Immaculate Hospital (20). View north 18



Presentation of the Blessed Virgin Mary Roman Catholic Church (21). View east 19



Presentation of the Blessed Virgin Mary Church Rectory and Parish Hall (21). View north 20



Commercial building at 163-08 Jamaica Avenue (22). View south 21

appearance, the temple front is richly ornamented with pilasters, an arched doorway flanked by side doors with stone architraves, windows with segmental pediments, a projecting cornice and balustrade, and a crowning segmental pediment (see view 20 of Figure 7-14). The modern convent is located to the east of the church, and the modern school building is located on the interior of the site, behind the rectory and parish hall. In a letter dated June 22, 2007, LPC determined that the Presentation of the Blessed Virgin Mary R.C. Church complex (church, rectory, and parish hall) appears eligible for S/NR listing.

*163-08 Jamaica Avenue (#22)*

Although the three-story commercial building at 163-08 Jamaica Avenue (S/NR-eligible) has been altered with the addition of modern storefronts and the infill of upper floor windows, it still presents a distinct façade along the commercial corridor of Jamaica Avenue. Located across Guy Brewer Boulevard from the J. Kurtz and Sons Store, described above, the building, which dates from 1919-20, has a Classical Revival-style façade clad in brick with terra cotta ornament (see view 21 of Figure 7-14). Above the ground floor, the façade is designed as a colonnade with rusticated corner pavilions. Fluted Corinthian pilasters form the colonnade, and the bays between the pilasters contain windows with broken pediments capped by cartouches. A highly decorative parapet crowns the building. Ornament on the parapet includes a bracketed cornice, balustrades, and sculptural relief in the form of wreaths, shields, and foliage. The ground floor consists of six modern storefronts. The architect and original use are unknown. This building is currently vacant on the upper floors. In a letter dated June 22, 2007, LPC determined that the commercial building appears eligible for S/NR listing.

*104th Field Artillery Armory (#23)*

Charles B. Meyers designed the armory at 93-05 168th Street, which was built in 1933. Originally occupied by the 104th Field Artillery, the armory (S/NR-eligible) is an Art Deco structure with a long rectangular footprint. It consists of two major components—a four-story administration building on 168th Street and a one-story drill hall to the rear that runs along 93rd Avenue—and two smaller units on the east side of the drill hall that contained equipments rooms and stables. Fronting on 168th Street, the administration building is a rectangular structure with a central projecting entrance pavilion, above which is a two-story square tower (see view 22 of Figure 7-15). The façades are articulated with narrow, recessed window columns and richly detailed in decorative brickwork used to edge the corners of the window columns, accent the building corners, provide texture to the central pavilion and tower, create an ornamental band at the top of the building, and to ornament the spandrels between the windows. Stone is used to form a plinth and cornice, and for coping. In addition, the ground floor of the entrance pavilion is clad in stone. “104th Field Artillery” is inscribed above the entrance. Ornamental iron work is used to form grills over the ground floor windows and for railings on two fourth floor balconies. The design of the drill hall façade is characterized by heavy, projecting brick piers. The 104th Field Artillery Armory appears to be significant under National Register Criterion C in the area of architecture. In a letter dated June 22, 2007, LPC determined that the 104th Field Artillery Armory building appears eligible for S/NR listing.

## **D. THE FUTURE WITHOUT THE PROPOSED ACTIONS**

In the future without the proposed actions, it is assumed that development would occur throughout the project area on some of the projected and potential development sites in accordance with existing zoning.



104th Field Artillery Armory (23). View southwest 22

## ARCHAEOLOGICAL RESOURCES

Of the sites that are expected to be redeveloped absent the proposed actions, eight are potentially sensitive for archaeological resources: Projected Development Sites 161, 246, and 417 and Potential Development Sites 118, 411, 416, 420, and 423. Development of these sites would likely disturb or destroy any archaeological resources located on them. It is noted that Potential Development Site 118 may contain human remains.

## ARCHITECTURAL RESOURCES

### *OVERVIEW*

In the future without the proposed actions, changes to the architectural resources or to their settings are expected to occur. For instance, indirect impacts from future projects could include blocking public views of a resource, isolating a resource from its setting or relationship to the streetscape, altering the setting of a resource, introducing incompatible visual, audible, or atmospheric elements to a resource's settings or introducing shadows over an architectural resource with sun-sensitive features. It is also possible that some architectural resources in the project area could deteriorate or experience direct impacts through alteration or demolition, while others could be restored.

In the future without the proposed actions, the status of architectural resources could change. S/NR-eligible resources could be listed on the Registers, NYCL-eligible properties could be calendared for a designation hearing, and properties pending designation as Landmarks could be designated. It is also possible, given the project's completion year of 2015, that additional sites could be identified as architectural resources and/or potential architectural resources in this time frame.

Changes to the architectural resources or to their settings could also occur irrespective of the proposed actions. Future projects could also affect the settings of architectural resources. It is possible that some architectural resources in the project area could deteriorate, while others could be restored.

Architectural resources that are listed on the S/NR or that have been found eligible for listing are given a measure of protection under Section 106 of the National Historic Preservation Act from the effects of projects sponsored, assisted, or approved by federal agencies. Although preservation is not mandated, federal agencies must attempt to avoid adverse effects on such resources through a notice, review, and consultation process. Properties listed on the Registers are similarly protected against effects resulting from projects sponsored, assisted, or approved by State agencies under the State Historic Preservation Act. However, private owners of properties eligible for, or even listed on, the Registers using private funds can alter or demolish their properties without such a review process. Privately owned properties that are NYCLs, in New York City Historic Districts, or pending designation as Landmarks are protected under the New York City Landmarks Law, which requires LPC review and approval before any alteration or demolition can occur, regardless of whether the project is publicly or privately funded. Publicly owned resources are also subject to review by the LPC before the start of a project; however, the LPC's role in projects sponsored by other City or State agencies generally is advisory only.

The New York City Building Code provides some measures of protection for all properties against accidental damage from adjacent construction by requiring that all buildings, lots, and service facilities adjacent to foundation and earthwork areas be protected and supported. While

these regulations serve to protect all structures adjacent to construction areas, they do not afford special consideration for historic structures.

As described more fully in Chapter 2, “Land Use, Zoning and Public Policy,” there are several large projects planned or under construction in the study area under the future without the proposed actions. Projects that could affect architectural resources in the future without the proposed actions are described below.

*FORMER QUEENS COUNTY FAMILY COURTHOUSE REDEVELOPMENT*

One of the “No Action” projects is located close enough to the Presentation of the Blessed Virgin Mary R.C. Church Complex (#21) to change its setting. A private developer has proposed redeveloping the vacant former Queens County Family Courthouse—located across the intersection of Parsons Boulevard and 89th Avenue from the potential resource—with residential, retail, and community facility uses. As currently contemplated, the Parsons Boulevard façade of the older courthouse building would be preserved and incorporated into the new development. That project will somewhat alter the setting of the church complex by removing the vacant courthouse annex and most of the courthouse building and replacing those structures with a larger, modern building with ground floor retail. The courthouse project is not located close enough to the church (within 90 feet) to cause accidental construction damage.

*JAMAICA TRANSPORTATION CENTER INTERMODAL ENHANCEMENTS AND ATLANTIC AVENUE EXTENSION*

In the vicinity of Jamaica Station, the Greater Jamaica Development Corporation has plans for several transportation and streetscape improvements. The Jamaica Transportation Center Intermodal Enhancements and Atlantic Avenue Extension project includes the redesign of Archer Avenue between 144th Place and 148th Street adjacent to the S/NR-eligible LIRR Station (#1) and the LIRR auxiliary building (#2), and the area below the Jamaica Station platforms over Sutphin Boulevard. Those two components of the larger project will improve the streetscape in the vicinity of the two LIRR buildings through pedestrian-friendly improvements and commercial development. The proposed plan for the Sutphin Boulevard underpass area would create a row of retail spaces under the platforms to enhance the character of the area. At the Archer Avenue and Sutphin boulevard intersection, sidewalks would be widened and the subway stairs would be reoriented to allow for the creation of public plazas. These streetscape improvements are located close enough to the LIRR Station and the LIRR auxiliary building to cause accidental construction damage, but those resources would be offered some protection through DOB controls governing the protection of adjacent properties from construction activities.

*POTENTIAL DIRECT IMPACTS TO IDENTIFIED RESOURCES*

Two architectural resources that are located on projected and potential development sites are assumed to be altered in the future without the proposed actions. The currently vacant Jamaica Savings Bank at 161-02 Jamaica Avenue (#7, S/NR) is located on Projected Development Site 404 and is assumed to be altered and reoccupied with commercial use totaling 24,000 square feet. However, no exterior alterations to the building can be made without approval by the LPC, because of the building’s status at the DOB as an LPC-calendared building.

In addition, the partially vacant commercial building at 163-08 Jamaica Avenue (#22, S/NR-eligible) located on Potential Development Site 462 (JC-1) is assumed to be altered and

reoccupied. The No Action RWCDs build out for this site is a reoccupancy with 42,000 square feet of commercial use in the the No Action condition. Because this site does not have LPC protection, any exterior changes to this potential architectural resource could affect its historic features.

In addition, the eleven architectural resources listed below could experience accidental construction damage in the future without the proposed actions from anticipated development on adjacent projected and potential development sites. These resources would be offered some protection through DOB controls governing the protection of adjacent properties from construction activities. Where adjacent redevelopment would involve the conversion of an existing building to a new use, no accidental construction impacts would be anticipated. The eleven resources include:

- (#2) The LIRR auxiliary building (S/NR-eligible) at 144-15 Archer Avenue. It is adjacent to Potential Development Site 283.
- (#3) The Jamaica Savings Bank (NYCL-eligible) at Jamaica Avenue and Sutphin Boulevard. It is located across Sutphin Boulevard from Potential Development Site 21.
- (#6) The Grace Episcopal Church (NYCL and S/NR) at 155-03 Jamaica Avenue. It is adjacent to Potential Development Site 118.
- (#7) The Jamaica Savings Bank (S/NR) at 161-02 Jamaica Avenue. It is adjacent to Projected Development Sites 406 and 408 and Potential Development Site 402.
- (#8) The Register (NYCL and S/NR) at 161-04 Jamaica Avenue. It is adjacent to Projected Development Sites 406 and 408 and Potential Development Site 402.
- (#13) La Casina (NYCL and S/NR) at 90-33 160th Street. It is located within 90 feet of Potential Development Site 123.
- (#14) The Jamaica Chamber of Commerce (S/NR) at 89-31 161st Street. It is adjacent to Potential Development Site 126.
- (#15) The Suffolk Title and Guarantee Company building (NYCL) at 90-04 161st Street. It is located within 90 feet of Potential Development Site 123.
- (#17) The Jamaica Post Office (S/NR) at 88-40 164th Street. It is adjacent to Projected Development Sites 193 and 194 and Potential Development Sites 195, 196, and 197.
- (#22) The commercial building (S/NR-eligible) at 163-08 Jamaica Avenue. It is adjacent to Potential Development Site 468.
- (#23) The 104th Field Artillery Armory (S/NR-eligible) at 93-05 168th Street. It is located across 93rd Avenue from Projected Development Site 515.

Redevelopment of the projected and potential development sites that are adjacent to architectural resources would involve either the conversion of existing low-rise commercial buildings or the replacement of parking lots, empty lots, garages, and low-rise commercial buildings with new, primarily mixed-use buildings. By replacing parking lots, garages, and empty lots, the construction of new commercial and residential buildings in the future without the proposed actions would beneficially change the context of adjacent architectural resources. The replacement of a low-rise commercial building with a slightly larger new commercial or mixed-use building is not expected to affect the context of adjacent architectural resources.



## **E. PROBABLE IMPACTS OF THE PROPOSED ACTIONS**

### **OVERVIEW**

By 2015, it is anticipated that the proposed actions would be in place, and that, as a result, all or most of the projected development sites and some of the potential development sites would be redeveloped with a development (see Chapter 1, “Project Description”). Development on the projected and potential development sites pursuant to the proposed actions could have potential adverse impacts on historic resources from direct physical impacts—disturbance to archaeological resources, demolition and alteration of architectural resources, or accidental damage to architectural resources from adjacent construction—and indirect impacts to architectural resources by blocking significant public views of a resource; isolating a resource from its setting or relationship to the streetscape; altering the setting of a resource; introducing incompatible visual, audible, or atmospheric elements to a resource’s setting; or introducing shadows over an architectural resource with sun-sensitive features. These potential impacts are examined below.

### **ARCHAEOLOGICAL RESOURCES**

The three projected development sites that have been determined to be archaeologically sensitive are assumed to also have been developed in the future without the proposed actions. Therefore, any archaeological resources that may be present on those sites would have already been disturbed or destroyed, and there would be no incremental change in the context of potential archaeological resources from the proposed actions and there would be no significant adverse impacts on archaeological resources.

However, four potential development sites, which would not be developed in the future without the proposed actions, could be developed with the proposed actions. These are Potential Development Sites 401, 410, 463, and 475. Construction on these sites could result in significant adverse impacts on potential archaeological resources due to excavations for foundations and footings of new buildings. Given that these sites have been identified as potentially archaeologically sensitive, and they could be developed pursuant under the proposed actions without any additional discretionary approvals, there are no measures available in connection with the proposed actions to require further archaeological investigations or mitigation. Therefore, development on Potential Development Sites 401, 410, 463, and 475 would result in unavoidable adverse impacts (see the discussion in Chapter 24, “Unavoidable Adverse Impacts”).

### **ARCHITECTURAL RESOURCES**

#### *POTENTIAL DIRECT IMPACTS*

##### *Projected Development Sites*

One architectural resource is located on a projected development site. The 24,000-square-foot S/NR-listed Jamaica Savings Bank (#7) at 161-02 is located on Projected Development Site 404 (JC-1), which is expected to be redeveloped with 12,000 square feet of commercial space and 12,000 square feet of residential space. Under the RWCDS, this is an assumed reallocation of uses from the future without the proposed actions (where the building is assumed to have 24,000 square feet of commercial space). As in the future without the proposed actions, no exterior changes can be made to this building without approval by LPC, because it is an LPC-calendared

building as registered with the DOB. Therefore, there would be no significant adverse impacts from the building's use as a projected development site.

Projected development pursuant to the proposed actions could have adverse physical impacts on five architectural resources that are located within 90 feet of proposed construction activities, close enough to potentially experience adverse construction-related impacts from ground-borne construction-period vibrations, falling debris, and collapse. Although the five architectural resources listed below could potentially experience adverse direct impacts, they would be provided some protection from accidental damage through DOB controls that govern the protection of any adjacent properties from construction activities. Where adjacent redevelopment would involve the conversion of an existing building to a new use, no accidental construction impacts would be anticipated. The conversion of existing buildings could potentially occur on Projected Development Sites 127, 403, 404, 405, and 409.

The five architectural resources that could potentially experience adverse construction-related impacts are:

- (#8) The Register (NYCL and S/NR) at 161-04 Jamaica Avenue. It is adjacent to Projected Development Sites 404, 405, and 406 and located within 90 feet of Projected Development Sites 403 and 408.
- (#9) The Sidewalk Clock (NYCL and S/NR) at 161-11 Jamaica Avenue. It is adjacent to Projected Development Site 127.
- (#10) The J. Kurtz and Sons Store (NYCL and S/NR) at 162-24 Jamaica Avenue. It is located within 90 feet of Projected Development Site 409.
- (#17) The Jamaica Post Office (S/NR) at 88-40 164th Street. It is adjacent to Projected Development Sites 193 and 194.
- (#23) The 104th Field Artillery Armory (S/NR-eligible) at 93-05 168th Street. It is located across 93rd Avenue from Projected Development Site 515.

To avoid adverse construction-related impacts on the architectural resources listed above, construction protection plans could be implemented that follow *TPPN #10/88*, which requires a monitoring program to reduce the likelihood of construction damages to adjacent structures and to detect at an early stage the beginnings of damage so that construction procedures can be changed. While there are no mechanisms to require the implementation of construction protection plans from as-of-right development, some of the adjacent projected development sites listed above would also have been redeveloped in the future without the proposed actions. In addition, the sites would be protected from damage under the City's landmarks laws and Department of Buildings regulations for construction in New York. Thus, it is concluded that the proposed actions would not have the potential to significantly adversely impact the above-described historic resources.

#### *Potential Development Sites*

Based on the assessment of development sites where development would be less likely than on the projected development sites but still a possibility for development, 420 potential development sites were identified. Although it is unlikely that more than a few of these sites would be developed, they could yield development of commercial, community facility, residential, and industrial space. Development on these sites could have potential adverse

physical impacts on architectural resources, but impacts are less likely, because development would be less likely.

One architectural resource is located on a potential development site. The 42,000-square-foot commercial building (#22, S/NR-eligible) at 163-08 Jamaica Avenue is located on Potential Development Site 462, which could be redeveloped with 142,000 square feet of residential space in addition to 38,000 square feet of commercial space in its base. However, since it is assumed that this building would be altered in the future without the proposed actions (see the discussion above), any redevelopment or reuse of this site under the proposed actions would not be a significant adverse impact under the proposed actions.

Although development of more than a few of the potential development sites is unlikely, up to thirteen architectural resources could potentially experience construction-related physical impacts from ground-borne construction-period vibrations, falling debris, collapse, or other accidental damage from adjacent potential development. Although the thirteen resources described below could experience adverse direct impacts, they would be offered protection from accidental damage through DOB controls governing the protection of adjacent properties from construction activities. Additional protections could be provided through the implementation of construction protection plans that follow *TPPN #10/88*, but there are no mechanisms to require the implementation of such plans for private as-of-right development.

There are thirteen architectural resources that could experience adverse construction-related impacts due to potential development sites:

- (#2) The LIRR Auxiliary Building (S/NR-eligible) at 144-15 Archer Avenue. It is adjacent to Potential Development Sites 283 and 284 and located within 90 feet of Potential Development Site 282.
- (#3) The Jamaica Savings Bank (NYCL-eligible) at Jamaica Avenue and Sutphin Boulevard. It is located across Sutphin Boulevard from Potential Development Site 21.
- (#6) Grace Episcopal Church (NYCL and S/NR) at 155-03 Jamaica Avenue. It is adjacent to Potential Development Site 118.
- (#8) The Register (NYCL and S/NR) at 161-04 Jamaica Avenue. It is located within 90 feet of Potential Development Site 402.
- (#9) The Sidewalk Clock (NYCL and S/NR) at 161-11 Jamaica Avenue. It is located adjacent to Potential Development Site 124.
- (#10) The J. Kurtz and Sons Store (NYCL and S/NR) at 162-24 Jamaica Avenue. It is located across Guy Brewer Boulevard from Potential Development Site 462.
- (#11) The Loew's Valencia Theater (NYCL) at 165-11 Jamaica Avenue. It is located across Merrick Boulevard from Potential Development Site 190.
- (#13) La Casina (NYCL and S/NR) at 90-33 160th Street. It is located within 90 feet of Projected Development Site 123.
- (#14) The Jamaica Chamber of Commerce (S/NR) at 89-31 161st Street. It is adjacent to Potential Development Site 126.
- (#15) The Suffolk Title and Guarantee Company (NYCL) at 90-04 161st Street. It is located within 90 feet of Potential Development Site 123.

- (#17) The Jamaica Post Office (S/NR) at 88-40 164th Street. It is adjacent to Potential Development Sites 195 and 196 and within 90 feet of Potential Development Site 197.
- (#18) The old Jamaica High School (NYCL-eligible, S/NR-eligible). It is located across 162nd Street from Potential Development Site 169.
- (#21) The Presentation of the Blessed Virgin Mary R.C. Church Complex (S/NR-eligible). The parish hall is located within 90 feet of Potential Development Site 157 and across Parsons Boulevard from Potential Development Sites 138 and 139. The church is located across Parsons Boulevard from Potential Development Site 142.

To avoid adverse construction-related impacts on the architectural resources listed above, construction protection plans could be implemented that follow *TPPN #10/88*, which requires a monitoring program to reduce the likelihood of construction damages to adjacent structures and to detect at an early stage the beginnings of damage so that construction procedures can be changed. There are no mechanisms to require the implementation of construction protection plans from as-of-right development, although some of the adjacent projected development sites listed above would have been redeveloped in the future without the proposed actions. In addition, the sites would be protected from damage under the City's landmarks laws and Department of Buildings regulations for construction in New York. Thus, it is concluded that the proposed actions would not have the potential to significantly adversely impact the above-described historic resources.

#### *VISUAL AND CONTEXTUAL IMPACTS*

It is not anticipated that the proposed actions would have adverse visual or contextual impacts on architectural resources. Constructed on existing blocks and lots, new development pursuant to the proposed actions would not block significant public views of any architectural resource. In addition, it is not anticipated that new development pursuant to the proposed actions would isolate an architectural resource from its setting or relationship to the streetscape or introduce any incompatible visual, audible, or atmospheric elements to a resource's setting. As described above, the architectural resources located in the project area represent a wide array of building types constructed in different periods of the area's history and designed in various architectural styles. Further, all of the architectural resources in the project area are located in a context characterized by a variety of building types, styles, bulk and height (as described more fully in Chapter 9, "Urban Design and Visual Resources"), and new development would reinforce that mix. While new development in the Jamaica Center CBD, where most of the architectural resources are clustered, would occur at a greater density than currently exists, buildings in the area range from small houses and churches to large office buildings. New development would also be of a contemporary design, adding to the variety of historical architectural styles found throughout the project area.

For the most part, it is not anticipated that new development would alter the settings of the area's architectural resources, because new construction would be in keeping with the area's mix of building types, styles, bulk, and height. Also by mostly replacing parking lots, garages, empty lots, and low-rise non-descript commercial buildings, the construction of new commercial and residential buildings in the future without the proposed actions would beneficially change the context of adjacent architectural resources. Further, the proposed actions aim to encourage the design of new development that is in character with the area.

Although a new commercial and residential development of 38,000 square feet could occur on Potential Development Site 118 adjacent to the east of Grace Episcopal Church and Cemetery (#6) and a new commercial and residential development of 78,000 square feet could occur on Potential Development Site 119 to the west of the church, it is not expected that the church's setting would be adversely affected. The church exists in a setting that has changed over time and that includes a massive eleven-story, modern federal government building, which occupies the full block directly across Jamaica Avenue from the church. Similarly, new development along 153rd and 150th Streets in the vicinity of the Rufus King House (#4) would not adversely alter the setting of that resource. The Rufus King House has long been isolated from the 18th-century rural environment in which it was built. Based on the analyses of air and noise impacts (see Chapters 18 and 19, respectively) the proposed project would not result in any air or noise indirect impacts on historic resources.

### *SHADOW IMPACTS*

As described in Chapter 6, "Shadows," the proposed actions would result in a significant adverse shadow impact on Grace Episcopal Church (NYCL and S/NR). This building has stained-glass windows that are recognized in the LPC designation reports and the S/NR nomination. Incremental shadows from Potential Development Site 119 would fall on the west façade and windows of Grace Episcopal Church on each of the analysis days during the afternoon and evening hours. In addition, the east façade of Grace Episcopal Church would receive new shadows from Potential Development Site 118 during the morning hours of the May and June analysis periods. On the March, May and June analysis days, the proposed actions would add over three hours of incremental shadow to the west façade. On the December analysis day, the proposed actions would add approximately 1 hour and a half of new shadow to the west façade, and by the end of the analysis period would remove all the sun from this façade. Potential Development Site 122 would add new shadows to the east façade during the morning hours of the May and June analysis periods.

Thus, incremental shadows would fall on the church's stained-glass windows during all analysis periods and at various times of day. The incremental shadows would have a significant adverse impact on the east and west façades of Grace Episcopal Church, which have sunlight-sensitive elements of this architectural resource. Therefore, the proposed actions would result in a significant adverse impact on this historic resource. Mitigation for this significant adverse impact is discussed in Chapter 22, "Mitigation."

## **F. SUMMARY CONCLUSIONS**

### **ARCHAEOLOGICAL RESOURCES**

As described above, projected development under the proposed actions would not have any significant adverse impacts on archaeological resources. However, the less likely development of four potential development sites could result in significant adverse impacts on potential archaeological resources. Such impacts would be unavoidable adverse impacts, because there are no mechanisms available to require that subsequent private as-of-right development undertake archaeological field tests to determine the presence of archaeological resources or mitigation for any identified significant resources through avoidance or excavation and data recovery.

## ARCHITECTURAL RESOURCES

Resources that could experience accidental damage from adjacent construction would be offered some limited protection through DOB controls governing the protection of adjacent properties from construction activities. Although additional protections could be provided through the implementation of construction protection plans that follow *TPPN #10/88*, there are no mechanisms for requiring the implementation of such plans for private as-of-right development.

It is not anticipated that the proposed actions would have adverse visual or contextual impacts on other architectural resources, because new development pursuant to the proposed actions would not eliminate or screen publicly accessible views of a resource, isolate an architectural resource from its setting or alter its visual relationship with the streetscape, or introduce an incompatible visual element to a resource's setting.

As described above, the proposed actions would result in a significant adverse shadow impact on Grace Episcopal Church, as the incremental shadows would have a significant adverse impact on the church's east and west façades, which have sunlight-sensitive elements (i.e., stained-glass windows). It is therefore concluded that the proposed actions would result in a significant adverse shadow impact on this historic resource (see also Chapter 6, "Shadows"). Mitigation for this significant adverse impact is discussed in Chapter 22, "Mitigation." \*