

AQUEDUCT REDEVELOPMENT

Frequently Asked Questions

Why is the Aqueduct Redevelopment project happening?

Belmont Park is undergoing a \$455 million upgrade that will enable the racetrack to be used year-round. Once complete, racing that now takes place during the colder months at Aqueduct Racetrack will move permanently to Belmont Park, providing an opportunity to redevelop approximately 100 acres at Aqueduct Racetrack. The state agencies leading the project, Franchise Oversight Board (FOB) and Empire State Development (ESD), are prioritizing the Governor's Executive Order 30. This order directs State agencies and authorities to identify unutilized or underutilized sites in their inventory appropriate for housing development. This Executive Order responds to New York State's housing affordability crisis. In addition to the creation of new housing units, ESD anticipates redevelopment to include complementary uses, including community spaces, retail, and public open space.

Is this part of the Resorts World plan for the Aqueduct Racetrack?

No. As part of its bid for a full casino license, Resorts World studied building and programming scenarios for its casino site and the adjacent Aqueduct Racetrack. Resorts World secured approval of a full casino license and its expansion plan for the casino site only. The future of the Aqueduct Racetrack will be decided through a public planning process led by Empire State Development (ESD) on behalf of New York State. The process will include community meetings and public input to create the Aqueduct Community Master Plan. Residents, elected officials, civic groups, local businesses, and others will have a chance to share ideas through this process.

What is a community master plan?

A community master plan is a potential roadmap for the future of the project site. It outlines a shared vision for how the land could be used and may include ideas for housing, public open space, retail, community spaces, and other improvements. Empire State Development (ESD) may seek the necessary public approvals for the Aqueduct Community Master Plan and, once approved, issue Requests for Proposals (RFPs) to select development teams to help bring that vision to life.



Have More Questions?

If you have additional questions or comments, please email AqueductRedevelopment@esd.ny.gov



Empire State Development

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Who is leading this project?

Empire State Development (ESD), New York State's economic development agency, is leading the redevelopment process for the Aqueduct Racetrack on behalf of the New York State Franchise Oversight Board (FOB), the State entity that owns the site. ESD's Real Estate Development and Planning team is leading this effort because one of our roles is to facilitate economic growth by developing underutilized state-owned property. ESD does this through a community engagement and public approvals process, and with the use of tools such as financing, disposition, zoning, and design.

Has a development team been selected for the site?

No. A development team has not been selected for the site. Before a development team can be selected, Empire State Development (ESD) must complete the Aqueduct Community Master Plan, which will guide future development and serve as the basis for future Requests for Proposals (RFPs). ESD may issue one or more RFPs to select development teams for the site.

How long will the project take?

The project will progress through several key stages beginning with community engagement and planning, followed by master planning and approvals, and the selection of a development team. This process is expected to span at least several years. Once a development team has been selected the project will move into implementation and construction. A detailed timeline is still being developed, and updates will be shared with the public as the process moves forward.

How can I provide input on what is included in the Aqueduct Community Master Plan?

Empire State Development (ESD) is hosting a series of in-person and virtual workshops to share information about the Aqueduct Racetrack redevelopment and gather community input. There will also be surveys, tabling at community events, and meetings with local civic and community groups. These are all opportunities for residents, workers, businesses, and neighbors to share ideas and help shape the future of the site.



To learn more and register for workshops, scan QR code or visit esd.ny.gov/aqueduct-redevelopment-project



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