

STATEN ISLAND WEST SHORE

Strategic Vision

FRAMEWORK FOR THE FUTURE

Community Vision Workshop  
Zone 2  
Bloomfield – Teleport  
June 3, 2008



PRESENTED BY:

NYC Economic Development Corporation

NYC Department of City Planning

Urbitran Team – Consultants

PPSA • ERA • SMWM

HALCROW • ASGEC • ZETLIN • HPI



# Agenda

- 1:30 – Presentation
- 1:45
  - Project Overview & Update
  - Guiding Principles
  - Review of Existing Conditions Studies
- 1:45 – Vision Planning Exercise
- 2:45 – Group Discussion of Results
- 3:00
- 3:00 – Next Steps in Process
- 3:15



# Project Overview and Update

## PROJECT ACTIVITIES

Existing Conditions Studies

Market Report

10-Year Baseline

Development of Alternative Scenarios

Infrastructure Report

Selection of Preferred Scenario

Implementation Strategies

Report Development

## PUBLIC MEETINGS

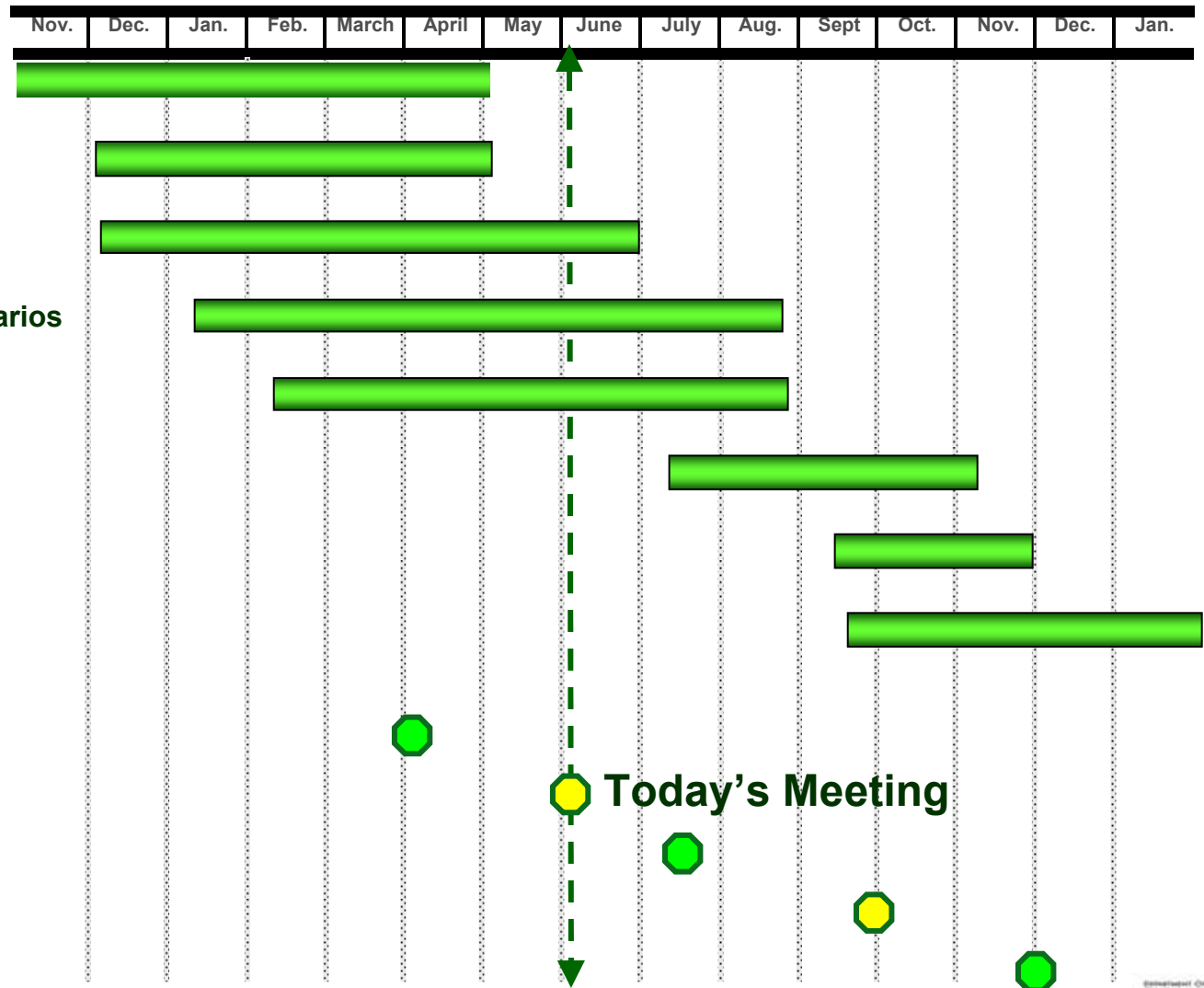
Public Open House #1

Vision Workshop #1

Public Open House #2

Vision Workshop #2

Public Open House #3



We Are Here

Today's Meeting



New York City  
 Economic Development  
 Corporation

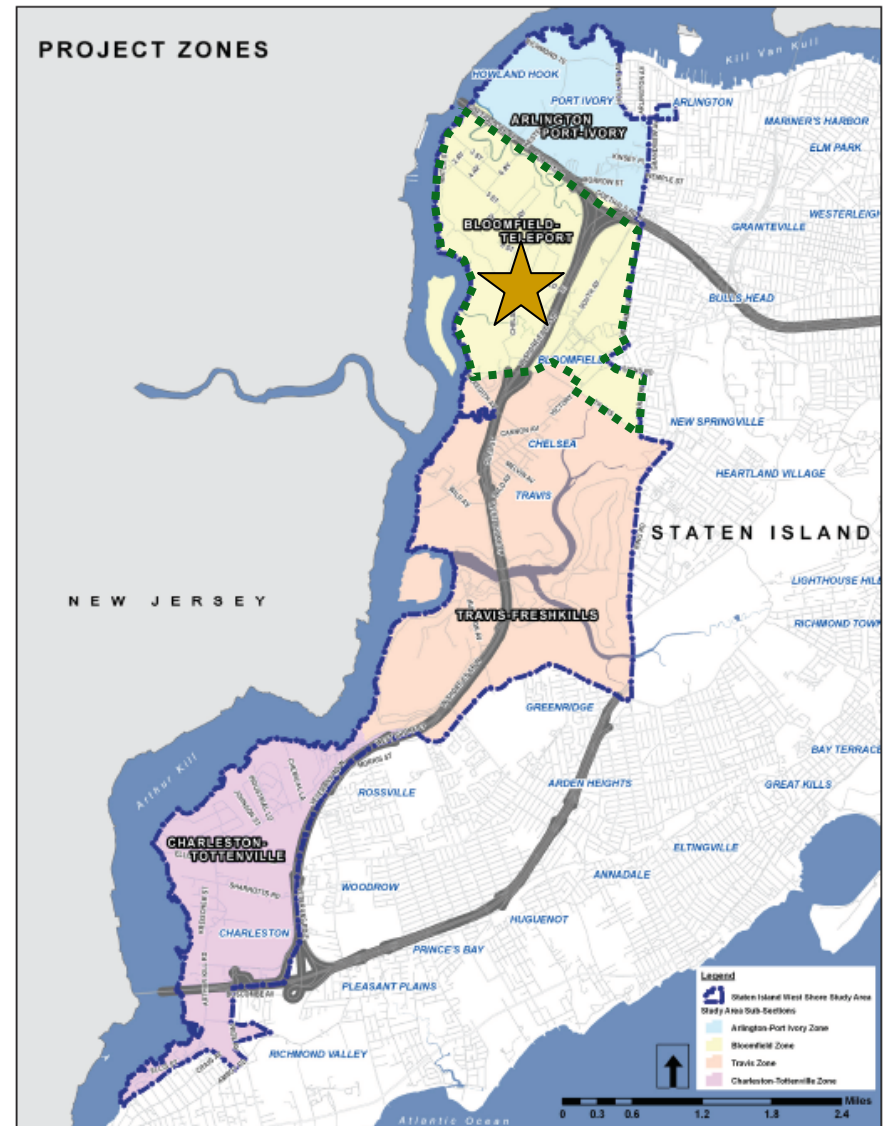


# Four Project Zones

1. Arlington – Port Ivory
2. Bloomfield – Teleport ★
3. Travis – Fresh Kills
4. Charleston – Tottenville

Common Themes

Local Differences



# Existing Conditions

## Studies in Three Areas

- Transportation
- Land Use
- Market Analyses



## Guiding Principles

- Preserve and enhance community character
- Improve transportation and other infrastructure and enhance transit mobility
- Create quality employment opportunities
- Provide access to and enhance natural resources
- Improve quality of life
- Provide strategic, comprehensive and implementable plan



## Visioning Process Exercises

### Existing Conditions Maps

- Land Use
- Vacant Land Analysis
- Property Ownership Analysis
- Underutilized Land
- Environmental Constraints
- Areas for Discussion

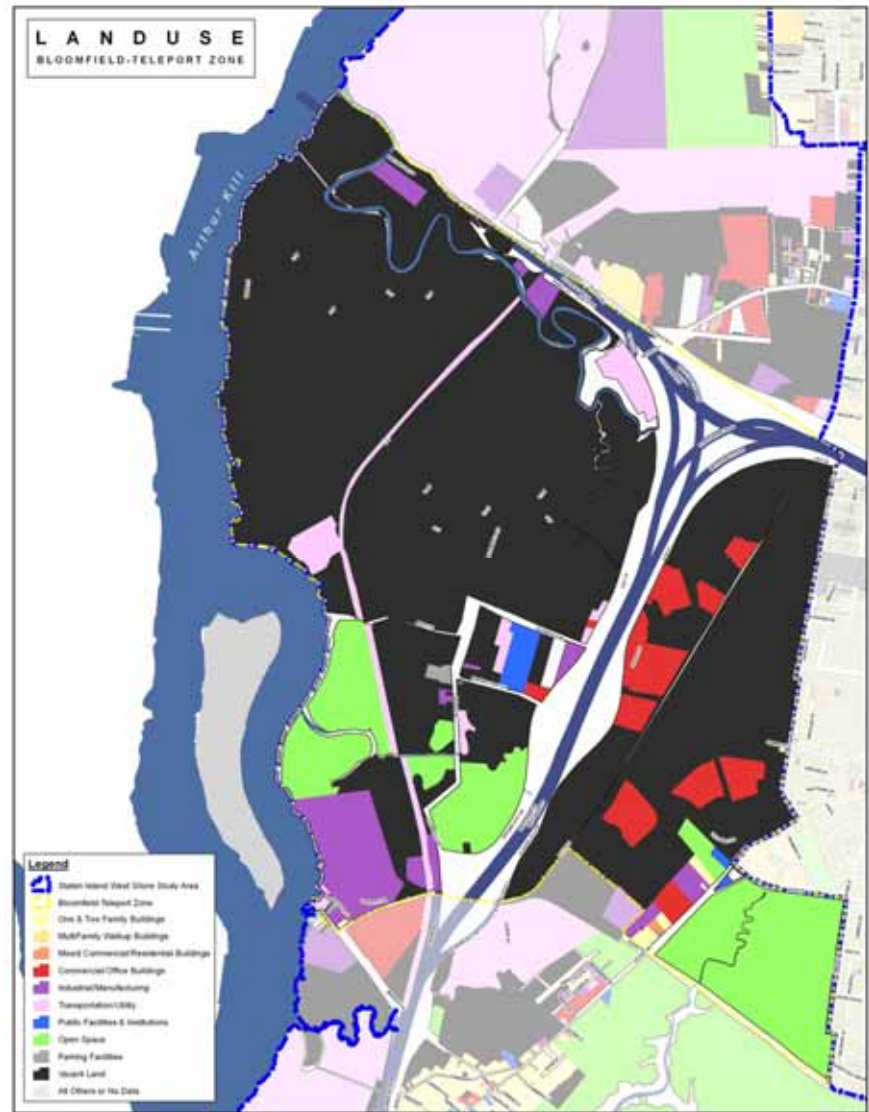
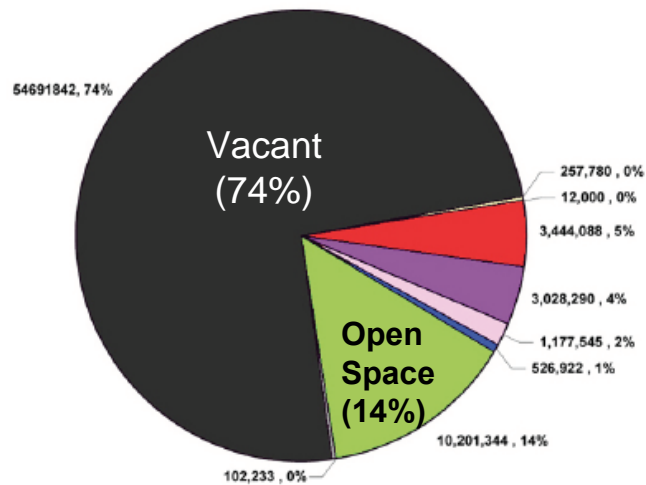


# Existing Conditions- Zone 2

## • Land Use

- 74% of the area is considered Vacant Land
- 14% is Open Space (e.g., Saw Mill Creek Marsh)
- 5% is Commercial/Office
- 4% Industrial/Manufacturing

Land Use Breakdown (Acres) – Zone 2

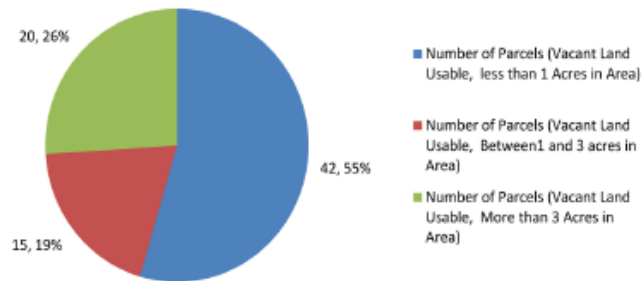




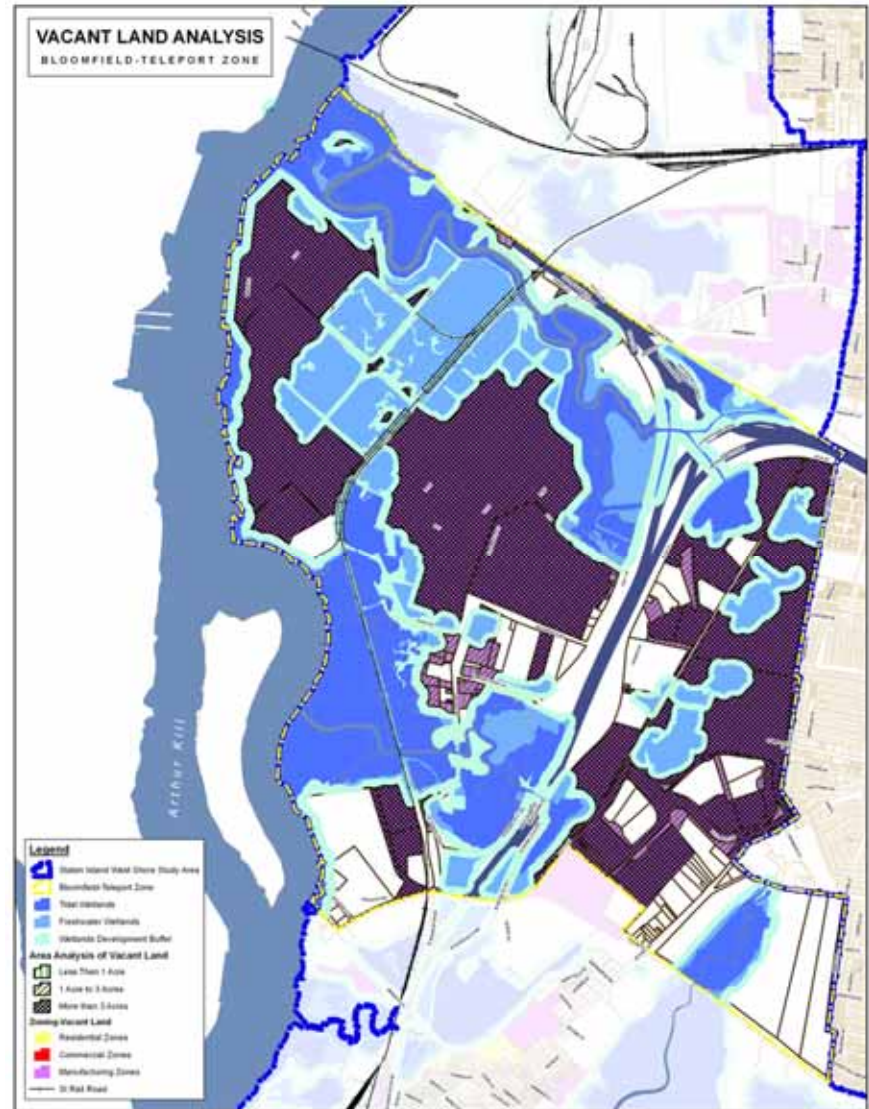
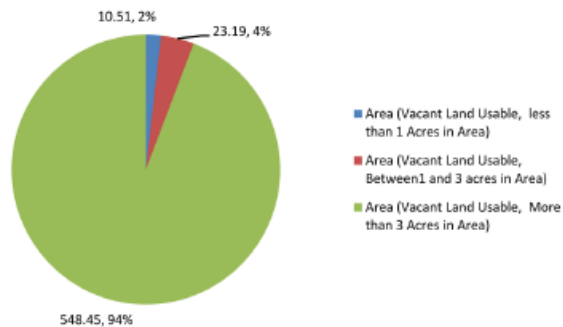
# Existing Conditions- Zone 2

- **Vacant Land Analysis**
  - 123 parcels, 1,222 acres (Over 1/2 of Zone)
  - Almost all of vacant land in areas > 3 acres

Vacant Lane (Usable) Area - # Parcels – Zone 2



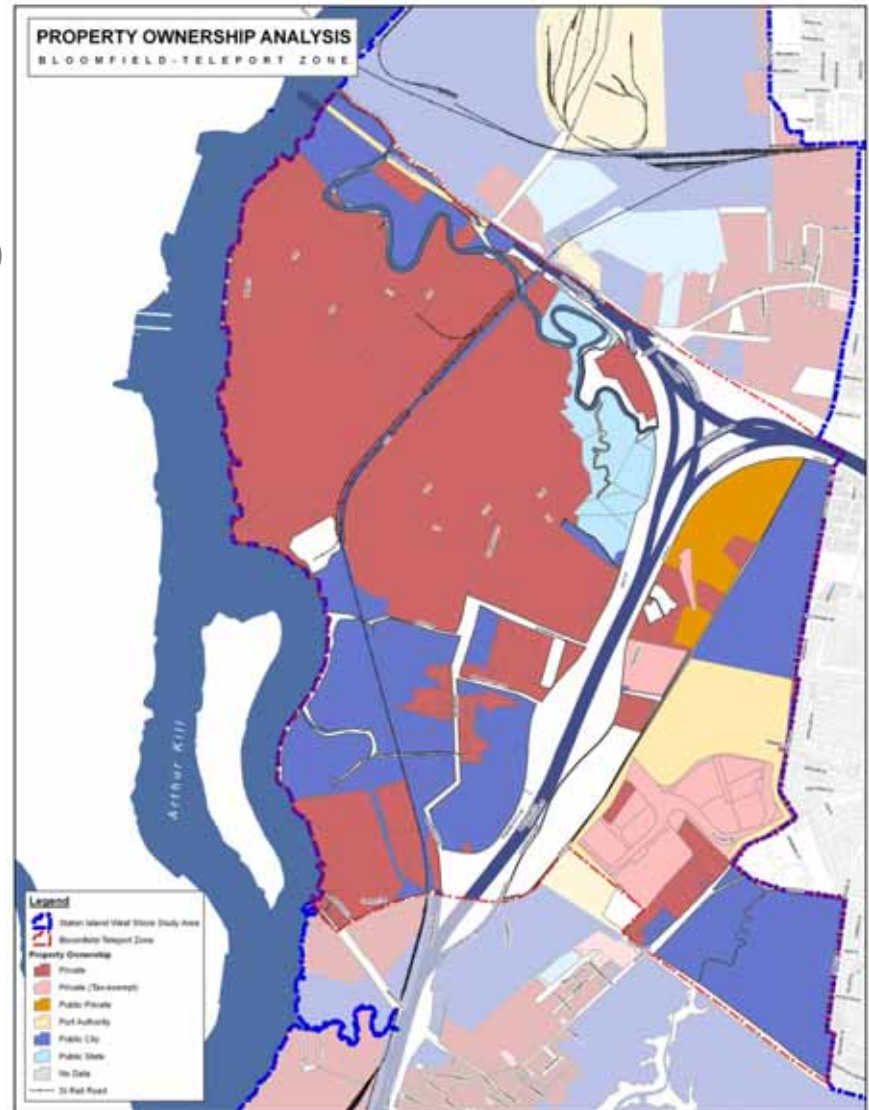
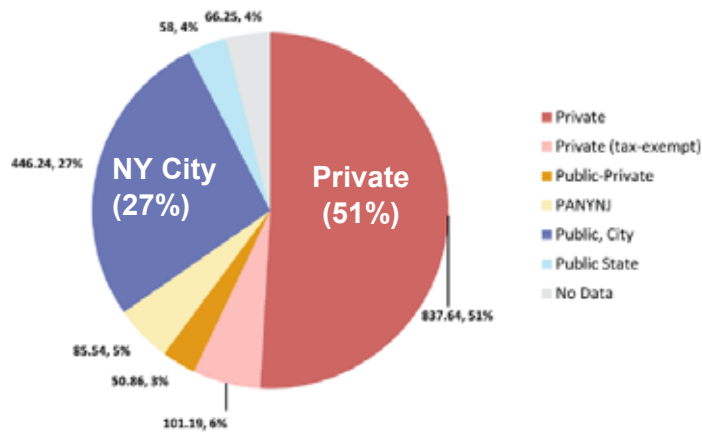
Vacant Lane (Usable) Area in Acres – Zone 2



# Existing Conditions- Zone 2

- **Property Ownership Analysis**
  - Private Ownership (838 Acres – 51%)
  - City of New York (446 Acres – 27%)
  - Private Tax-Exempt (101 Acres – 6%)
  - New York State (58 Acres – 4%)
  - Port Authority (86 Acres – 5%)

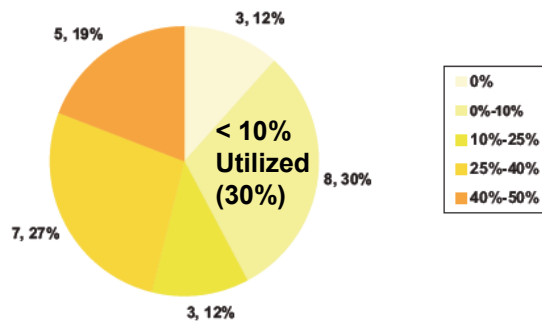
Ownership Analysis by Area- Zone 2



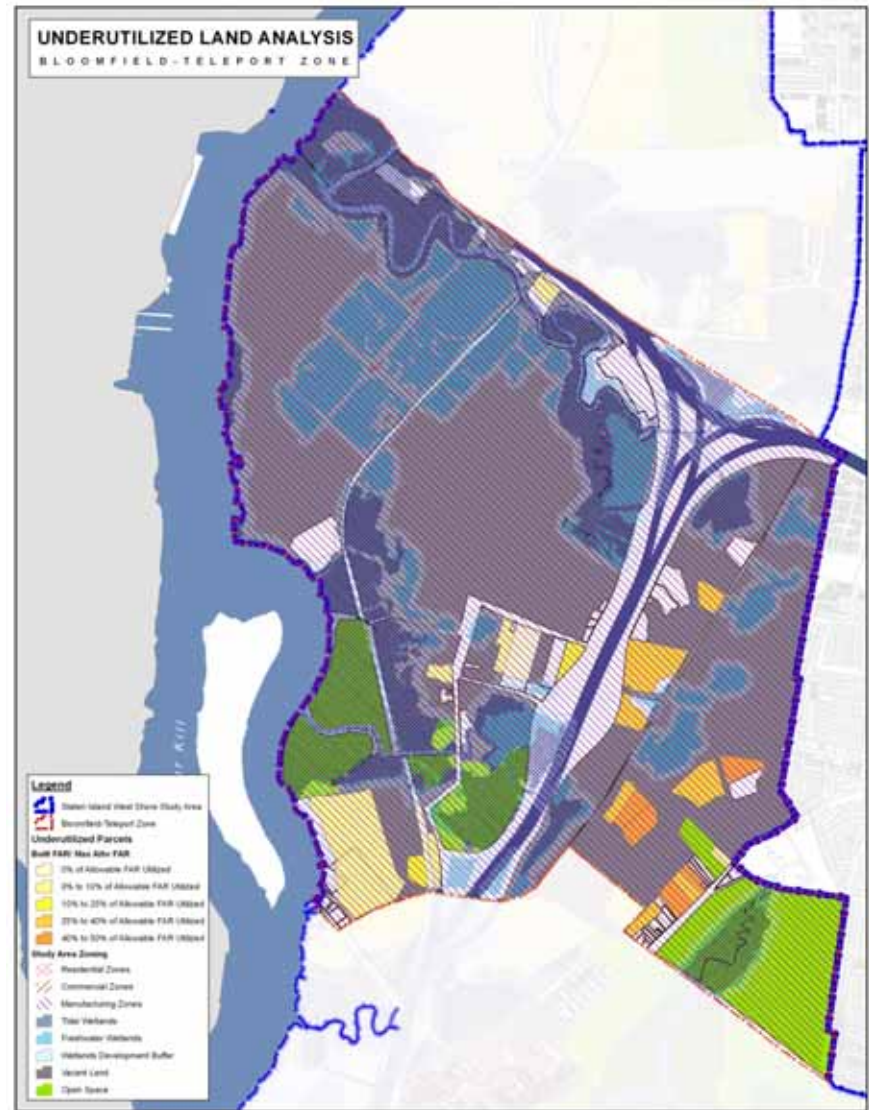
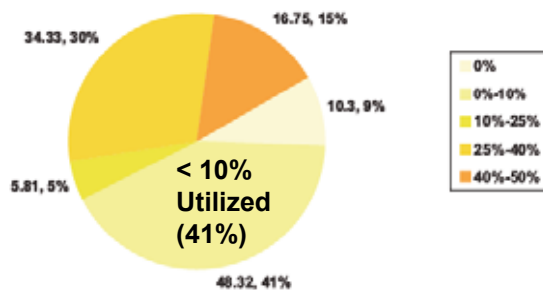
## Existing Conditions- Zone 2

- **Underutilized Land (relative to allowable floor area)**
  - Below 50% -- 26 parcels (115 acres - 7% of Zone)
  - Below 25% -- 11 parcels (64 acres)

Underutilized Land by # Parcels -- Zone 2



Underutilized Land by Acreage -- Zone 2

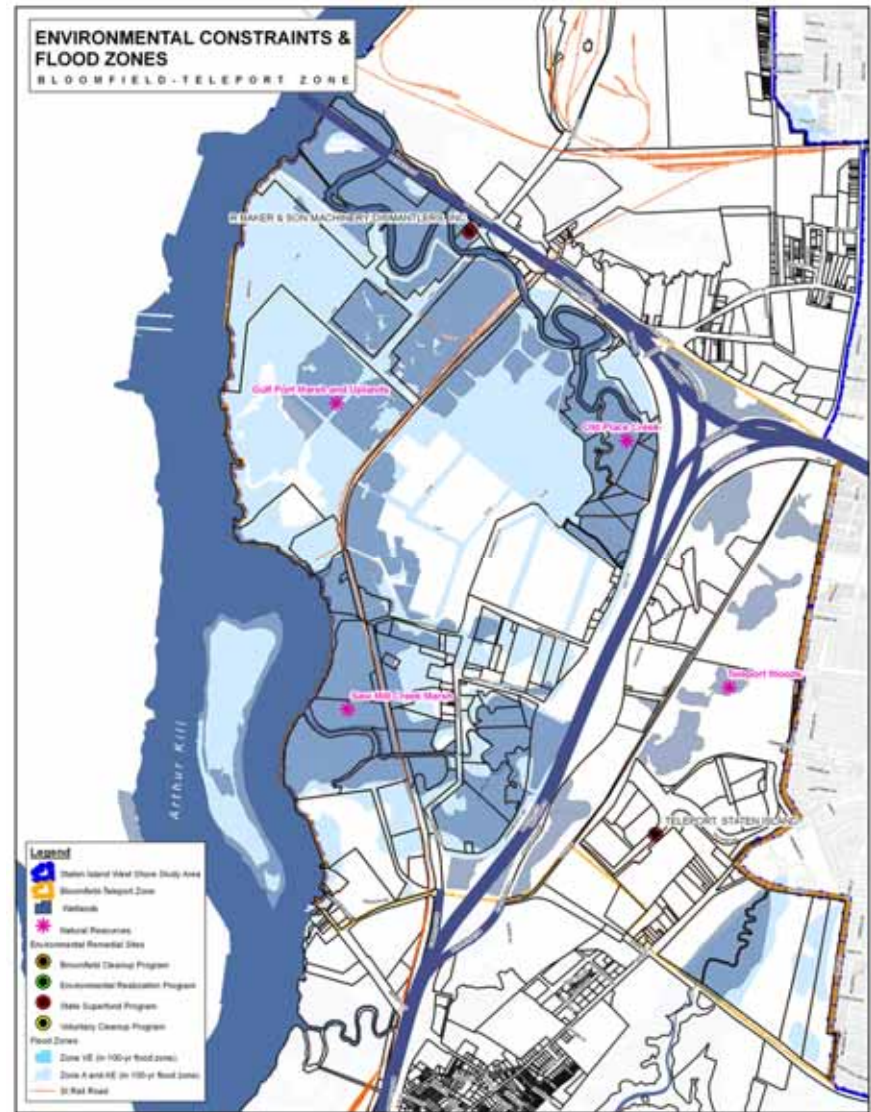


## Existing Conditions- Zone 2

- Environmental Constraints
  - Natural Features – e.g., mapped wetlands, tidal shoreline areas
  - Floodzone areas
  - Environmentally Compromised Sites
    - GATX site



Chelsea Road Tidal Wetlands

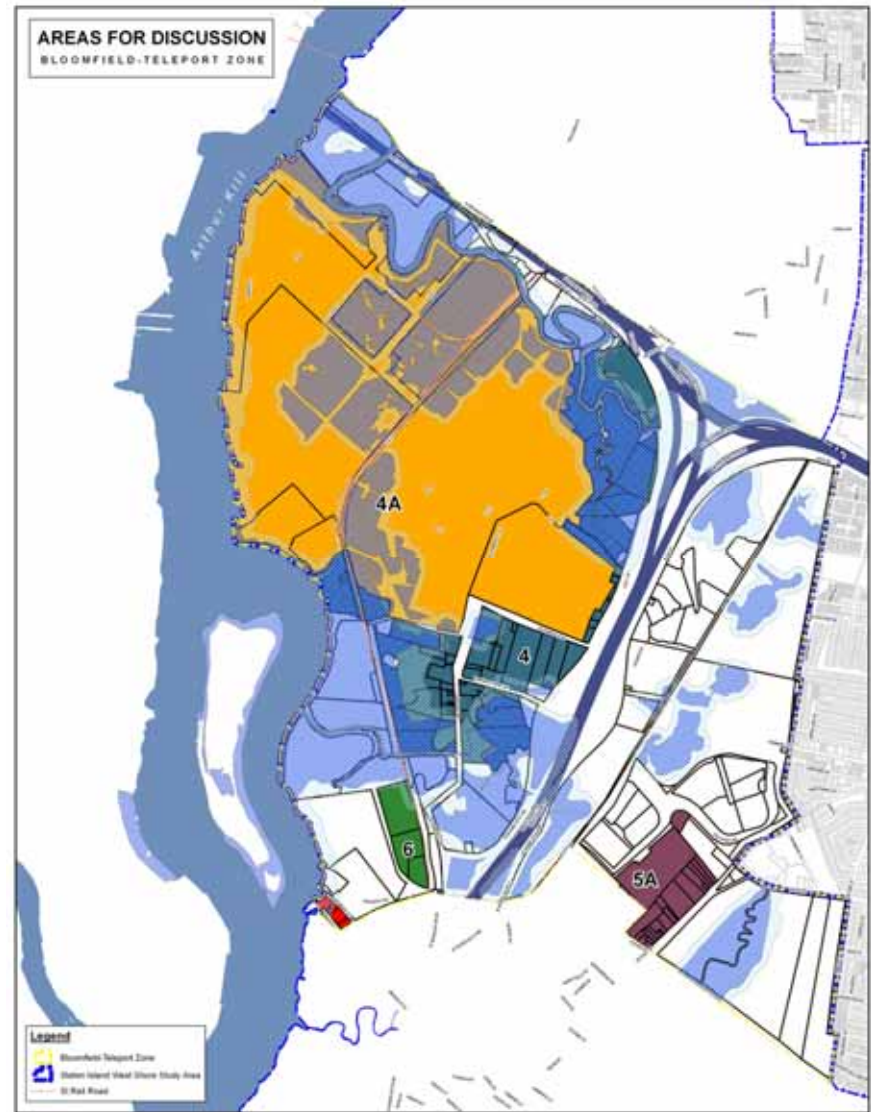


## Existing Conditions- Zone 2

- **Areas for Discussion**
  - Presently underutilized or vacant
  - Facing fewer constraints
  - Larger sites
  - Further evaluation needed to decide suitability



Bloomfield Avenue



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# Visioning Process Exercise



## Guiding Principles

- Preserve and enhance community character
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