

CITY PLANNING COMMISSION

May 5, 1999/Calendar No. 14

C 990190 PCK

IN THE MATTER OF an application submitted by the Fire Department and the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter for site selection and acquisition of property located at 322 Metropolitan Avenue (Block 2368, part of Lot 1), Brooklyn, Community District 1, for use as an ambulance station.

This application (C 990190 PCK) was filed on November 6, 1998 by the Fire Department (FDNY) and the Department of Citywide Administrative Services (DCAS) for site selection and acquisition of property located at 322 Metropolitan Avenue (Block 2368, part of Lot 1), Brooklyn, Community District 1, for use as an ambulance station.

BACKGROUND

The Fire Department is proposing to acquire property located at 322 Metropolitan Avenue (Block 2368, part of Lot 1), in the Greenpoint section of Brooklyn, for use as an ambulance station for crews and vehicles of the former Emergency Medical Services (EMS), which is now part of the Fire Department. The proposed station is part of a larger plan to improve ambulance service throughout the City. Ambulances are dispatched from stations and smaller outposts to assigned street corners in the response area to await radio dispatch. They return to the stations to restock, decontaminate, or refuel. By increasing the number of ambulance stations throughout the City, FDNY will reduce the amount of time ambulances spend on travel and administration, and will improve ambulance availability and response time.

The proposed Greenpoint station will be located on the south side of Metropolitan Avenue, east of Roebling Street. Both streets are 80 foot-wide, two-way streets. The proposed site is developed with an existing one-story warehouse, vacant at present, approximately 89 feet wide by 74 feet deep, with 6,500 square feet of floor area. The site includes approximately 20 percent of Block 3268, Lot 1. The applicant does not propose to acquire the remainder of the lot, which is fully developed with four-story to six-story industrial loft buildings.

FDNY will renovate the building, once it is acquired, for use as an ambulance station with offices, lockers, showers, toilets, kitchen and supply areas, fuel storage, and with an enclosed ambulance garage area for up to four active ambulance units and up to three spare ambulances or supervisory vehicles. The proposed facility will support up to 39 emergency personnel over three shifts.

The surrounding area is developed with a mix of industrial, commercial (predominantly automotive) and residential uses. A public school, P.S. 17, is located diagonally opposite the site northwest of Roebling and North 4th streets. The site is served, within a distance of two to three blocks, by the B24, B61 and Q59 bus lines. The site is accessible from the Brooklyn-Queens Expressway, two blocks to the east on Metropolitan Avenue.

ENVIRONMENTAL REVIEW

This application (C 990190 PCK) was reviewed pursuant to the New York State Environmental Quality Review Act (SEQRA) and the SEQRA regulations set forth in Volume 6 of the New York Code of Rules and Regulations, Section 617.00 et seq., and the City Environmental Quality Review (CEQR) Rules of Procedures of 1991 and Executive Order No. 91 of 1977. The lead agency is the Fire Department. The designated CEQR number is 99FD0002K.

After a study of the potential environmental impact of the proposed action, a negative declaration was issued on November 4, 1998.

UNIFORM LAND USE REVIEW

This application (C 990190 PCK) was certified as complete by the Department of City Planning on December 21, 1998 and was duly referred to Community Board 1 and the Borough President of Brooklyn, in accordance with Article 3 of the Uniform Land Use Review Procedure (ULURP) rules.

Community Board Public Hearing

Community Board 1 held a public hearing on this application on January 12, 1999, and on February 9, 1999, by a vote of 37 to 0 with 0 abstentions, adopted a resolution recommending approval of the application, subject to the following conditions:

1. Applicant return to CB #1 to review the scope of renovation prior to finalizing plans and specifications for public bidding
2. The applicant provide adequate parking for its employees assigned to the ambulance quarters
3. The applicant is restricted from parking ambulances, publicly owned vehicles and privately owned vehicles on the sidewalk.

Borough President Recommendation

This application (C 990190 PCK) was considered by the Borough President of Brooklyn, who issued a recommendation approving the application on March 19, 1999, subject to the following condition:

That the City Planning Commission or the City Council require the Fire Department to forbid parking of vehicles associated with this facility on the sidewalk and that all vehicles obey parking regulations.

City Planning Commission Public Hearing

On March 17, 1999 (Calendar No. 5), the City Planning Commission scheduled April 7, 1999 for a public hearing on this application (C 990190 PCK). The hearing was duly held on April 7, 1999 (Calendar No. 8). A representative of the Fire Department spoke in favor of the application. There were no other speakers and the hearing was closed.

Consideration

The City Planning Commission believes that the application of the Fire Department and the Department of Citywide Administrative

Services for site selection and acquisition of property located at 322 Metropolitan Avenue (Block 2368, part of Lot 1), Brooklyn, Community District 1, for use as an ambulance station, is appropriate.

The establishment of this facility is part of the Fire Department's initiative to adopt a station-based dispatching system to improve supervision of ambulance crews and reduce loss of coverage due to shift changes. The need to establish ambulance stations throughout the City is cited in the Citywide Statement of Needs for Fiscal Years 1997-1998.

The proposed site is developed with a one-story commercial building, which is now vacant. The 6,500 square-foot property is large enough to accommodate the proposed ambulance station, and it is located in an M1-1 zoning district, which permits this use.

The Community Board and the Borough President, in their recommendations, expressed concerns regarding the lack of off-street accessory parking for employees of the proposed facility. In response to these concerns, the Fire Department, in a letter to the Commission dated April 20, 1999, stated that:

...the Fire Department will present the scope of work to the Community Board when completed. In addition, we will search for available off-street parking in the area. Further, we will abide by all traffic regulations and are committed to prohibiting our

employees from parking on the sidewalks in the area.

The Commission takes note of the Fire Department's response to the concerns of the Community Board and the Borough President.

RESOLUTION

RESOLVED, the City Planning Commission finds that the action described herein will have no significant impact on the environment; and it further

RESOLVED, by the City Planning Commission, pursuant to Section 197-c of the New York City Charter, that based on the environmental determination and consideration described in this report, the application (C 990190 PCK) of the Fire Department and the Department of Citywide Administrative Services pursuant to Section 197-c of the New York City Charter for site selection and acquisition of property located at 322 Metropolitan Avenue (Block 2368, part of Lot 1), Borough of Brooklyn, Community District 1, for use as an ambulance station, is approved.

The above resolution, duly adopted by the City Planning Commission on May 5, 1999 (Calendar No. 14), is filed with the Office of the Speaker, City Council, and the Borough President of Brooklyn, in accordance with the requirements of Section 197-d of the New York City Charter.

JOSEPH B. ROSE, Chairman
VICTOR G. ALICEA, Vice-Chairman,
ALBERT ABNEY, ANGELA M. BATTAGLIA, AMANDA M. BURDEN, A.I.C.P.,
IRWIN CANTOR, P.E., ALEXANDER GARVIN, ANTHONY I. GIACOBBE, Esq.,
WILLIAM GRINKER, BRENDA LEVIN, EDWARD T. ROGOWSKY, JACOB B. WARD,
Esq., Commissioners.

**Community/Borough Board
Recommendation**

CITY PLANNING COMMISSION
22 Reade Street, New York, NY 10007
FAX # (212) 720-3356

*Approved
by the LCP
Status Office*

INSTRUCTIONS

1. Return this completed form with any attachments to the Calendar Information Office, City Planning Commission, Room 2E at the above address.

2. Send a copy of the completed form with any attachments to the applicant's representative as indicated on the Notice of Certification, one copy to the Borough President, and one copy to the Borough Board, when applicable.

APPLICATION # C 990190 PCK

DOCKET DESCRIPTION

IN THE MATTER OF an application by the Fire Department and the Department of Citywide Administrative Services, pursuant to Section 197-c of the New York City Charter, for site selection and acquisition of property located at 332 Metropolitan Avenue (Block 2368, part of Lot 1), Borough of Brooklyn, Community District 1, for use as an ambulance station.

CITY PLANNING COMMISSION
99FEB 18 AM 11:59
DEPT. OF CITY PLANNING

COMMUNITY BOARD NO. 1

BOROUGH Brooklyn

BOROUGH BOARD _____

DATE OF PUBLIC HEARING Janaury 12, 1999

LOCATION 211 Ainslie Street

WAS QUORUM PRESENT? X YES _____ NO

(A public hearing shall require a quorum of 20% of the appointed members of the board, but in no event fewer than seven such members.)

VOTE ADOPTING RECOMMENDATION TAKEN

DATE February 9, 1999

LOCATION 211 Ainslie Street
Brooklyn, New York 11211

RECOMMENDATION

_____XXX APPROVE WITH MODIFICATIONS/CONDITIONS
_____DISAPPROVE DISAPPROVE WITH MODIFICATIONS/CONDITIONS

EXPLANATION OF RECOMMENDATION-MODIFICATION/CONDITIONS (Attach additional sheets if necessary)

(See attached report)

1. Applicant return to CB #1 to review the scope of renovation prior to finalizing plans and specifications for public bidding
2. The applicant provide adequate parking for its employees assigned to the ambulance quarters
3. The applicant is restricted from parking ambulances, publicly owned vehicles and privately owned vehicles on the sidewalk

VOTING :

IN FAVOR 37 AGAINST 0

ABSTAINING 0

TOTAL MEMBERS APPOINTED TO BOARD 43

DATE

2/17/99

Vincent V. Abate
COMMUNITY/BOROUGH BOARD OFFICER

TITLE

CHAIRMAN

Brooklyn Borough President Recommendation

CITY PLANNING COMMISSION

22 Reade Street, New York, NY 10007

FAX # (212) 720-3356

INSTRUCTIONS

1. Return this completed form with any attachments to the Calendar Information Office, City Planning Commission, Room 2E at the above address.
2. Send one copy with any attachments to the applicants representatives as indicated on the Notice of Certification.

APPLICATION # 990190 PQK

DESCRIPTION Greenpoint Ambulance Station

COMMUNITY DISTRICT NO 1

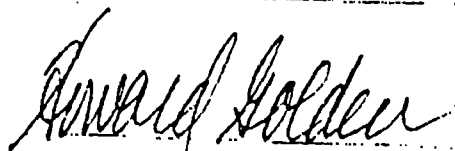
BOROUGH OF BROOKLYN

RECOMMENDATION

- ☐ APPROVE
☒ APPROVE WITH MODIFICATIONS/CONDITIONS
☐ DISAPPROVE
☐ DISAPPROVE WITH MODIFICATIONS/CONDITIONS

EXPLANATION OF RECOMMENDATION - MODIFICATIONS/CONDITIONS

- ☒ RECOMMENDATION ATTACHED
☐ RECOMMENDATION TO FOLLOW


BOROUGH PRESIDENT

March 19, 1999

DATE

RECOMMENDATION REPORT BY THE
PRESIDENT OF THE BOROUGH OF BROOKLYN
GREENPOINT AMBULANCE STATION
990190 PCK

BACKGROUND

The New York City Fire Department requests the site selection of a privately owned, one-story building at 332 Metropolitan Avenue (Block 2368, part of Lot 1) for use as a neighborhood ambulance station in the Greenpoint section of Community District 1.

BOROUGH PRESIDENT'S HEARING

On March 3, 1999, the Brooklyn Borough President held a public hearing on the application. There was one speaker representing the New York City Fire Department (FDNY).

The representative of FDNY gave a brief presentation on the proposed ambulance station, which would house a maximum of four ambulances and one command vehicle. The one-story building houses a small business which is on a month-to-month lease. The building will be renovated to accommodate the needs of Emergency Medical Services (EMS).

Responding to a question from the Borough President, the FDNY representative indicated that construction would commence soon after the completion of the Uniform Land Use Review Procedure and is anticipated to last approximately seven months. The representative also indicated that the proposed design for the ambulance station would be presented to the community board.

The Borough President expressed concern about the lack of off-street parking, which will lead to competition for on-street parking with local residents. The FDNY representative indicated that a search of the area was conducted for off-street parking sites; however, none were found. The Borough President directed his staff to search the area for viable off-street parking sites. The representative also indicated that the ambulance station will have a lieutenant or captain available to address community concerns, including parking problems, as they arise.

CONSIDERATION

On February 9, 1999, Community Board 1 recommended approval of this application with conditions requiring the FDNY to: present the scope of work for renovations to the community board; provide adequate parking for EMS workers; and forbid parking of department and employees' vehicles on the sidewalk.

The Brooklyn Borough President's staff conducted an inventory of city-owned properties in the area. None are suitable for off-street parking. Nevertheless, the Borough President expects FDNY and its employees to obey all parking and street cleaning rules in the area.

Further, the Borough President expects that no vehicles associated with this facility will be parked on the sidewalk.

The Borough President is supportive of the FDNY's plans to create a network of 12 neighborhood ambulance stations in Brooklyn. The ambulance stations should contribute to a decline in response times for medical emergencies.

As with all city facilities there are impacts on the host communities. The Brooklyn Borough President believes it is the FDNY's responsibility to ensure that these impacts are minimized. To that end the FDNY should present the proposed design for the building to the community board and should make every effort to find off-street parking near the facility.

RECOMMENDATION

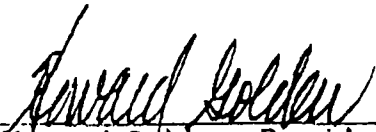
Whereas, this application was approved with conditions by Community Board 1;

Whereas, the President of the Borough of Brooklyn is supportive of the plan to create a network of local ambulance stations in order to reduce response times to medical emergencies; and

Whereas, the President of the Borough of Brooklyn believes that the impacts associated with the siting of city facilities must be minimized; now, therefore be it

Resolved, the President of the Borough of Brooklyn, pursuant to Section 197-c of the New York City Charter, recommends approval of this application subject to the following condition:

That the City Planning Commission or the City Council require the Fire Department to forbid parking of vehicles associated with this facility on the sidewalk and that all vehicles obey parking regulations.


Howard Golden, President
of the Borough of Brooklyn