

The *City Environmental Quality Review (CEQR) Technical Manual* states that a public health assessment may not be necessary for many proposed actions but a thorough consideration of health issues should be documented. In determining whether a public health assessment is appropriate, the following has been considered:

- Whether increased vehicular traffic or emissions from stationary sources would result in significant air quality impacts. The potential for these impacts was examined in Chapter 18, “Air Quality.” A total of six receptor locations were selected for carbon monoxide (CO) microscale analysis, and one receptor location (the interception with the highest projected impacts) was selected for particulate matter smaller than or equal to 2.5 microns in size (PM_{2.5}) microscale analysis. The proposed action would not result in any violations of the CO standard and therefore would not result in significant CO impacts at the analyzed locations. Additionally, proposed action would not cause increases in concentrations above the 24-hour and annual PM_{2.5} significant threshold values, and therefore the proposed action would not result in significant PM_{2.5} impacts at the analyzed receptor location. Particulate matter smaller than or equal to 10 microns in size (PM₁₀) was not analyzed in detail for the mobile source analysis given the small affect the proposed action would have on the number of heavy duty and/or diesel fueled vehicles in the study area. Therefore, the proposed action would not have the potential to result in significant PM₁₀ impacts. As such, the results show that the development of the projected sites would not result in any significant adverse air quality impacts from mobile sources for CO, PM₁₀ and PM_{2.5}.
- No exceedances of the NAAQS are predicted as a result of emissions from projected and potential development site HVAC systems (project-on-project impacts and impacts on existing land uses) with the implementation of (E) designations on several of the projected and potential development sites. These (E) designations would require a specific fuel type and/or a minimum offset distance for stack locations. The result of analysis provided in Chapter 18, “Air Quality,” is that, with the proposed (E) designations, the heating emissions of these developments do not have the potential to significantly impact existing or future anticipated nearby land uses. In addition, the analysis determined that heating emissions from existing land uses do not have the potential to result in significant adverse air quality impacts on projected and potential developments.

An analysis of the cumulative impacts of industrial sources on projected and potential development sites was also performed, as detailed in Chapter 18. The result of the screening-level air toxic analysis is that no exceedance of a New York State Department of Environmental Conservation (NYSDEC) SGC or an AGC acceptable limit was predicted, and that the total hazard index impact of the non-carcinogenic toxics pollutants emitted from all of sources combined is 4×10^{-6} , which is well below the level of 1.0 that is considered by

the US Environmental Protection Agency (USEPA) to be significant. In addition, no carcinogen pollutants were identified that may impact project-related sensitive analysis sites.

- If there is an increased potential for exposure to contaminants in soil or dust or vapor infiltration from contaminants within a building or underlying soil that may result in significant adverse hazardous materials or air quality impacts. The proposed action has this potential, although the magnitude of the impact is not expected to be substantially beyond what occurs at most urban sites. The hazardous materials assessment presented in Chapter 10, “Hazardous Materials,” identified that all of the tax lots on the projected and potential development sites have some associated concern regarding environmental conditions. Prior to construction, further investigation would be performed on each development site to determine the presence and nature of contamination of concern and the proper remedial and/or health and safety measures that would be employed during redevelopment.

The proposed action includes the mapping of (E) designations for all projected and potential development sites which are undergoing remediation through the Voluntary Cleanup Program under the auspices of the NYSDEC. The mapping of (E) designations on the projected and potential development sites would avoid the potential that significant adverse impacts would result from the proposed action on all projected and potential development sites. (Lots on projected and potential development sites that are not expected to be redeveloped under the proposed action, as they contain existing residential buildings, would not receive (E) designations.) The (E) designation would require that the fee owner of such a site conduct a testing and sampling protocol and remediation where appropriate, to the satisfaction of the New York City Department of Environmental Protection (NYCDEP) before the issuance of a building permit. The (E) designation also includes a mandatory construction-related health and safety plan which must be approved by NYCDEP. If areas are found to be contaminated, remediation would be performed in accordance with all City, state, and federal regulations and protocols prior to the commencement of construction. The Voluntary Cleanup Program remediation also ensures the health and safety of workers and the nearby community during remediation and construction of the planned new building as well as the protection of the environment and future users of the building. As a result, the proposed action would not result in significant adverse impacts related to hazardous materials.

- Solid waste management practices that could attract vermin and result in an increase in pest populations. No solid waste management practices are proposed beyond those which occur at most residential and commercial uses found in the City. These practices would include all contemporary solid waste collection and containment practices and conformance with the laws of the New York City Board of Health. Development pursuant to the proposed action would occur in an area which is currently served by the NYC Department of Sanitation residential trash and recycling pickups. As discussed in Chapter 14, “Solid Waste and Sanitation Services,” the proposed action would not affect the delivery of these services, or place a significant burden on the City’s solid waste management system.

- Potentially significant adverse impacts to sensitive receptors from noise. The proposed action would facilitate residential and commercial development in an area with high ambient noise levels, due to the presence of commercial, industrial, and transportation land uses and proximity to the busy Route 9(A) traffic corridor. In addition, as part of the proposed action, a new publicly accessible open space on the High Line is planned. No new significant sources of noise would be generated by the proposed action. Traffic generated by the proposed action would not produce any significant adverse noise impacts. Although ambient noise levels at the High Line open space would be higher than those generally recommended for parks and places of outdoor activities, the ambient noise levels of the park are comparable to noise levels at many existing City parks which are adjacent to roads.

As stated in Chapter 19, “Noise,” under the New York City Zoning Resolution, Section 123-32, new residential developments and conversions in mixed use zoning districts, such as exist in part of the proposed action area, require a minimum 35 dBA window/wall attenuation to maintain interior noise levels of 45 dBA or lower and shall be provided with alternate means of ventilation and window/wall attenuation. A minimum of 35 dBA, as required by the Zoning Resolution requirements, would achieve the required interior noise level of 45 dBA for the projected and potential developments located within these mixed use districts. These consist of M1-5/R8-A and M1-5/R9A mixed-use districts, mapped between W. 22nd and W. 24th Streets.

Based upon the L10(1) values measured and projected at monitoring locations in the proposed residential districts, a maximum of either 30 or 35 dBA of window/wall attenuation is necessary for the projected and potential developments located within these districts to comply with CEQR guidelines.

However, as part of the proposed action, the existing M1-5/R8A and M1-5/R9A mixed use districts would be rezoned to C6-2A and C6-3A, respectively. As a result of the proposed action, the noise attenuation requirements of the existing zoning would be removed. Therefore, as no parts of the proposed action area would be mapped with zoning districts requiring noise attenuation, the proposed action has the potential for significant adverse noise impacts on new projected and potential development sites. These future residential developments would be noise sensitive location and therefore Chapter 19 assesses the potential impact to future residents of the area from high noise levels.

As identified in the analysis, to achieve the level of noise attenuation necessary to comply with CEQR guidelines, an (E) designation would be placed on 46 all of the projected/potential development sites except lots that contain existing residential buildings not expected to be redeveloped under the proposed action. To achieve 30 or 35 dBA of building attenuation, double glazed windows with good sealing properties can be used as well as alternate means of ventilation such as well sealed through-the-wall air conditioning or central air conditioning. The maximum 35 dBA of building attenuation can be met through a combination of double glazed windows with good sealing properties as well as alternate ventilation, such as central air conditioning. In addition, mechanical equipment

such as heating, ventilation, and air conditioning (HVAC) and elevator motors would utilize sufficient noise reduction devices to comply with applicable noise regulations and standards.

With the attenuation measures specified above, the proposed action would not have any significant adverse noise impacts, and would meet CEQR guidelines.

- Potentially significant adverse impacts to sensitive receptors from odors. No new odor sources would be created as a result of the proposed action.
- No activities are proposed that would exceed accepted City, state, or federal standards with respect to public health or result in activities which result in significant public health concerns.

For the reasons stated above, a full assessment of potential impacts on public health is not necessary and no significant adverse impacts are expected as a result of the proposed action.