

STRATEGIES



1. Strengthen Resiliency of Existing Homes

To protect against future storm events and sea-level rise Edgemere's current housing stock needs upgrading. The City's Build it Back program repairs, elevates, and rebuilds damaged one- and two-family homes in Edgemere to meet present-day standards for sustainability, flood resilience, and safety. Other homeowners can benefit from the Special Regulations for Neighborhood Recovery, zoning regulations crafted to enable recovery and flood-resilient building construction, as well as The Center for New York City Neighborhood's (CNYCN) FloodHelpNY.org programming in Edgemere. NYCHA will repair damage from Hurricane Sandy at Beach 41st Street Houses and install new sustainable and flood-resilient features. The City will continue to explore financial and technical assistance for flood retrofits, increase awareness about retrofitting best practices, and advocate for affordable flood insurance policy in partnership with other public, non-profit, and private partners.



2. Limit New Residential Development in Vulnerable Areas

The City will limit new housing in vulnerable areas by dedicating City-owned vacant land in the north of Edgemere, along the coast of Jamaica Bay, for non-residential, public uses, such as new open spaces and the development of coastal protection features. The City will amend the Urban Renewal Plan to memorialize this land use change. Concurrently the City will explore zoning and land use tools to limit development on privately owned land in the most vulnerable areas of Edgemere, including parcels north of Norton Avenue, while protecting the rights of current residents and property owners.



3. Fill in the Gaps

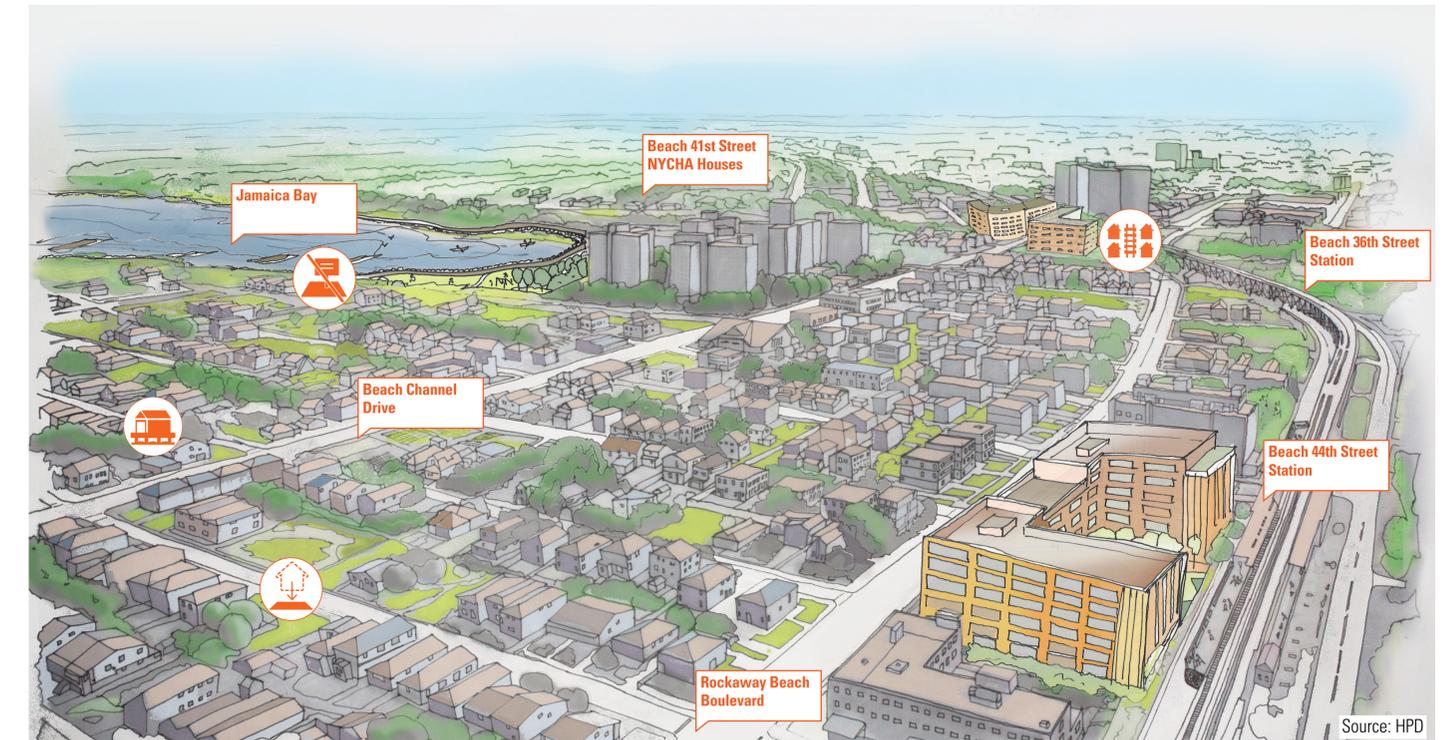
Along the neighborhood's side streets, on sites not at risk for flooding from sea-level rise, the City will facilitate the development of new homes for moderate and middle-income homebuyers. The new homes will be elevated above base flood levels and will feature enhanced stormwater drainage measures. New homes will be built to match the existing context of the neighborhood and will help to strengthen the existing residential fabric of these streets. Additionally, the City will explore requiring new development to exceed Building Code for flood resistance and green building by incorporating measures such as green infrastructure and passive building standards.



4. Focus development Near Transit and Resources

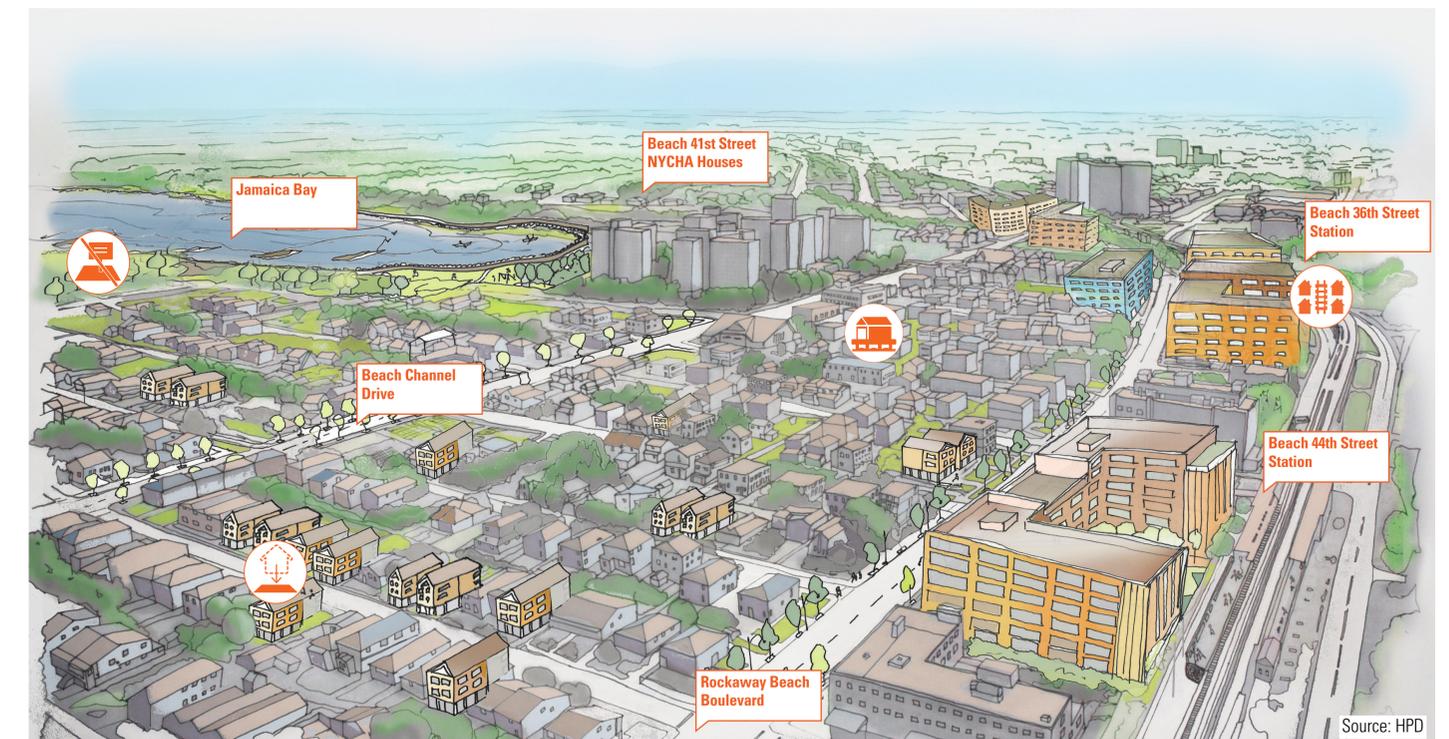
Higher-density development will help bring new retail and services to the neighborhood and strengthen the local economy. Along the subway line new housing and mixed-use development of moderate density can be built in a fashion that respects neighborhood context. The City will dedicate City-owned sites near existing transit along Rockaway Beach Boulevard and Beach Channel Drive to new multi-family development and prioritize retail and community facility space where possible.

Short-term Vision



Source: HPD

Long-term Vision



Source: HPD