



CITY ENVIRONMENTAL QUALITY REVIEW

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July 25, 1985

Mr. Roger C. Fortune
Deputy Commissioner
New York City Department of
Sanitation
125 Worth Street
New York, NY 10013

RE: CEQR Q82-214, Revised
ULURP No. S8300217 ZMX
Bronx

Dear Deputy Commissioner Fortune:

In accordance with City Environmental Quality Review Procedures, the above project underwent an environmental review in 1982. As you know, the review found that the project would have no significant effect on the quality of the environment upon modification.

You signed a Conditional Negative Declaration for CEQR No Q82-214X, the proposed construction of a multi-service sanitation facility for Bronx District 6, which will contain a Sanitation Department Garage, Borough Office, a Broom Depot, and a Salt Shed, indicating that you were willing to comply with the conditions governing the modification.

In the course of preparing detailed plans for the facility after the original CEQR review was completed, certain aspects of the plan changed. Since these elements were key to our review, you have asked us to re-evaluate several of the conditions in our original declaration in light of those changes.

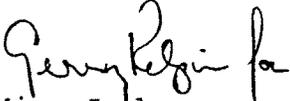
We have complete that review and enclosed a new Conditional Negative Declaration for CEQR Q82-214X, which supersedes the Conditional Negative Declaration issued on December 17, 1982, listing the conditions under which the proposed multi-purpose Department of Sanitation facility will have no significant effect.

We have received your signature on the new Conditional Negative Declaration, indicating that you are willing to comply with the conditions governing the modification.

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CEQR Q82-214X

Therefore, the Declaration is herewith being returned to you, having been signed by the CEQR directors. Copies are also being distributed to the appropriate persons, as indicated below.

Sincerely,


Mira Ledman


Joseph W. Ketas

ML:js

cc: Herbert Sturz
Phil Hess
Pat Prothro
Bernd Zimmerman
Alan Kaplan
Sam Voyages
John Kulpa
Jack Houston
Marvin Roth
Kathleen Kelly
Jeff Sommer
Joseph Miller
Sam Less
Edwin Friedman
Henry Williams
Barbara Rinaldi
Betty Frick
David Dinkins
Brother Patrick J. Lochrane
Bobbi Salters
Hon. Stanley Simon



CITY ENVIRONMENTAL QUALITY REVIEW

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CONDITIONAL NEGATIVE DECLARATION

PROPOSAL # CEQR 82-214X

DATE SENT July 9, 1985

ULURP# S8300217 ZSM

Supersedes Declaration of
December 17, 1982

Name, Description and Location of Proposal:

The proposed construction of a multi-service sanitation facility for Bronx District No. 6, which will contain a Sanitation Department Garage, Borough Office, a Broom Depot, and a Salt Shed, in the block bounded by the Cross Bronx Expressway, 176th Street, Prospect Avenue, and Marmion Avenue in the Bronx.

STATEMENT OF NO SIGNIFICANT EFFECT UPON MODIFICATION:

The Departments of City Planning and Environmental Protection as CEQR Lead Agencies have determined that the proposed action will have no significant effect on the quality of the human environment once modified in the following areas:

1. No vehicular access will be permitted to and from the site along East 175th Street.
2. Use of Prospect and Marmion Avenues is to be restricted to only those collection vehicles, which are serving the immediate area. Other facility equipment for salting and sweeping should minimize their use of these streets to necessary operations.
3. Design of the facility should incorporate layout features which maximize the capability for internal vehicular circulation.
4. Provision for buffering, screening and setback requirements around the site which meet the highest standards under the Zoning Resolution for C8 and M1 zones respectively adjacent to Residential Districts and which are consistent with environmental needs. Specifically required are the following: see Page 2

SUPPORTING STATEMENTS

The above determination is based on an environmental assessment which finds that:

1. It is understood that all circulation devices will meet the provisions of the New York City Noise Control Code.
2. It is understood that the project is in compliance with the requirements of Article VI "Ambient Noise Quality Zones" of the New York City Noise Code for impact on the adjoining R-7 Residential Zone (n-2 Noise Quality Zone).
3. The project, as proposed, will not have any significant adverse impact on the air quality of the existing environment.
4. Conditions #'s 1 through 6 are required to shield the facility as much as possible from the abutting residential community and thus minimize its visual intrusion and maintain neighborhood character.

See Page 2

CONDITIONS AND SUPPORTING STATEMENTS CONDITNUED

CONDITIONS CONTINUED

4. a) A minimum of 20' setback along East 175th Street in which neither structures nor activity associated with the proposed use is permitted. This setback is to be heavily landscaped with hearty bushes and trees providing a year-round green buffer. In addition, a visually aesthetic opaque fence 8'-12 feet high used in combination with decorative concrete posts should be installed as screening and for security.

b) Hardy deciduous trees of upright habit will be planted along the western edge of the site abutting Lot 1 of Block 2953 8 feet on center to provide a visual screen between the Department of Sanitation facility and the adjacent residential building.

c) A minimum 8' wide buffer along the north sides of the site consisting of an opaque fence or wall 8-12 feet high and 4' wide landscaped screen with shrubs and small trees.

5. The applicant agrees to have operation of this facility conform to the performance standards established for an M-1 districts adjoining a residential zone which are detailed in the New York City Zoning Resolution, sections 42-213, 42-214, 42-223 and 42-224.

6. The applicant agrees to have trees planted on the sidewalks along the north and south frontages of the site.

SUPPORTING STATEMENTS CONTINUED

5. The applicant has submitted final building plans in compliance with previous CEQR requirements that illustrate design features that will prevent seepage of salt into groundwater and reduce outdoor exposure to salt during loading and unloading operations.

6. The above stated operating condition (#5) requires more stringent noise standards than the presently established N-2 Ambient Noise Quality Zone of the area, in order to insure that there will be no adverse noise impact on the existing environment. The sound limitations established for the M-1 district were developed to keep similar uses compatible with adjacent residential land use. The proposed project so modified to conform, would not result in a significant adverse noise impact on the existing environment.

7. No other significant effects on the environment which would require an Environmental Impact Statement are foreseeable.

It is fully agreed and understood that if the foregoing conditions, modifications and alterations are not fully incorporated into the proposed action that this Conditional Negative Declaration shall become null and void. In such event, the applicant shall be required to prepare a Draft Environmental Impact Statement before proceeding further with said proposal.

I, the undersigned, as the applicant or authorized representative for this proposal, hereby affix my signature in acceptance of the above conditions, modifications and alterations to the proposed action.

Roger C. Fortune July 19, 1985
(Signature of Applicant or Authorized Representative) Date

Name of Applicant or Authorized Representative

George P. Ledman for Mira Ledman
Mira Ledman, Director, OEI

Kathleen Kelly for
Joseph W. Ketas, Director, CEQR