

**A. INTRODUCTION**

This chapter assesses the potential impacts of the proposed Lambert Houses project on community facilities and services, which are defined in the 2014 *City Environmental Quality Review (CEQR) Technical Manual* as public or publicly funded schools, child care centers, libraries, health care facilities, and fire and police protection services. CEQR methodology focuses on direct effects on community facilities, such as when a facility is physically displaced or altered, and on indirect effects, which could result from increased demand for community facilities and services generated by new users such as the new population that would result from the proposed project.

As described in this chapter, the proposed project would not trigger the thresholds for an analysis of health care facilities or fire and police protection services, and no significant adverse impacts on these facilities would occur. The proposed project exceeded the threshold for an analysis of elementary and intermediate schools, high schools, libraries, and child care facilities, and a detailed analysis was undertaken for each of these areas. As described below, this analysis concludes that the proposed project would result in a significant adverse impact on elementary and intermediate schools. The impact on elementary schools would be fully addressed by the inclusion of the proposed elementary school on Parcel 10. As discussed in Chapter 21, “Mitigation,” absent the implementation of mitigation measures, the proposed project would result in an unmitigated significant adverse impact on intermediate schools. The proposed project would not result in a significant adverse impact on childcare facilities or on libraries.

**B. PRELIMINARY SCREENING**

The purpose of the preliminary screening is to determine whether a community facilities assessment is warranted. As recommended by the *CEQR Technical Manual*, a community facilities assessment is warranted if a project has the potential to result in either direct or indirect effects on community facilities. If a project would physically alter a community facility, whether by displacement of the facility or other physical change, this “direct” effect triggers the need to assess the service delivery of the facility and the potential effect that the physical change may have on that service delivery. New population added to an area as a result of a project would use existing services, which may result in potential “indirect” effects on service delivery. Depending on the size, income characteristics, and age distribution of the new population, there may be effects on public schools, libraries, or child care centers.

**DIRECT EFFECTS**

The proposed project would not displace or otherwise directly affect any public schools, child care centers, libraries, health care facilities, or police and fire protection services facilities. Therefore, an analysis of direct effects is not warranted.

**INDIRECT EFFECTS**

The *CEQR Technical Manual* provides thresholds for guidance in making a determination of whether a detailed analysis is necessary to determine potential indirect impacts (see **Table 4-1**). If a project exceeds the threshold for a specific facility type, a more detailed analysis is warranted.

**Table 4-1  
Preliminary Screening Analysis Criteria: Bronx**

Community Facility	Threshold For Detailed Analysis
Public schools	More than 50 elementary/intermediate school or 150 high school students. In the Bronx, the minimum number of residential units that triggers a detailed elementary/intermediate analysis is 90, and the minimum number of residential units that triggers a detailed high school analysis is 787.
Libraries	Greater than 5 percent increase in ratio of residential units to libraries in borough. In the Bronx, the minimum number of residential units that triggers a detailed analysis is 682.
Health care facilities (outpatient)	Introduction of sizeable new neighborhood where none existed before <sup>1</sup>
Child care centers (publicly funded)	More than 20 eligible children based on number of low- and low/moderate-income units by borough. In the Bronx, the minimum number of affordable units that triggers a detailed analysis is 141.
Fire protection	Introduction of sizeable new neighborhood where none existed before <sup>1</sup>
Police protection	Introduction of sizeable new neighborhood where none existed before <sup>1</sup>
<b>Notes:</b>	1. The <i>CEQR Technical Manual</i> cites the Hunters' Point South project as an example of a project that would introduce a sizeable new neighborhood where none existed before. The Hunters' Point South project would introduce approximately 5,000 new residential units to the Hunters' Point South waterfront in Long Island City, Queens.
<b>Source:</b>	<i>CEQR Technical Manual</i> , 2014.

The proposed project would introduce a new residential, retail, and community facility building containing approximately 1,665 affordable residential units, an increment of 934 units over the existing 731 units. Based on the screening criteria in Table 4-1, detailed assessments of schools (elementary, intermediate, and high schools), libraries, and child care centers are warranted.

**C. POTENTIAL INDIRECT EFFECTS ON PUBLIC ELEMENTARY, INTERMEDIATE, AND HIGH SCHOOLS**

**METHODOLOGY**

This analysis assesses the potential effects of the proposed project on public elementary and intermediate schools serving the project site. Following the methodologies in the *CEQR Technical Manual*, the study area for the analysis of elementary and intermediate schools is the school districts' "sub-district" (also known as "regions" or "school planning zones") in which the project is located. The project site is located in Sub-district 2 of Community School District (CSD) 12 (see **Figure 4-1**). High school students routinely travel outside their neighborhoods for school; therefore, the *CEQR Technical Manual* provides for environmental review on a boroughwide basis. Therefore, the study area for high schools is the entire borough of the Bronx.

In accordance with the *CEQR Technical Manual*, this schools analysis uses the most recent DOE data on school capacity, enrollment, and utilization rates for elementary and intermediate schools in the sub-district study area and New York City School Construction Authority (SCA) projections of future enrollment. Specifically, the existing conditions analysis uses data provided in the DOE's *Utilization Profiles: Enrollment/Capacity/Utilization, 2014-2015* edition. Future conditions are then predicted based on SCA enrollment projections and data obtained from



-  Development Site
-  Community School District (CSD12)
-  Public School Study Area Boundary (Sub-District 2 of CSD 12)
-  Public School (see Table 4-2)

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SCA's Capital Planning Division on the number of new housing units and students expected at the sub-district level. The future utilization rate for school facilities is calculated by adding the estimated enrollment from proposed residential projects in the schools' study area to DOE's projected enrollment, and then comparing that number with projected school capacity. DOE does not include charter school enrollment in its enrollment projections. DOE's enrollment projections for years 2011 through 2021, the most recent data currently available, were provided by DCP. These enrollment projections are based on broad demographic trends and do not explicitly account for discrete new residential projects planned for the study area. Therefore, the estimated student population from the other new projects expected to be completed within the study area have been obtained from SCA's Capital Planning Division and are added to the projected enrollment to ensure a more conservative prediction of future enrollment and utilization. In addition, new capacity from any new school projects identified in the DOE Five-Year Capital Plan are included if construction has begun or if deemed appropriate to include in the analysis by the lead agency and the SCA.

The effect of the new students introduced by the proposed project on the capacity of schools within the study areas is then evaluated. According to the *CEQR Technical Manual*, a significant adverse impact may occur if a proposed action would result in both of the following conditions:

1. A utilization rate of the elementary and/or intermediate schools in the sub-district study area, or high schools in the borough study area, that is equal to or greater than 100 percent in the With Action condition; and
2. An increase of five percentage points or more in the collective utilization rate between the No Action and With Action conditions.

## EXISTING CONDITIONS

### *ELEMENTARY SCHOOLS*

As shown in **Figure 4-1**, 16 elementary schools serve Sub-district 2/CSD 12. As shown in **Table 4-2**, elementary schools in the sub-district have a total enrollment of 7,387 students and are currently operating at 109.99 percent utilization, with a deficit of 671 seats according to DOE's 2014-2015 school year enrollment figures. P.S. 6 West Farms is the elementary school zoned for the project site.

### *INTERMEDIATE SCHOOLS*

As shown in **Table 4-2**, six intermediate schools serve Sub-district 2/CSD 12. Total enrollment at these intermediate schools is 1,714 students, or 92.10 percent of capacity, with a surplus of 147 seats. P.S. 214 is the zoned intermediate school for the project site.

### *HIGH SCHOOLS*

DOE does not require high school students to attend a specific high school in their neighborhood. High school students may attend any of the schools within any borough of the city, based on seating availability and admissions criteria.

Throughout the borough of the Bronx, total high school enrollment for the 2014-2015 school year was approximately 56,132 students, with an overall utilization of 85.71 percent, and a surplus of 9,358 seats. There are 10 high schools located within Sub-district 2/CSD 12, which are listed below in **Table 4-2** and shown in **Figure 4-1** for informational purposes.

**Table 4-2**  
**Public Schools Serving the Study Area,**  
**Enrollment and Capacity Data, 2014-2015 School Year**

Map No. <sup>1</sup>	Name	Address	Enrollment	Capacity	Available Seats	Utilization
<b>Elementary Schools</b>						
Sub-district 2 of CSD 12						
1	P.S. 6 (West Farms)	1000 East Tremont Avenue	619	797	178	78%
2	P.S. 47 (John Randolph)	1794 East 172 Street	1136	797	-339	143%
3	P.S. 50 (Clara Barton)	1550 Vyse Avenue	109	333	224	33%
3	Samara Community School	1550 Vyse Avenue	68			
3	Fairmont Neighborhood School	1550 Vyse Avenue	252	322	70	78%
4	P.S. 66 (School of Higher Expectations)	1001 Jennings Street	723	682	-41	106%
5	P.S. 67 (Mohegan School)	2024 Mohegan Avenue	617	565	-91 <sup>2</sup>	116% <sup>2</sup>
5	P.S. 67 Transportable	2024 Mohegan Avenue	39			
6	P.S. 195	1250 Ward Avenue	769	548	-221	140%
6	P.S. 195 Temporary Building	1250 Ward Avenue	198	182	-16	109%
6	P.S. 196	1250 Ward Avenue	722	547	-175	132%
6	P.S. 196 Temporary Building	1250 Ward Avenue	257	173	-84	149%
7	P.S. 214 (PS Component)	1970 West Farms Road	603	729	126	83%
8	P.S. 536	1827 Archer Avenue	421	271	-150	155%
8	Archer Elementary School	1827 Archer Avenue	496	507	11	98%
8	Bronx Little School	1827 Archer Avenue	358	263	-95	136%
<b>Sub-district 2 of CSD 12 Total</b>			<b>7,387</b>	<b>6,716</b>	<b>-671</b>	<b>109.99%</b>
<b>Intermediate Schools</b>						
Sub-district 2 of CSD 12						
4	I.S. 286 (Fannie Lou Hamer Middle School)	1001 Jennings Street	267	265	-2	101%
5	I.S. 372 (Urban Assembly School for Wildlife Conservation) (IS Component)	2024 Mohegan Avenue	211	227	16	93%
7	I.S. 383 (Emolior Academy)	1970 West Farms Road	241	348	107	69%
7	P.S. 214 (IS Component)	1970 West Farms Road	435	526	91	83%
9	I.S. 242 (Mott Hall V) (IS Component)	1551 East 172nd Street	308	291	-17	106%
10	East Bronx Academy for the Future (IS Component)	1716 Southern Boulevard	252	204	-48	124%
<b>Sub-district 2 of CSD 12 Total</b>			<b>1,714</b>	<b>1,861</b>	<b>147</b>	<b>92.10%</b>
<b>High Schools</b>						
Sub-district 2 of CSD 12						
5	I.S. 372 (Urban Assembly School for Wildlife Conservation) (HS Component)	2024 Mohegan Avenue	360	388	28	93%
9	The Cinema School	1551 East 172nd Street	338	365	27	93%
9	I.S. 242 (Mott Hall V) (HS Component)	1551 East 172nd Street	361	342	-19	106%
10	East Bronx Academy for the Future (HS Component)	1716 Southern Boulevard	366	297	-69	123%
11	Pan American International High School at Monroe	1300 Boynton Avenue	428	560	132	76%
11	The Metropolitan Soundview High School	1300 Boynton Avenue	416	407	-9	102%
11	High Schools of World Culture	1300 Boynton Avenue	410	492	82	83%
11	Monroe Academy For Visual Arts and Design	1300 Boynton Avenue	445	569	124	78%
12	Fannie Lou Hamer Freedom High School	1021 Jennings Street	470	522	52	90%
13	Wings Academy	1122 East 180th Street	501	573	72	87%
<b>Sub-district 2 of CSD 12 High School Total</b>			<b>4,095</b>	<b>4,515</b>	<b>420</b>	<b>91%</b>
<b>Bronx Borough Total</b>			<b>56,132</b>	<b>65,490</b>	<b>9,358</b>	<b>85.71%</b>
<b>Notes:</b>						
1. See Figure 4-1.						
2. Available seats and utilization rate includes the number of transportable classroom units for this school.						
<b>Sources:</b> DOE Utilization Profiles: Enrollment/Capacity/Utilization, 2014-2015.						

**FUTURE WITHOUT THE PROPOSED PROJECT**

The latest available SCA enrollment projections for Sub-district 2/CSD 12 project an increase in elementary, intermediate, and high school enrollment through 2021. These enrollment increases form the baseline projected enrollment in the No Action condition, shown in **Table 4-3** in the column titled “Projected Enrollment in 2029.” The students introduced by other No Action projects are added to this baseline projected enrollment using the SCA No-Action student numbers for Sub-district 2/CSD 12 (derived from the SCA’s “Projected New Housing Starts”). The baseline projected enrollment is shown in the column titled “Students Introduced by Residential Projects in the Future Without the Proposed Project” in **Table 4-3**. As shown in **Table 4-3**, the total No Action condition enrollment is projected to be 8,236 elementary, 2,206 intermediate, and 58,866 high school students.

**Table 4-3**  
**Projected Estimated Number of New Students**  
**Introduced by Development in the No Action Condition**

Study Area	Projected Enrollment in 2029	Students Introduced by Residential Projects in the Future Without the Proposed Project	Total Future Enrollment	Capacity	Available Seats	Utilization
<b>Elementary Schools</b>						
Sub-district 2 of CSD 12	8,179 <sup>1</sup>	57	8,236	6,361 <sup>3</sup>	-1,875	129.48%
<b>Intermediate Schools</b>						
Sub-district 2 of CSD 12	2,183 <sup>1</sup>	23	2,206	1,861	-345	118.54%
<b>High Schools</b>						
Bronx Borough	58,866 <sup>2</sup>	N/A	58,866	65,490	6,624	89.89%
<b>Notes:</b>						
<sup>1</sup> Elementary and intermediate school enrollment in the sub-district study area in 2021 was calculated by applying SCA supplied percentages for the sub-district to the relevant district enrollment projections. For Sub-district 2/CSD 12, the district’s 2021 elementary enrollment projection of 13,858 was multiplied by 59.02 percent. The sub-district’s intermediate enrollment projection of 6,304 was multiplied by 34.62 percent. <sup>2</sup> High school enrollment for the borough was calculated from SCA’s Projected New Housing Starts for the 2010-2014 Five Year Capital Plan. All the Bronx CSDs were combined for a total number of units and multiplied by 0.19, the student generation rate provided in the <i>CEQR Technical Manual</i> for high school students per housing unit in the Bronx, to obtain the number of projected high school students. <sup>3</sup> Transportable and other temporary facilities identified in the existing conditions analysis were subtracted from the total capacity in the future without the proposed action. Therefore, the 182 seats associated with the P.S. 195 Temporary Building and the 173 seats associated with the P.S. 196 Temporary Building have been subtracted. <b>Sources:</b> DOE <i>Enrollment Projections 2011-2021 by the Grier Partnership</i> ; DOE, <i>Utilization Profiles: Enrollment/Capacity/Utilization, 2014-2015, DOE 2015-2019 Proposed Five-Year Capital Plan, Amended March 2016</i> ; School Construction Authority.						

While DOE’s *2015-2019 Proposed Five-Year Capital Plan—Amended March 2016* identifies and funds the creation of 912 seats in CSD 12, the exact location of these seats are not yet known; therefore, these seats have not been included in the quantitative analysis. P.S. 50 (Clara Barton) will close by the 2016 – 2017 school year.<sup>1</sup> At the same time, the Fairmont Neighborhood School and the Samara Community School are being phased in and will replace its capacity; therefore, there will be no change in overall capacity due to the closure of P.S. 50 (Clara Barton). In addition, there is the possibility of a new elementary school to be constructed within Sub-district 2/CSD 12 as part of the West Farms Rezoning. If SCA decides to proceed with the construction of a school at this site, there could also be an additional 540 to 576 elementary school seats in Sub-district 2/CSD 12. Also, to determine projected school capacity, transportable and other temporary facilities identified in the existing conditions analysis were subtracted from the total capacity in the future without the proposed action.

<sup>1</sup> [http://schools.nyc.gov/NR/rdonlyres/305400E6-AC46-43C3-8704-753805AAF2F5/150248/X050\\_EIS\\_12X458\\_Colocation\\_vfinal.pdf](http://schools.nyc.gov/NR/rdonlyres/305400E6-AC46-43C3-8704-753805AAF2F5/150248/X050_EIS_12X458_Colocation_vfinal.pdf)

**Lambert Houses**

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*ELEMENTARY SCHOOLS*

As shown in **Table 4-3**, elementary schools in the sub-district study area would operate over capacity (129.48 percent utilization) with a deficit of 1,875 seats in the future without the proposed project.

*INTERMEDIATE SCHOOLS*

As shown in **Table 4-3**, intermediate schools in the sub-district would also operate over capacity with a deficit of seats. The sub-district will operate at 118.54 percent utilization, with a deficit of 345 seats.

*HIGH SCHOOLS*

As shown in **Table 4-3**, high schools in the Bronx will operate with a surplus of 6,624 seats (89.89 percent utilization).

**PROBABLE IMPACTS OF THE PROPOSED PROJECT**

The proposed project would result in 934 units over the No Action condition. These units could introduce approximately 364 elementary students, 149 intermediate school students, and 177 high school students to Sub-district 2/CSD 12.

The total elementary school enrollment of Sub-district 2/CSD 12 would increase by 364 students to 8,600 (135.20 percent utilization) with a deficit of 2,239 seats (see **Table 4-4**). The total intermediate school enrollment of Sub-district 2/CSD 12 would increase by 149 students to 2,355 (126.54 percent utilization), resulting in a deficit of 494 seats. The total high school enrollment of the Bronx would increase by 177 students to 59,043 students (90.16 percent utilization) with a surplus of 6,447 seats. Elementary school utilization would increase by 5.72 percentage points, intermediate school utilization would increase by 8.01 percentage points, and high school utilization would increase by 0.27 percentage points. Therefore, the proposed project would result in a significant adverse impact to intermediate schools. Should Parcel 10 not be developed with the proposed elementary school (described below), significant adverse impacts to elementary schools would also result. Possible measures to mitigate these significant adverse impacts are discussed in Chapter 21, “Mitigation.”

**Table 4-4**  
**Estimated Public School Enrollment, Capacity, and Utilization:**  
**Future With the Proposed Project (Without Proposed School)**

Study Area	No Action Enrollment	Students Introduced by the Proposed Project	Total With Action Enrollment	Capacity	Available Seats	Utilization	Change in Utilization Compared with No Action
<b>Elementary Schools</b>							
Sub-district 2 of CSD 12	8,236	364	8,600	6,361	-2,239	135.20%	5.72%
<b>Intermediate Schools</b>							
Sub-district 2 of CSD 12	2,206	149	2,355	1,861	-494	126.54%	8.01%
<b>High Schools</b>							
Bronx Borough	58,866	177	59,043	65,490	6,447	90.16%	0.27%
<b>Sources:</b>	DOE Enrollment Projections (Actual 2011, Projected 2012-2021) by the Grier Partnership; DOE, Utilization Profiles: Enrollment/Capacity/Utilization, 2014-2015, DOE 2015-2019 Proposed Five-Year Capital Plan, Amended March 2016; School Construction Authority.						

The proposed project includes the option to construct a new public elementary school (grades kindergarten through fifth) of approximately 86,608 square feet on a portion of Parcel 10, subject to approvals and requirements of SCA. This school would increase the elementary school capacity of Sub-district 2/CSD 12 by 500 seats and would accommodate all project-generated demand for elementary school seats by 2029. An analysis including the proposed 500-seat elementary school is provided below.

*ELEMENTARY SCHOOLS*

The total enrollment of Sub-district 2/CSD 12 would increase by 364 students to 8,600 (125.35 percent utilization). As the proposed new elementary school would increase the capacity of the sub-district by 500 seats (to a total of 6,861 seats), the proposed project would decrease the utilization rate of the sub-district by four percent, and the deficit of seats would decrease from 1,875 seats under the No Action to 1,739 seats (see **Table 4-5**).

**Table 4-5**  
**Estimated Public School Enrollment, Capacity, and Utilization:**  
**Future With the Proposed Project (With Proposed School)**

Study Area	No Action Enrollment	Students Introduced by the Proposed Project	Total With Action Enrollment	Capacity	Available Seats	Utilization	Change in Utilization Compared with No Action
<b>Elementary Schools</b>							
Sub-district 2 of CSD 12	8,236	364	8,600	6,861	-1,739	125.35%	-4.13%
<b>Intermediate Schools</b>							
Sub-district 2 of CSD 12	2,206	149	2,355	1,861	-494	126.54%	8.01%
<b>High Schools</b>							
Bronx Borough	58,866	177	59,043	65,490	6,447	90.16%	0.27%
<b>Sources:</b> DOE <i>Enrollment Projections (Actual 2011, Projected 2012-2021) by the Grier Partnership</i> ; DOE, <i>Utilization Profiles: Enrollment/Capacity/Utilization, 2014-2015, DOE 2015-2019 Proposed Five-Year Capital Plan, Amended March 2016</i> ; School Construction Authority.							

As noted above, a significant adverse impact may occur if a proposed project would result in both of the following conditions: (1) a utilization rate of the elementary or intermediate schools in the sub-district study area that is equal to or greater than 100 percent in the future with the proposed project; and (2) an increase of five percentage points or more in the collective utilization rate between the future without and the future with the proposed project conditions.

With the development of the proposed public elementary school on Parcel 10, the proposed project would introduce more new capacity than elementary school students. As a result, the proposed project would decrease the elementary school utilization rate by four percentage points (from 129.48 percent in the No Action condition to 125.35 percent with the proposed project). Because the proposed action would not increase elementary school utilization rate, the proposed project would not result in a significant adverse impact on elementary schools in the study area. Therefore, the proposed project would not result in a significant adverse impact on elementary schools.

*INTERMEDIATE SCHOOLS*

In the future with the proposed project, the total intermediate school enrollment of Sub-district 2/CSD 12 would increase by 149 students to 2,355 (126.54 percent utilization), resulting in a deficit of 494 seats (see **Table 4-5**). The intermediate school students introduced by the proposed project would increase utilization in Sub-district 2/CSD 12 by eight percentage points compared with

## Lambert Houses

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the No Action condition (from 118.54 percent in the No Action Condition to 126.54 percent with the proposed project).

As noted above, a significant adverse impact may occur if a proposed project would result in both of the following conditions: (1) a utilization rate of the elementary or intermediate schools in the sub-district study area that is equal to or greater than 100 percent in the future with the proposed project; and (2) an increase of five percentage points or more in the collective utilization rate between the future without and the future with the proposed project conditions. In the future with the proposed project, the sub-district would operate at approximately 126.54 percent utilization and the proposed project would result in an increase in the utilization rate of more than 5 percentage points. Therefore, the proposed project would result in a significant adverse impact on intermediate schools. Possible measures to mitigate this impact are discussed in Chapter 21, "Mitigation." Absent the implementation of mitigation measures, the proposed project would result in an unmitigated significant adverse impact on intermediate schools.

### *HIGH SCHOOLS*

In the future with the proposed project, the total high school enrollment of the Bronx would increase by 177 students to 59,043 students. The new high school students introduced by the proposed project would increase utilization in the borough by 0.27 percent, less than one percent over the No Action condition, to 90.16 percent utilization (see **Table 4-5**).

As described in "Existing Conditions" above, DOE does not require high school students to attend a specific high school in their neighborhood; instead, they may attend any high school in the city depending on seating availability and admissions criteria. Utilization would remain under 100 percent. Further, the increase in the study area high school utilization rate would be less than one half of one percent, substantially lower than the 5 percent increase in utilization that, according to the *CEQR Technical Manual*, could be considered a significant adverse impact. Therefore, the implementation of the proposed actions would not result in significant adverse impacts on high schools.

## **D. POTENTIAL INDIRECT EFFECTS ON PUBLIC LIBRARIES**

### **METHODOLOGY**

According to the *CEQR Technical Manual*, a libraries analysis should focus on branch libraries and not on the major research or specialty libraries that may fall within the study area. Service areas for neighborhood branch libraries are based on the distance that residents would travel to use library services, typically not more than  $\frac{3}{4}$  mile (the library's "catchment area"). This libraries analysis compares the population generated by the proposed project with the catchment area population of libraries available within an approximately  $\frac{3}{4}$ -mile area around the proposed Development Site.

To determine the existing population of each library's catchment area, 2010 U.S. Census data were assembled for all census tracts that fall primarily within  $\frac{3}{4}$  mile of each library. The catchment area population in the future without the proposed project was estimated by multiplying the number of new residential units in projects located within the  $\frac{3}{4}$ -mile catchment area that are expected to be complete by 2029 by an average household size of 2.87 persons (the average household size for Bronx Community District 6 according to 2010 U.S. Census data).

The catchment area population in the future with the proposed project was estimated by adding the anticipated population that would result from the proposed project.

New population in the future without the proposed project and future with the proposed project was added to the existing catchment area population. According to the *CEQR Technical Manual*, if a project would increase the libraries’ catchment area population by 5 percent or more, and this increase would impair the delivery of library services in the study area, a significant impact could occur.

**EXISTING CONDITIONS**

The proposed Development Site is served by the New York Public Library (NYPL) system, which includes 85 neighborhood branches and four research libraries located in Manhattan, the Bronx, and Staten Island, and houses approximately 53 million volumes (Queens and Brooklyn have separate library systems).

One NYPL neighborhood library is located within ¾ mile of the proposed project (see **Figure 4-2**). The West Farms Library is located to the west at Honeywell Avenue between East 180th Street and East 179th Street. A small portion of Parcel 10 is located within ¾ mile of the Clason’s Point Library, located at 1215 Morrison Avenue; however, residents are more likely to utilize West Farms Library, as it is in much closer proximity to the project site, and therefore, Clason’s Point Library has not been included in this analysis. **Table 4-6** below provides the catchment area population for West Farms Library and the total catchment area population served by the library. The branch library offers a wide selection of reading materials for people of all ages as well as computers with free internet access. It should be noted that residents can go to any NYPL branch and order books from any of the other library branches. The public library serving the study area is described in more detail below.

**Table 4-6  
Public Libraries Serving the Proposed Project**

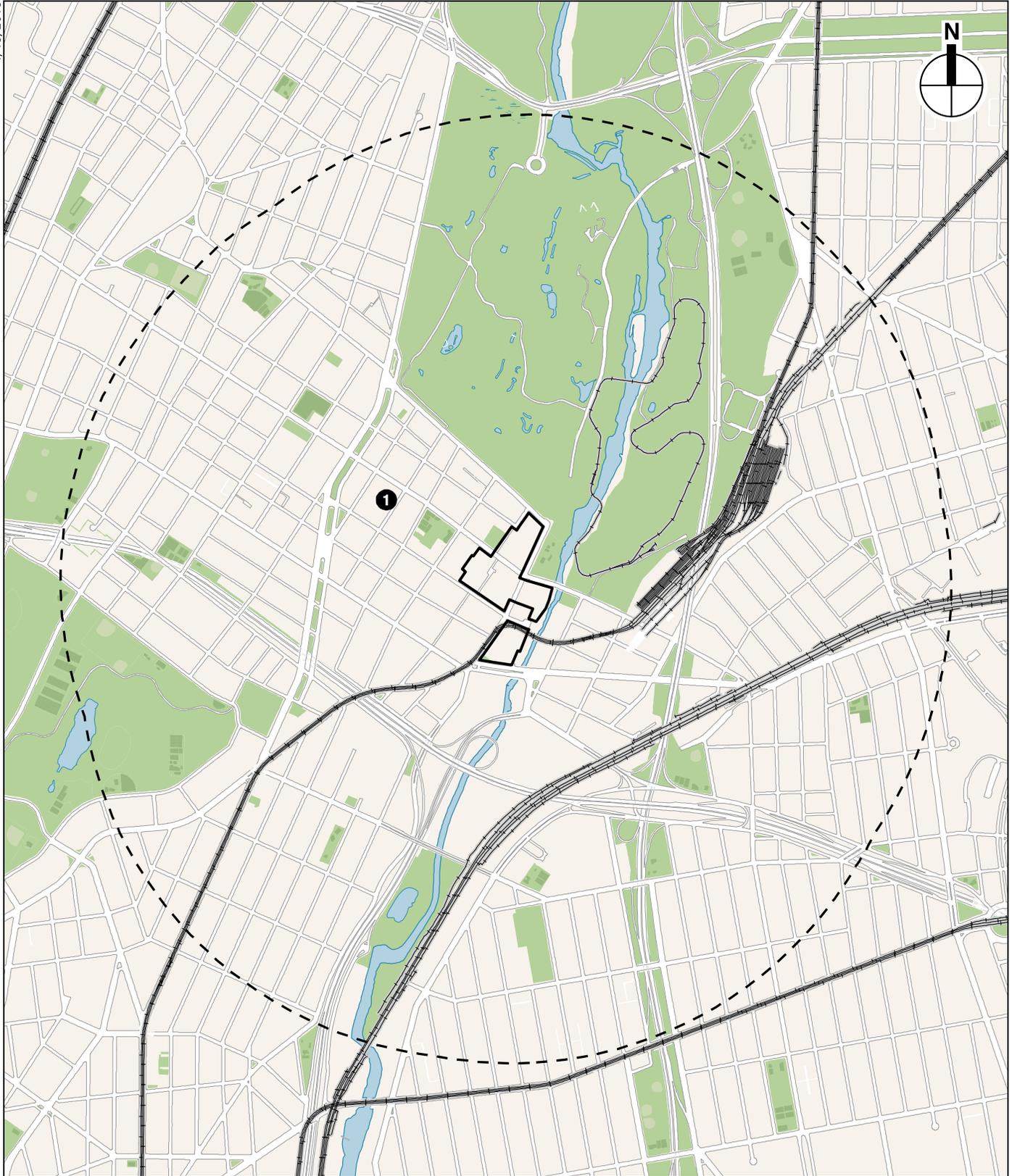
Map Ref. No. <sup>1</sup>	Library Name	Address	Holdings	Catchment Area Population	Holdings per Resident
1	West Farms Library	2085 Honeywell Avenue	37,744	67,072	0.56
<b>Notes:</b> 1. See <b>Figure 4-2</b> .					
<b>Sources:</b> NYPL (2014); U.S. Census Bureau, 2010 Census, NYC Department of City Planning Selected Facilities and Program Sites.					

The West Farms Library has served the neighborhood at its current location since 1954. Recently renovated under the Library’s Adopt-a-Branch Program, the West Farms Library has been updated with new finishes, new air conditioning, and a ramp and elevator for improved accessibility. The branch library has reading rooms for adults and young adults, a children’s room, and a 1,200 square foot outdoor reading area. The branch library serves a catchment area population of 67,072 with approximately 37,744 holdings, and therefore has the ratio of 0.56 holdings per resident.

**THE FUTURE WITHOUT THE PROPOSED PROJECT**

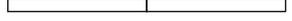
In the future without the proposed project, the existing library will continue to serve the study area. No changes to the holdings of this facility are expected for the purpose of this analysis. The catchment area population of each library will increase as a result of new projects completed by 2029.

4/18/2016



-  *Development Site*
-  *Study Area (3/4 Mile boundary)*
-  *Public Library*

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## Lambert Houses

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As shown in **Table 4-7**, approximately 7,875 new residents will be added to the West Farms Library catchment area, increasing its population to 74,947.

**Table 4-7**  
**Future Without the Proposed Project: Catchment Area Population**

Library Name	Existing Catchment Area Population	New Residents	New Catchment Area Population	New Holdings per Resident
West Farms Library	67,072	7,875	74,947	0.50

**Sources:** NYPL; U.S. Census Bureau, 2010 Census, AKRF, Inc.

In the future without the proposed project, the holdings-per-resident ratio will decrease to 0.50 in the West Farms Library catchment area.

### PROBABLE IMPACTS OF THE PROPOSED PROJECT

According to the *CEQR Technical Manual*, if a project increases the study area population by 5 percent or more as compared to the future without the proposed project, this increase may impair the delivery of library services in the study area, and a significant adverse impact could occur.

As noted above, the proposed project would result in approximately 2,681 new residents, based on the average household size of 2.87. **Table 4-8** provides the population increase and the change in the holding-per-resident ratio for the catchment area. With this additional population, the West Farms Library would serve 77,628 residents (approximately a 3.58 percent increase). The holdings per resident ratio for the West Farms Library catchment area would decrease from 0.50 to 0.49 with the proposed project.

**Table 4-8**  
**Future with the Proposed Project: Catchment Area Population**

Library Name	Catchment Area Population – Future Without the Proposed Project	Population Increase due to the Proposed Project	Catchment Area Population with the Proposed Project	Population Increase	Holdings per Resident
West Farms Library	74,947	2,681	77,628	3.58%	0.49

**Sources:** NYPL; U.S. Census Bureau, 2010 Census, AKRF, Inc.

For the West Farms Library, the catchment area population increases attributable to the proposed project are below the five percent threshold cited in the *CEQR Technical Manual*. Therefore, the proposed project would not result in a noticeable change in the delivery of library services. In addition, residents of the study area would have access to the entire NYPL system through the inter-library loan system and could have volumes delivered directly to their nearest library branch. Residents would also have access to libraries near their place of work. Therefore, the population introduced by the proposed project would not impair the delivery of library services in the study area, and the proposed project would not result in any significant adverse impacts on public libraries.

## E. POTENTIAL INDIRECT EFFECTS ON CHILD CARE CENTERS

### METHODOLOGY

The New York City Administration for Children's Services (ACS) provides subsidized child care in center-based group child care, family-based child care, informal child care, and Head Start

programs. Publicly-financed child care services are available for income-eligible children up to the age of 13. In order for a family to receive subsidized child care services, the family must meet specific financial and social eligibility criteria that are determined by federal, state, and local regulations. In general, children in families that have incomes at or below 200 percent of the Federal Poverty Level (FPL), depending on family size, are financially eligible, although in some cases eligibility can go up to 275 percent FPL. ACS has also noted that 60 percent of the population utilizing subsidized child care services are in receipt of Cash Assistance and have incomes below 100 percent FPL. The family must also have an approved “reason for care,” such as involvement in a child welfare case or participation in a “welfare-to-work” program. Head Start is a federally-funded child care program that provides children with half-day or full-day early childhood education; program eligibility is limited to families with incomes 130 percent or less of FPL.

Most children are served through enrollment in contracted Early Learn programs or by vouchers for private and nonprofit organizations that operate child care programs throughout the city. Registered or licensed providers can offer family-based child care in their homes. Informal child care can be provided by a relative or neighbor for no more than two children. Children between the ages of 6 weeks and 13 years can be cared for either in group child care centers licensed by the Department of Health or in homes of registered child care providers. ACS also issues vouchers to eligible families, which may be used by parents to pay for child care from any legal child care provider in the City.

Consistent with the methodologies of the *CEQR Technical Manual*, this analysis of child care centers focuses on services for children under age six, as older eligible children are expected to be in school for most of the day. Publicly-financed child care centers, under the auspices of the Early Care and Education (ECE) Division within ACS, provide care for the children of income-eligible households. Space for one child in such child care centers is termed a “slot.” These slots may be in group child care or Head Start centers, or they may be in the form of family-based child care in which up to 16 children are placed under the care of a licensed provider and an assistant in a home setting.

Since there are no locational requirements for enrollment in child care centers, and some parents or guardians choose a child care center close to their employment rather than their residence, the service areas of these facilities can be quite large and are not subject to strict delineation in order to identify a study area. According to the current methodology for child care analyses in the *CEQR Technical Manual*, in general, the locations of publicly-funded group child care centers within 1½ miles of a project site should be shown, reflecting the fact that the centers closest to a given site are more likely to be subject to increased demand. However, the size of the study area in transit-rich areas may be somewhat larger than 1.5 miles. Therefore, since the Development Site is located in a transit rich area, the locations of publicly-funded group child care centers within 2 miles of a project site have been shown. Current enrollment data for the child care centers closest to the project site were gathered from ACS.

The child care enrollment in the future without the proposed project was estimated by multiplying the number of new affordable housing units expected in the 2-mile study area by the CEQR multipliers for estimating the number of children under age 6 eligible for publicly-funded child care services. For Bronx, the multiplier estimates 0.139 public child-care-eligible children under age 6 per affordable housing unit.<sup>2</sup>

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<sup>2</sup> See Table 6-1b of the 2014 *CEQR Technical Manual*.

## Lambert Houses

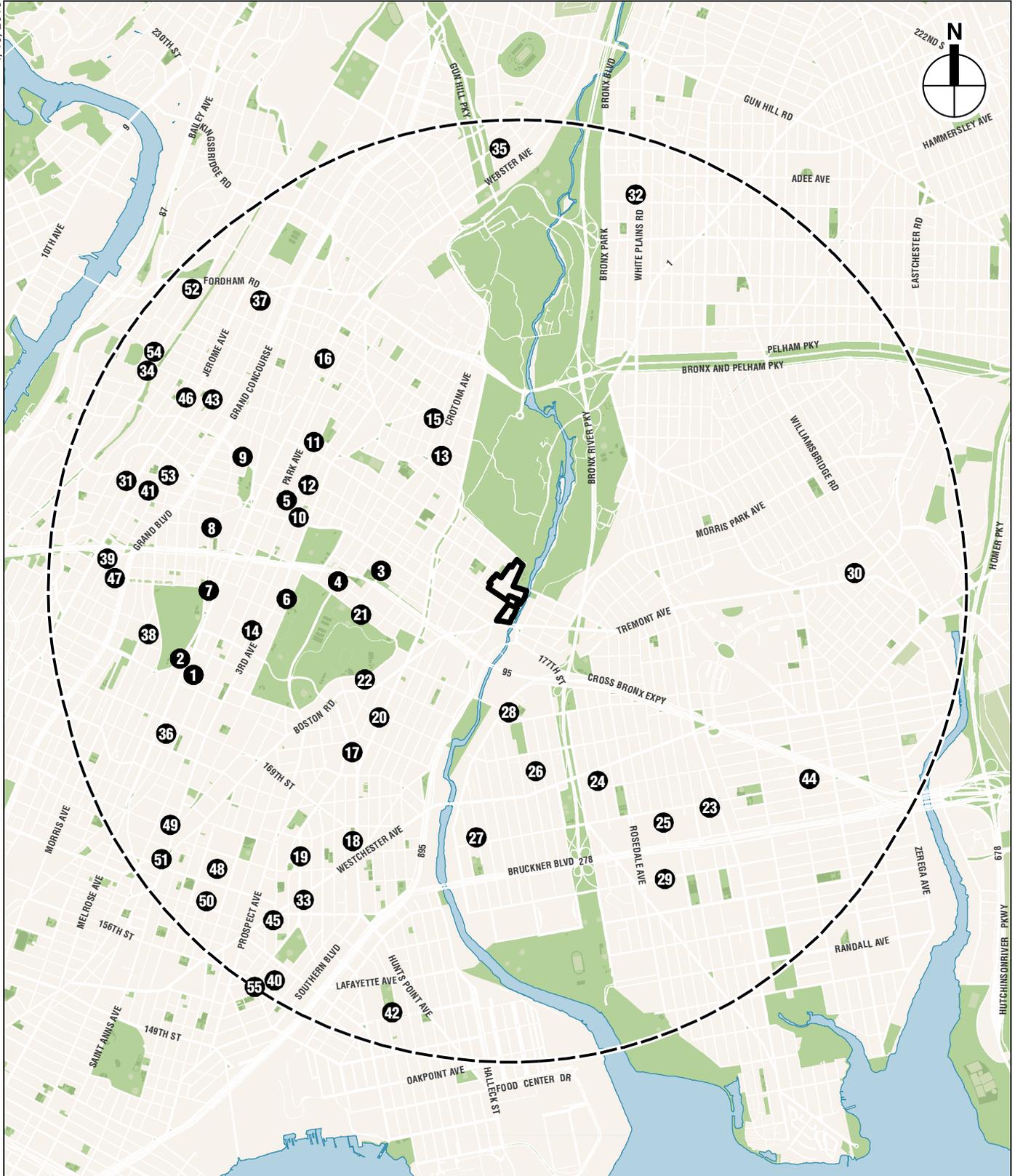
The child care-eligible population introduced by the proposed project was also estimated using the *CEQR Technical Manual* child care multipliers. The population of public child care-eligible children under age six was then added to the child care enrollment calculated in the No Build condition. According to the *CEQR Technical Manual*, if an action would result in a demand for slots greater than remaining capacity of child care facilities, and if that demand constitutes an increase of 5 percent or more of the collective capacity of the child care facilities serving the respective study area, a significant adverse impact may result.

### EXISTING CONDITIONS

There are 55 publicly-funded child care facilities within the 2-mile study area (see **Figure 4-3**). The child care and Head Start facilities have a total capacity of 4,369 slots and have 387 available slots (91.14 percent utilization). **Table 4-9** shows the current capacity and enrollment for these facilities. Family-based child care facilities and informal care arrangements provide additional slots in the study area, but these slots are not included in the quantitative analysis.

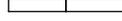
**Table 4-9**  
**Publicly Funded Child Care Facilities Serving the Study Area**

Map ID	Name	Address	Enrollment	Capacity	Available Slots	Utilization Rate
1	Brightside Academy, Inc.	1455 Webster Avenue	25	26	1	96%
2	Claremont Neighborhood Centers, Inc.	1450 Webster Avenue	50	52	2	96%
3	Children's Aid Society, Inc	1919 Prospect Avenue	54	54	0	100%
4	East Tremont Child Care and Development Center, Inc.	1811 Crotona Avenue	55	60	5	92%
5	East Tremont Head Start Alumni DCC, Inc.	1951 Washington Avenue	59	60	1	98%
6	La Peninsula Community Organization, Inc.	1717 Fulton Avenue	100	100	0	100%
7	Labor Bathgate Community Child Care Board	1638 Anthony Avenue	64	67	3	96%
8	Promesa, Inc.	300 East 175th Street	100	105	5	95%
9	Sharon Baptist Board of Directors, Inc.	279 East Burnside Avenue	101	103	2	98%
10	Sharon Baptist Board of Directors, Inc.	1925 Bathgate Avenue	87	90	3	97%
11	The Salvation Army	2121 Washington Avenue	63	69	6	91%
12	Trabajamos Community Head Start, Inc.	1997 Bathgate Avenue	102	135	33	76%
13	Trabajamos Community Head Start, Inc.	2260 Crotona Avenue	49	53	4	92%
14	Tremont Monterey Day Care Center, Inc.	1600 Bathgate Avenue	53	55	2	96%
15	Belmont Community Day Care Center, Inc	2340 Cambreleng Avenue	75	75	0	100%
16	Fordham Bedford Housing Corporation	2348 Webster Avenue	41	42	1	98%
17	Brightside Academy, Inc.	1334 Louis Nine Boulevard	64	66	2	97%
18	Brightside Academy, Inc.	1093 Southern Boulevard	36	43	7	84%
19	La Peninsula Community Organization, Inc.	1054 Intervale Avenue	98	106	8	92%
20	Children's Aid Society, Inc	1515 Southern Boulevard	74	82	8	90%
21	HELP Day Care Corporation	785 Crotona Park North	26	28	2	93%
22	Tremont Crotona Day Care Center	1600 Crotona Park East	131	135	4	97%
23	Birch Family Services, Inc.	1880 Watson Avenue	87	87	0	100%
24	Bronxdale Tenants League Day Care Center, Inc.	1211 Croes Avenue	159	169	10	94%
25	Bronxdale Tenants League Day Care Center, Inc.	1065 Beach Avenue	54	60	6	90%
26	East Tremont Head Start Alumni DCC, Inc.	1244 Manor Avenue	55	56	1	98%
27	Tremont Crotona Day Care Center	1113 Colgate Avenue	55	74	19	74%
28	Tremont Crotona Day Care Center	1555 East 174th Street	57	60	3	95%
29	East Tremont Head Start Alumni DCC, Inc.	1780 Story Avenue	27	28	1	96%
30	Westchester Tremont Day Care Center, Inc.	2547 East Tremont Avenue	87	90	3	97%



-  Development Site
-  Study Area (Two-Mile Radius from Site)
-  Child Care Facility

0 2,000 FEET



Publicly Funded Child Care Centers  
and Head Start Facilities  
**Figure 4-3**

**Table 4-9 (cont'd)**  
**Publicly Funded Child Care Facilities Serving the Study Area**

Map ID	Name	Address	Enrollment	Capacity	Available Slots	Utilization Rate
31	B'Above 52	1810 Davidson Avenue	89	103	14	86%
32	Brightside Academy - White Plains #1	2901 White Plains Road	34	34	0	100%
33	Brightside Academy - Intervale	960 Intervale Road	28	30	2	93%
34	Bronx Community College Early Childhood Center	2155 University Avenue	18	20	2	90%
35	Monsignor Boyle	3044 Hull Avenue	55	64	9	86%
36	Louis A. Fickling Child Development Center	1240 Webster Avenue	47	50	3	94%
37	Paul T. Matson Head Start 2	2431 Morris Avenue	49	49	0	100%
38	HELP II	285 East 171st Street	48	53	5	91%
39	Highbridge Advisory Council Early Childhood Center #1	1594 Townsend Avenue	98	98	0	100%
40	Prospect Early Childhood Center	730 Kelly Street	19	20	1	95%
41	Walton (Center #5)	1871 Walton Avenue	130	147	17	88%
42	Manida (Center #1)	711 Manida Street	123	123	0	100%
43	LSSMNY: Early LIFE Childrens Center 1	80 East 181st Street	146	196	50	74%
44	LSSMNY: Early LIFE Childrens Center 6	2125 Watson Avenue	103	115	12	90%
45	LSSMNY: Early LIFE Childrens Center 2	888 Westchester Avenue	129	137	8	94%
46	MARC Academy and Family Center	2105-2111 Jerome Avenue	60	62	2	97%
47	Mid Bronx CCRP ECC 2	100-102 East Mount Eden Avenue	138	220	82	63%
48	Gwendolyn Bland DC	749 East 163rd Street	88	90	2	98%
49	Sharon Baptist - Center I	507-509 East 165th Street	116	119	3	97%
50	Blondell Joyner DCC	901 Tinton Avenue	53	54	1	98%
51	Five Star DCC	3261 3rd Avenue	86	91	5	95%
52	Tolentine Zesier Community Life Center	2340 Andrews Avenue	136	151	15	90%
53	Trabajamos Community Head Start, Inc. Center #2	1905 Morris Avenue	44	50	6	88%
54	Trabajamos Community Head Start, Inc. Center #5	2167 University Avenue	32	37	5	86%
55	Trabajamos Community Head Start, Inc. Center #1	940 East 156th Street	25	26	1	96%
<b>Child Care Total</b>			<b>3,982</b>	<b>4,369</b>	<b>387</b>	<b>91.14%</b>

Sources: ACS, June 2015.

**THE FUTURE WITHOUT THE PROPOSED PROJECT**

Planned or proposed development projects in the child care study area (2 miles from the project site) will introduce approximately 2,018 new affordable housing units.<sup>3</sup> Based on the CEQR generation rates for the projection of children eligible for publicly funded day care multipliers, this amount of development would introduce approximately 281 new children under the age of six who would be eligible for publicly-funded child care programs.

Based on these assumptions, the number of available slots will decrease. As described above, there are 387 available slots, and utilization is 91.14 percent. When the estimated 281 children under age six introduced by planned development projects are added to this total, child care facilities in the study area will operate at with a surplus of 106 slots (97.57 percent utilization).

<sup>3</sup> This estimate assumes that 20 percent of units in developments of 20 or more units would be occupied by low- or low/moderate-income households meeting the financial and social criteria for publicly funded child care.

**PROBABLE IMPACTS OF THE PROPOSED PROJECT**

The proposed project is estimated to introduce approximately 934 affordable housing units by 2029. To provide a conservative analysis, it is assumed that all of these units would meet the financial and social eligibility criteria for publicly-funded child care. Based on *CEQR Technical Manual* child care multipliers, this development would result in approximately 130 children under the age of six who would be eligible for publicly-funded child care programs.

With the addition of these children, child care facilities in the study area would operate at 100.55 percent utilization with a deficit of 24 slots (see **Table 4-10**). Total enrollment in the study area would increase to 4,393 children, compared with a capacity of 4,369 slots, which represents an increase in the utilization rate of 2.98 percent over the future without the proposed project.

**Table 4-10**  
**Future with the Proposed Project:**  
**Estimated Public Child Care Facility Enrollment, Capacity, and Utilization**

	Enrollment	Capacity	Available Slots	Utilization Rate	Change in Utilization Compared With the Approved Plan
<b>Future Without the Proposed Project</b>	4,263	4,369	106	97.57%	N/A
<b>Future With the Proposed Project</b>	4,393	4,369	-24	100.55%	2.98%

**Source:** ACS (June 2015).

As noted above, the *CEQR Technical Manual* guidelines indicate that a demand for slots greater than the remaining capacity of child care facilities and an increase in demand of 5 percent of the study area capacity could result in a significant adverse impact. The increase with the proposed project would not exceed this 5 percentage point threshold; therefore, the proposed project would not result in a significant adverse impact on child care facilities.

It should be noted that several factors may reduce the number of children in need of publicly-funded child care slots in ACS-contracted child care facilities. Families in the study area could make use of alternatives to publicly-funded child care facilities. Parents of eligible children are also not restricted to enrolling their children in child care facilities in a specific geographical area and could use public child care centers outside of the study area. \*