STATE ENVIRONMENTAL QUALITY REVIEW ACT
NEGATIVE DECLARATION
NOTICE OF DETERMINATION OF NON-SIGNIFICANCE

Date: December 9, 2019

Lead Agency: Dormitory Authority of the State of New York
515 Broadway
Albany, New York 12207-2964

Applicant: Fordham University
441 East Fordham Road
Bronx, New York 10458
(Bronx County)

This notice is issued pursuant to the *State Environmental Quality Review Act ("SEQRA")*, codified at Article 8 of the New York Environmental Conservation Law ("ECL"), and its implementing regulations, promulgated at Part 617 of Title 6 of the *New York Codes, Rules and Regulations ("N.Y.C.R.R.")*, which collectively contain the requirements for the *State Environmental Quality Review ("SEQR")* process.

DASNY ("Dormitory Authority of the State of New York"), as lead agency, has determined that the Proposed Action described below would not have a significant adverse effect on the environment and a Draft Environmental Impact Statement ("DEIS") will not be prepared.

Title of Action: Fordham University
Renovation and Expansion of the Rose Hill Campus Center
2019 Financing Project (Independent Colleges and Universities Program)

SEQR Status: Unlisted Action – 6 *N.Y.C.R.R.* Part 617.2(al)

Review Type: Coordinated Review

Description of Proposed Action and Proposed Project

The Dormitory Authority of the State of New York ("DASNY") has received a funding request from Fordham University ("Fordham") for its *2019 Financing Project (Renovation and Expansion of the Rose Hill Campus Center)*. For purposes of the *State Environmental Quality Review Act ("SEQRA")*, the Proposed Action would involve DASNY's authorization of the issuance of tax-exempt and/or taxable, fixed and/or variable rate Series 2019 Bonds issued in one or more series to be sold at one or more times through a negotiated offering and/or a private placement, pursuant to DASNY's Independent Colleges and Universities Program.

The proceeds of the Series 2019 Bonds would be used to finance a portion of the costs associated with the renovation and expansion of the McGinley Student Center ("McGinley") on Fordham's Rose Hill Campus (the "Proposed Project"), including the construction of an approximately 71,000 gross-square-foot ("gsf") new building adjacent and connected to McGinley, Rose Hill Gymnasium, and Lombardi Memorial Center; and, approximately 93,880 gsf of renovations to the existing McGinley.

Location of Proposed Project

The Fordham campus is located at 441 East Fordham Road, Bronx, Bronx County, New York.

Description of the Institution

Fordham University is an independent, not-for-profit, coeducational, nonsectarian institution of higher education that was founded in 1841 and was granted its charter in 1846 by the State of New York. Fordham offers associate, baccalaureate, masters, and doctorate degrees. Fordham University comprises primarily three campuses: Rose Hill Campus, adjacent to the New York Botanical Gardens in the Bronx; Lincoln Center Campus, adjacent to the Lincoln Center for the Performing Arts on Manhattan's Westside; and Westchester Campus in Harrison. Fordham University serves approximately 16,037 undergraduate and graduate students at all locations.

Reasons Supporting This Determination

Overview. DASNY completed this environmental review in accordance with the procedures set forth in the *State Environmental Quality Review Act* ("SEQRA"), codified at Article 8 of the New York *Environmental Conservation Law ("ECL")*, and its implementing regulations, promulgated at Part 617 of Title 6 of the *New York Codes, Rules and Regulations ("N.Y.C.R.R.")*, which collectively contain the requirements for the *SEQR* process. The environmental review of the Proposed Project follows SEQR, and the New York *City Environmental Quality Review (CEQR) Technical Manual* (March 2014 Edition) generally is used as a guide with respect to environmental analysis methodologies and criteria for evaluating the Proposed Project's potential effects on the environment.

The Proposed Project was also reviewed in conformance with the *New York State Historic Preservation Act of 1980 ("SHPA")*, especially the implementing regulations of Section 14.09 of the *Parks, Recreation and Historic Preservation Law ("PRHPL"),* as well as with the requirements of the Memorandum of Understanding ("MOU"), dated March 18, 1998, between DASNY and the New York State Office of Parks, Recreation and Historic Preservation ("OPRHP").

Additionally, the Proposed Project was analyzed for consistency with the State of New York *Smart Growth Public Infrastructure Policy Act ("SGPIPA")*, Article 6 of the New York *ECL*, for a variety of policy areas related to land use and sustainable development. The *Smart Growth Impact Statement Assessment Form ("SGISAF")* is included with this determination.

Representatives of DASNY reviewed the *Full Environmental Assessment Form ("FEAF") Part 1*, dated November 3, 2019 (attached), prepared by representatives of Fordham, and determined that the Proposed Project constitutes an Unlisted action pursuant to 6 *N.Y.C.R.R.* Part 617.2(al) of the *SEQR* implementing regulations. On November 5, 2019, DASNY circulated a lead agency request letter, including the *FEAF Part 1* as well as a *Distribution List of Involved Agencies and Interested Parties* to whom the lead agency letter was sent. There being no objection to DASNY assuming *SEQR* lead agency status, a coordinated review among the involved agencies was initiated.

DASNY representatives visited the Project Site and its environs and discussed the Proposed Project's environmental effects with representatives of Fordham, as well as representatives of the involved agencies. DASNY subsequently completed an evaluation of the magnitude and importance of project impacts, as detailed in the *FEAF Part 2* (see attached). **Based on the above, and the additional information set forth below, DASNY as lead agency has analyzed the relevant areas of environmental concern and determined that the Proposed Project would not have a significant adverse effect on the environment.**

General Findings. The expansion and renovation of the McGinley Campus Center would create a place that would function as the heart of the Fordham campus, a bridge to connect people and a destination to promote health and well-being for the vibrant University community. The Proposed Project would weave together the existing McGinley Campus Center, the Rose Hill Gymnasium and the Lombardi Center to become the central hub for a variety of student activities, as well as conferences and events. A new, all-glass entrance will lead visitors into a double height arcade, the main thoroughfare providing access to all parts of the campus center. Another new atrium between the new addition and the existing McGinley Campus Center, allowing abundant daylight to penetrate deep into the space.

The original McGinley building was constructed in 1958, during which time Fordham had a smaller student population than today, a population that was primarily commuter. The expansion and renovation would more adequately fulfill the needs of a student body that has grown nearly 260 percent since its original construction. The new Student Center would continue to house much of what it does today, including mission and ministry, student affairs, student clubs and

organizations, a fitness center, and the campus's primary dining facility; however, the Proposed Project would introduce a larger, modern facility that would better meet the needs of the University community.

SGPIPA. DASNY's Smart Growth Advisory Committee reviewed the *SGISAF* that was prepared in accordance with the *SGPIPA* and found that, to the extent practicable, the Proposed Project would be consistent with and would be generally supportive of the smart growth criteria established by the legislation. The compatibility of the Proposed Project with the criteria of the *SSGPIPA*, Article 6 of the *ECL*, is detailed in the attached *SGISAF*. In general, the Proposed Project would comply with the relevant State and local public policy initiatives that guide development within the project area.

Potential Impacts. DASNY, as lead agency, has inventoried all potential resources that could be affected by the Proposed Project or action, and assessed the magnitude, duration, likelihood, scale, and context of the Proposed Project and determined that no impact, or a small impact, may occur to the following resources: Land Use, Zoning and Public Policy, Socioeconomics, Community Facilities, Open Space and Recreational Facilities, Cultural Resources, Architectural Design and Visual Resources, Neighborhood Character, Natural Resources, Hazardous Materials, Infrastructure, Solid Waste and Sanitation Services, Use and Conservation of Energy, Transportation, Air Quality, Noise, and Construction (see *SEQR Supplemental Report*). No potential negative long-term or cumulative impacts or significant adverse environmental impacts were identified in connection with the Proposed Project.

Summary. DASNY has reviewed the Proposed Project using criteria provided in Part 617.7 of *SEQRA* and has determined that:

(i) there will be no substantial adverse change in existing air quality, ground or surface water quality or quantity, traffic or noise levels; no substantial increase in solid waste production; and no substantial increase in potential for erosion, flooding, leaching or drainage problems;
(ii) there will be no removal or destruction of large quantities of vegetation or fauna; no substantial interference with the movement of any resident or migratory fish or wildlife species; no impacts on a significant habitat area; no substantial adverse impacts on a threatened or endangered species of animal or plant, or the habitat of such a species; or other significant adverse impacts to natural resources;
(iii) there will be no impairment of the environmental characteristics of a Critical Environmental Area as designated pursuant to subdivision 617.14(g) of this Part;
(iv) there will be no creation of a material conflict with a community's current plans or goals as officially approved or adopted;
(v) there will be no impairment of the character or quality of important historical, archeological, architectural, or aesthetic resources or of existing community or neighborhood character;

(vi) there will be no major change in the use of either the quantity or type of energy;
(vii) there will be no creation of a hazard to human health;
(viii) there will be no substantial change in the use, or intensity of use, of land including agricultural, open space or recreational resources, or in its capacity to support existing uses;
(ix) there will be no encouraging or attracting of a large number of people to a place or places for more than a few days, compared to the number of people who would come to such place absent the action;
(x) there will be no creation of a material demand for other actions that would result in one of the above consequences;
(xi) there will be no changes in two or more elements of the environment, no one of which has a significant impact on the environment, but when considered together result in a substantial adverse impact on the environment;
(xii) there will not be two or more related actions undertaken, funded or approved by an agency, none of which has or would have a significant impact on the environment, but when considered cumulatively would meet one or more of the criteria in this subdivision; and
(xiii) there will be no other significant adverse environmental impacts.

Based on the above, and the additional information contained herein, DASNY, as lead agency, analyzed the relevant areas of environmental concern and determined that the Proposed Project would not have a significant adverse impact on the environment and a Draft Environmental Impact Statement will not be prepared.

For Further Information:

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Director
Office of Environmental Affairs

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515 Broadway
Albany, New York 12207-2964

Telephone: (518) 257-3214

Email: rderico@dasny.org

Fordham University Rose Hill Campus Center Expansion & Renovation

State Environmental Quality Review
Full Environmental Assessment Form & Supplemental Report

December 2019

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CAMERON ENGINEERING

State Environmental Quality Review
Full Environmental Assessment Form &
Supplemental Report

for the:

Proposed Rose Hill Campus Center Expansion & Renovation Project

Fordham University
Borough of the Bronx, Bronx County, New York

Prepared on behalf of:

Fordham University
441 East Fordham University
Bronx, New York

Prepared for Lead Agency:

Dormitory Authority of the State of New York
515 Broadway
Albany, New York 12207-2964

Prepared by:

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New York, NY 10018

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December 2019

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Instructions for Completing Part 1

Part 1 is to be completed by the applicant or project sponsor. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification.

Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information; indicate whether missing information does not exist, or is not reasonably available to the sponsor; and, when possible, generally describe work or studies which would be necessary to update or fully develop that information.

Applicants/sponsors must complete all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered either "Yes" or "No". If the answer to the initial question is "Yes", complete the sub-questions that follow. If the answer to the initial question is "No", proceed to the next question. Section F allows the project sponsor to identify and attach any additional information. Section G requires the name and signature of the applicant or project sponsor to verify that the information contained in Part 1is accurate and complete.

A. Project and Applicant/Sponsor Information.

Name of Action or Project: Renovation and Expansion of the Rose Hill Campus Center		
Project Location (describe, and attach a general location map): 441 East Fordham Road, Bronx, NY 10458; Block 3273, Lot 1; Bronx Community District 6. Block generally bounded by Webster Avenue, Bedford Park Boulevard, Southern Boulevard, and E. Fordham Road (Figures 1 - 3).		
Brief Description of Proposed Action (include purpose or need): Proposed Action: The Dormitory Authority of the State of New York (DASNY) has received a funding request from Fordham University for a proposed renovation and expansion of the Rose Hill Campus Center ("Proposed Project"). For purposes of this State Environmental Quality Review (SEQR), the Proposed Action consists of DASNY's authorization of the issuance of bond financing to fund all or a portion of the Proposed Project. Proposed Project: The Proposed Project consists of an approximately 71,000 gross-square-foot (gsf) new building (horizontal and vertical expansion of the existing McGinley Student Center) to be constructed adjacent and connected to three existing buildings at the Rose Hill Campus: McGinley Center, Rose Hill Gymnasium, and Lombardi Memorial Center (Figure 4). The proposed new building addition would include: an enlarged fitness center (Level 0); a student lounge (Level 1); a campus ministry and career services center (Level 2); special events space and meeting rooms (Level 3); two- and three-story interior open space; and interior pedestrian bridges. The Proposed Project also involves approximately 93,880 gsf of renovations to the existing McGinley Student Center. Combined, these improvements would create a central hub for a variety of student activities, as well as conferences and events.		
Name of Applicant/Sponsor: Fordham University	Telephone: 718.817.4811 E-Mail: vburke@fordham.edu	
Address: 441 East Fordham Road		
City/PO: Bronx	State: New York	Zip Code: 10458
Project Contact (if not same as sponsor; give name and title/role): Vincent Burke, Director, Office of Capital Programs & Projects - Fordham University	Telephone: 718.817.4811 E-Mail: vburke@fordham.edu	
Address: 441 East Fordham Road		
City/PO: Bronx	State: New York	Zip Code: 10458
Property Owner (if not same as sponsor): (Same)	Telephone: E-Mail:	
Address:		
City/PO:	State:	Zip Code:

B. Government Approvals

B. Government Approvals, Funding, or Sponsorship. ("Funding" includes grants, loans, tax relief, and any other forms of financial assistance.)

Government Entity	If Yes: Identify Agency and Approval(s) Required	Application Date (Actual or projected)
a. City Counsel, Town Board, or Village Board of Trustees ☐Yes ☑No		
b. City, Town or Village Planning Board or Commission ☐Yes ☑No		
c. City, Town or Village Zoning Board of Appeals ☐Yes ☑No		
d. Other local agencies ☐Yes ☑No		
e. County agencies ☐Yes ☑No		
f. Regional agencies ☐Yes ☑No		
g. State agencies ☑Yes ☐No	DASNY authorization of bond financing; Higher Education Capital (HECap) Matching Grant (TBD)	December 2019
h. Federal agencies ☐Yes ☑No		

i. Coastal Resources.

i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway? ☑Yes ☐No

Note: The Project Site (Block 3273, Lot 1) is approximately 2,850 feet west of the Bronx River, a Designated Inland Waterway. The Project Site is adjacent to, but is neither wholly nor partially within the NYC Coastal Zone (Source: NYC Waterfront Revitalization Program Coastal Zone Boundary Map).

ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program? ☑Yes ☐No

iii. Is the project site within a Coastal Erosion Hazard Area? ☐Yes ☑No

C. Planning and Zoning

C.1. Planning and zoning actions.

Will administrative or legislative adoption, or amendment of a plan, local law, ordinance, rule or regulation be the only approval(s) which must be granted to enable the proposed action to proceed? ☐Yes ☑No

- **If Yes,** complete sections C, F and G.
- **If No,** proceed to question C.2 and complete all remaining sections and questions in Part 1

C.2. Adopted land use plans.

a. Do any municipally- adopted (city, town, village or county) comprehensive land use plan(s) include the site where the proposed action would be located? ☐Yes ☑No

If Yes, does the comprehensive plan include specific recommendations for the site where the proposed action would be located? ☐Yes ☐No

b. Is the site of the proposed action within any local or regional special planning district (for example: Greenway; Brownfield Opportunity Area (BOA); designated State or Federal heritage area; watershed management plan; or other?) ☐Yes ☑No

If Yes, identify the plan(s):

_____

_____

_____

c. Is the proposed action located wholly or partially within an area listed in an adopted municipal open space plan, or an adopted municipal farmland protection plan? ☐Yes ☑No

If Yes, identify the plan(s):

_____

_____

_____

C.3. Zoning

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance. ☑ Yes ☐ No
If Yes, what is the zoning classification(s) including any applicable overlay district?
R6 General Residential Zoning District (Figure 6)

b. Is the use permitted or allowed by a special or conditional use permit? ☑ Yes ☐ No

c. Is a zoning change requested as part of the proposed action? ☐ Yes ☑ No
If Yes,
i. What is the proposed new zoning for the site? _____

C.4. Existing community services.

a. In what school district is the project site located? New York City Community School District 10

b. What police or other public protection forces serve the project site?
New York City Police Department (NYPD) 48th Precinct at 450 Cross Bronx Expressway, Bronx, NY 10457

c. Which fire protection and emergency medical services serve the project site?
New York City Fire Department (FDNY) Engine Company 48 at 2417 Webster Avenue, Bronx, NY 10458

d. What parks serve the project site?
Bronx Park; Rose Hill Park

D. Project Details

D.1. Proposed and Potential Development

a. What is the general nature of the proposed action (e.g., residential, industrial, commercial, recreational; if mixed, include all components)? Institution (Educational Buildings)

b. a. Total acreage of the site of the proposed action? (campus) 80 acres
b. Total acreage to be physically disturbed? 0.53 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 80 acres

c. Is the proposed action an expansion of an existing project or use? ☑ Yes ☐ No
i. If Yes, what is the approximate percentage of the proposed expansion and identify the units (e.g., acres, miles, housing units, square feet)? % Approx. 51.5 Units: 71,000 gross square feet

d. Is the proposed action a subdivision, or does it include a subdivision? ☐ Yes ☑ No
If Yes,
i. Purpose or type of subdivision? (e.g., residential, industrial, commercial; if mixed, specify types)

ii. Is a cluster/conservation layout proposed? ☐ Yes ☐ No
iii. Number of lots proposed? _____
iv. Minimum and maximum proposed lot sizes? Minimum _____ Maximum _____

e. Will the proposed action be constructed in multiple phases? ☑ Yes ☐ No
i. If No, anticipated period of construction: _____ months
ii. If Yes:
- Total number of phases anticipated 3
- Anticipated commencement date of phase 1 (including demolition) July month 2019 year
- Anticipated completion date of final phase Dec month 2025 year
- Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases:
Phases are to occur sequentially (i.e., Phase 1 must be complete before start of Phase 2; Phase 2 must be complete before start of Phase 3).

f. Does the project include new residential uses? ☐ Yes ☑ No

If Yes, show numbers of units proposed.

	One Family	Two Family	Three Family	Multiple Family (four or more)
Initial Phase				
At completion of all phases				

g. Does the proposed action include new non-residential construction (including expansions)? ☑ Yes ☐ No

If Yes,

i. Total number of structures One

ii. Dimensions (in feet) of largest proposed structure: 83 height; 82 width; and 249 length

iii. Approximate extent of building space to be heated or cooled: New Building: 71,000 gross square feet

h. Does the proposed action include construction or other activities that will result in the impoundment of any liquids, such as creation of a water supply, reservoir, pond, lake, waste lagoon or other storage? ☐ Yes ☑ No

If Yes,

i. Purpose of the impoundment: _____

ii. If a water impoundment, the principal source of the water: ☐ Ground water ☐ Surface water streams ☐ Other specify:

_____

iii. If other than water, identify the type of impounded/contained liquids and their source.

_____

iv. Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres

v. Dimensions of the proposed dam or impounding structure: _____ height; _____ length

vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete):

_____

D.2. Project Operations

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? ☑ Yes ☐ No
(Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite)

If Yes:

i .What is the purpose of the excavation or dredging? Excavation for new foundations and utilities relocation

ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site?

- Volume (specify tons or cubic yards): +/- 12,700 cubic yards
- Over what duration of time? Approximately 4 weeks

iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them.

Fill (sand); decomposed rock; weathered rock.

_____

iv. Will there be onsite dewatering or processing of excavated materials? ☐ Yes ☑ No

If yes, describe. _____

_____

v. What is the total area to be dredged or excavated? Approx. 0.53 acres

vi. What is the maximum area to be worked at any one time? Approx. 0.53 acres

vii. What would be the maximum depth of excavation or dredging? +/- 15 feet

viii. Will the excavation require blasting? ☐ Yes ☑ No

ix. Summarize site reclamation goals and plan: _____

No reclamation goals or plans proposed.

_____

b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment into any existing wetland, waterbody, shoreline, beach or adjacent area? ☐ Yes ☑ No

If Yes:

i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): _____

_____

ii. Describe how the proposed action would affect that waterbody or wetland, e.g. excavation, fill, placement of structures, or alteration of channels, banks and shorelines. Indicate extent of activities, alterations and additions in square feet or acres:

_____

_____

_____

_____

iii. Will the proposed action cause or result in disturbance to bottom sediments? ☐ Yes ☑ No

If Yes, describe: _____

iv. Will the proposed action cause or result in the destruction or removal of aquatic vegetation? ☐ Yes ☑ No

If Yes:

- acres of aquatic vegetation proposed to be removed: _____
- expected acreage of aquatic vegetation remaining after project completion: _____
- purpose of proposed removal (e.g. beach clearing, invasive species control, boat access): _____

_____

- proposed method of plant removal: _____
- if chemical/herbicide treatment will be used, specify product(s): _____

v. Describe any proposed reclamation/mitigation following disturbance: _____

_____

c. Will the proposed action use, or create a new demand for water? ☑ Yes ☐ No

If Yes:

i. Total anticipated water usage/demand per day: 97,910 gallons/day

ii. Will the proposed action obtain water from an existing public water supply? ☑ Yes ☐ No

If Yes:

- Name of district or service area: New York City Water Board
- Does the existing public water supply have capacity to serve the proposal? ☑ Yes ☐ No
- Is the project site in the existing district? ☑ Yes ☐ No
- Is expansion of the district needed? ☐ Yes ☑ No
- Do existing lines serve the project site? ☑ Yes ☐ No

iii. Will line extension within an existing district be necessary to supply the project? ☐ Yes ☑ No

If Yes:

- Describe extensions or capacity expansions proposed to serve this project: _____

_____

- Source(s) of supply for the district: _____

iv. Is a new water supply district or service area proposed to be formed to serve the project site? ☐ Yes ☑ No

If, Yes:

- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- Proposed source(s) of supply for new district: _____

v. If a public water supply will not be used, describe plans to provide water supply for the project: _____

N/A

vi. If water supply will be from wells (public or private), what is the maximum pumping capacity: N/A gallons/minute.

d. Will the proposed action generate liquid wastes? ☑ Yes ☐ No

If Yes:

i. Total anticipated liquid waste generation per day: 97,910 gallons/day

ii. Nature of liquid wastes to be generated (e.g., sanitary wastewater, industrial; if combination, describe all components and approximate volumes or proportions of each): _____

Sanitary wastewater

_____

iii. Will the proposed action use any existing public wastewater treatment facilities? ☑ Yes ☐ No

If Yes:

- Name of wastewater treatment plant to be used: Hunt's Point Wastewater Treatment Plan
- Name of district: NYC Department of Environmental Protection (DEP) Wasterwater System
- Does the existing wastewater treatment plant have capacity to serve the project? ☑ Yes ☐ No
- Is the project site in the existing district? ☑ Yes ☐ No
- Is expansion of the district needed? ☐ Yes ☐ No

- Do existing sewer lines serve the project site? ☑ Yes ☐ No
- Will a line extension within an existing district be necessary to serve the project? ☐ Yes ☑ No

  If Yes:
  - Describe extensions or capacity expansions proposed to serve this project: _____

iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? ☐ Yes ☑ No

If Yes:
- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- What is the receiving water for the wastewater discharge? _____

v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans):

N/A

vi. Describe any plans or designs to capture, recycle or reuse liquid waste: _____

No plans or designs proposed.

e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? ☐ Yes ☐ No

If Yes:

i. How much impervious surface will the project create in relation to total size of project parcel?

_____ Square feet or _____ acres (impervious surface)

_____ Square feet or _____ acres (parcel size)

ii. Describe types of new point sources. _____

iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)?

- If to surface waters, identify receiving water bodies or wetlands: _____
- Will stormwater runoff flow to adjacent properties? ☐ Yes ☐ No

iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? ☐ Yes ☐ No

f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? ☑ Yes ☐ No

If Yes, identify:

i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles)

Excavators and concrete trucks (during construction)

ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers)

Compressors, heavy machinery, and localized generators, as necessary.

iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation)

Existing stationary emergency generator and cooling towers (1 new cooling tower; 2 existing)

g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? ☐ Yes ☑ No

If Yes:

i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) ☐ Yes ☐ No

ii. In addition to emissions as calculated in the application, the project will generate:
- _____Tons/year (short tons) of Carbon Dioxide (CO_2)
- _____Tons/year (short tons) of Nitrous Oxide (N_2O)
- _____Tons/year (short tons) of Perfluorocarbons (PFCs)
- _____Tons/year (short tons) of Sulfur Hexafluoride (SF_6)
- _____Tons/year (short tons) of Carbon Dioxide equivalent of Hydroflourocarbons (HFCs)
- _____Tons/year (short tons) of Hazardous Air Pollutants (HAPs)

h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? ☐Yes ☑No

If Yes:

i. Estimate methane generation in tons/year (metric): _____

ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____

_____

i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? ☐Yes ☑No

If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust):

_____

_____

j. Will the proposed action result in a substantial increase in traffic above present levels or generate substantial new demand for transportation facilities or services? ☐Yes ☑No

If Yes:

i. When is the peak traffic expected (Check all that apply): ☐ Morning ☐ Evening ☐Weekend ☐ Randomly between hours of _____ to _____.

ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____

_____

iii. Parking spaces: Existing _____ Proposed _____ Net increase/decrease _____

iv. Does the proposed action include any shared use parking? ☐Yes ☐No

v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe:

_____

vi. Are public/private transportation service(s) or facilities available within ½ mile of the proposed site? ☐Yes ☐No

vii Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? ☐Yes ☐No

viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? ☐Yes ☐No

k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? ☐Yes ☐No

N/A - The Proposed Project would include Institutional (Educational) uses only; no commercial or industrial uses are proposed.

If Yes:

i. Estimate annual electricity demand during operation of the proposed action: _____

_____

ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other):

_____

iii. Will the proposed action require a new, or an upgrade, to an existing substation? ☐Yes ☐No

l. Hours of operation. Answer all items which apply.

i. During Construction:

- Monday - Friday: 7:00AM - 6:00PM
- Saturday: No regular hours
- Sunday: No regular hours
- Holidays: No regular hours

ii. During Operations:

- Monday - Friday: 9:00AM - 1:00AM
- Saturday: 9:00AM - 1:00AM
- Sunday: 9:00AM - 1:00AM
- Holidays: Will vary

m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? ☑ Yes ☐ No

If yes:

i. Provide details including sources, time of day and duration:

Construction of the proposed project has the potential to result in temporary/limited increases in ambient noise levels due to on-site equipment operation, typical of most construction projects.

ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? ☐ Yes ☑ No

Describe: _____

n. Will the proposed action have outdoor lighting? ☑ Yes ☐ No

If yes:

i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:

Downlights affixed to the west and main entrance canopies; up-lights affixed to the proposed new building addition facade; lamp posts along exterior sidewalks. All outdoor lighting will conform with the applicable regulations as defined by the NYC Building Code.

ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? ☐ Yes ☑ No

Describe: _____

o. Does the proposed action have the potential to produce odors for more than one hour per day? ☐ Yes ☑ No

If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures: _____

p. Will the proposed action include any bulk storage of petroleum (combined capacity of over 1,100 gallons) or chemical products 185 gallons in above ground storage or any amount in underground storage? ☐ Yes ☑ No

If Yes:

i. Product(s) to be stored _____

ii. Volume(s) _____ per unit time _____ (e.g., month, year)

iii. Generally, describe the proposed storage facilities:_____

q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? ☐ Yes ☑ No

If Yes:

i. Describe proposed treatment(s):

_____

ii. Will the proposed action use Integrated Pest Management Practices? ☐ Yes ☐ No

r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? ☐ Yes ☐ No

N/A - Institution (Educational) use only; no commercial or industrial uses proposed.

If Yes:

i. Describe any solid waste(s) to be generated during construction or operation of the facility:

- Construction: _____ tons per _____ (unit of time)
- Operation : _____ tons per _____ (unit of time)

ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:

- Construction: _____
- Operation: _____

iii. Proposed disposal methods/facilities for solid waste generated on-site:

- Construction: _____
- Operation: _____

s. Does the proposed action include construction or modification of a solid waste management facility? ☐ Yes ☑ No

If Yes:

i. Type of management or handling of waste proposed for the site (e.g., recycling or transfer station, composting, landfill, or other disposal activities): _____

ii. Anticipated rate of disposal/processing:

- _____ Tons/month, if transfer or other non-combustion/thermal treatment, or
- _____ Tons/hour, if combustion or thermal treatment

iii. If landfill, anticipated site life: _____ years

t. Will the proposed action at the site involve the commercial generation, treatment, storage, or disposal of hazardous waste? ☑ Yes ☐ No

If Yes:

i. Name(s) of all hazardous wastes or constituents to be generated, handled or managed at facility: Removal/disposal of asbestos associated with demolition activities.

ii. Generally describe processes or activities involving hazardous wastes or constituents: Possible asbestos abatement and encapsulation.

iii. Specify amount to be handled or generated N/A tons/month

iv. Describe any proposals for on-site minimization, recycling or reuse of hazardous constituents: None.

v. Will any hazardous wastes be disposed at an existing offsite hazardous waste facility? ☑ Yes ☐ No

If Yes: provide name and location of facility: Debris processing facility. Location to be confirmed by asbestos abatement specialist.

If No: describe proposed management of any hazardous wastes which will not be sent to a hazardous waste facility: N/A

E. Site and Setting of Proposed Action

E.1. Land uses on and surrounding the project site

a. Existing land uses.

i. Check all uses that occur on, adjoining and near the project site.

☑ Urban ☐ Industrial ☐ Commercial ☐ Residential (suburban) ☐ Rural (non-farm)
☐ Forest ☐ Agriculture ☐ Aquatic ☑ Other (specify): Institution (Educational/University Campus)

ii. If mix of uses, generally describe:

The Project Site is an approximately 80-acre university campus. The surrounding area is primarily characterized by medium-density residential, commercial/office, and community facility uses, as well as open space resources (Figure 5).

b. Land uses and covertypes on the project site.

Land use or Covertype	Current Acreage	Acreage After Project Completion	Change (Acres +/-)
• Roads, buildings, and other paved or impervious surfaces	+/- 42 (campus-wide)	+/- 42 (campus-wide)	0
• Forested			
• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)	0	0	0
• Agricultural (includes active orchards, field, greenhouse etc.)	0	0	0
• Surface water features (lakes, ponds, streams, rivers, etc.)	0	0	0
• Wetlands (freshwater or tidal)	0	0	0
• Non-vegetated (bare rock, earth or fill)	0	0	0
• Other Describe: Open space areas typical of a university campus	+/- 37 (campus-wide)	+/- 37 (campus-wide)	0

c. Is the project site presently used by members of the community for public recreation? ☐ Yes ☑ No

i. If Yes: explain: _____

d. Are there any facilities serving children, the elderly, people with disabilities (e.g., schools, hospitals, licensed day care centers, or group homes) within 1500 feet of the project site? ☑ Yes ☐ No

If Yes,

i. Identify Facilities:

PS 74; PS 205; Bronx Academy/Software Engineering; High School/Energy + Tech; Thomas C Giordano Middle School 45; Madison Sq. Boys Club; Theodore Roosevelt Educational Campus; Bronx Middle School 254; PS 85; Round the Clock Nursery; PS 54; Part of the Solution; PS 46; Fordham Bedford Children's Services.; Fordham Bedford Serviam Gardens; Academy of Mt. Ursula; PS 20; Deidas Child Care & Learning Center; Bronx Day Care Center; MedAlliance.

e. Does the project site contain an existing dam? ☐ Yes ☑ No

If Yes:

i. Dimensions of the dam and impoundment:

- Dam height: _____ feet
- Dam length: _____ feet
- Surface area: _____ acres
- Volume impounded: _____ gallons OR acre-feet

ii. Dam's existing hazard classification: _____

iii. Provide date and summarize results of last inspection:

_____

_____

f. Has the project site ever been used as a municipal, commercial or industrial solid waste management facility, or does the project site adjoin property which is now, or was at one time, used as a solid waste management facility? ☐ Yes ☑ No

If Yes:

i. Has the facility been formally closed? ☐ Yes ☐ No

- If yes, cite sources/documentation: _____

ii. Describe the location of the project site relative to the boundaries of the solid waste management facility:

_____

_____

iii. Describe any development constraints due to the prior solid waste activities: _____

_____

g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin property which is now or was at one time used to commercially treat, store and/or dispose of hazardous waste? ☐ Yes ☑ No

If Yes:

i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred:

_____

_____

h. Potential contamination history. Has there been a reported spill at the proposed project site, or have any remedial actions been conducted at or adjacent to the proposed site? ☑ Yes ☐ No

If Yes:

i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply: ☑ Yes ☐ No

☑ Yes – Spills Incidents database — Provide DEC ID number(s): 8703266

☐ Yes – Environmental Site Remediation database — Provide DEC ID number(s): _____

☐ Neither database

ii. If site has been subject of RCRA corrective activities, describe control measures: _____

N/A

_____

iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database? ☐ Yes ☑ No

If yes, provide DEC ID number(s): _____

iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):

Spill Date: 07/22/1987; Material Spilled: Gasoline; Amount Spilled: UNKNOWN; Resource Affected: Groundwater; Cause: Test Tank Failure; Source: Commercial/Industrial; Date Spill Closed: 07/22/1987.

v. Is the project site subject to an institutional control limiting property uses? ☐ Yes ☑ No

- If yes, DEC site ID number: _____
- Describe the type of institutional control (e.g., deed restriction or easement): _____
- Describe any use limitations: _____
- Describe any engineering controls: _____
- Will the project affect the institutional or engineering controls in place? ☐ Yes ☑ No
- Explain: _____

E.2. Natural Resources On or Near Project Site

a. What is the average depth to bedrock on the project site? +/- 27 feet

b. Are there bedrock outcroppings on the project site? ☐ Yes ☑ No
If Yes, what proportion of the site is comprised of bedrock outcroppings? _____%

c. Predominant soil type(s) present on project site:

Fill (Sand)	95 %
Sand	<5 %
Decomposed/Weathered Rock; Bedrock	<5 %

d. What is the average depth to the water table on the project site? Average: +/- 26 feet

e. Drainage status of project site soils:
☐ Well Drained: _____% of site
☑ Moderately Well Drained: 100 % of site
☑ Poorly Drained 100 % of site

f. Approximate proportion of proposed action site with slopes:
☑ 0-10%: 100 % of site
☐ 10-15%: _____% of site
☐ 15% or greater: _____% of site

g. Are there any unique geologic features on the project site? ☐ Yes ☑ No
If Yes, describe: _____

h. Surface water features.

i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? ☐ Yes ☑ No

ii. Do any wetlands or other waterbodies adjoin the project site? ☐ Yes ☑ No

If Yes to either *i* or *ii*, continue. If No, skip to E.2.i.

iii. Are any of the wetlands or waterbodies within or adjoining the project site regulated by any federal, state or local agency? ☐ Yes ☑ No

iv. For each identified regulated wetland and waterbody on the project site, provide the following information:

- Streams: Name _____ Classification _____
- Lakes or Ponds: Name _____ Classification _____
- Wetlands: Name _____ Approximate Size _____
- Wetland No. (if regulated by DEC) _____

v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? ☐ Yes ☑ No

If yes, name of impaired water body/bodies and basis for listing as impaired: _____

i. Is the project site in a designated Floodway? ☐ Yes ☑ No

j. Is the project site in the 100-year Floodplain? ☐ Yes ☑ No

k. Is the project site in the 500-year Floodplain? ☐ Yes ☑ No

l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? ☐ Yes ☑ No
If Yes:

i. Name of aquifer: _____

m. Identify the predominant wildlife species that occupy or use the project site: _____
Unknown _____ _____ _____
_____ _____ _____

n. Does the project site contain a designated significant natural community? ☐ Yes ☑ No
If Yes:
i. Describe the habitat/community (composition, function, and basis for designation): _____
_____
ii. Source(s) of description or evaluation: _____
iii. Extent of community/habitat:
- Currently: _____ acres
- Following completion of project as proposed: _____ acres
- Gain or loss (indicate + or -): _____ acres

o. Does project site contain any species of plant or animal that is listed by the federal government or NYS as endangered or threatened, or does it contain any areas identified as habitat for an endangered or threatened species? ☐ Yes ☑ No

If Yes:
i. Species and listing (endangered or threatened): _____
_____
_____

p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of special concern? ☐ Yes ☑ No

If Yes:
i. Species and listing: _____
_____

q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? ☐ Yes ☑ No
If yes, give a brief description of how the proposed action may affect that use: _____
_____

E.3. Designated Public Resources On or Near Project Site

a. Is the project site, or any portion of it, located in a designated agricultural district certified pursuant to Agriculture and Markets Law, Article 25-AA, Section 303 and 304? ☐ Yes ☑ No
If Yes, provide county plus district name/number: _____

b. Are agricultural lands consisting of highly productive soils present? ☐ Yes ☑ No
i. If Yes: acreage(s) on project site? _____
ii. Source(s) of soil rating(s): _____

c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? ☐ Yes ☑ No
If Yes:
i. Nature of the natural landmark: ☐ Biological Community ☐ Geological Feature
ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____
_____
_____

d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? ☐ Yes ☑ No
If Yes:
i. CEA name: _____
ii. Basis for designation: _____
iii. Designating agency and date: _____

e. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? ☑ Yes ☐ No

If Yes:

i. Nature of historic/archaeological resource: ☐ Archaeological Site ☐ Historic Building or District

ii. Name: Eligible property:THEODORE ROOSEVELT HIGH SCHOOL, Eligible property:FORDHAM ROAD RAILROAD STATION, Eligible property:...

iii. Brief description of attributes on which listing is based:

NYS DEC Mapper Summary Report; NYS Office of Parks, Recreation, & Historic Preservation (OPRHP) Cultural Resource Information System

f. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory? ☐ Yes ☑ No

g. Have additional archaeological or historic site(s) or resources been identified on the project site? ☑ Yes ☐ No

If Yes:

i. Describe possible resource(s): (1) Rose Hill Administration Building; (2) St. John's Church; (3) St. John's Residence Hall; (4) Alumni House

ii. Basis for identification: NYC Landmarks Preservation Commission Map; Designation Reports: (1) LP-0116; (2) LP-0117; (3) LP-0118; (4) LP-1084.

h. Is the project site within fives miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? ☑ Yes ☐ No

If Yes:

i. Identify resource: (1) Bronx River Parkway; (2) Hudson River; (3) NY Botanical Garden; Woodlawn Cemetery; Van Cortlandt Park; (4) Jerome Park Reservoir

ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): (1)NYS Designated Scenic Byway; (2)US EPA American Heritage River; (3)National Historic Landmark; (4)National Register of Historic Places

iii. Distance between project and resource: (Within Bronx County) 0 - 5 miles.

i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? ☐ Yes ☑ No

If Yes:

i. Identify the name of the river and its designation: _____

ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? ☐ Yes ☐ No

F. Additional Information

Attach any additional information which may be needed to clarify your project.

If you have identified any adverse impacts which could be associated with your proposal, please describe those impacts plus any measures which you propose to avoid or minimize them.

G. Verification

I certify that the information provided is true to the best of my knowledge.

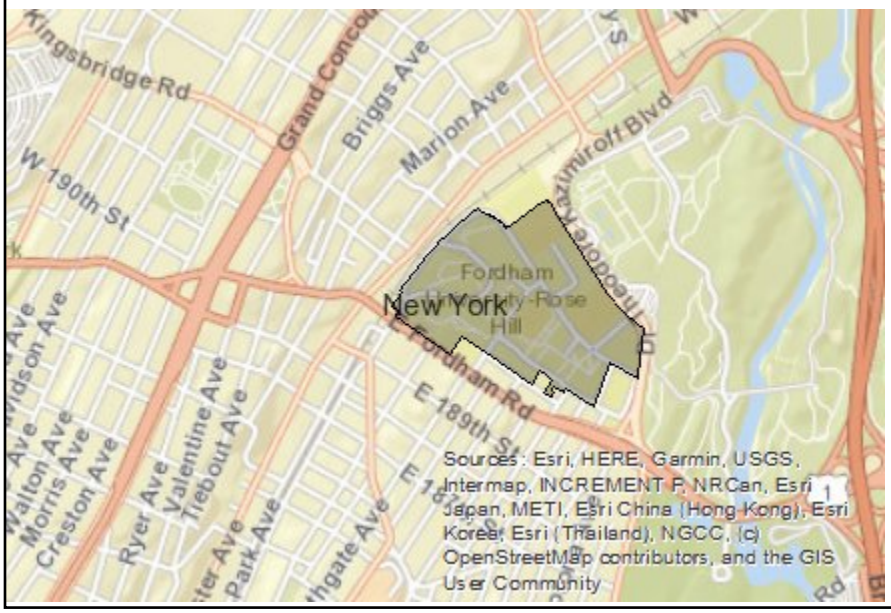
Applicant/Sponsor Name Vincent Burke/Fordham University Date 3 November 2019

Signature _____ Title Director, Office of Capital Programs and Planning

PRINT FORM

EAF Mapper Summary Report

Tuesday, October 22, 2019 2:33 PM



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.

B.i.i [Coastal or Waterfront Area]	Yes
B.i.ii [Local Waterfront Revitalization Area]	Yes
C.2.b. [Special Planning District]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h [DEC Spills or Remediation Site - Potential Contamination History]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Listed]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Environmental Site Remediation Database]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.iii [Within 2,000' of DEC Remediation Site]	No
E.2.g [Unique Geologic Features]	No
E.2.h.i [Surface Water Features]	No
E.2.h.ii [Surface Water Features]	No
E.2.h.iii [Surface Water Features]	No
E.2.h.v [Impaired Water Bodies]	No
E.2.i. [Floodway]	No
E.2.j. [100 Year Floodplain]	No
E.2.k. [500 Year Floodplain]	No
E.2.l. [Aquifers]	No
E.2.n. [Natural Communities]	No
E.2.o. [Endangered or Threatened Species]	No
E.2.p. [Rare Plants or Animals]	No
E.3.a. [Agricultural District]	No

E.3.c. [National Natural Landmark]	No
E.3.d [Critical Environmental Area]	No
E.3.e. [National or State Register of Historic Places or State Eligible Sites]	Yes - Digital mapping data for archaeological site boundaries are not available. Refer to EAF Workbook.
E.3.e.ii [National or State Register of Historic Places or State Eligible Sites - Name]	Eligible property:THEODORE ROOSEVELT HIGH SCHOOL, Eligible property:FORDHAM ROAD RAILROAD STATION, Eligible property:Rose Hill Park Comfort Station (1923), New York Botanical Gardens
E.3.f. [Archeological Sites]	No
E.3.i. [Designated River Corridor]	No

Agency Use Only [If applicable]

Project :

Date :

Full Environmental Assessment Form
Part 2 - Identification of Potential Project Impacts

Part 2 is to be completed by the lead agency. Part 2 is designed to help the lead agency inventory all potential resources that could be affected by a proposed project or action. We recognize that the lead agency's reviewer(s) will not necessarily be environmental professionals. So, the questions are designed to walk a reviewer through the assessment process by providing a series of questions that can be answered using the information found in Part 1. To further assist the lead agency in completing Part 2, the form identifies the most relevant questions in Part 1 that will provide the information needed to answer the Part 2 question. When Part 2 is completed, the lead agency will have identified the relevant environmental areas that may be impacted by the proposed activity.

If the lead agency is a state agency **and** the action is in any Coastal Area, complete the Coastal Assessment Form before proceeding with this assessment.

Tips for completing Part 2:

- Review all of the information provided in Part 1.
- Review any application, maps, supporting materials and the Full EAF Workbook.
- Answer each of the 18 questions in Part 2.
- If you answer "**Yes"** to a numbered question, please complete all the questions that follow in that section.
- If you answer "**No"** to a numbered question, move on to the next numbered question.
- Check appropriate column to indicate the anticipated size of the impact.
- Proposed projects that would exceed a numeric threshold contained in a question should result in the reviewing agency checking the box "Moderate to large impact may occur."
- The reviewer is not expected to be an expert in environmental analysis.
- If you are not sure or undecided about the size of an impact, it may help to review the sub-questions for the general question and consult the workbook.
- When answering a question consider all components of the proposed activity, that is, the "whole action".
- Consider the possibility for long-term and cumulative impacts as well as direct impacts.
- Answer the question in a reasonable manner considering the scale and context of the project.

1. Impact on Land

Proposed action may involve construction on, or physical alteration of, the land surface of the proposed site. (See Part 1. D.1) ☐ NO ☐ YES

If "Yes", answer questions a - j. If "No", move on to Section 2.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may involve construction on land where depth to water table is less than 3 feet.	E2d	☑	☐
b. The proposed action may involve construction on slopes of 15% or greater.	E2f	☑	☐
c. The proposed action may involve construction on land where bedrock is exposed, or generally within 5 feet of existing ground surface.	E2a	☑	☐
d. The proposed action may involve the excavation and removal of more than 1,000 tons of natural material.	D2a	☑	☐
e. The proposed action may involve construction that continues for more than one year or in multiple phases.	D1e	☑	☐
f. The proposed action may result in increased erosion, whether from physical disturbance or vegetation removal (including from treatment by herbicides).	D2e, D2q	☑	☐
g. The proposed action is, or may be, located within a Coastal Erosion hazard area.	B1i	☐	☐
h. Other impacts: _____ _____		☐	☐

2. Impact on Geological Features

The proposed action may result in the modification or destruction of, or inhibit access to, any unique or unusual land forms on the site (e.g., cliffs, dunes, minerals, fossils, caves). (See Part 1. E.2.g) ☐ NO ☐ YES

If "Yes", answer questions a - c. If "No", move on to Section 3.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Identify the specific land form(s) attached: _____ _____	E2g	☐	☐
b. The proposed action may affect or is adjacent to a geological feature listed as a registered National Natural Landmark. Specific feature: _____	E3c	☐	☐
c. Other impacts: _____ _____		☐	☐

3. Impacts on Surface Water

The proposed action may affect one or more wetlands or other surface water bodies (e.g., streams, rivers, ponds or lakes). (See Part 1. D.2, E.2.h) ☐ NO ☐ YES

If "Yes", answer questions a - l. If "No", move on to Section 4.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may create a new water body.	D2b, D1h	☐	☐
b. The proposed action may result in an increase or decrease of over 10% or more than a 10 acre increase or decrease in the surface area of any body of water.	D2b	☐	☐
c. The proposed action may involve dredging more than 100 cubic yards of material from a wetland or water body.	D2a	☐	☐
d. The proposed action may involve construction within or adjoining a freshwater or tidal wetland, or in the bed or banks of any other water body.	E2h	☐	☐
e. The proposed action may create turbidity in a waterbody, either from upland erosion, runoff or by disturbing bottom sediments.	D2a, D2h	☐	☐
f. The proposed action may include construction of one or more intake(s) for withdrawal of water from surface water.	D2c	☐	☐
g. The proposed action may include construction of one or more outfall(s) for discharge of wastewater to surface water(s).	D2d	☐	☐
h. The proposed action may cause soil erosion, or otherwise create a source of stormwater discharge that may lead to siltation or other degradation of receiving water bodies.	D2e	☐	☐
i. The proposed action may affect the water quality of any water bodies within or downstream of the site of the proposed action.	E2h	☐	☐
j. The proposed action may involve the application of pesticides or herbicides in or around any water body.	D2q, E2h	☐	☐
k. The proposed action may require the construction of new, or expansion of existing, wastewater treatment facilities.	D1a, D2d	☐	☐

l. Other impacts: _____ _____		□	□

4. Impact on groundwater

The proposed action may result in new or additional use of ground water, or may have the potential to introduce contaminants to ground water or an aquifer. (See Part 1. D.2.a, D.2.c, D.2.d, D.2.p, D.2.q, D.2.t) ☑ NO ☐ YES

If "Yes", answer questions a - h. If "No", move on to Section 5.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may require new water supply wells, or create additional demand on supplies from existing water supply wells.	D2c	□	□
b. Water supply demand from the proposed action may exceed safe and sustainable withdrawal capacity rate of the local supply or aquifer. Cite Source: _____	D2c	□	□
c. The proposed action may allow or result in residential uses in areas without water and sewer services.	D1a, D2c	□	□
d. The proposed action may include or require wastewater discharged to groundwater.	D2d, E2l	□	□
e. The proposed action may result in the construction of water supply wells in locations where groundwater is, or is suspected to be, contaminated.	D2c, E1f, E1g, E1h	□	□
f. The proposed action may require the bulk storage of petroleum or chemical products over ground water or an aquifer.	D2p, E2l	□	□
g. The proposed action may involve the commercial application of pesticides within 100 feet of potable drinking water or irrigation sources.	E2h, D2q, E2l, D2c	□	□
h. Other impacts: _____ _____		□	□

5. Impact on Flooding

The proposed action may result in development on lands subject to flooding. (See Part 1. E.2) ☑ NO ☐ YES

If "Yes", answer questions a - g. If "No", move on to Section 6.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in development in a designated floodway.	E2i	□	□
b. The proposed action may result in development within a 100 year floodplain.	E2j	□	□
c. The proposed action may result in development within a 500 year floodplain.	E2k	□	□
d. The proposed action may result in, or require, modification of existing drainage patterns.	D2b, D2e	□	□
e. The proposed action may change flood water flows that contribute to flooding.	D2b, E2i, E2j, E2k	□	□
f. If there is a dam located on the site of the proposed action, is the dam in need of repair, or upgrade?	E1e	□	□

g. Other impacts: _____ _____		☐	☐

6. Impacts on Air

The proposed action may include a state regulated air emission source. (See Part 1. D.2.f., D.2.h, D.2.g) ☑ NO ☐ YES

If "Yes", answer questions a - f. If "No", move on to Section 7.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. If the proposed action requires federal or state air emission permits, the action may also emit one or more greenhouse gases at or above the following levels:			
i. More than 1000 tons/year of carbon dioxide (CO_2)	D2g	☐	☐
ii. More than 3.5 tons/year of nitrous oxide (N_2O)	D2g	☐	☐
iii. More than 1000 tons/year of carbon equivalent of perfluorocarbons (PFCs)	D2g	☐	☐
iv. More than .045 tons/year of sulfur hexafluoride (SF_6)	D2g	☐	☐
v. More than 1000 tons/year of carbon dioxide equivalent of hydrochloroflourocarbons (HFCs) emissions	D2g	☐	☐
vi. 43 tons/year or more of methane	D2h	☐	☐
b. The proposed action may generate 10 tons/year or more of any one designated hazardous air pollutant, or 25 tons/year or more of any combination of such hazardous air pollutants.	D2g	☐	☐
c. The proposed action may require a state air registration, or may produce an emissions rate of total contaminants that may exceed 5 lbs. per hour, or may include a heat source capable of producing more than 10 million BTU's per hour.	D2f, D2g	☐	☐
d. The proposed action may reach 50% of any of the thresholds in "a" through "c", above.	D2g	☐	☐
e. The proposed action may result in the combustion or thermal treatment of more than 1 ton of refuse per hour.	D2s	☐	☐
f. Other impacts: _____ _____		☐	☐

7. Impact on Plants and Animals

The proposed action may result in a loss of flora or fauna. (See Part 1. E.2. m.-q.) ☑ NO ☐ YES

If "Yes", answer questions a - j. If "No", move on to Section 8.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may cause reduction in population or loss of individuals of any threatened or endangered species, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site.	E2o	☐	☐
b. The proposed action may result in a reduction or degradation of any habitat used by any rare, threatened or endangered species, as listed by New York State or the federal government.	E2o	☐	☐
c. The proposed action may cause reduction in population, or loss of individuals, of any species of special concern or conservation need, as listed by New York State or the Federal government, that use the site, or are found on, over, or near the site.	E2p	☐	☐
d. The proposed action may result in a reduction or degradation of any habitat used by any species of special concern and conservation need, as listed by New York State or the Federal government.	E2p	☐	☐

e. The proposed action may diminish the capacity of a registered National Natural Landmark to support the biological community it was established to protect.	E3c	□	□
f. The proposed action may result in the removal of, or ground disturbance in, any portion of a designated significant natural community. Source: _____	E2n	□	□
g. The proposed action may substantially interfere with nesting/breeding, foraging, or over-wintering habitat for the predominant species that occupy or use the project site.	E2m	□	□
h. The proposed action requires the conversion of more than 10 acres of forest, grassland or any other regionally or locally important habitat. Habitat type & information source: _____ _____	E1b	□	□
i. Proposed action (commercial, industrial or recreational projects, only) involves use of herbicides or pesticides.	D2q	□	□
j. Other impacts: _____ _____		□	□

8. Impact on Agricultural Resources

The proposed action may impact agricultural resources. (See Part 1. E.3.a. and b.) ☑ NO ☐ YES

If "Yes", answer questions a - h. If "No", move on to Section 9.

	Relevant Part I Question(s)	**No, or small impact may occur**	**Moderate to large impact may occur**
a. The proposed action may impact soil classified within soil group 1 through 4 of the NYS Land Classification System.	E2c, E3b	□	□
b. The proposed action may sever, cross or otherwise limit access to agricultural land (includes cropland, hayfields, pasture, vineyard, orchard, etc).	E1a, Elb	□	□
c. The proposed action may result in the excavation or compaction of the soil profile of active agricultural land.	E3b	□	□
d. The proposed action may irreversibly convert agricultural land to non-agricultural uses, either more than 2.5 acres if located in an Agricultural District, or more than 10 acres if not within an Agricultural District.	E1b, E3a	□	□
e. The proposed action may disrupt or prevent installation of an agricultural land management system.	El a, E1b	□	□
f. The proposed action may result, directly or indirectly, in increased development potential or pressure on farmland.	C2c, C3, D2c, D2d	□	□
g. The proposed project is not consistent with the adopted municipal Farmland Protection Plan.	C2c	□	□
h. Other impacts: _____		□	□

9. Impact on Aesthetic Resources

The land use of the proposed action are obviously different from, or are in sharp contrast to, current land use patterns between the proposed project and a scenic or aesthetic resource. (Part 1. E.1.a, E.1.b, E.3.h.) ☐ NO ☐ YES

If "Yes", answer questions a - g. If "No", go to Section 10.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Proposed action may be visible from any officially designated federal, state, or local scenic or aesthetic resource.	E3h	☑	☐
b. The proposed action may result in the obstruction, elimination or significant screening of one or more officially designated scenic views.	E3h, C2b	☑	☐
c. The proposed action may be visible from publicly accessible vantage points: i. Seasonally (e.g., screened by summer foliage, but visible during other seasons) ii. Year round	E3h	☑ ☐	☐ ☐
d. The situation or activity in which viewers are engaged while viewing the proposed action is: i. Routine travel by residents, including travel to and from work ii. Recreational or tourism based activities	E3h E2q, E1c	☑ ☑	☐ ☐
e. The proposed action may cause a diminishment of the public enjoyment and appreciation of the designated aesthetic resource.	E3h	☐	☐
f. There are similar projects visible within the following distance of the proposed project: 0-1/2 mile ½ -3 mile 3-5 mile 5+ mile	D1a, E1a, D1f, D1g	☑	☐
g. Other impacts: None.		☑	☐

10. Impact on Historic and Archeological Resources

The proposed action may occur in or adjacent to a historic or archaeological resource. (Part 1. E.3.e, f. and g.) ☑ NO ☐ YES

If "Yes", answer questions a - e. If "No", go to Section 11.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may occur wholly or partially within, or substantially contiguous to, any buildings, archaeological site or district which is listed on the National or State Register of Historical Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places.	E3e	□	□
b. The proposed action may occur wholly or partially within, or substantially contiguous to, an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory.	E3f	□	□
c. The proposed action may occur wholly or partially within, or substantially contiguous to, an archaeological site not included on the NY SHPO inventory. Source: _____	E3g	□	□

d. Other impacts: _____ _____		□	□
e. If any of the above (a-d) are answered "Moderate to large impact may occur", continue with the following questions to help support conclusions in Part 3:			
i. The proposed action may result in the destruction or alteration of all or part of the site or property.	E3e, E3g, E3f	□	□
ii. The proposed action may result in the alteration of the property's setting or integrity.	E3e, E3f, E3g, E1a, E1b	□	□
iii. The proposed action may result in the introduction of visual elements which are out of character with the site or property, or may alter its setting.	E3e, E3f, E3g, E3h, C2, C3	□	□

11. Impact on Open Space and Recreation

The proposed action may result in a loss of recreational opportunities or a reduction of an open space resource as designated in any adopted municipal open space plan.
(See Part 1. C.2.c, E.1.c., E.2.q.)
If "Yes", answer questions a - e. If "No", go to Section 12.

☑ NO ☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in an impairment of natural functions, or "ecosystem services", provided by an undeveloped area, including but not limited to stormwater storage, nutrient cycling, wildlife habitat.	D2e, E1b E2h, E2m, E2o, E2n, E2p	□	□
b. The proposed action may result in the loss of a current or future recreational resource.	C2a, E1c, C2c, E2q	□	□
c. The proposed action may eliminate open space or recreational resource in an area with few such resources.	C2a, C2c E1c, E2q	□	□
d. The proposed action may result in loss of an area now used informally by the community as an open space resource.	C2c, E1c	□	□
e. Other impacts: _____ _____		□	□

12. Impact on Critical Environmental Areas

The proposed action may be located within or adjacent to a critical environmental area (CEA). (See Part 1. E.3.d)
If "Yes", answer questions a - c. If "No", go to Section 13.

☑ NO ☐ YES

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may result in a reduction in the quantity of the resource or characteristic which was the basis for designation of the CEA.	E3d	□	□
b. The proposed action may result in a reduction in the quality of the resource or characteristic which was the basis for designation of the CEA.	E3d	□	□
c. Other impacts: _____ _____		□	□

13. Impact on Transportation

The proposed action may result in a change to existing transportation systems. ☑ NO ☐ YES
(See Part 1. D.2.j)
If "Yes", answer questions a - f. If "No", go to Section 14.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. Projected traffic increase may exceed capacity of existing road network.	D2j	☐	☐
b. The proposed action may result in the construction of paved parking area for 500 or more vehicles.	D2j	☐	☐
c. The proposed action will degrade existing transit access.	D2j	☐	☐
d. The proposed action will degrade existing pedestrian or bicycle accommodations.	D2j	☐	☐
e. The proposed action may alter the present pattern of movement of people or goods.	D2j	☐	☐
f. Other impacts: _____ _____		☐	☐

14. Impact on Energy

The proposed action may cause an increase in the use of any form of energy. ☐ NO ☐ YES
(See Part 1. D.2.k)
If "Yes", answer questions a - e. If "No", go to Section 15.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action will require a new, or an upgrade to an existing, substation.	D2k	☐	☐
b. The proposed action will require the creation or extension of an energy transmission or supply system to serve more than 50 single or two-family residences or to serve a commercial or industrial use.	D1f, D1q, D2k	☑	☐
c. The proposed action may utilize more than 2,500 MWhrs per year of electricity.	D2k	☑	☐
d. The proposed action may involve heating and/or cooling of more than 100,000 square feet of building area when completed.	D1g	☑	☐
e. Other Impacts: _____ _____		☑	☐

15. Impact on Noise, Odor, and Light

The proposed action may result in an increase in noise, odors, or outdoor lighting. ☑ NO ☐ YES
(See Part 1. D.2.m., n., and o.)
If "Yes", answer questions a - f. If "No", go to Section 16.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may produce sound above noise levels established by local regulation.	D2m	☐	☐
b. The proposed action may result in blasting within 1,500 feet of any residence, hospital, school, licensed day care center, or nursing home.	D2m, E1d	☐	☐
c. The proposed action may result in routine odors for more than one hour per day.	D2o	☐	☐

d. The proposed action may result in light shining onto adjoining properties.	D2n	□	□
e. The proposed action may result in lighting creating sky-glow brighter than existing area conditions.	D2n, E1a	□	□
f. Other impacts: _____ _____		□	□

16. Impact on Human Health

The proposed action may have an impact on human health from exposure to new or existing sources of contaminants. (See Part 1.D.2.q., E.1. d. f. g. and h.) ☐ NO ☐ YES

If "Yes", answer questions a - m. If "No", go to Section 17.

	Relevant Part I Question(s)	No,or small impact may cccur	Moderate to large impact may occur
a. The proposed action is located within 1500 feet of a school, hospital, licensed day care center, group home, nursing home or retirement community.	E1d	☑	☐
b. The site of the proposed action is currently undergoing remediation.	E1g, E1h	☑	☐
c. There is a completed emergency spill remediation, or a completed environmental site remediation on, or adjacent to, the site of the proposed action.	E1g, E1h	☑	☐
d. The site of the action is subject to an institutional control limiting the use of the property (e.g., easement or deed restriction).	E1g, E1h	☑	☐
e. The proposed action may affect institutional control measures that were put in place to ensure that the site remains protective of the environment and human health.	E1g, E1h	☑	☐
f. The proposed action has adequate control measures in place to ensure that future generation, treatment and/or disposal of hazardous wastes will be protective of the environment and human health.	D2t	☑	☐
g. The proposed action involves construction or modification of a solid waste management facility.	D2q, E1f	☑	☐
h. The proposed action may result in the unearthing of solid or hazardous waste.	D2q, E1f	☑	☐
i. The proposed action may result in an increase in the rate of disposal, or processing, of solid waste.	D2r, D2s	☑	☐
j. The proposed action may result in excavation or other disturbance within 2000 feet of a site used for the disposal of solid or hazardous waste.	E1f, E1g E1h	☑	☐
k. The proposed action may result in the migration of explosive gases from a landfill site to adjacent off site structures.	E1f, E1g	☑	☐
l. The proposed action may result in the release of contaminated leachate from the project site.	D2s, E1f, D2r	☑	☐
m. Other impacts: _____ _____		☐	☐

17. Consistency with Community Plans

The proposed action is not consistent with adopted land use plans. ☑ NO ☐ YES

(See Part 1. C.1, C.2. and C.3.)

If "Yes", answer questions a - h. If "No", go to Section 18.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action's land use components may be different from, or in sharp contrast to, current surrounding land use pattern(s).	C2, C3, D1a E1a, E1b	☐	☐
b. The proposed action will cause the permanent population of the city, town or village in which the project is located to grow by more than 5%.	C2	☐	☐
c. The proposed action is inconsistent with local land use plans or zoning regulations.	C2, C2, C3	☐	☐
d. The proposed action is inconsistent with any County plans, or other regional land use plans.	C2, C2	☐	☐
e. The proposed action may cause a change in the density of development that is not supported by existing infrastructure or is distant from existing infrastructure.	C3, D1c, D1d, D1f, D1d, Elb	☐	☐
f. The proposed action is located in an area characterized by low density development that will require new or expanded public infrastructure.	C4, D2c, D2d D2j	☐	☐
g. The proposed action may induce secondary development impacts (e.g., residential or commercial development not included in the proposed action)	C2a	☐	☐
h. Other: _____ _____		☐	☐

18. Consistency with Community Character

The proposed project is inconsistent with the existing community character. ☑ NO ☐ YES

(See Part 1. C.2, C.3, D.2, E.3)

If "Yes", answer questions a - g. If "No", proceed to Part 3.

	Relevant Part I Question(s)	No, or small impact may occur	Moderate to large impact may occur
a. The proposed action may replace or eliminate existing facilities, structures, or areas of historic importance to the community.	E3e, E3f, E3g	☐	☐
b. The proposed action may create a demand for additional community services (e.g. schools, police and fire)	C4	☐	☐
c. The proposed action may displace affordable or low-income housing in an area where there is a shortage of such housing.	C2, C3, D1f D1g, E1a	☐	☐
d. The proposed action may interfere with the use or enjoyment of officially recognized or designated public resources.	C2, E3	☐	☐
e. The proposed action is inconsistent with the predominant architectural scale and character.	C2, C3	☐	☐
f. Proposed action is inconsistent with the character of the existing natural landscape.	C2, C3 E1a, E1b E2g, E2h	☐	☐
g. Other impacts: _____ _____		☐	☐

PRINT FULL FORM

Agency Use Only [IfApplicable]

Project :

Date :

Full Environmental Assessment Form
Part 3 - Evaluation of the Magnitude and Importance of Project Impacts
and
Determination of Significance

Part 3 provides the reasons in support of the determination of significance. The lead agency must complete Part 3 for every question in Part 2 where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.

Based on the analysis in Part 3, the lead agency must decide whether to require an environmental impact statement to further assess the proposed action or whether available information is sufficient for the lead agency to conclude that the proposed action will not have a significant adverse environmental impact. By completing the certification on the next page, the lead agency can complete its determination of significance.

Reasons Supporting This Determination:

To complete this section:

- Identify the impact based on the Part 2 responses and describe its magnitude. Magnitude considers factors such as severity, size or extent of an impact.
- Assess the importance of the impact. Importance relates to the geographic scope, duration, probability of the impact occurring, number of people affected by the impact and any additional environmental consequences if the impact were to occur.
- The assessment should take into consideration any design element or project changes.
- Repeat this process for each Part 2 question where the impact has been identified as potentially moderate to large or where there is a need to explain why a particular element of the proposed action will not, or may, result in a significant adverse environmental impact.
- Provide the reason(s) why the impact may, or will not, result in a significant adverse environmental impact
- For Conditional Negative Declarations identify the specific condition(s) imposed that will modify the proposed action so that no significant adverse environmental impacts will result.
- Attach additional sheets, as needed.

See attached Supplemental Report

Determination of Significance - Type 1 and Unlisted Actions

SEQR Status: ☐ Type 1 ☑ Unlisted

Identify portions of EAF completed for this Project: ☑ Part 1 ☑ Part 2 ☑ Part 3

Upon review of the information recorded on this EAF, as noted, plus this additional support information

and considering both the magnitude and importance of each identified potential impact, it is the conclusion of the Dormitory Authority of the State of New York as lead agency that:

☑ A. This project will result in no significant adverse impacts on the environment, and, therefore, an environmental impact statement need not be prepared. Accordingly, this negative declaration is issued.

☐ B. Although this project could have a significant adverse impact on the environment, that impact will be avoided or substantially mitigated because of the following conditions which will be required by the lead agency:

There will, therefore, be no significant adverse impacts from the project as conditioned, and, therefore, this conditioned negative declaration is issued. A conditioned negative declaration may be used only for UNLISTED actions (see 6 NYCRR 617.7(d)).

☐ C. This Project may result in one or more significant adverse impacts on the environment, and an environmental impact statement must be prepared to further assess the impact(s) and possible mitigation and to explore alternatives to avoid or reduce those impacts. Accordingly, this positive declaration is issued.

Name of Action: Renovation and Expansion of the Rose Hill Campus Center

Name of Lead Agency: Dormitory Authority of the State of New York

Name of Responsible Officer in Lead Agency: Robert S. Derico, R.A.

Title of Responsible Officer: Director, Office of Environmental Affairs

Signature of Responsible Officer in Lead Agency: Date: 12/09/2019

Signature of Preparer (if different from Responsible Officer) Date:

For Further Information:

Contact Person: Robert S. Derico, R.A.

Address: DASNY, 515 Broadway, Albany, New York 12207-2964

Telephone Number: (518) 257-3214

E-mail: rderico@dasny.org

For Type 1 Actions and Conditioned Negative Declarations, a copy of this Notice is sent to:

Chief Executive Officer of the political subdivision in which the action will be principally located (e.g., Town / City / Village of)
Other involved agencies (if any)
Applicant (if any)
Environmental Notice Bulletin: http://www.dec.ny.gov/enb/enb.html

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1.0 INTRODUCTION

This Full Environmental Assessment Form ("FEAF") Supplemental Report is issued pursuant to the *State Environmental Quality Review Act* ("SEQRA"), codified at *Article 8 of the New York Environmental Conservation Law*, and its implementing regulations, promulgated at *Part 617 of Title 6 of the New York Codes, Rules and Regulations* ("N.Y.C.R.R."), which collectively contain the requirements for the State Environmental Quality Review ("SEQR") process. The environmental review of the Proposed Project follows SEQR, and the *New York City Environmental Quality Review ("CEQR") Technical Manual (March 2014 Edition)* generally is used as a guide with respect to environmental analysis methodologies and criteria for evaluating the Proposed Project's potential effects on the environment.

This Proposed Project is also being reviewed in conformance with the *New York State Historic Preservation Act of 1980*, specifically the implementing regulations of Section 14.09 of the *Parks, Recreation and Historic Preservation Law*, as well as with the requirements of the Memorandum of Understanding, dated March 18, 1998, between Dormitory Authority State of New York ("DASNY") and the New York State Office of Parks, Recreation and Historic Preservation ("OPRHP').

1.1. PROJECT LOCATION

For purposes of this State Environmental Quality Review, the Project Location is defined as the "Project Site" and the "Development Site," as follows:

Project Site

The Project Site comprises the entirety of the approximately 80-acre Fordham University Rose Hill Campus at 441 East Fordham Road in the Fordham neighborhood of the Bronx, Community District 6. The Site comprises a single zoning lot on a single city block (Block 3273, Lot 1), and is generally bounded by Webster Avenue, Bedford Park Boulevard, Southern Boulevard, and E. Fordham Road. The entirety of the Project Site is mapped with an R6 zoning district. Land uses surrounding the Project Site primarily include medium-density residential, commercial/office, and community facility uses, as well as open space resources. The Project Site is accessible via public transit, including the B and D subway lines (Fordham Road Station at Fordham/Grand Concourse); the Harlem and New Haven lines of the Metro-North Railroad (Fordham station at E. Fordham Road and Webster Avenue); and several New York City Bus lines, including Bx9, Bx12, Bx15, Bx17, Bx22, and Bx41 that run along Webster Avenue or E. Fordham Road (Figures 1-1, 1-2, and 1-3).

Development Site

The approximately 23,086 square-foot Development Site is at the northeastern portion of the Rose Hill Campus and is generally bounded by Bahoshy Field to the north, the McGinley Campus Center to the east, the Rose Hill Gymnasium to the south, and Bellarmine Road to the

west (Figure 1-4). The Development Site is currently undeveloped and inaccessible.[1] The Proposed Project is limited to the boundaries of the Development Site; therefore, the environmental review undertaken in this FEAF Supplemental Report contemplates only the Development Site and, where appropriate, a 400-foot study area around the Development Site.

1.2. PROPOSED ACTION AND PROJECT DESCRIPTION

Proposed Action

The Dormitory Authority of the State of New York ("DASNY") has received a funding request from Fordham University for its 2019 Financing Project (Renovation and Expansion of the Rose Hill Campus Center). For purposes of the *State Environmental Quality Review Act* ("SEQRA"), the Proposed Action would involve DASNY's authorization of the issuance of tax-exempt and/or taxable, fixed and/or variable rate Series 2019 Bonds issued in one or more series to be sold at one or more times through a negotiated offering and/or a private placement, pursuant to DASNY's Independent Colleges and Universities Program, to fund all or a portion of the Proposed Project, described further below. Fordham University may also pursue additional discretionary financing through the Higher Education Capital ("HECap") Matching Grant Program. No other discretionary approvals are required to facilitate the Proposed Project, and none are contemplated.

Proposed Project

The Proposed Action would facilitate: (i) construction of an approximately 71,000 gross-square-foot (gsf) new building (horizontal and vertical expansion of the existing McGinley Campus Center) adjacent and connected to three existing buildings at the Rose Hill Campus: McGinley Campus Center, Rose Hill Gymnasium, and Lombardi Memorial Center, and (ii) approximately 93,880 gsf of renovations to the existing McGinley Campus Center ("Proposed Project"). The proposed new building addition would include: an enlarged fitness center (Level 0); a student lounge (Level 1); a campus ministry and career services center (Level 2); special events space and meeting rooms (Level 3); two- and three-story interior open space; and interior pedestrian bridges Combined, these improvements would create a central hub for a variety of student activities, as well as conferences and events (Figures 1-5 and 1-6).

1.3. PROJECT PURPOSE AND NEED

The Proposed Project focuses on the expansion and renovation of the McGinley Campus Center. The vision of the Proposed Project is to create a place as the heart of the campus, a bridge to connect people and a destination to promote health and well-being for the vibrant Fordham University community.

[1] Work on the Development Site began in Summer 2019 in connection with the ongoing campus utilities upgrade and relocation project (NYC Department of Buildings ("DOB") Work Permit Nos. 220696076-01-EW-OT and 220696076-01-PL (Appendix C)).

The original McGinley building was constructed in 1958, during which time Fordham University had a smaller student population than today's—one that was primarily a commuter population. The design of the student center served a very different purpose than it does today and has since become outdated.

The proposed expansion and renovation efforts would stitch the existing McGinley Campus Center, the Rose Hill Gymnasium and the Lombardi Center together to become the central hub for a variety of student activities, as well as conferences and events. A new, all-glass entrance would lead visitors into a double height arcade, the main thoroughfare providing access to all parts of the campus center. Another atrium would be introduced between the new addition and the existing McGinley Campus Center, allowing abundant daylight to penetrate deep into the space.

The expansion and renovation project would more adequately fulfill the needs of a student body that has grown nearly 260 percent since its original construction. The new Student Center would continue to house much of what it does today, including mission and ministry, student affairs, student clubs and organizations, a fitness center, and the campus's primary dining facility; however, the Proposed Project would introduce a larger, modern facility that would meet the needs of the University's community.

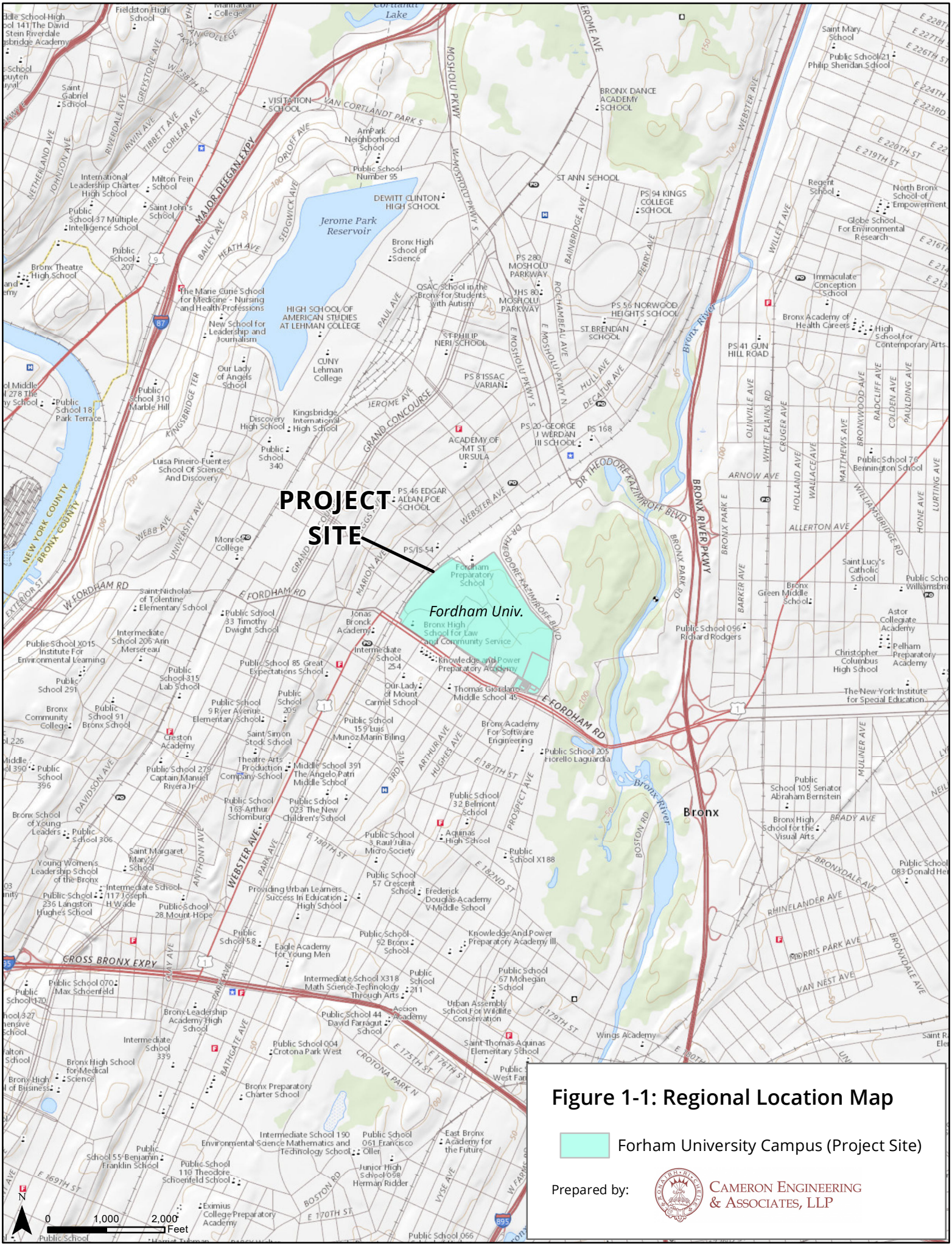
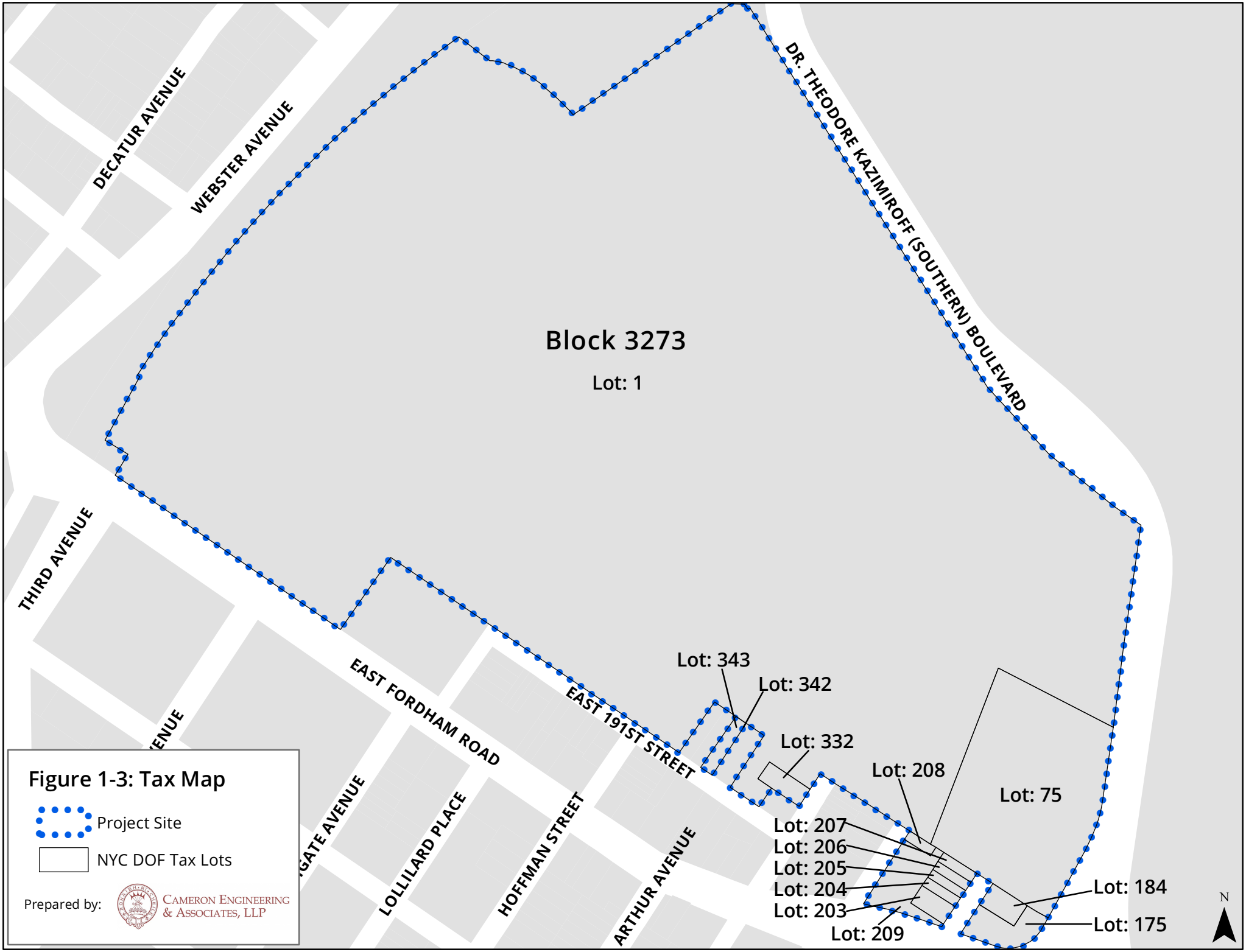
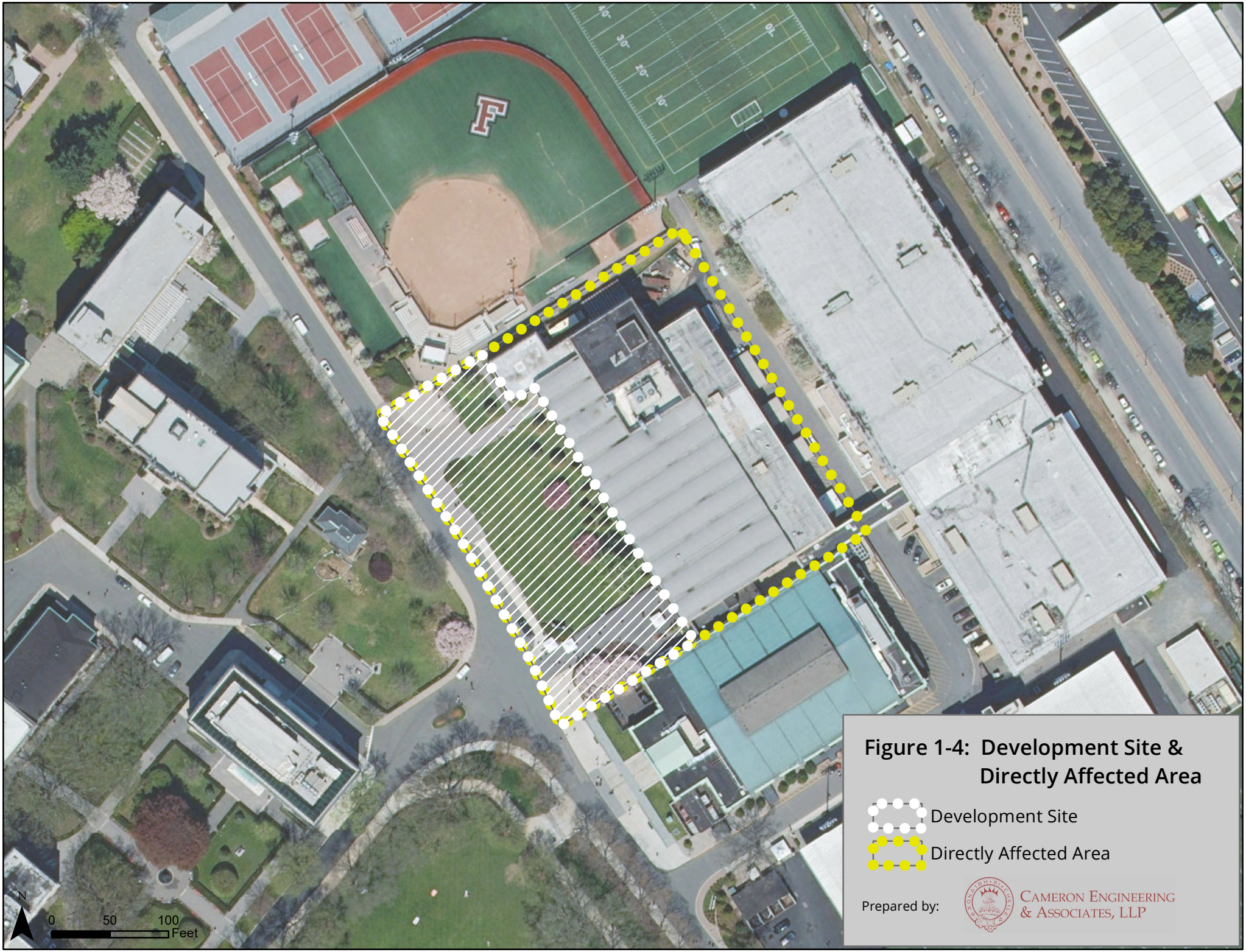
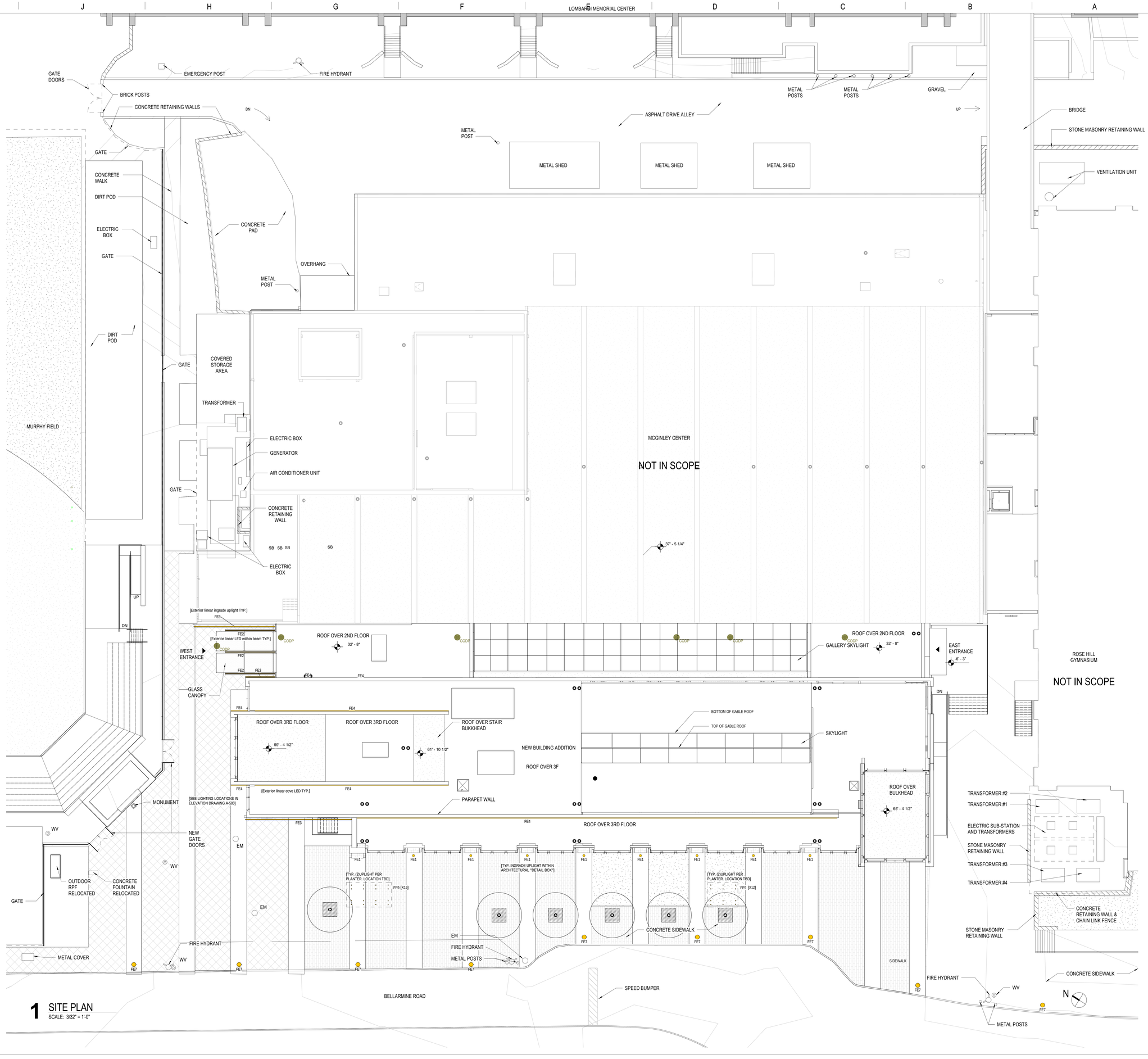


Figure 1-1: Regional Location Map


VALENTINE AVE
E 196TH ST
BAINBRIDGE AVE
POND PL
OLIVER PL
E 199TH ST
BEDFORD PARK BLVD
BOTANICAL SQ
BRIGGS AVE
MARION AVE
E 198TH ST
OLIVER PL
E 197TH ST
E 195TH ST
DECATUR AVE
E 194TH ST
WEBSTER AVE
DR KAZIMIROFF BLVD
E 193RD ST
DOROTHEA PL
WEBSTER AVE
WASHINGTON AVE
E FORDHAM RD
E 191ST ST
E 188TH ST
PARK AVE
3RD AVE
BELMONT AVE
LORILLARD PL
E 189TH ST
E 186TH ST
HUGHES AVE
BELMONT AVE
CAMBRELENG AVE
E 185TH ST
E 187TH ST
E 188TH ST
E 184TH ST
HOFFMAN ST
ARTHUR AVE
BATHGATE AVE
E 186TH ST
BEAUMONT AVE
N
0
250
500
Feet
Figure 1-2: Proposed Project Site
Project Site
400' Radius
Prepared by:
Cameron Engineering & Associates, LLP


DECATUR AVENUE
WEBSTER AVENUE
DR. THEODORE KAZIMIROFF (SOUTHERN) BOULEVARD
Block 3273
Lot: 1
THIRD AVENUE
EAST FORDHAM ROAD
EAST 191ST STREET
LOLLILARD PLACE
HOFFMAN STREET
ARTHUR AVENUE
Lot: 343
Lot: 342
Lot: 332
Lot: 208
Lot: 75
Lot: 207
Lot: 206
Lot: 205
Lot: 204
Lot: 203
Lot: 209
Lot: 184
Lot: 175
N
Figure 1-3: Tax Map
Project Site
NYC DOF Tax Lots
Prepared by:
Cameron Engineering & Associates, LLP


N
0
50
100
Feet
Figure 1-4: Development Site & Directly Affected Area
Development Site
Directly Affected Area
Prepared by:
Cameron Engineering & Associates, LLP



1 SITE PLAN
SCALE: 3/32" = 1'-0"

NEW ROSE HILL CAMPUS CENTER
457 EAST FORDHAM ROAD.
BRONX, NY 10458

CLIENT
FORDHAM UNIVERSITY
457 EAST FORDHAM ROAD
BRONX, NY 10458

ARCHITECT
hlw
5 PENN PLAZA, LEVEL 5 NEW YORK, NY 10001

STRUCTURAL ENGINEER
GASBARRO STRUCTURAL ENGINEERING, PLLC
540 PRESIDENT STREET, 3RD FLOOR. BROOKLYN, NY 11215

MEP ENGINEER
CAMERON ENGINEERING & ASSOCIATES, LLP
45 WEST 36TH STREET, 3RD FLOOR. NEW YORK, NY 10018

LIGHTING CONSULTANT
SPARK STUDIO LIGHTING DESIGN, LLC
5 PENN PLAZA, SUITE 2354 NEW YORK, NY 10001

KEY PLAN
NORTH

SIGNATURE

NOT FOR CONSTUCTION

NO.	DATE	ISSUE OR REVISION
2	TBD	next submission
1	6/28/19	ISSUE FOR SUBMISSION TO DOB

DRAWING TITLE:
FIGURE 1-5:
SITE PLAN

SCALE:	DATE:
3/32" = 1'-0"	TBD
QC BY: JG	QA BY: JC
PROJECT NO. 18074	

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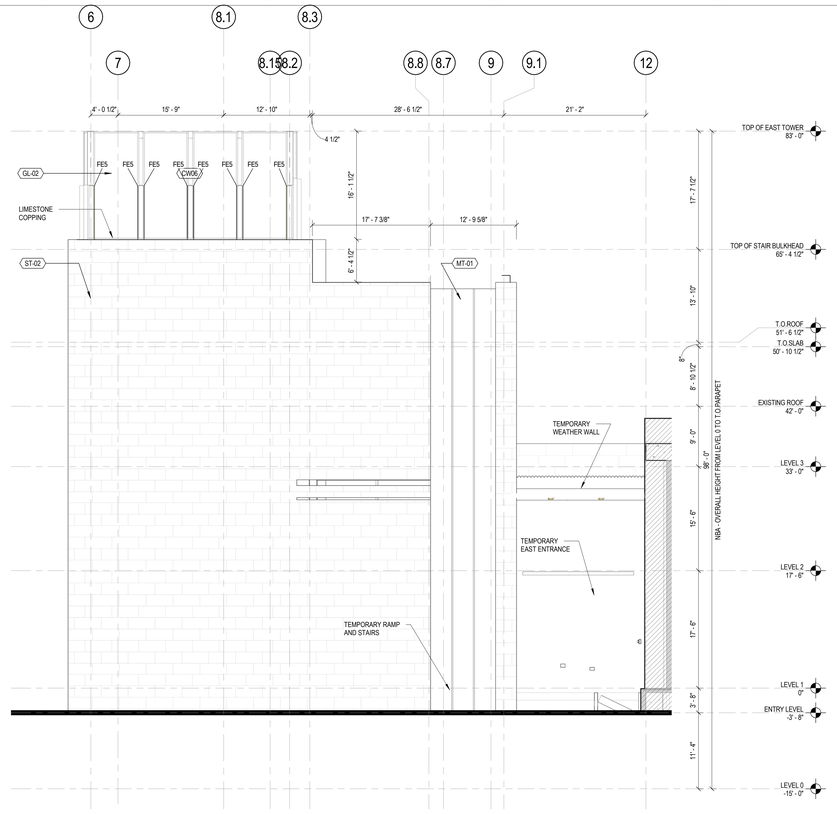
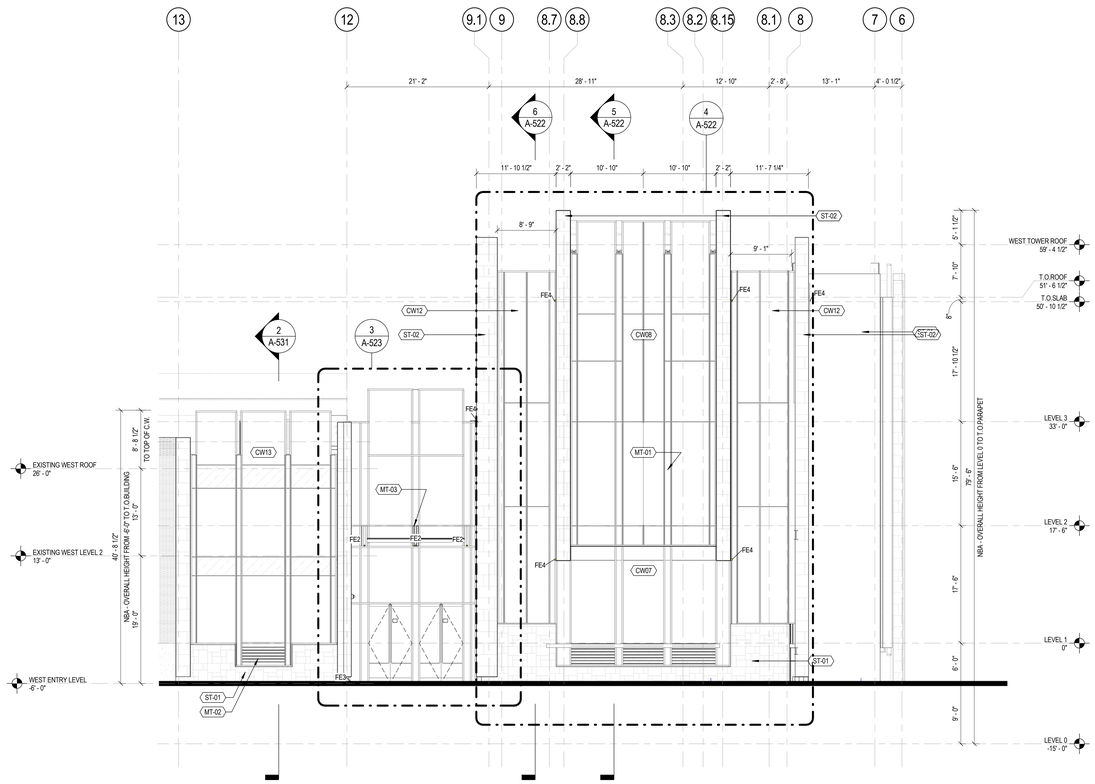


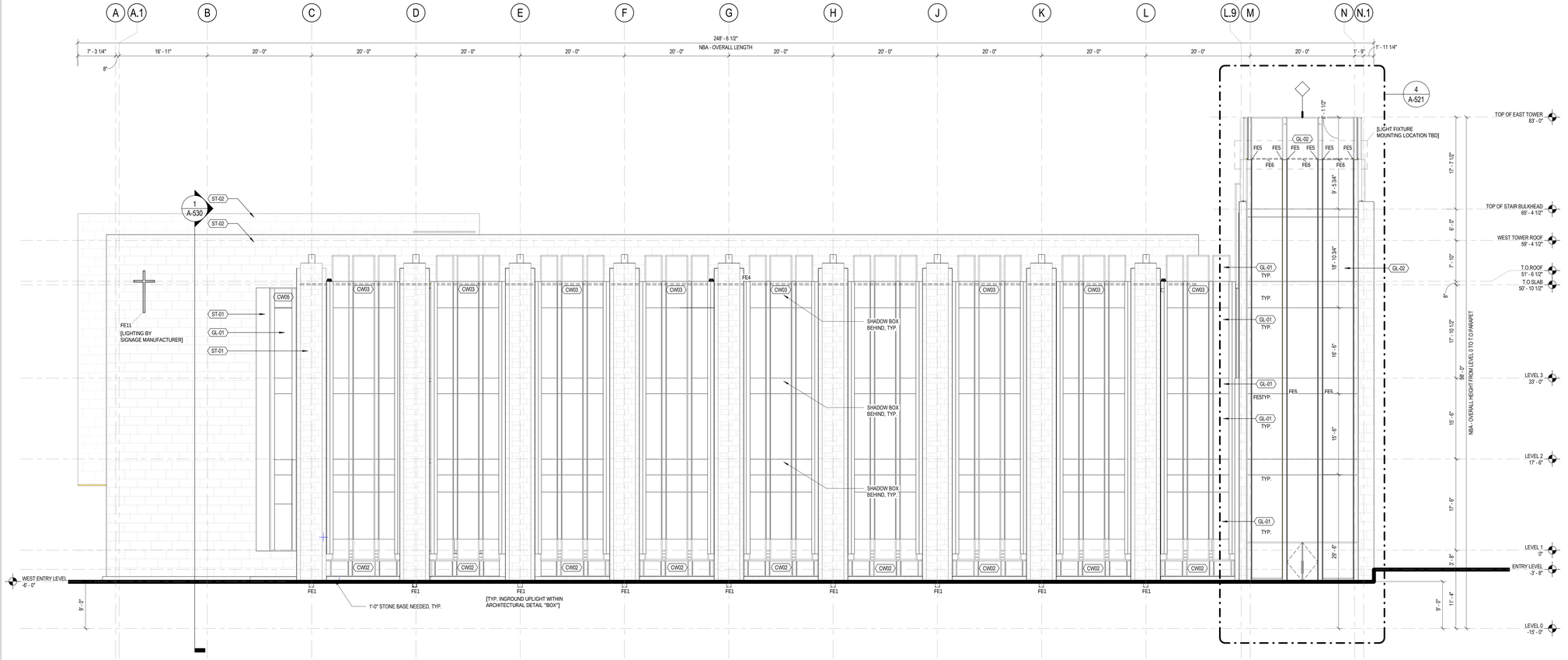
3 ELEVATION - EAST FACADE

SCALE: 1/8" = 1'-0"



2 ELEVATION - WEST FACADE

SCALE: 1/8" = 1'-0"



1 ELEVATION - SOUTH FACADE

SCALE: 1/8" = 1'-0"

KEYNOTE LEGEND	
KEY	DESCRIPTION
GL-01	TRIPLE GLAZED CLEAR VISION GLASS
GL-02	TRIPLE GLAZED CLEAR VISION GLASS WITH CUSTOM CERAMIC FRIT PATTERN
MT-01	CURTAIN WALL WITH METAL CAPS & CUSTOM METAL PROFILES, PTD
MT-02	ARCHITECTURAL METAL LOUVER, PTD
MT-03	SSL BEAM, PTD
ST-01	CORINTHIAN GRANITE, HANDSET WITH ASHLER PATTERN, NATURAL FACE FINISH
ST-02	LIMESTONE - TBD BY ARCHITECT

NEW ROSE HILL CAMPUS CENTER

457 EAST FORDHAM ROAD.
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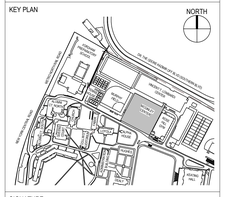
LIGHTING CONSULTANT
SPARK STUDIO LIGHTING DESIGN, LLC
5 PENN PLAZA, SUITE 2354 NEW YORK, NY 10001

KEY PLAN



SIGNATURE

NOT FOR CONSTUCTION

NO.	DATE	ISSUE OR REVISION
2	TBD	next submission
1	6/28/19	ISSUE FOR SUBMISSION TO DOB

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FIGURE 1-6
BUILDING ELEVATIONS

SCALE:		DATE:
1/8" = 1'-0"		TBD
QC BY:	QA BY:	PROJECT NO.
JG	JC	18074

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2.0 LAND USE, ZONING, AND PUBLIC POLICY

INTRODUCTION

According to the *CEQR Technical Manual*, a land use analysis assesses the uses and development trends in the area that may be affected by a proposed project and determines whether the proposed project is compatible with those conditions or may affect them. Similarly, the analysis considers the project's compliance with, and effect on, the area's zoning and other applicable public policies. A detailed assessment of land use, zoning, and public policy is appropriate if an action would result in a significant change in land use or would substantially affect regulations or policies governing land use.

2.1. ASSESSMENT

Land Use

As shown in Figure 2-1, land uses within 400 feet of the Project Site generally consist of Mixed Residential & Commercial, Commercial & Office, Multi-Family Walk-Up, and One- and Two-Family Buildings; Public Facilities & Institutions; Open Space & Outdoor Recreation; and Transportation & Utilities. Webster Avenue and East Fordham Road are west and south of the site, respectively; these commercial corridors are generally defined by ground floor retail with upper floor residential use, offices, and public facilities and institutions. The approximately 250-acre New York Botanical Gardens comprises land area east of the Project Site. The MTA Metro-North Railroad Harlem/New Haven Line right-of-way runs along the site's western boundary.

As shown in Figure 2-1, land uses within 400 feet of the Development Site consist entirely of university facilities on the Rose Hill Campus. These include athletic fields and buildings, academic buildings, residence halls, and open space.

Because the Proposed Project is limited to the expansion of the existing student center and associated interior renovations, it would not result in a change in a land use different from surrounding land uses. Further, the Proposed Project would not alter or displace any existing land uses on the Project Site.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts on land use.

Zoning

As shown in Figure 2-2, the entire Project Site is mapped with an R6 zoning district. The R6 district is classified as a medium-density residential district and allows for a floor area ratio ("FAR") range from 0.78 and 2.43; the open space ratio ("OSR") ranges from 27.5 to 37.5. There are no height limits in the R6 district; however, buildings must be set within sky exposure plane that begins at a street wall height of 60 feet above the street line and then slopes inward over the zoning lot. Allowable use groups in the R6 district include Residential Use Groups 1 and 2 and Community Facility Use Groups 3 and 4. The Project Site is classified

as Use Group 4, which allows for schools, libraries, museums, college dormitories, nursing homes, and residential facilities for special needs populations.

The Proposed Project complies with all use and bulk provisions of the R6 district. No zoning changes or other discretionary land use approvals are necessary to facilitate the proposed expansion and associated renovations of McGinley Campus Center, and none are proposed. Therefore, a zoning assessment is not required.

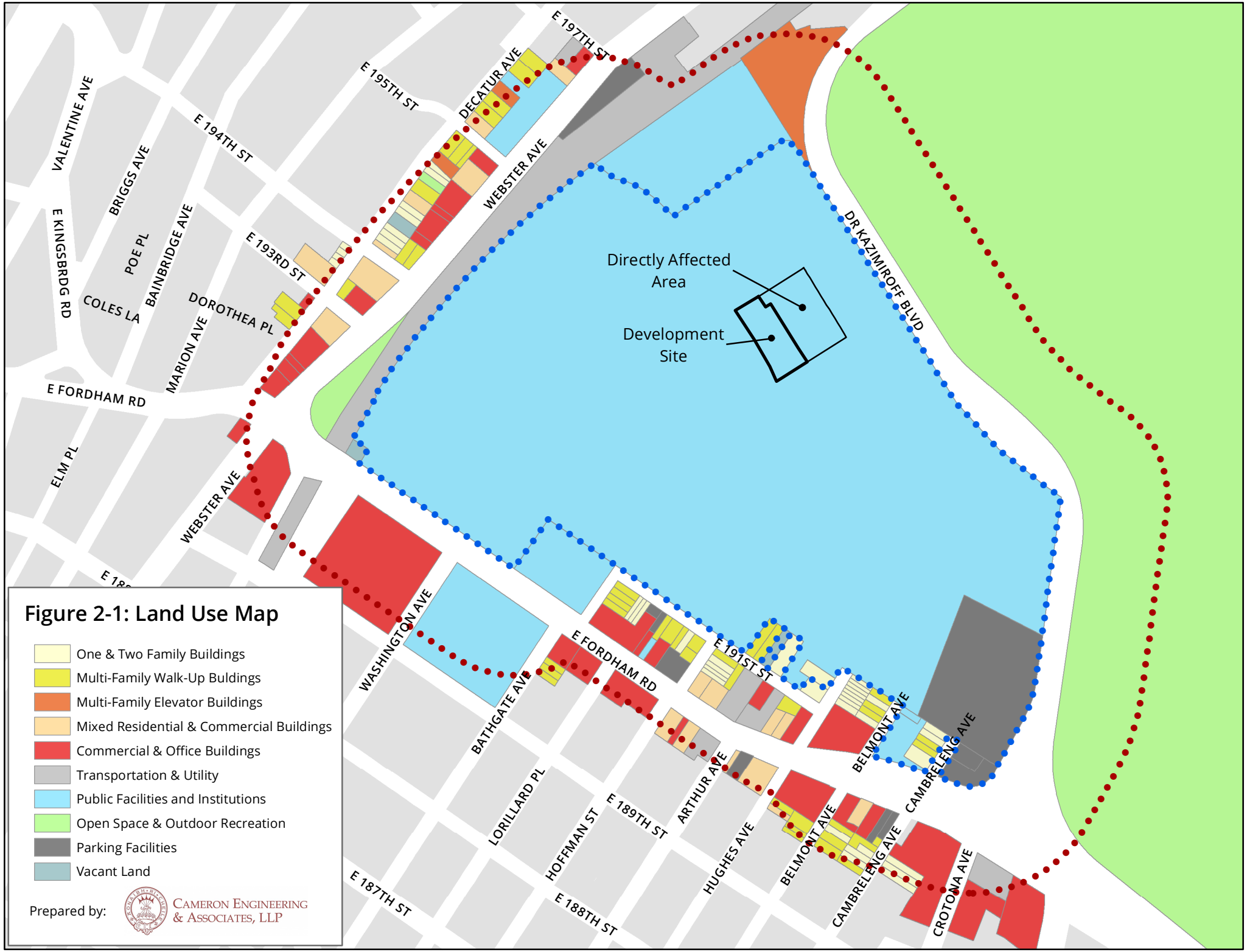
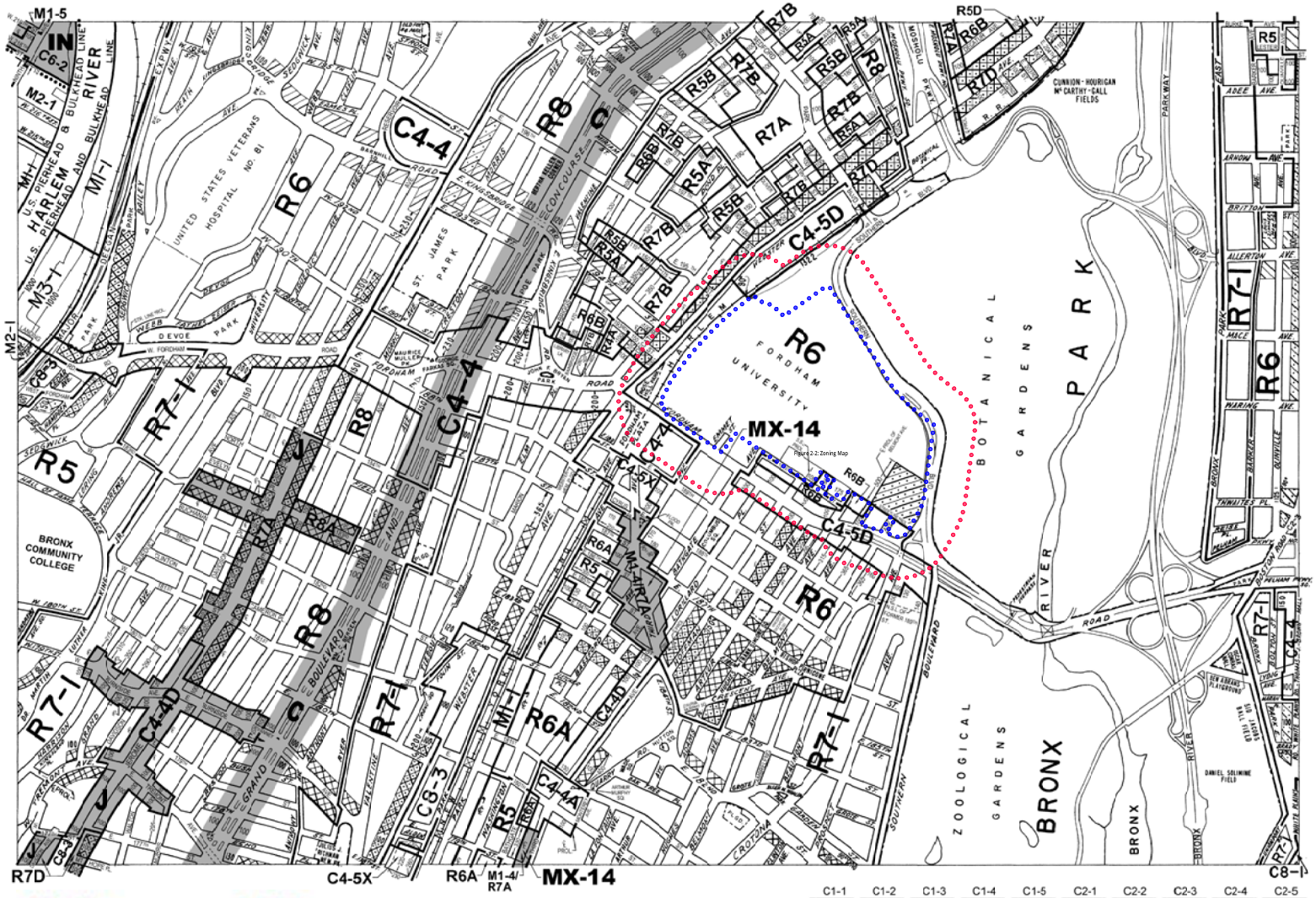
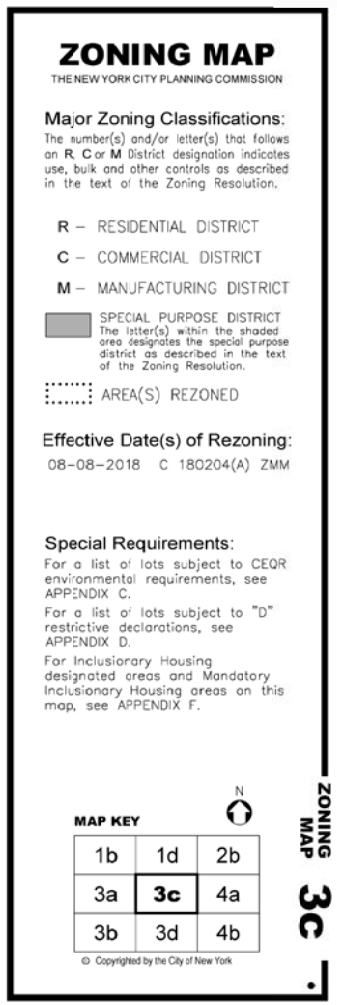

Directly Affected Area
Development Site
E 197TH ST
E 195TH ST
E 194TH ST
E 193RD ST
E FORDHAM RD
E 191ST ST
E 189TH ST
E 188TH ST
E 187TH ST
DECATUR AVE
WEBSTER AVE
VALENTINE AVE
BRIGGS AVE
POE PL
BAINBRIDGE AVE
E KINGSBRDG RD
COLES LA
DOROTHEA PL
MARION AVE
ELM PL
DR KAZIMIROFF BLVD
WASHINGTON AVE
BATHGATE AVE
LORILLARD PL
HOFFMAN ST
ARTHUR AVE
HUGHES AVE
BELMONT AVE
CAMBRELENG AVE
CROTONA AVE
Figure 2-1: Land Use Map
One & Two Family Buildings
Multi-Family Walk-Up Buildings
Multi-Family Elevator Buildings
Mixed Residential & Commercial Buildings
Commercial & Office Buildings
Transportation & Utility
Public Facilities and Institutions
Open Space & Outdoor Recreation
Parking Facilities
Vacant Land
Prepared by:
Cameron Engineering & Associates, LLP

Figure 2-2: Zoning Map





Public Policy

According to the *CEQR Technical Manual*, a proposed project that would be within areas governed by public policies controlling land use, or that has the potential to substantially affect land use regulation or policy controlling land use, requires an analysis of public policy. A preliminary assessment of public policy should identify and describe any public policies, including formal plans or published reports that pertain to the study area. If the proposed action could potentially alter or conflict with identified policies, a detailed assessment should be conducted; otherwise, no further analysis of public policy is necessary.

Public policies applicable to the Project Site include *One New York: The Plan for a Strong and Just City ("OneNYC")* and *New York State's Smart Growth Public Infrastructure Policy Act ("SSGPIPA")*.

OneNYC

Originally released as *PlaNYC* in 2007, *OneNYC* is a development policy document designed to address the City's long-term challenges, including a projected population of 9 million residents by 2040, changing climate conditions, an evolving economy, and aging infrastructure. *OneNYC* was released in 2015 to address New York City's long-term challenges previously identified in *PlaNYC*, the City's previous long-term plan. *OneNYC* builds upon *PlaNYC* and focuses on four guiding principles: growth, equity, sustainability, and resiliency.

NYS Smart Growth Public Infrastructure Policy Act

New York State enacted the *State Smart Growth Public Infrastructure Policy Act* ("SSGPIPA") in 2010, intended to minimize the unnecessary cost of sprawl development facilitated by the funding or development of new or expanded transportation, sewer and waste water treatment, water, education, housing and other publicly supported infrastructure inconsistent with smart growth public infrastructure criteria. This law requires state infrastructure agencies, such as DASNY, to ensure public infrastructure projects undergo a consistency evaluation and attestation using the smart growth criteria established by the legislation:

- To advance projects for the use, maintenance or improvement of existing infrastructure;
- To advance projects located in municipal centers;
- To advance projects in developed areas or areas designated for concentrated infill development in a municipally approved comprehensive land use plan, local waterfront revitalization plan and/or brownfield opportunity area plan;
- To protect, preserve and enhance the state's resources, including agricultural land, forests, surface and groundwater, air quality, recreation and open space, scenic areas, and significant historic and archaeological resources;
- To foster mixed land uses and compact development, downtown revitalization, brownfield redevelopment, the enhancement of beauty in public spaces, diversity and

affordability of housing in proximity to places of employment recreation and commercial development and the integration of all income and age groups;

- To provide mobility through transportation choices including improved public transportation and reduced automobile dependency;
- To coordinate between state and local government and intermunicipal and regional planning;
- To participate in community-based planning and collaboration;
- To ensure predictability in building and land use codes; and
- To promote sustainability by strengthening existing and creating new communities which reduce greenhouse gas emissions and do not compromise the needs of future generations, by among other means encouraging broad-based public involvement in developing and implementing a community plan and ensuring the governance structure is adequate to sustain its implementation; and
- To mitigate future physical climate risk due to sea level rise, and/or storm surges and/or flooding, based on available data predicting the likelihood of future extreme weather events, including hazard risk analysis data if applicable.

Most state agencies and authorities, including DASNY, are subject to the SSGPIPA when they consider whether to undertake, approve, support or finance the construction or reconstruction of new or expanded public infrastructure. To the extent practicable, projects must align with the smart growth criteria. If the project does not meet the relevant criteria or "compliance is considered to be impracticable," a statement of justification of such noncompliance should be prepared by the state agency or authority.

A Smart Growth Impact Statement Assessment Form ("SGISAF") for the Proposed Project was prepared pursuant to SSGPIPA procedures (Appendix E). DASNY's Smart Growth Advisory Committee reviewed the SGISAF and attested that the Proposed Project, to the extent practicable, would meet the smart growth criteria established by the legislation. The Proposed Project would be generally supportive of the SSGPIPA and no further analysis is required.

Further, the Proposed Project would be consistent with the goals of *OneNYC* and the SSGPIPA, given that it would include sustainable design features such as:

- recycled structural steel in the proposed new building addition;
- high-efficiency, light-emitting diode ("LED") fixtures throughout the proposed new building addition;
- daylight and views to the exterior to provide an enhanced indoor environment;
- interior finish materials with high percentages of recycled material, low-emissivity (i.e., no off-gassing) paint and flooring systems;
- building envelope that would be "Passive House Institute US ("PHIUS+")-ready."

Overall, the Proposed Project would be consistent with the relevant state and local public policy initiatives that apply to the Project Site.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts on land use, zoning, or public policy.

3.0 SOCIOECONOMIC CONDITIONS

INTRODUCTION

According to the *CEQR Technical Manual*, the socioeconomic character of an area includes its population, housing, and economic activity. Even when socioeconomic change may not result in adverse effects under CEQR, they are disclosed if they would affect land use patterns, low income populations, the availability of goods and services, or economic investment in a way that changes the socioeconomic character of the area. A socioeconomic assessment considers whether development resulting from a proposed project could result in significant adverse impacts on the socioeconomic character of the area as a result of: (i) direct displacement of the residential population on the project site; (ii) indirect displacement of the residential population within the project area; (iii) direct displacement of existing businesses from the project site; (iv) indirect displacement of existing businesses within the project area; and/or (v) adverse effects on specific industries.

3.1. ASSESSMENT

The Proposed Project would not introduce or displace any residents, nor would it displace more than 100 employees or a business or institution. The proposed expansion of the existing McGinley Campus Center and associated renovations are intended to create a central hub for a variety of student activities, as well as conferences and events. The Proposed Project would be consistent with and would contribute to the existing institutional uses on the Rose Hill Campus.

Based on this information, the Proposed Project does not meet the threshold for further analysis and would not result in any potentially significant adverse impacts on socioeconomic conditions.

4.0 COMMUNITY FACILITIES AND SERVICES

INTRODUCTION

The *CEQR Technical Manual* defines community facilities as public or publicly funded schools, hospitals, libraries, child-care centers, health care facilities, and fire and police protection services. A proposed project may affect facility services directly, when it physically displaces or alters a community facility or indirectly, when it causes a change in population that may affect the services delivered by a community facility. According to the *CEQR Technical Manual*, a proposed project would have indirect effects if it results in an increase in population in an area that would increase demand for existing services.

4.1. ASSESSMENT

Direct Effects

According to the *CEQR Technical Manual*, if a proposed 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 service delivery of the facility and the potential effect that physical change may have on that service delivery. The Proposed Project would not directly eliminate, displace, or alter any publicly funded community facilities, including public schools, libraries, health care facilities, day care centers, or police or fire stations. Therefore, an assessment of direct effects on these services is not required.

Indirect Effects

According to the *CEQR Technical Manual*, an increase in population as a result of a proposed project could potentially result in an increase in the demand for existing services, which may result in an "indirect" effect on service delivery. Depending on the size, income characteristics, and age distribution of the new population, there may be adverse effects on public schools, libraries, or child-care centers. The Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population. Therefore, an assessment of indirect effects on these services is not required.

Based on this information, the Proposed Project does not meet the threshold for further assessment and would not result in any potentially significant adverse impacts on community facilities and services.

5.0 OPEN SPACE

INTRODUCTION

The *CEQR Technical Manual* defines open space as publicly or privately-owned land that is publicly accessible and designated for leisure, play or sport, or land set aside for the protection and enhancement of the natural environment. An open space assessment is typically conducted to determine whether a proposed project would result in the displacement or alteration of a highly utilized open space (direct effects) or result in an increase in population that would overburden available open space (indirect effects).

5.1. ASSESSMENT

Direct Effects

According to the *CEQR Technical Manual*, a proposed project could result in direct effects on open space if the project would encroach upon, limit public access to, or cause a loss of, public open space. Direct effects may also occur if the facilities within an open space would be so changed that the open space no longer serves the same user population, or if the proposed project would result in increased noise or air pollutant emissions, odor, or shadows that would temporarily or permanently affect the usefulness of a public open space.

The approximately 23,086 square-foot Development Site is currently undeveloped and inaccessible; therefore, the Proposed Project would not displace or alter any existing open space. Therefore, an assessment of direct effects on open space is not required.

Indirect Effects

As described in the *CEQR Technical Manual*, a proposed project could result in indirect effects on open space if the project would add sufficient population, either residential or non-residential, to noticeably diminish the capacity of open space in the area to serve the future population.

The Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population. Therefore, an assessment of indirect effects on open space is not required.

Based on this information, the Proposed Project does not meet the threshold for further assessment and the Proposed Project would not result in any potentially significant adverse impacts on open space.

6.0 SHADOWS

INTRODUCTION

According to the *CEQR Technical Manual*, a shadow assessment is appropriate when a proposed action would result in new structure(s) or additions to existing structure(s) that is greater than 50 feet in height and/or adjacent to an existing sunlight-sensitive resource. The *CEQR Technical Manual* defines a shadow as a condition that results when a building or other built structure blocks the sunlight that would otherwise directly reach a certain area, space, or feature. An adverse shadow effect would occur when a shadow from a proposed project falls on a publicly accessible open space, historic landscape, or other historic resource that depends on sunlight for its enjoyment by the public, or their architecture and historic integrity (e.g., stained glass windows), or if the shadow falls on an important natural feature and adversely affects its use and/or important landscaping and vegetation. Shadows occurring on other non-significant buildings (city streets, sidewalks, other buildings, and privately open space resources) or within an hour and a half of sunrise or sunset generally are not considered significant under CEQR.

6.1. ASSESSMENT

The analysis methodology is based on the guidelines of the *CEQR Technical Manual*, which includes conducting a preliminary assessment to determine whether shadows resulting from a proposed project could reach any sunlight-sensitive resource at any time of year.

According to the *CEQR Technical Manual*, the longest shadow a structure will cast in New York City is 4.3 times its height. The area surrounding the structure is defined as the shadow study area and is used to determine if a sunlight-sensitive open space and historic resources would be shaded by the incremental shadows cast as a result of the development in the With-Action Condition. According to the *CEQR Technical Manual*, public open spaces and certain publicly-accessible designated historic landmarks – such as landmarks that have sunlight sensitive components including stained glass or ornate carving on the façade, the enjoyment of which relies on sunlight) are considered sunlight-sensitive resources.

The Proposed Project would reach a building height of 83.0 feet (Figure 5b). Therefore, a three-tiered shadow screening analysis in accordance with *CEQR Technical Manual* guidelines is conducted using the maximum building height of 83.0 feet to determine the longest shadow study area and the sunlight-sensitive resources within that study area that could be shaded by the project-generated shadow.

Tier 1 Screening Assessment

As shown in Figure 6-1, the Proposed Project at a maximum height of 83.0 feet would cast a shadow extending over a maximum radius of 356.9 feet (Longest Shadow Study Area). The Longest Shadow Study Area includes one sunlight-sensitive open space resource, "Cunniffe House"—a New York City Landmarks Preservation Commission ("LPC") designated Individual Landmark (LP-0116, August 18, 1970), located in the western part of the Study Area.

Therefore, a Tier 2 screening assessment is necessary to determine if this sunlight-sensitive open space resource would be adversely affected by any project-generated shadows.

Tier 2 Screening Assessment

The purpose of the Tier 2 screening is to determine if project-generated shadows would adversely impact Cunniffe House. According to the *CEQR Technical Manual*, shadows cast by a proposed building fall generally to the north, east, and west depending on the day and time. In New York City, the shadow area is between –108 degrees and +108 degrees from true north. Conversely, any area lying to the south of a site in the triangular area beyond these angles cannot be shaded by a proposed project. As shown in Figure 6-2, Cunniffe House falls within the Longest Shadow Study Area in which a shadow could occur. Based on the results of the Tier 2 screening, a Tier 3 screening assessment was required to determine if the project-generated shadows could reach Cunniffe House during the representative analysis days and result in an adverse impact.

Tier 3 Screening Assessment

Tier 3 screening used 3D computer modeling software to depict the shadow patterns of the Proposed Project within the Longest Shadow Study Area. The shadow model utilized 3D representations of the elements of the base maps used in the Tier 1 and Tier 2 assessments to determine the project-generated shadows on Cunniffe House.

The Tier 3 screening analysis was conducted for four representative days of the year: March 21, the vernal equinox (which is equivalent to September21, the autumnal equinox); May 6, the midpoint between the summer solstice and the equinox (and equivalent to August 6); June 21, the summer solstice and longest day of the year, and December21, the winter solstice and shortest day of the year. In accordance with *CEQR Technical Manual* guidelines, all times reported herein are Eastern Standard Time and do not reflect adjustments for daylight savings time that is in effect from mid-March to early November.

The three-dimensional shadow analysis considers the times when Proposed Project would increase shadows falling on the resources identified as sunlight-sensitive (Cunniffe House). As the earth rotates around the sun, shadows fall in a curve on the ground opposite the sun. When the sun rises, shadows fall to the west. As the sun travels across the southern part of the sky throughout the day, shadows move in a clockwise direction until they stretch east as the sun sets in the west. Midday shadows are always shorter than those at other times because the sun is highest in the sky at that time. Due to the tilt of the earth's axis, the angle at which the sun's rays strike the earth varies throughout the year, so that during the summer, the sun is higher in the sky and shadows are shorter than during the winter. The shadow analysis used the maximum building height of 83.0 feet to determine the shadows on the four representative days of the year. The project-generated shadows are shown in dark gray. The results of the shadow analysis are discussed below.

December 21

As shown on Figure 6-3, on December 21, the time period for shadows analysis begins at 8:51 AM and continues until 2:53 PM. As shown project-generated shadows during the December 21 analysis period would not reach Cunniffe House; therefore, further analysis is not necessary.

March 21

As shown on Figure 6-4, on March 21, the time period for shadows analysis begins at 7:36 AM and continues until 4:29 PM. As shown project-generated shadows during the March 21 analysis period would not reach Cunniffe House; therefore, further analysis is not necessary.

May 6

As shown on Figure 6-5, on May 6, the time period for shadows analysis begins at 6:27 AM and continues until 5:18 PM. As shown project-generated shadows during the May 6 analysis period would not reach Cunniffe House; therefore, further analysis is not necessary.

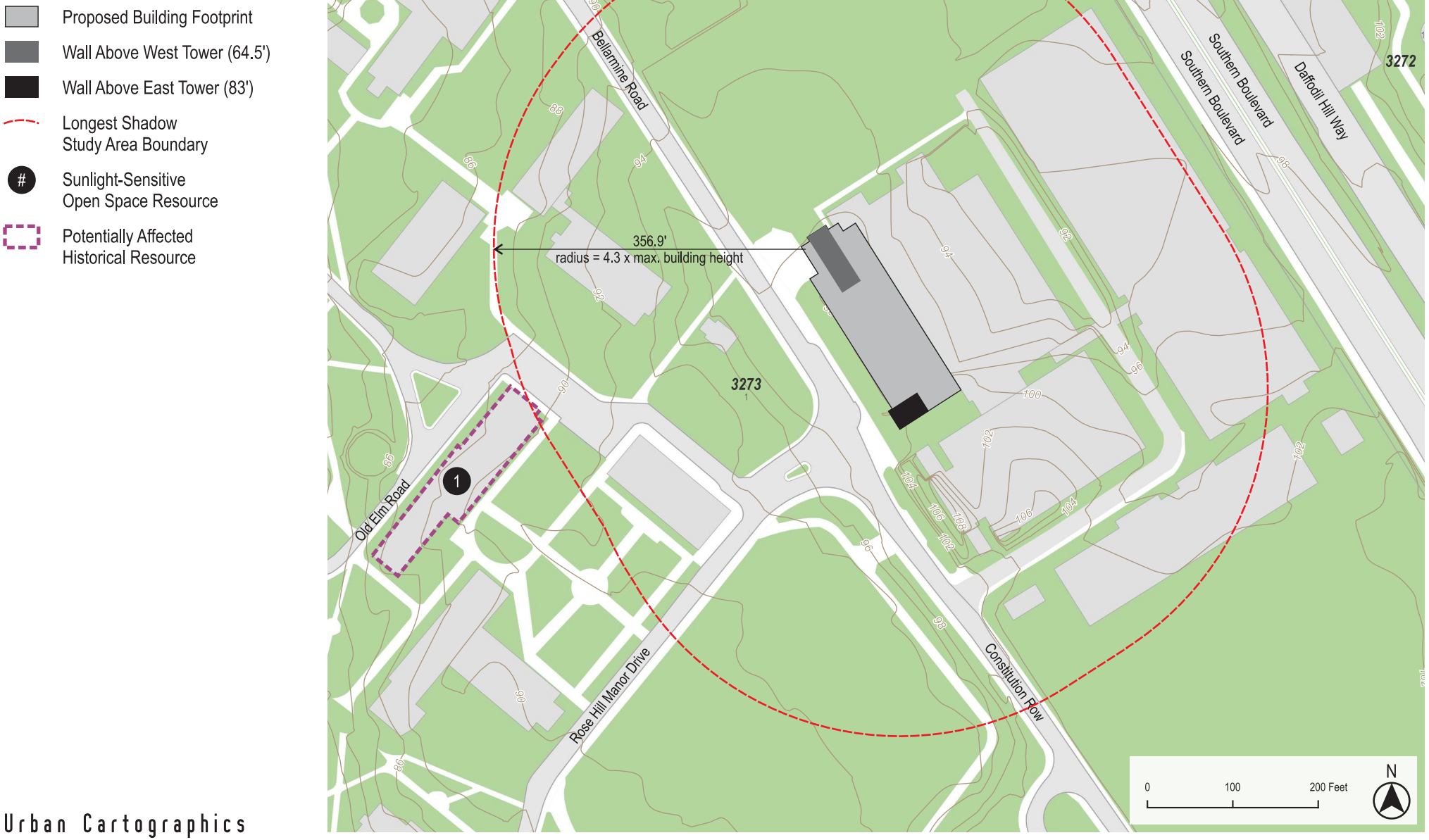
June 21

As shown on Figure 6-6, on June 21, the time period for shadows analysis begins at 5:57 AM and continues until 6:01 PM. As shown project-generated shadows during the June 21 analysis period would not reach Cunniffe House; therefore, further analysis is not necessary.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse shadow impacts.

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-1: Tier 1 Screening Assessment



Urban Cartographics

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-2: Tier 2 Screening Assessment

- Proposed Building Footprint
- Wall Above West Tower (64.5')
- Wall Above East Tower (83')
- Longest Shadow Study Area Boundary
- # Sunlight-Sensitive Open Space Resource
- Potentially Affected Historical Resource
- Area That Cannot Be Shaded by the Proposed Building

Urban Cartographics

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-3: Tier 3 Screening Assessment for the December 21 Analysis Day

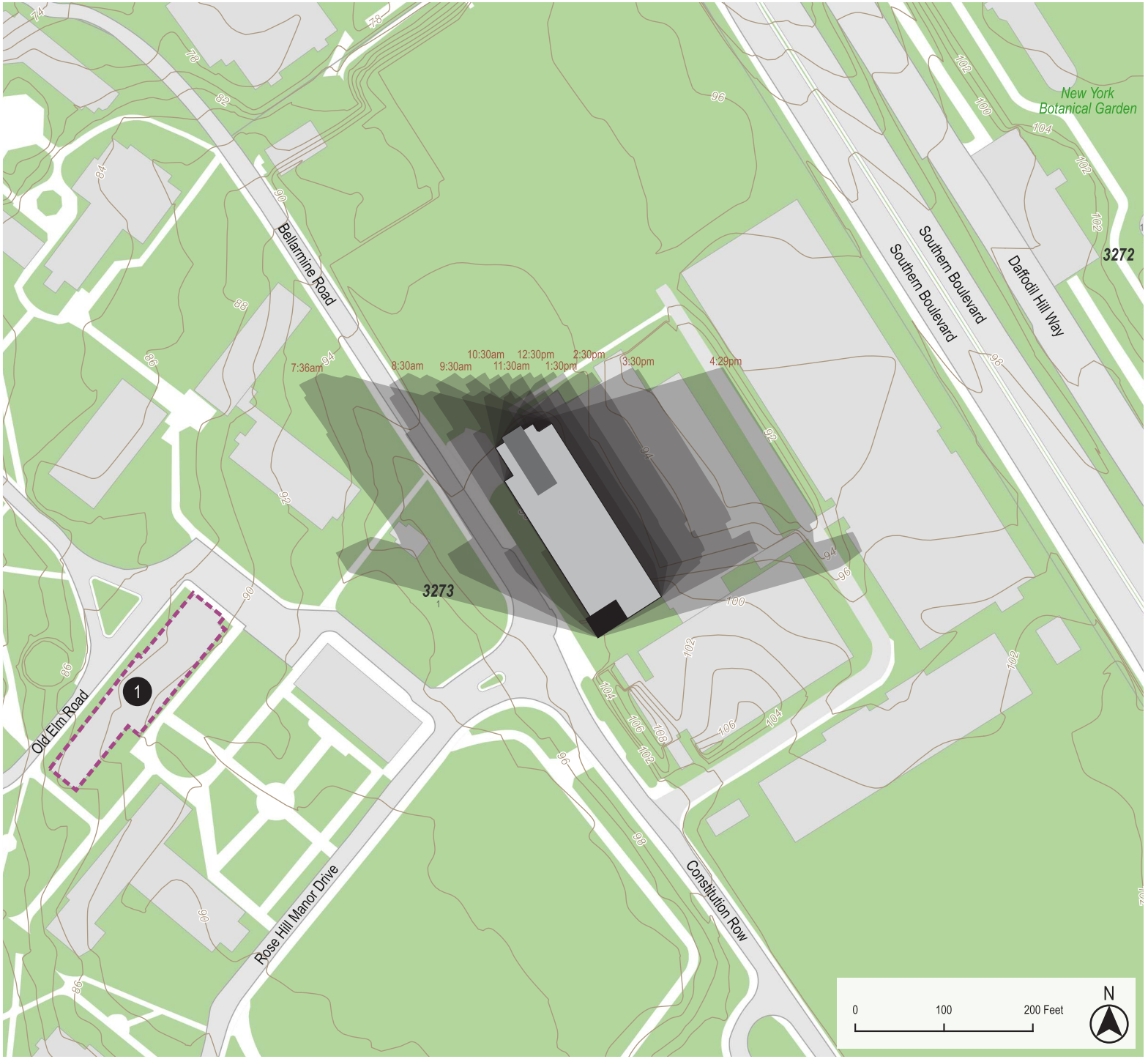
- Proposed Building Footprint
- Wall Above West Tower (64.5')
- Wall Above East Tower (83')
- 8:51am Shadow Cast/Analysis Time
- # Sunlight-Sensitive Open Space Resource
- Potentially Affected Historical Resource

Urban Cartographics

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-4: Tier 3 Screening Assessment for the March 21 Analysis Day

- Proposed Building Footprint
- Wall Above West Tower (64.5')
- Wall Above East Tower (83')
- 8:51am Shadow Cast/Analysis Time
- # Sunlight-Sensitive Open Space Resource
- Potentially Affected Historical Resource



Urban Cartographics

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-5: Tier 3 Screening Assessment for the May 6 Analysis Day

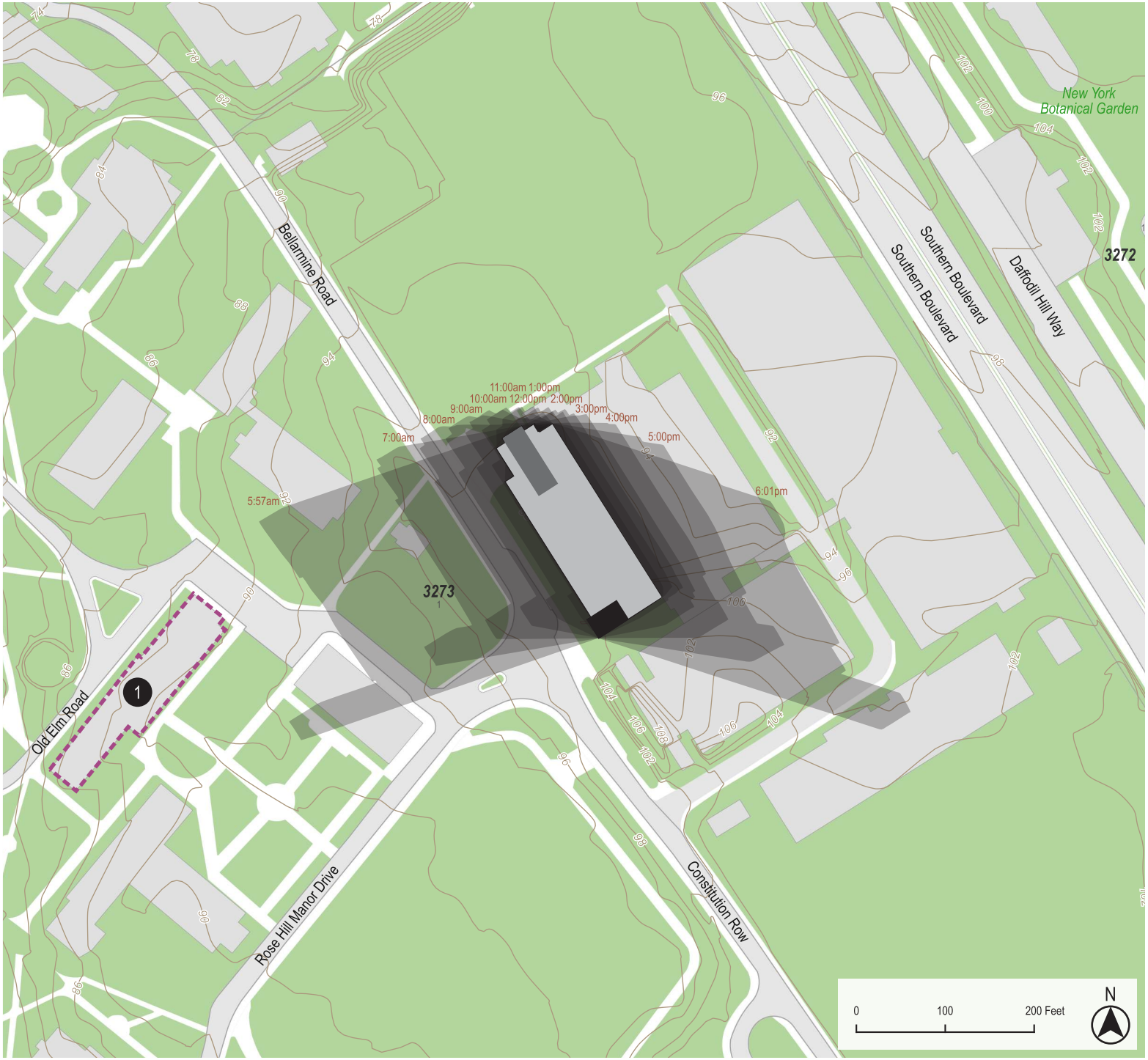
- Proposed Building Footprint
- Wall Above West Tower (64.5')
- Wall Above East Tower (83')
- 8:51am — Shadow Cast/Analysis Time
- # — Sunlight-Sensitive Open Space Resource
- Potentially Affected Historical Resource

Urban Cartographics

Rose Hill Student Center Expansion Project at Fordham University, Bronx

Figure 6-6: Tier 3 Screening Assessment for the June 21 Analysis Day

- Proposed Building Footprint
- Wall Above West Tower (64.5')
- Wall Above East Tower (83')
- 8:51am Shadow Cast/Analysis Time
- # Sunlight-Sensitive Open Space Resource
- Potentially Affected Historical Resource



Urban Cartographics

7.0 HISTORIC AND CULTURAL RESOURCES

INTRODUCTION

According to the *CEQR Technical Manual*, an assessment of architectural and archaeological resources is typically required for any project involving new construction, demolition, or any ground disturbance. Historic resources are defined as districts, buildings, structures, sites, and objects of historical, aesthetic, cultural, or archaeological importance. This includes designated New York City Landmarks ("NYCL"); properties calendared for consideration as landmarks by the New York City Landmarks Preservation Commission ("LPC"); properties listed on the State/National Register of Historic Places ("S/NR") or contained within a district listed on or formally determined eligible for S/NR listing; properties recommended by the New York State Board for listing on the S/NR; National Historic Landmarks ("NHL"); and properties not identified by one of the programs listed above, but that meet their eligibility requirements.

This Proposed Project is being reviewed in conformance with the New York State Historic Preservation Act of 1980, specifically the implementing regulations of Section 14.09 of the *Parks, Recreation and Historic Preservation Law*, as well as the requirements of the Memorandum of Understanding, dated March 18, 1998, between Dormitory Authority State of New York ("DASNY") and the New York State Office of Parks, Recreation and Historic Preservation ("OPRHP").

DASNY has submitted the Proposed Project to both LPC and OPRHP (Appendix B; project No. 19PR07661).

7.1. ASSESSMENT

Consistent with methodologies outlined in the *CEQR Technical Manual*, the historic and cultural resources assessment includes both archaeological and architectural resources.

Archaeological Resources

The study area for archaeological resources includes the Development Site, where disturbance from excavation and construction would occur.

According to the State Historic Preservation Office ("SHPO") Cultural Resource Information System ("CRIS") database, the Development Site is not in a designated Archeologically Sensitive Area. No significant adverse impacts to archaeological resources are expected.

Architectural Resources

Architectural resources include properties that are National Historic Landmarks ("NHLs"), properties listed on the State/National Registers of Historic Places ("S/NR") or that have been determined eligible for listing (S/NR-eligible), and properties that have been designated as New York City Landmarks ("NYCLs"), determined NYCL-eligible, or calendared for NYCL designation.

In general, potential effects on architectural resources can include both direct, physical effects and indirect, contextual effects. Direct effects include demolition of a resource and alterations to a resource that cause it to become a different visual entity. A resource could also be damaged from vibration (i.e., from construction blasting or pile driving), and additional damage from adjacent construction could occur from falling objects, subsidence, collapse, or damage from construction machinery. Adjacent construction is defined as any construction activity that would occur within 90 feet of an architectural resource, as defined in the New York City Department of Buildings ("DOB") Technical Policy and Procedure Notice ("TPPN") #10/88. Contextual effects can include the isolation of a property from its surrounding environment, or the introduction of visual, audible, or atmospheric elements that are out of character with a property or that alter its setting. Therefore, to assess the potential for both physical and contextual effects, the architectural resources study area is defined as the area within 400 feet of the Development Site, consistent with *CEQR Technical Manual* methodology.

According to the New York City Zoning and Land Use ("ZoLa") and the SHPO CRIS databases, there are no architectural resources within 400 feet of the Development Site. No significant adverse impacts to architectural resources are expected.

LPC and OPRHP's reviews are ongoing. It is the opinion of DASNY that the Proposed Project would have no impact on historic or cultural resources in or eligible for inclusion in National and/or State Registers of Historic Places.

8.0 URBAN DESIGN AND VISUAL RESOURCES

INTRODUCTION

The *CEQR Technical Manual* defines urban design the totality of components that may affect a pedestrian's experience of public space. The following elements play an important role in that experience: street, buildings, visual resources, open space, natural features, and wind.

8.1. ASSESSMENT

According to the *CEQR Technical Manual*, a preliminary assessment of urban design and visual resources is appropriate when there is the potential for a pedestrian to observe, from street level, a physical alteration beyond that allowed by the existing zoning, including (i) projects that permit the modification of yard, height, and setback requirements, and (ii) projects that result in an increase in built floor area beyond what would be allowed as-of-right. The *CEQR Technical Manual* further states, "There is no need to conduct an urban design analysis if a proposed project would be constructed within existing zoning envelopes and would not result in physical changes beyond the bulk and form permitted as-of-right."

As described in **Section 1.0, Land Use, Zoning, and Public Policy**, the Proposed Project would comply with the bulk provisions of the underlying R6 district; no zoning changes are required to facilitate the Proposed Project, and none are proposed. Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts to urban design and visual resources.

9.0 NATURAL RESOURCES

INTRODUCTION

The *CEQR Technical Manual* defines a natural resource as the City's biodiversity (plants, wildlife and other organisms); any aquatic or terrestrial areas capable of providing suitable habitat to sustain the life processes of plants, wildlife, and other organisms; and any areas capable of functioning in support of the ecological systems that maintain the City's environmental stability. Such resources include groundwater, soils, and geologic features; numerous types of natural and human-created aquatic and terrestrial habitats (including wetlands, dunes, beaches, grasslands, woodlands, landscaped areas, gardens, parks, and built structures); as well as any areas used by wildlife.

9.1. ASSESSMENT

According to the *CEQR Technical Manual*, a natural resources assessment is conducted when a natural resource is present on or near a development site and the Proposed Project may involve the direct or indirect disturbance of that resource.

The approximately 0.53-acre (23,086 sf) Development Site is currently undeveloped and inaccessible. According to the New York State Department of Environmental Conservation ("NYS DEC") Environmental Resources Mapper, the Development Site is not within or adjacent to any designated State-regulated freshwater wetlands or significant natural communities.

Buildings immediately adjacent to the Development Site include McGinley Campus Center and Rose Hill Gymnasium. As such, natural resources adjacent to the Development Site are likely limited to the few urban-adapted species of wildlife that utilize building exteriors as habitat and are ubiquitous throughout New York City. Specifically, these include house sparrows (*Passer domesticus*), rock pigeons (*Columba livia*), European starlings (*Sturnus vulgaris*), and Grey and Black Squirrels (*Sciurus Carolinensis*). After construction of the Proposed Project, the building expansion would not result in a direct or indirect disturbance of any potentially present urban-adapted species of wildlife or their habitats but would be another component of the built environment of the campus.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts on natural resources.

10.0 HAZARDOUS MATERIALS

INTRODUCTION

The *CEQR Technical Manual* defines hazardous materials as any substances that pose a threat to human health or the environment. Substances that can be of concern include, but are not limited to, heavy metals, volatile and semi volatile organic compounds ("VOCs", including petroleum constituents and chlorinated solvents, and "SVOCs"), methane, polychlorinated biphenyls ("PCBs"), and hazardous wastes (defined as substances that are chemically active, ignitable, corrosive, or toxic). The potential for adverse effects from hazardous materials occurs when hazardous materials exist on a site and an action would increase pathways to their exposure to humans and the environment, or an action would introduce new activities or processes using hazardous materials.

10.1. ASSESSMENT

Because the Proposed Project would involve excavation on a vacant site, it has the potential to increase exposure pathways to humans and the environment to hazardous materials. Therefore, a Phase I Environmental Site Assessment ("Phase I ESA") was conducted on the Development Site in November 2019[3] to determine whether the site might contain contamination from either past or present activities on the site or as a result of activities on adjacent or nearby properties. A Phase I ESA discloses potential Recognized Environmental Conditions ("RECs"), if any, and determines whether further building and subsurface investigation is warranted as part of a Phase II Environmental Site Investigation ("ESI") to confirm the presence and extent of the contamination.

Based on the findings of the Phase I ESA, there is no reason to suspect the presence of hazardous materials, contamination, illegal dumping or fill, fill materials of unknown origin, or underground and/or aboveground storage tanks within the Development Site.

Further, the Development Site is not in an area that is currently, or was historically, a manufacturing area that involved hazardous materials and there are no institutional controls (e.g., (E) designation or Restrictive Declaration) relating to hazardous materials.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts related to hazardous materials.

[3] Roux Environmental Engineering and Geology, D.P.C. ("Roux") performed a Phase I Environmental Site Assessment ("ESA") of the new building addition area/excavation area associated with the McGinley Campus Center Expansion Project. The Phase I ESA is intended to define the historical uses of the Subject Property and identify any potential Recognized Environmental Conditions ("RECs") that could warrant further consideration, in accordance with ASTM International Standard Practice E1527-13 (Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process). Based on the information gathered during the Phase I ESA process, Roux has not identified any RECs, Historical Recognized Environmental Conditions ("HRECs") or Controlled Recognized Environmental Conditions ("CRECs") in connection with the Subject Property (Appendix C).

11.0 WATER AND SEWER INFRASTRUCTURE

INTRODUCTION

New York City's water and sewer network is fundamental to the operation, health, safety, and quality of life of the City and its surrounding environment, and it must be sized to fit the users and surface conditions in order to function adequately. Ensuring these systems have adequate capacity to accommodate land use or density changes and new development is critical to avoid environmental and health problems such as sewer back-ups, street flooding, or pressure reductions.

The purpose of a water and sewer infrastructure analysis is to assess whether a proposed project could potentially result in significant adverse impacts to the City's water distribution or sewer system.

11.1. ASSESSMENT

According to *CEQR Technical Manual*, a preliminary water infrastructure analysis is needed if the project would result in an exceptionally large demand for water (e.g., those that are projected to use more than one million gallons per day ("mgd") or is located in an area that experiences low water pressure.

A preliminary sewer infrastructure analysis is needed if the project:

- Is in a combined sewer area and would exceed 400 incremental residential units or 150,000 incremental square feet ("sf") or more of commercial, public facility, and institution and/or community facility space in the Borough of the Bronx
- Is in a separately sewered area and would exceed: 25 residential units or 50,000 sf of commercial/institutional use in R1, R2, or R3 districts; 50 residential units or 100,000 sf of commercial/institutional use in R4 or R5 districts; 100 residential units or 100,000 sf of commercial/institutional use in all other zoning districts
- Is in an area that is partially sewered or currently unsewered
- Involves development on a site five acres or larger where the amount of impervious surface would increase;
- Would involve development on a site one acre or larger where the amount of impervious surface would increase *and* is located in the Jamaica Bay watershed or specific drainage areas (Bronx River, Coney Island Creek, Flushing Bay and Creek, Gowanus Canal, Hutchison River, Newtown Creek, Westchester Creek), or
- Would involve construction of a new storm water outfall that requires federal and/or state permits.

The Proposed Project would not generate over 1 million gallons per day ("gpd") of water consumption, the threshold set forth in the *CEQR Technical Manual*. It would generate approximately 97,910 gallons/day of water consumption. In addition, the Project Site is in a combined sewer area; would result in less than 150,000 incremental square feet of institution

space in the Borough of the Bronx; does not involve development on a site one acre or larger where the amount of impervious surface would increase and is located in specific drainage areas; and would not involve the construction of a new storm water outfall.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts on water and sewer infrastructure.

12.0 SOLID WASTE AND SANITATION

INTRODUCTION

According to the *CEQR Technical Manual*, a solid waste and sanitation assessment determines whether a project has the potential to cause a substantial increase in solid waste production that may overburden available waste management capacity or otherwise be inconsistent with the city's Solid Waste Management Plan ("SWMP" or "Plan") or with state policy related to the city's integrated solid waste management system. The city's solid waste system includes waste minimization at the point of generation, collection, treatment, recycling, composting, transfer, processing, energy recovery, and disposal.

12.1. ASSESSMENT

The Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population; therefore, it is not anticipated to generate a substantial amount of solid waste as defined in the *CEQR Technical Manual*.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially adverse effects on the city's capacity to handle solid waste.

13.0 ENERGY

INTRODUCTION

According to the *CEQR Technical Manual*, all new structures requiring heating and cooling are subject to the New York City Energy Conservation Code. Therefore, the need for a detailed assessment of energy effects would be limited to projects that may significantly affect the transmission or generation of energy. However, it is recommended that the projected amount of energy consumption during long-term operation be disclosed in the environmental assessment.

13.1. ASSESSMENT

It is expected that the Proposed Project, when operational, would consume approximately 17,799,700 million British Thermal Units ("MBtu") per year. This would not be considered a significant demand for energy.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts related to the consumption or supply of energy.

14.0 TRANSPORTATION

INTRODUCTION

The objective of a transportation analysis is to determine whether a proposed project may have a potentially significant adverse impacts on traffic operations and mobility; public transportation facilities and services; pedestrian elements and flow; safety of roadway users (pedestrians, bicyclists, and vehicles); and on- and off-street parking or goods movement. The *CEQR Technical Manual* identifies minimum development densities that potentially require a transportation analysis. Development at less than the development densities shown in Table 16-1 of the *CEQR Technical Manual* generally result in fewer than 50 peak-hour vehicle trips, 200 peak-hour subway/rail or bus transit riders, or 200 peak-hour pedestrian trips, where significant adverse impacts are considered unlikely.

14.1. ASSESSMENT

The Proposed Project involves an expansion of the existing McGinley Student Center and associated renovations. The Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population. Therefore, the Proposed Project would not generate more than the *CEQR Technical Manual* thresholds requiring further analysis of 50 vehicle trips or 200 pedestrian or transit trips.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts related to transportation (traffic, parking, transit, or pedestrian).

15.0 AIR QUALITY

INTRODUCTION

According to the *CEQR Technical Manual* an air quality analysis is conducted in order to assess the effect of a proposed project on ambient air quality (i.e., the quality of the surrounding air), or effects on a proposed project because of ambient air quality. Air quality can be affected by mobile sources (pollutants produced by motor vehicles), and by stationary sources (pollutants produced by fixed facilities). According to the *CEQR Technical Manual*, an air quality assessment should be carried out for actions that can result in either significant adverse mobile source or stationary source air quality effects.

15.1. ASSESSMENT

Mobile Sources

As discussed in the Section 13.0 Transportation, because the Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population, the Proposed Project would not generate more than the *CEQR Technical Manual* thresholds requiring further analysis of 50 vehicle trips or 200 pedestrian or transit trips. Therefore, the Proposed Project would not exceed the *CEQR Technical Manual* thresholds for conducting a mobile source intersection analysis. Further, the Proposed Project (i) is not within 200 feet of an atypical source of vehicular pollutants, such as an elevated highway or a bridge; (ii) is not adjacent to a large parking facility or parking garage with exhaust vents; (iii) does not involve construction of a new parking facility; and (iv) would not result in a sizable number of other mobile sources of pollution. Therefore, a mobile source air quality analysis is not required.

Stationary Sources

For a stationary source air quality analysis to be triggered, a proposed project would (i) create new stationary sources of pollutants – such as emission stacks for industrial plants, hospitals, or other large institutions, or a building's boilers – that may affect surrounding uses; (ii) introduce certain new uses near existing or planning emissions stacks that may affect the use; or (iii) introduce structures near such stacks so that changes in the dispersion of emissions from the stacks may affect surrounding uses.

The Proposed Project was evaluated for potential adverse air quality effects from stationary sources, including the Proposed Project's Heating, Ventilating, and Air Conditioning ("HVAC") sources, as well as any potential industrial sources within 400 feet, and large or major sources within 1,000 feet of the Development Site.

The existing HVAC system servicing McGinley Campus Center would be expanded to service the Proposed Project. The Rose Hill Campus utilizes a steam heating system; therefore, heating would be accomplished through new connections to the existing high-pressure steam line; no new point sources of emission would be necessary. The existing cooling system would

be expanded with the addition of a new chiller and cooling tower at the existing McGinley Campus Center.

There are no industrial sources within 400 feet and no large or major sources of emissions within 1,000 feet of the Development Site. Uses within 1,000 feet of the Development Site are limited to the Rose Hill Campus and a minor portion of the New York Botanical Garden.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse air quality impacts.

16.0 GREENHOUSE GAS EMISSIONS

INTRODUCTION

According to the *CEQR Technical Manual*, a greenhouse gas emissions ("GHG") assessment is appropriate for projects with the greatest potential to produce GHG emissions that may result in inconsistencies with the New York City's GHG reduction goal to a degree considered significant (generally larger projects resulting in the development of 350,000 square feet or greater undergoing an Environmental Impact Statement ("EIS"), or for projects on a case-by-case basis to determine its consistency with the city's GHG reduction goals) and, correspondingly, have the greatest potential to reduce those emissions through the adoption of project measures and conditions. In addition, actions that fundamentally change the city's waste management system, such as city capital projects, power generation projects, and promulgation of regulations, may also need to be analyzed.

16.1. ASSESSMENT

As previously described, the Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population. The Proposed Project is not a city capital project, would not introduce new power generation, would not change the city's waste management system, and would not affect regulations.

Based on this information, the Proposed Project does not meet the threshold for further assessment, and the Proposed Project would not result in any potentially significant adverse impacts related to greenhouse gas emissions.

17.0 NOISE

INTRODUCTION

According to the *CEQR Technical Manual*, the purpose of a noise assessment is to determine both (i) a proposed project's potential effects on sensitive noise receptors, including the effects on the level of noise inside residential, commercial, and institutional facilities (if applicable), and at open spaces; and (ii) the effects of ambient noise levels on new sensitive uses introduced by a proposed project.

17.1. ASSESSMENT

According to the *CEQR Technical Manual*, initial noise screening considers whether a proposed project: (i) would generate any mobile or stationary sources of noise; and/or (ii) is in an area with existing high ambient noise levels.

Stationary Source Noise

For a stationary source analysis to be triggered, a proposed project must either (i) cause a substantial stationary source to be operating within 1,500 feet of a receptor, with direct line of sight to that receptor; or (ii) introduce a receptor in an area with high ambient noise levels resulting from stationary sources, such as enclosed manufacturing activities or other loud uses.

Because the Proposed Project would be limited to an expansion of an existing use (McGinley Campus Center), it would not be considered a substantial stationary source operating within 1,500 feet of a receptor and would not introduce a receptor with high ambient noise levels resulting from stationary sources. Based on this information, the Proposed Project does not meet the threshold for further assessment and would not result in any potentially significant adverse impacts resulting from stationary source noise.

Mobile Source Noise

For a mobile source noise analysis to be triggered, the proposed project would (i) generate or reroute vehicular traffic, (ii) introduce a new receptor near a heavily trafficked thoroughfare, or (iii) be within 1,500 feet of existing rail activity.

As discussed in the Section 13.0 Transportation, because the Proposed Project would not result in an increase to the current student population and, upon completion in 2024, is projected to add only seven (7) new employees to its current worker population, the Proposed Project would not generate more than the *CEQR Technical Manual* thresholds requiring further analysis of 50 vehicle trips or 200 pedestrian or transit trips. Therefore, the Proposed Project would not generate sufficient vehicular traffic to have the potential to cause a significant adverse noise effect (i.e., it would not result in a doubling of noise passenger car equivalents [PCEs] which would be necessary to cause a 3 dB increase in noise levels).

However, because the Development Site is within 1,500 feet of a commuter rail line (Metro-North Railroad, Harlem/New Haven line), a noise analysis was conducted to determine the

level of building attenuation necessary to ensure that interior noise levels within the development would satisfy applicable interior noise criteria.

The *CEQR Technical Manual* provides attenuation requirements for buildings based on exterior noise levels (Table 1, "Required Attenuation Values to Achieve Acceptable Interior Noise Levels"). Recommended noise attenuation values for buildings are designed to maintain interior noise levels of 45 dBA or lower for residential uses and 50 dBA or lower for commercial uses and are determined based on exterior L10(1) noise levels.

Table 1- Required Attenuation Values to Achieve Acceptable Interior Noise Levels

	Marginally Unacceptable				Clearly Unacceptable
Noise Level with Proposed Action	$70 < L_{10} \leq 73$	$73 < L_{10} \leq 76$	$76 < L_{10} \leq 78$	$78 < L_{10} \leq 80$	$80 < L_{10}$
Attenuation[A]	(I) 28 dB(A)	(II) 31 dB(A)	(III) 33 dB(A)	(IV) 35 dB(A)	$36 + (L_{10} - 80)$[B] dB(A)

Notes:
[A] The above composite window-wall attenuation values are for residential dwellings. Retail uses would be 5 dB(A) less in each category. All the above categories require a closed window situation and hence an alternate means of ventilation.
[B] Required attenuation values increase by 1 dB(A) increments for L_{10} values greater than 80 dB(A).
Source: New York City Department of Environmental Protection.

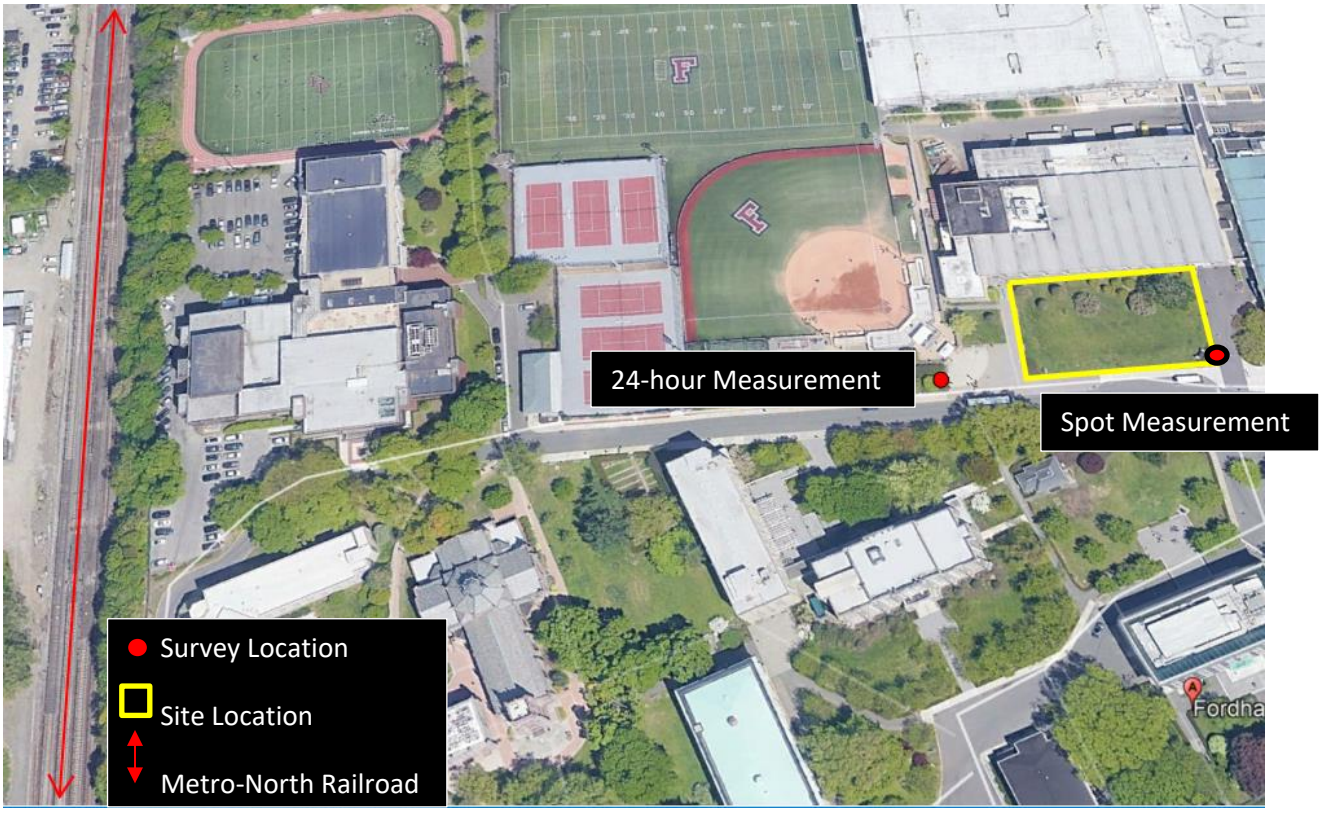
Existing Noise Levels

Noise levels were measured at the on-grade receptor site over a 24-hour periods to capture the following weekday peak periods:

- AM (7:00am – 9:00am),
- Midday (12:00pm – 2:00pm),
- PM (4:00pm – 6:00pm).

Additional spot measurements were taken at the far end of the Project Site at a 1-hour period for comparison. The measurements were taken on November 6 and 7, 2019. The survey location is indicated below in Figure 17-1.

Figure 17-1: Spot Measurement Locations



Measurements were performed using an NTi XL2 sound level meter (SLM). The SLMs are a Type 1 instrument according to ANSI Standard S1.4-1983 (R2006). For each measurement, the microphone was mounted on a tripod at a height of 5 feet above the ground and was mounted at least approximately 5 feet away from any large reflecting surfaces. The SLM's calibration was field checked before and after readings. Measurements at each location were made on the A-scale (dBA). The data were digitally recording by the SLMs and displayed at the end of the measurement period in units of dB(A). Measured quantities included Leq, L1, L10, L50, L90, and 1/3 octave band levels. A windscreen was used during all sound measurements except for calibration.

The results of the existing noise level measurements are presented in Table 2.

Table 2 - Existing Noise Levels (24-hour Measurement)

Day	Time	Leq	L1	L10	L50	L90
Wednesday, November 6, 2019	1PM	58.0	65.5	60.8	56.3	49.9
	2PM	62.5	69.4	64.0	56.8	53.3
	3PM	60.2	68.2	63.4	56.2	54.1
	4PM	59.7	68.7	62.8	55.7	54.2
	5PM[1]	58.2	67.3	63.1	52.3	48.6
	6PM	56.9	68.7	57.0	50.3	47.5
	7PM	52.7	61.8	55.1	49.8	47.8
	8PM	54.8	65.5	56.1	49.8	47.8
	9PM	53.4	60.8	53.7	49.0	47.4
	10PM	52.2	60.6	54.0	48.3	47.1
	11PM	50.6	59.2	52.4	48.6	47.8
Thursday, November 7, 2019	12AM	48.2	53.3	48.7	47.6	47.2
	1AM	47.9	52.0	48.4	47.6	47.2
	2AM	47.8	50.6	48.2	47.6	47.3
	3AM	47.8	49.4	48.1	47.7	47.3
	4AM	47.8	48.9	48.1	47.7	47.4
	5AM	50.2	60.2	49.1	48.2	47.7
	6AM	49.8	55.4	50.3	49.0	48.5
	7AM	59.3	66.2	56.0	51.7	49.3
	8AM	64.2	71.8	67.9	61.7	56.9
	9AM	60.5	68.7	63.7	56.5	51.0
	10AM	58.5	66.1	61.8	56.4	52.5
	11AM	59.5	67.8	63.2	56.6	51.7
	12PM	63.4	68.6	63.2	58.0	54.0

[1] There was an approximately 30-minute period where a vehicle was idling next to our monitoring equipment. We consider this activity to be atypical, as it only occurred one time throughout the entire monitoring period, so the affected minutes were removed from the measurement.

Table 3 - Existing Noise Levels (Spot Measurements)

Day	Location	Time	Leq	L1	L10	L50	L90
Thursday, November 7, 2019	Roof[1]	10AM	65.3	73.4	69.2	62.0	59.0
	Ground[2]	11AM	66.2	77.2	69.3	61.2	57.1

[1] This measurement had line of site to the construction equipment on site, and therefore is excluded from this assessment.
[2] This measurement included a street sweeper and other construction vehicles that did not pass the 24-hour measurement site; therefore, this measurement is excluded from this assessment.

At the 24-hour measurement location, the ambient noise environment was controlled by local traffic, university students walking / talking near the monitoring equipment, and construction occurring nearby at the proposed site. At the spot measurement locations, line-of-site to construction activity and vehicles controlled the noise levels; therefore, only the 24-hour measurement is used in this assessment.

Based on CEQR methodologies and guidelines, the existing noise levels at the measurement site are in the "acceptable" category.

Attenuation Requirements

As shown in Table 1, the *CEQR Technical Manual* has set noise attenuation values for building facades, based on exterior L10 noise levels. These recommended noise attenuation values are designed to maintain interior noise levels of 45 dB(A) or lower for residential, hotel, etc. uses and 50 dB(A) for commercial uses.

The results of this assessment demonstrate that, based on the highest measured hourly L10 and the values presented in Table 2, there is no enhanced noise attenuation requirement for the building façade.

By designing the proposed development to include standard double-pane windows, the proposed building would be expected to provide sufficient attenuation to achieve the CEQR interior noise level guideline of 45 dB(A) or lower for residential uses and 50 dB(A) or lower for commercial uses, and therefore no significant adverse noise impacts related to noise are expected, and no further analysis is warranted.

Mechanical Systems

The design of and specification for building mechanical systems, such as heating, ventilation, and air conditioning (HVAC), should be designed to meet all applicable noise regulations (i.e., Subchapter 5, §24-227 of the New York City Noise Control Code and the New York City Department of Buildings Mechanical Code) to ensure that the equipment does not result in any significant increase in ambient noise levels.

Based on this information, the Proposed Project does not meet the threshold for further assessment, and the Proposed Project would not result in any potentially significant adverse noise impacts.

18.0 PUBLIC HEALTH

INTRODUCTION

According to the *CEQR Technical Manual*, public health involves the activities that society undertakes to create and maintain conditions in which people can be healthy. Detailed public health analysis is warranted for projects with identified unmitigated adverse effects related to air quality, water quality, hazardous materials, or noise.

18.1. ASSESSMENT

The Proposed Project is not anticipated to result in any potentially significant adverse impacts related to air quality, water quality, hazardous materials, or noise. No exceedances of federal, state, or city standards would occur as a result of the Proposed Project.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts to public health.

19.0 NEIGHBORHOOD CHARACTER

INTRODUCTION

According to the *CEQR Technical Manual*, neighborhood character is an amalgam of various elements that give a neighborhood its distinct "personality." These elements may include a neighborhood's land use, socioeconomic conditions, open space, historic and cultural resources, urban design and visual resources, shadows, transportation, and noise conditions; however, not all elements contribute to neighborhood character in all cases. An assessment of neighborhood character is generally necessary when a proposed project has the potential to result in significant adverse impacts in any of the technical areas listed above, or when the project may have moderate effects on several of the elements that define a neighborhood's character.

19.1. ASSESSMENT

In accordance with the *CEQR Technical Manual*, the first step of a neighborhood character assessment is identifying defining features of the neighborhood and then determining whether the Proposed Project has the potential to adversely affect these defining features, either through the potential for a significant adverse impact in any relevant technical area, or a combination of moderate effects to several elements that could cumulatively adversely affect neighborhood character.

As disclosed in this State Environmental Quality Review, the Proposed Project would not result in any adverse impacts to the neighborhood's land uses, socioeconomic conditions, open space, urban design, visual resources, shadows, transportation, or noise. The Proposed Project would complement the existing mix of historic and modern educational buildings and enhance the overall character of the Rose Hill Campus.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts to neighborhood character.

20.0 CONSTRUCTION

INTRODUCTION

According to the *CEQR Technical Manual*, construction activities, although temporary, may sometimes result in significant adverse impacts. Construction duration, which is a critical measure to determine a project's potential for adverse effects during construction, is categorized as short-term (less than two years) and long-term (two or more years). Where the duration of construction is expected to be short-term, any adverse effects resulting from the short-term construction generally do not require a detailed assessment. However, there are instances where a potential adverse effect may be of short duration, but nonetheless significant, because it raises specific issues of concern.

20.1. ASSESSMENT

The Proposed Project would result in construction activities on the Development Site. As with all construction projects, work on the Development Site would result in temporary disruptions to the surrounding area, including occasional noise and dust. The overall construction duration for the proposed expansion of the McGinley Student Center is anticipated to be less than 24 months. It is this phase of the Proposed Project that the most intense construction activities in terms of noise levels and air pollutant emissions (demolition, excavation, and foundation work, during which several large non-road diesel engines would be employed) is anticipated.[4]

Construction of the Proposed Project would be carried out in accordance with New York City laws and regulations, which allow construction activities between 7:00 a.m. and 6:00 p.m. on weekdays. If work is required outside of normal construction hours, required approvals would be obtained from the appropriate agencies (New York City Department of Buildings (DOB) and New York City Department of Environmental Protection (DEP)). During construction of the Proposed Project, all required measures would be implemented to ensure adherence to the New York City Air Pollution Control Code regulating construction-related dust emissions and the New York City Noise Control Code regulating construction noise. Through implementation of the measures described above, the temporary adverse effects associated with the proposed construction activities would be minimized.

Construction activities would generate trips by workers traveling to and from the Project Site as well as trips by the delivery of construction related materials and equipment. The New York City Noise Control Code requires construction activities to occur between 7:00 a.m. and 6:00 p.m. Monday through Friday; therefore, worker trips would be concentrated in off-peak hours and is not anticipated to generate 50 or more vehicle trips (presented in Passenger Car Equivalents (PCEs)) during peak travel periods.

[4] Construction of the proposed new building addition is anticipated be complete by July 2021; construction of the proposed new arcade is anticipated to be complete by July 2022. The interior renovations phase of the Proposed Project is anticipated to commence in mid-2022 and be complete in December 2024.

Because trips generated by construction activities is not anticipated to generate 50 or more PCEs during peak traffic hours, the construction activities facilitated by the Proposed Project would not result in significant effects to transportation activities in the area.

Based on this information, no further analysis is required, and the Proposed Project would not result in any potentially significant adverse impacts during construction.

APPENDICES

Appendix A: Project Site Photographs

Appendix B: Agency Correspondence

Appendix C: Work Permits

Appendix D: Phase I Environmental Site Assessment

Appendix E: Smart Growth Impact Statement Assessment Form

Appendix A

Project Site Photographs

Photo 1: View of the Development Site and McGinley Campus Center Looking Northwest

Photo 2: View of the Development Site and McGinley Campus Center Looking Southeast

Photo 3: View of the Development Site and McGinley Campus Center Looking North

Photo 4: View of the Development Site and McGinley Campus Center Looking North

Photo 5: View of the Development Site
Looking South

FORDHAM UNIVERSITY
THE JESUIT UNIVERSITY OF NEW YORK

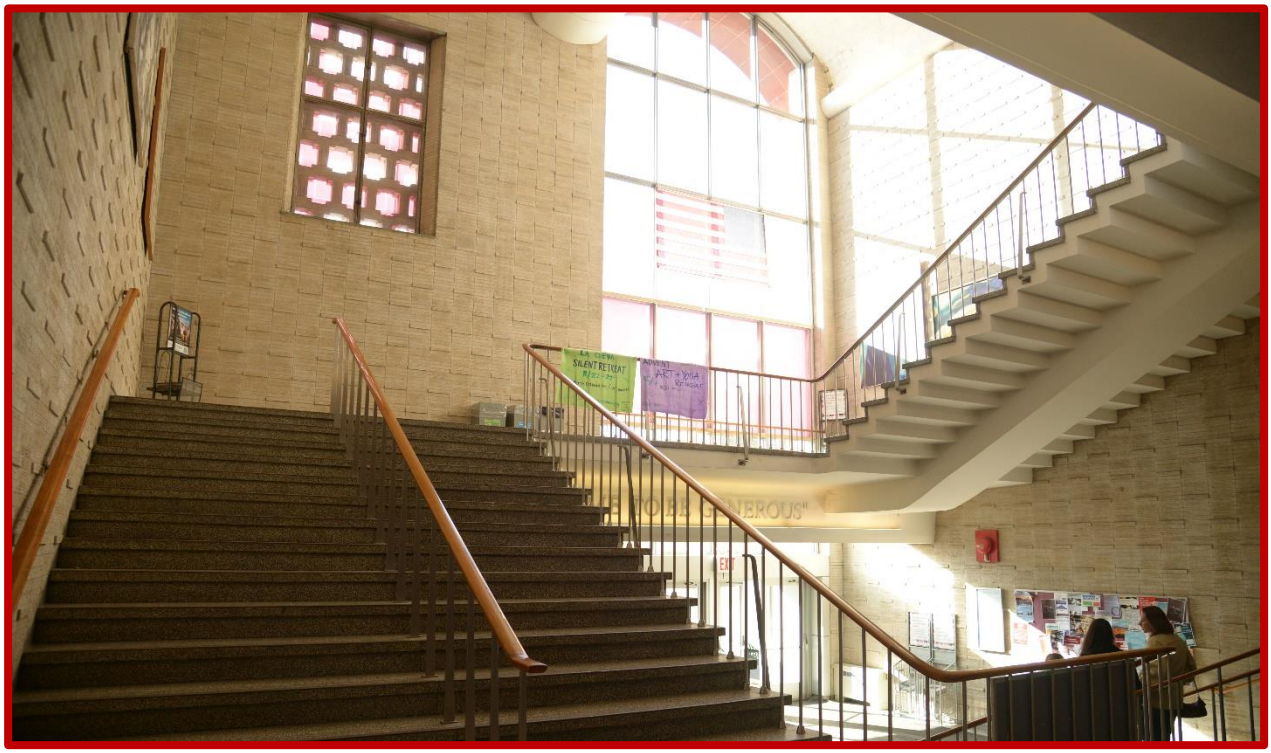
McGinley Center - Full Façade

FORDHAM UNIVERSITY
THE JESUIT UNIVERSITY OF NEW YORK

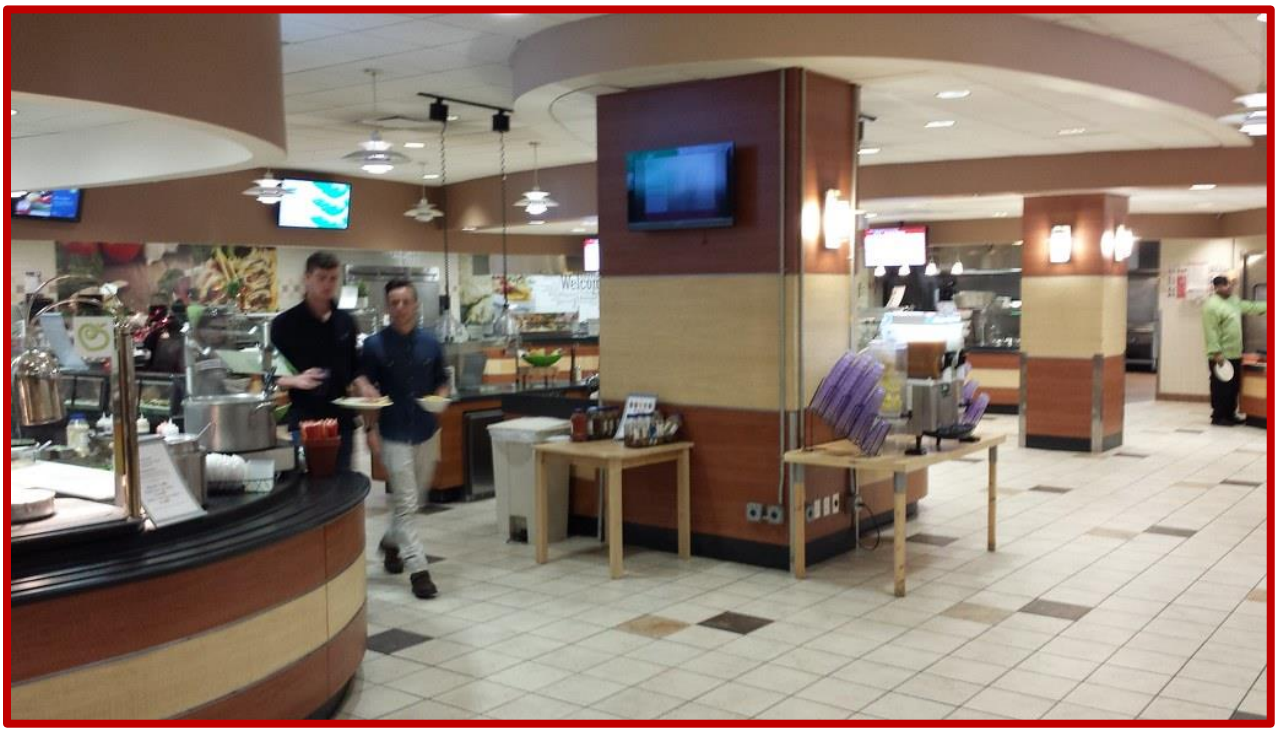
McGinley Center - Westside Façade

Main Entrance/Lobby

Stairs heading to 2nd Floor



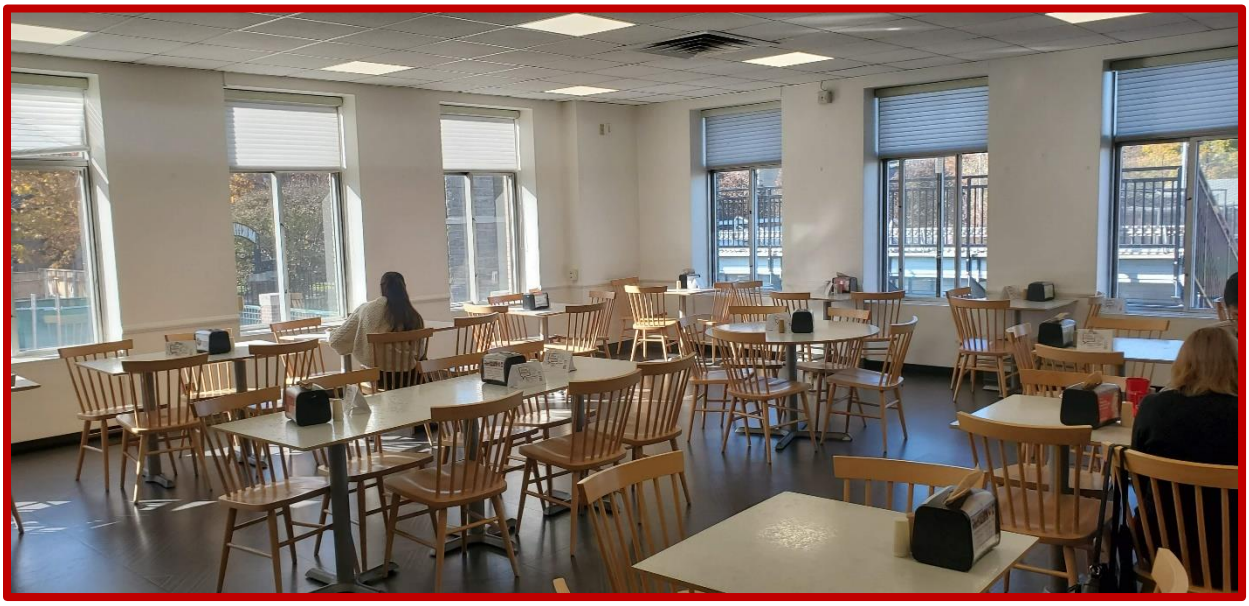
1st Floor – Dining Hall



2nd Floor - Sitting / Lounge / Ballroom Spaces / Conference / Meeting Areas

2nd Floor - Sitting Area / Lounge / Ballroom Spaces

2nd Floor Conference / Dining / Meeting Areas



FORDHAM UNIVERSITY
THE JESUIT UNIVERSITY OF NEW YORK

2nd Floor Conference / Meeting Areas

Basement – Fitness Center

Appendix B

Agency Correspondence

View and/or Address a Response

Project 19PR07661: Fordham University Renovation and Expansion of the Rose Hill Campus Center (WQF9PCDMFB9O)

View Project

Please accept the following information below as the consolidated response from NYS SHPO for the above referenced submission.

Review Responses

Reviewer	Review Type	Response
Linda Mackey	Survey and Evaluation	In order for SHPO to complete our evaluation of the historic significance of all buildings/structures/districts within or adjacent to your project area, we need further information. Please review the specific information request(s) below and click the Process button to respond to each request.

Information Requests

Process	Status	Reviewer	Review Type	Request Type	Request Entity	Request Item	Request Description
	Information Requested	Linda Mackey	Survey and Evaluation	Request a New Attachment, Photo, or Survey for this Consultation Project		Attachment	We have not previously evaluated the McGinley Center. Please provide photos of the full façade (even if in sections), and other significant elevations and areas, and representative photos of the major interior areas such as the lobby, conference and auditorium spaces. A pdf attachment with one or two photos per page is acceptable. Please provide information on the architect. Thank you.

Appendix C

Work Permits

NYC™ Buildings

Work Permit Department of Buildings

Permit Number: *220696076-01-EW-OT*

Issued: *10/07/2019* Expires: *10/01/2020*

Address: *BRONX* *457 EAST FORDHAM ROAD*

Issued to: MILDRED C CLAIRE

Business: TISHMAN CONSTRUCTION CORP

Contractor No: GC-2540

Description of Work: **CONCRETE WORK NOT AUTHORIZED - CONCRETE PLACEMENT, FORMWORK, STEEL REINFORCING NOT PERMITTED.**

ALTERATION TYPE 2 - CIVIL CIVIL SITE WORK AND RELOCATION OF EXISTING PIPING AS PER PLANS FILED HEREWITH. NO CHANGE IN USE, EGRESS OR OCCUPANCY UNDER THIS APPLICATION.

Number of dwelling units occupied during construction: 0
Review is requested under Building Code: 2014 *SITE FILL: NOT APPLICABLE*

To see a Zoning Diagram (ZD1) or to challenge a zoning approval filed as part of a New Building application or Alteration application filed after 7/13/2009, please use "My Community" on the Buildings Department web site at www.nyc.gov/buildings.

Emergency Telephone Day or Night: 311

Borough Commissioner: Commissioner of Buildings:

This permit copy created on 11/21/2019 reflects the Commissioner(s) as of such date.

Tampering with or knowingly making a false entry in or falsely altering this permit is a crime that is punishable by a fine, imprisonment or both.

02 11/21/2019

OP-35A (5/10)

NYC™ Buildings

Work Permit Department of Buildings

Permit Number: *220696076-01-PL*

Issued: *08/13/2019* Expires: *08/12/2020*

Issued to: ZYGMUNT MOSCICKI

Address: *BRONX* *457 EAST FORDHAM ROAD*

Business: PACE PLUMBING CORP

License No: MP-2277

Description of Work:

PLUMBING - ALTERATION TYPE 2 CIVIL SITE WORK AND RELOCATION OF EXISTING PIPING AS PER PLANS FILED HEREWITH. NO CHANGE IN USE, EGRESS OR OCCUPANCY UNDER THIS APPLICATION.

Number of dwelling units occupied during construction: 0
Review is requested under Building Code: 2014 *SITE FILL: NOT APPLICABLE*

To see a Zoning Diagram (ZD1) or to challenge a zoning approval filed as part of a New Building application or Alteration application filed after 7/13/2009, please use "My Community" on the Buildings Department web site at www.nyc.gov/buildings.

Emergency Telephone Day or Night: 311

Borough Commissioner: Commissioner of Buildings:

This permit copy created on 11/21/2019 reflects the Commissioner(s) as of such date.

Tampering with or knowingly making a false entry in or falsely altering this permit is a crime that is punishable by a fine, imprisonment or both.

01 11/21/2019

OP-35A (5/10)

Appendix D

Phase I Environmental Site Assessment

Phase I Environmental Site Assessment

Fordham University Rose Hill Campus
Bronx, New York

November 22, 2019

Prepared for:

Fordham University

Prepared by:

Roux Environmental Engineering and Geology, D.P.C.
209 Shafter Street
Islandia, New York 11749

3431.0001Y.100/CV

EXECUTIVE SUMMARY

At the request of Fordham University (Client and User), Roux Environmental Engineering and Geology, D.P.C. (Roux) performed a Phase I Environmental Site Assessment (ESA) of the new building addition area/excavation area associated with the McGinley Student Center Expansion Project, which is part of the Fordham University Rose Hill Campus, in the borough of Bronx, City and State of New York (Subject Property) (Figure 1). A Subject Property Plan showing relevant features is provided as Figure 2. The Phase I ESA is intended to define the historical uses of the Subject Property and identify any potential Recognized Environmental Conditions (RECs) that could warrant further consideration, in accordance with ASTM International Standard Practice E1527-13 (Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process).

A review of historical sources, including historical aerial photographs, historical topographic maps, and a City Directory Abstract, as well as an interview with a Key Subject Property Representative, indicate that the Subject Property was first developed prior to 1901 with portions of a wood house located in the northwestern corner of the Subject Property. The Subject Property was identified as vacant until 1950 where the Subject Property was noted to be developed with a 1-story building identified as classrooms. Around the year 1958 the classroom building was demolished, and the Subject Property was identified as a front lawn/ grassed area that is in front of the McGinley Student Faculty Center, which was constructed in 1958. The Subject Property has remained with this usage until present day, which was confirmed during the November 2019 reconnaissance.

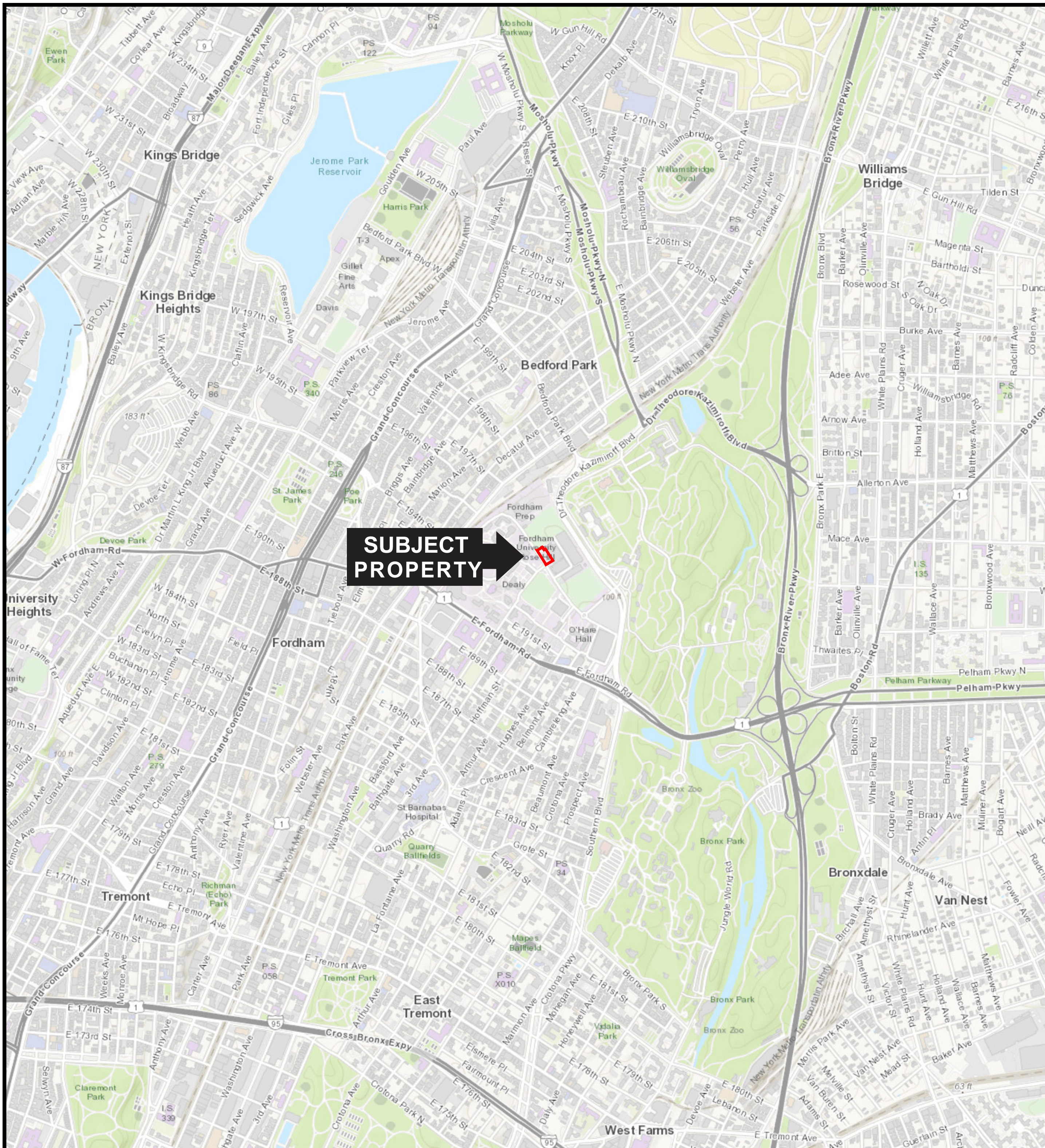
Based on the information gathered during the Phase I ESA process, Roux has not identified any RECs, Historical Recognized Environmental Conditions (HRECs) or Controlled Recognized Environmental Conditions (CRECs) in connection with the Subject Property.

Roux has identified the following Business Environmental Risk (BER) in connection with the Subject Property:

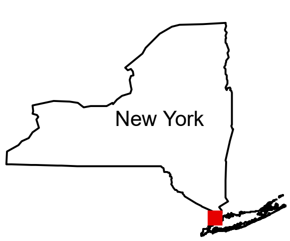
- **Historic Fill Material:** The Roux July 2019 in situ soil waste characterization sampling identified the presence of concrete in the soils down to a depth of approximately 5 feet below land surface (bls). Chromium was also detected in the soil at concentrations exceeding their respective Unrestricted Use Soil Cleanup Objectives (UUSCOs). The presence of historic fill material may impact future disposal costs and is considered a BER.

Roux has identified the following data gaps in connection with this Phase I ESA:

- As of the date of this report, Roux has not been provided with a completed environmental questionnaire. Based upon the collection of information from other resources throughout the course of this Phase I ESA, Roux opines that this data gap is insignificant.
- Awaiting responses to Freedom of Information Act (FOIA) requests from the New York State Department of Environmental Conservation (NYSDEC), New York State Department of Health (NYSDOH) and the New York Fire Department (FDNY) pertaining to the Subject Property. Based on the records obtained and reviewed from other resources, this is not considered a significant data gap. If any pertinent information is obtained from responses to outstanding FOIA requests regarding the Subject Property, Roux will prepare a letter addendum summarizing these findings.



QUADRANGLE LOCATION



N

1,000 0 1,000'

Title:

SUBJECT PROPERTY LOCATION MAP

McGinley Student Center Expansion Project

Prepared for:

FORDHAM UNIVERSITY

ROUX

Compiled by: A.N.	Date: 11/19/19	FIGURE
Prepared by: M.S.R.	Scale: AS SHOWN	1
Project Mgr: A.N.	Project: 3431.0001Y000	
File: 3431.0001Y100.1.mxd		

V:\GIS\PROJECTS\3431\0001Y\100\3431.0001Y100.1.MXD

LEGEND

SUBJECT PROPERTY BOUNDARY

N

100 0 100'

Title:

SUBJECT PROPERTY PLAN

McGinley Student Center Expansion Project

Prepared for:

FORDHAM UNIVERSITY

ROUX

Compiled by: A.N.	Date: 11/19/19
Prepared by: M.S.R.	Scale: AS SHOWN
Project Mgr: A.N.	Project: 3431.0001Y000
File: 3431.0001Y100.2.mxd	

FIGURE 2

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Appendix E

Smart Growth Impact Statement Assessment Form

SMART GROWTH IMPACT STATEMENT ASSESSMENT FORM

Date: November 27, 2019
Project Applicant: Fordham University
Project Name: Renovation and Expansion of the Rose Hill Campus Center
Program: Independent Colleges and Universities
Project Location: 441 East Fordham Road, Bronx, Bronx County, New York
Project Number: N/A
Completed by: Matthew A. Stanley, AICP

This Smart Growth Impact Statement Assessment Form ("SGISAF") is a tool to assist the applicant and the Dormitory Authority of the State of New York's ("DASNY's") Smart Growth Advisory Committee in deliberations to determine whether a project is consistent with the New York *State Smart Growth Public Infrastructure Policy Act ("SSGPIPA"),* Article 6 of the New York State *Environmental Conservation Law ("ECL")*.[1] Not all questions/answers may be relevant or applicable to all projects.

Description of Proposed Action and Proposed Project:

The Proposed Action would involve DASNY's authorization of the issuance of Series 2019 Bonds, to be used to finance a portion of the costs of the renovation and expansion of the McGinley Student Center on Fordham's Rose Hill Campus, including approx. 93,880 gsf of renovations and an approx. 71,000-gsf new building adjacent and connected to McGinley, Rose Hill Gymnasium, and Lombardi Memorial Center.

Smart Growth Impact Assessment: Have any other entities issued a Smart Growth Impact Statement ("SGIS") with regard to this project? (If so, attach same). ☐ Yes ☒ No

1. Does the project advance or otherwise involve the use of, maintain, or improve existing infrastructure? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

   The project would be located on the campus of an existing university and would improve existing educational and other infrastructure.

2. Is the project located wholly or partially in a **municipal center**,[2] characterized by any of the following: Check all that apply and explain briefly:
   - ☒ A city or a village
   - ☒ Within the boundaries of a generally-recognized college, university, hospital or nursing-home campus
   - ☐ Area of concentrated and mixed land use that serves as a center for various activities including, but not limited to: **see below**
     - ☐ Central business districts (i.e., commercial or geographic heart of a city, downtown or "city center)
     - ☐ Main streets (i.e., primary retail street of a village, town, or small city)
     - ☐ Downtown areas (i.e., city's core, center or central business district)
     - ☐ Brownfield opportunity areas (https://www.dos.ny.gov/opd/programs/brownFieldOpp/index.html)
     - ☐ Downtown areas of Local Waterfront Revitalization Programs ("LWRPs") (https://www.dos.ny.gov/opd/programs/lwrp.html)
     - ☐ Transit-oriented development areas (i.e., areas with access to public transit for residents)
     - ☐ Environmental justice areas (https://www.dec.ny.gov/public/911.html)
     - ☐ Hardship areas

   The project would be located on the campus of an existing university in New York City.

[1] https://www.nysenate.gov/legislation/laws/ENV/A6
[2] DASNY interprets the term "municipal centers" to include existing, developed institutional campuses such as universities, colleges and hospitals.

3. Is the project located adjacent to municipal centers (please see characteristics in question 2, above) with clearly-defined borders, in an area designated for concentrated development in the future by a municipal or regional comprehensive plan that exhibits strong land use, transportation, infrastructure and economic connections to an existing municipal center? Check one and describe: ☐ Yes ☐ No ☒ Not Relevant

   This is not relevant because the project is consistent with criterion 2 above.

4. Is the project located in an area designated by a municipal or comprehensive plan, and appropriately zoned, as a future municipal center? Check one and describe: ☐ Yes ☐ No ☒ Not Relevant

   This is not relevant because the project is consistent with criterion 2 above.

5. Is the project located wholly or partially in a developed area or an area designated for concentrated infill development in accordance with a municipally-approved comprehensive land use plan, a local waterfront revitalization plan, brownfield opportunity area plan or other development plan? Check one and describe: ☐ Yes ☐ No ☒ Not Relevant

   This is not relevant because the project is consistent with criterion 2 above.

6. Does the project preserve and enhance the state's resources, including agricultural lands, forests, surface and groundwater, air quality, recreation and open space, scenic areas, and/or significant historic and archeological resources? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

   DASNY's *SEQR* review concluded that the project would have no adverse impacts on agricultural land, forest, surface and groundwater, air quality, recreation and open space, scenic areas or significant historic and archeological resources.

7. Does the project foster mixed land uses and compact development, downtown revitalization, brownfield redevelopment, the enhancement of beauty in public spaces, the diversity and affordability of housing in proximity to places of employment, recreation and commercial development and/or the integration of all income and age groups? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

   The project would improve Fordham's ability to provide educational services to its students, thereby strengthening the Bronx and New York City as a community of mixed land uses and compact development.

8. Does the project provide mobility through transportation choices, including improved public transportation and reduced automobile dependency? Check one and describe: ☐ Yes ☐ No ☒ Not Relevant

   The project does not have a dedicated transportation component, however, it is worth noting that the Fordham campus is pedestrian and bicycle-friendly and is accessible by public transportation.

9. Does the project demonstrate coordination among state, regional, and local planning and governmental officials?[3] Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

   DASNY conducted a coordinated SEQR review of the project.

10. Does the project involve community-based planning and collaboration? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

    The project has been designed to serve Fordham students and as such, planning efforts have focused on the university community. Fordham has conducted surveys of students and engaged in discussions with student government and student groups in the planning of the project.

[3] Demonstration may include *State Environmental Quality Review ["SEQR"]* coordination with involved and interested agencies, district formation, agreements between involved parties, letters of support, State Pollutant Discharge Elimination System ["SPDES"] permit issuance/revision notices, etc.

11. Is the project consistent with local building and land use codes?
Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

The project would meet all appropriate codes.

12. Does the project promote sustainability by strengthening existing and creating new communities which reduce greenhouse gas emissions and do not compromise the needs of future generations? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

The project would promote sustainability by constructing a state-of-the-art, sustainable building on a developed university campus that is undergoing rehabilitation and is accessible by public transportation.

13. During the development of the project, was there broad-based public involvement?[4]
Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

DASNY conducted a coordinated SEQR review of the project.

14. Does the Recipient have an ongoing governance structure to sustain the implementation of community planning? Check one and describe: ☒ Yes ☐ No ☐ Not Relevant

As an institution of higher learning, Fordham engages in planning activities to improve the services it delivers to students and the community.

15. Does the project mitigate future physical climate risk due to sea level rise, and/or storm surges and/or flooding, based on available data predicting the likelihood of future extreme weather events, including hazard risk analysis data if applicable? Check one and describe: ☐ Yes ☐ No ☒ Not Relevant

The project site is not located in a flood zone.

DASNY has reviewed the available information regarding this project and finds:

☒ The project was developed in general consistency with the relevant Smart Growth Criteria.
☐ The project was not developed in general consistency with the relevant Smart Growth Criteria.
☐ It was impracticable to develop this project in a manner consistent with the relevant Smart Growth Criteria for the following reasons: _____

ATTESTATION

I, President of DASNY/designee of the President of DASNY, hereby attest that the Proposed Project, to the extent practicable, meets the relevant criteria set forth above and that to the extent that it is not practical to meet any relevant criterion, for the reasons given above.

11/27/19
Signature/Date

Robert S. Derico, R.A., Director, Office of Environmental Affairs
Print Name and Title

[4] Documentation may include *SEQR* coordination with involved and interested agencies, SPDES permit issuance/revision notice, approval of Bond Resolution, formation of district, evidence of public hearings, *Environmental Notice Bulletin ["ENB"]* or other published notices, letters of support, etc.