

## Foreword<sup>1</sup>

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This document is the Final Environmental Impact Statement (FEIS) for the adaptive reuse and redevelopment of a portion of Block 3247 in the Kingsbridge Heights neighborhood of the Bronx, NY (the “Proposed Project”) that includes the Kingsbridge Armory Site at 1 West Kingsbridge Road (Lot 10), which is owned by the City of New York, and the New York National Guard Site at 10 West 195th Street (Lot 2), also owned by the City and currently under the authority of the New York Division of Military Affairs (collectively, the “Project Site”); the Project Site is occupied by the Kingsbridge Armory and two National Guard buildings.

The Office of the Deputy Mayor for Housing, Economic Development, and Workforce (DMHEDW) published a Notice of Completion for the Draft Environmental Impact Statement (DEIS) on Friday, May 16, 2025. A Public Notice for the Hearing on the DEIS was published in the *City Record* on Wednesday, July 30, 2025, and was also placed in the *New York Post* and *El Diario*, both on July 30, 2025. A public hearing on the DEIS was held in conjunction with the public hearing on the associated Uniform Land Use Review Procedure (ULURP) on Wednesday, August 13, 2025 10:00 AM in the City Planning Commission Hearing Room at 120 Broadway, Lower Concourse, New York, NY 10271. The public hearing was also accessible remotely via the New York City Department of City Planning’s website. Public comments on the DEIS were accepted at that hearing and throughout the comment period, which remained open through 11:59 PM on Monday, August 25, 2025.

This FEIS addresses all substantive comments made on the DEIS since its publication, during the public hearing and through the subsequent comment period. Those comments are summarized and responded to in Chapter 26, “Response to Comments on the DEIS.” Written comments on the FEIS and a transcript of the DEIS public hearing are included in Appendix I, “Comments Received on the DEIS.” Changes to the text and graphics from the DEIS were made in this FEIS, as necessary, in response to these comments.

The principal changes between the DEIS and FEIS include the following:

- The Executive Summary has been updated to reflect the changes listed below that may affect any principal conclusions of the technical chapters.
- Chapter 1, “Project Description,” has been revised to identify program and design details and figures have been updated. Chapter 1 was also updated to provide the details of the public hearing and written comment period on the Draft EIS.
- Chapter 2, “Land Use, Zoning, and Public Policy,” has been revised to include a summary of consultation with the New York City Landmarks Preservation Commission (LPC) and their issuance of a “design only” Binding Report, consultation

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<sup>1</sup> This foreword is new to the Final Environmental Impact Statement.

with the New York State Historic Preservation Officer (SHPO), and updated information regarding the New Construction Finance (NCF) program's Extremely Low and Low-Income Affordability (ELLA) option for the affordable housing component of the Proposed Project.

- Chapter 3, “Socioeconomic Conditions,” has been revised to include updated information regarding the NCF program's ELLA option for the affordable housing component of the Proposed Project and 2019–2023 American Community Survey data; there were no changes to conclusions.
- Chapter 5, “Open Space,” has been updated to reference a variety of sports and/or other activities that could be accommodated within the Armory’s active recreation space.
- Chapter 7, “Historic and Cultural Resources,” has been revised to summarize consultation with LPC, the “design only” Binding Report issued by LPC, and consultation with SHPO.
- Chapter 8, “Urban Design and Visual Resources,” has been revised to reflect updates to the programming and design (including residential building height and Armory signage), a summary of consultation with LPC and the “design only” Binding Report issued by LPC, consultation with SHPO, and updated and new figures.
- Chapter 9, “Hazardous Materials,” has been updated to include additional information about the program design, including square footage totals and identification of specific uses.
- Chapter 13, “Transportation,” has been revised to refine the analyses based on continuing consultation with the New York City Department of Transportation (DOT) and New York City Transit (NYCT), including additional information on the planned improvements at the Kingsbridge Road (No. 4 train) Station. While the overall impact conclusions have not changed from the Draft EIS, certain specific impact and mitigation findings for the vehicular traffic, transit, and pedestrian analyses have been updated. In addition, crash data was updated at the request of DOT and reflects data from 2019, 2023, and 2024. Tables were updated and new tables were added to the chapter.
- Chapter 14, “Air Quality,” has been updated to reflect refined analyses, including updates to the mobile source analysis based on the modifications made to the traffic analysis since the publication of the Draft EIS. The refined analysis concluded that there would be no significant adverse air quality impacts due to project-generated traffic at the analyzed locations.
- Chapter 15, “Greenhouse Gas Emissions,” has been revised to include a quantitative analysis of construction.
- Chapter 16, “Noise,” has been revised to reflect refined analyses. As a result of the refined analysis, tables were updated and new tables and figures were added to the chapter.
- Chapter 17, “Public Health,” has been revised to reflect the refined air quality analysis and operational noise and construction noise conclusions.
- Chapter 18, “Neighborhood Character,” has been revised to include a consideration of community facilities, a summary of consultation with LPC and their issuance of a “design only” Binding Report, consultation with SHPO, and updated information

regarding the NCF program's ELLA option for the affordable housing component of the Proposed Project.

- Chapter 19, "Construction," has been revised to reflect refined analyses of transportation, air quality, and noise; construction-related community outreach will be undertaken through a Community Construction Liaison Officer (CLO). Tables and figures were updated and new tables and figures were added to the chapter.
- Chapter 20, "Effects on Disadvantaged Communities," has been revised for consistency with the conclusions of the refined air quality and noise analyses.
- Chapter 21, "Alternatives;" Chapter 22, "Mitigation;" and Chapter 23, "Unavoidable Adverse Impacts," were modified to reflect the updates to impact conclusions.
- Appendix D has been updated to include additional transportation data.
- Appendix F has been created to provide additional noise analysis data.
- Appendix G has been created to provide additional construction noise analyses.
- Appendix I has been created to include the written comments received during the public comment period for the DEIS and a transcript of the public hearing on the DEIS.

All text changes since publication of the DEIS are indicated in this FEIS by double-underlining (for added text) and ~~strikethroughs~~ (for text that has been deleted). However, neither underlining nor strikethroughs are used for chapters presented for the first time in this FEIS, such as this Foreword and Chapter 26, "Response to Comments on the DEIS."

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