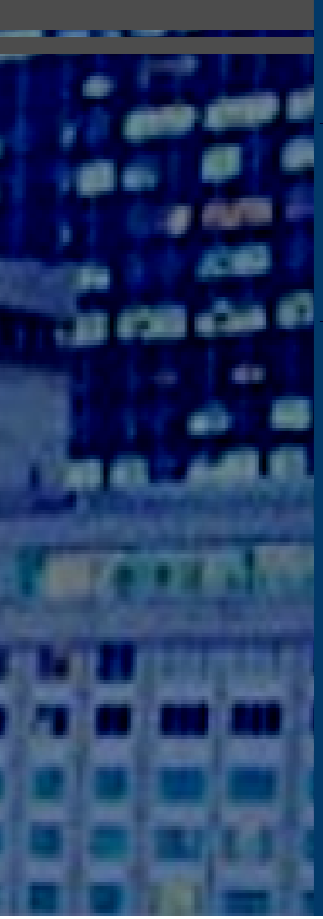
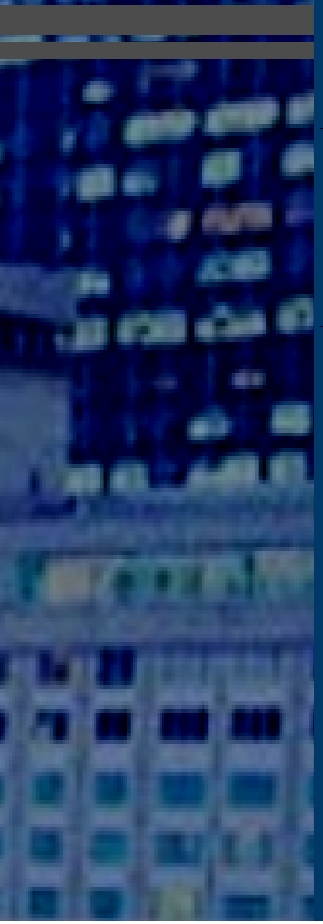


# E-Designation Program

Daniel Cole, P.G. and Maurizio Bertini, Ph.D.

**Big Apple Brownfield Workshop**

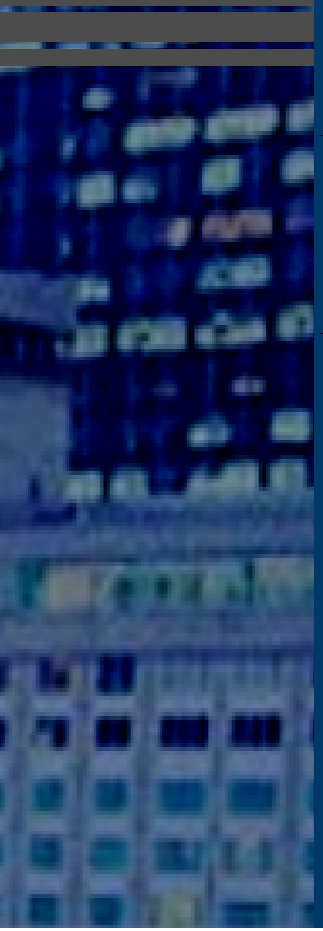
NYC's New Brownfield Programs



# E-Designation Program - *Definition*

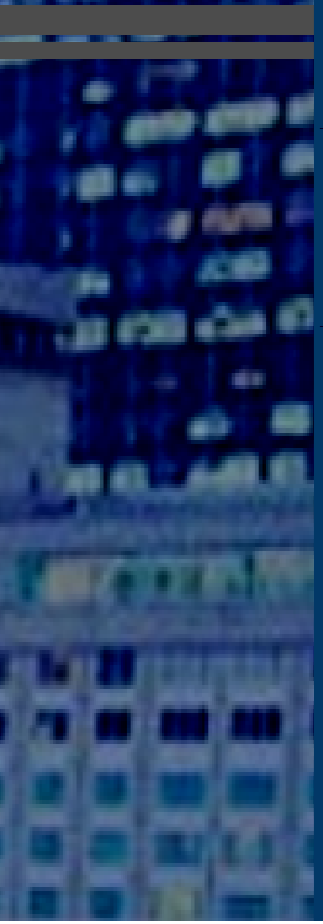
An E is a NYC zoning map designation that indicates the presence of an environmental requirement pertaining to potential Hazardous Materials, Noise, or Air Quality impacts on a particular tax lot.

- E-Designations are placed on NYC zoning maps
- Flagged by NYC Department of Buildings



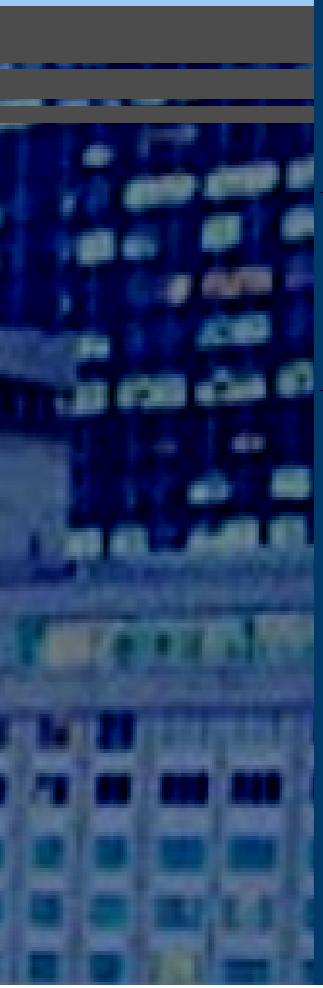
# E-Designation Program - *Under OER*

- OER Initiatives
  - Streamlined reviews
    - Hazmat, Air Quality and Noise
  - Technical Team
  - Staff - Geologists & Engineers
  - Protect public health & environment
  - Implement new initiatives
  - Foster development in NYC



# E-Designation Program - *Initiatives*

- Database
  - 482 projects since April 1, 2009
- Website
  - Project submittal cover sheet and process
  - City Agency links - DCP, DOB, DOF
  - CEQR Documents
  - Flow charts and templates
- Cleanup Grants - BIG Program
  - Up to $5,000 upon completion of *Hazmat* remedy
    - Become a QV
    - Apply upon receipt of Notice Of Satisfaction



# E-Designation Program - *Initiatives*

- Key improvements – *moving forward*
  - Maintain communication with both consultant and developer
  - Standardized reporting requirements
  - Interim deliverables upon completion of phased work
  - One on one meetings to streamline review process

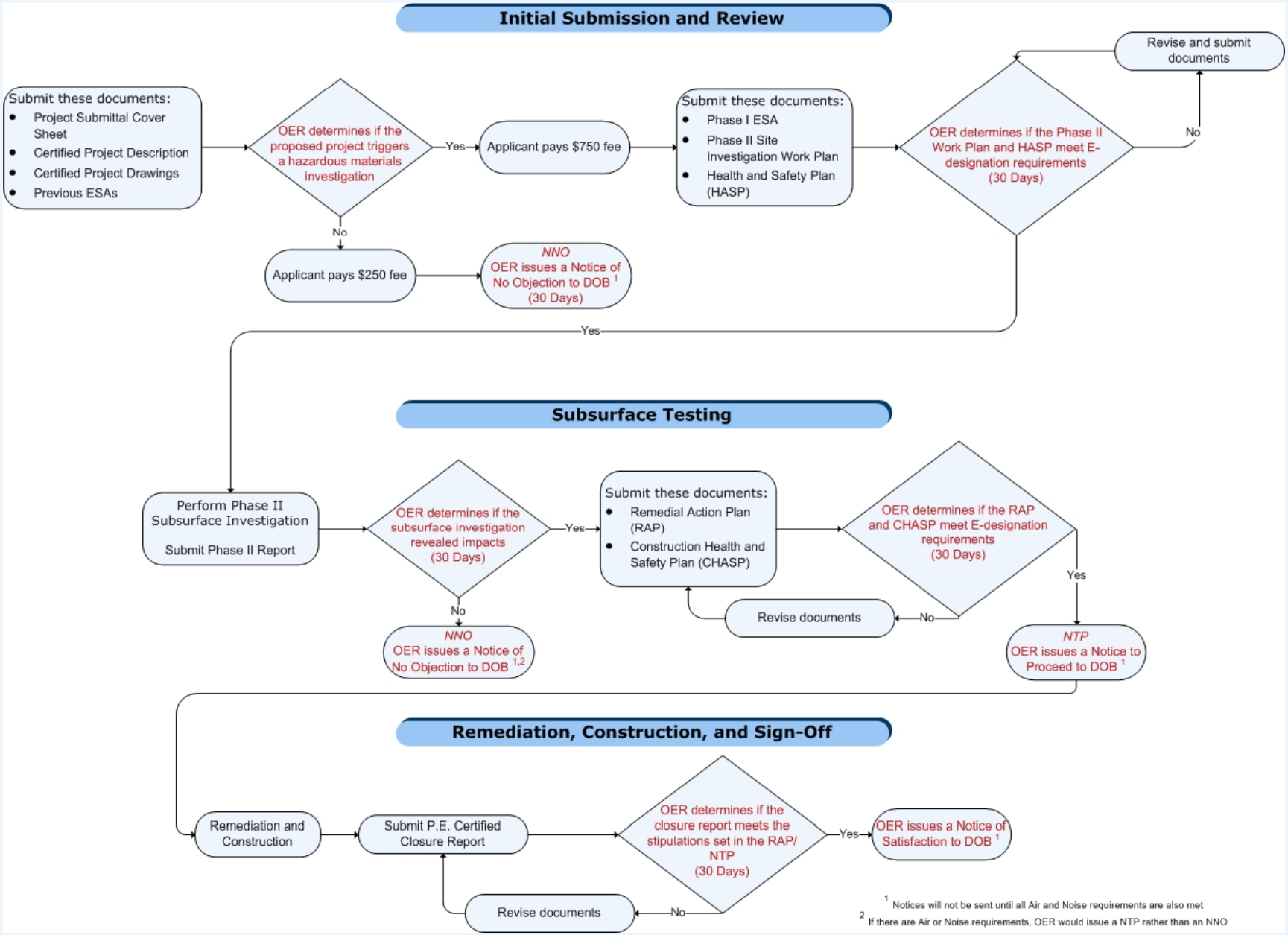
- Outcome
  - Standardized documents
  - Predictability
  - Consistency of deliverables
  - Reduces preparation and review time

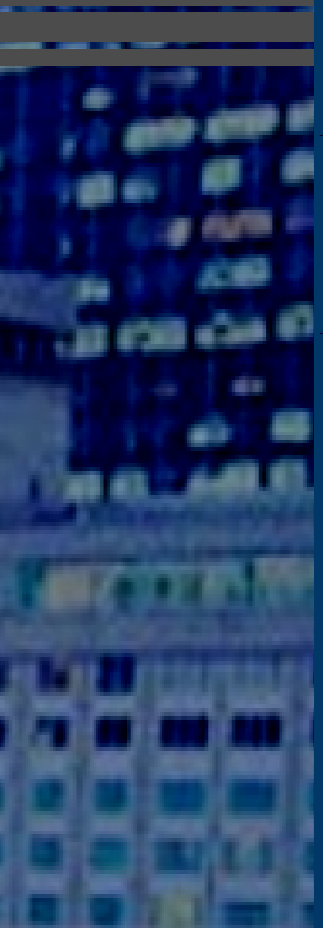
NYC BCP

BIG Program

**E-Designation Program**

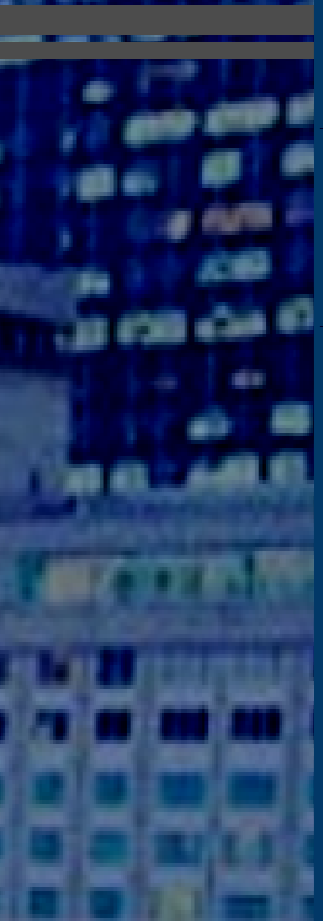
# Typical Review Flow Chart - *Hazmat*





# E-Designation Program - *Workload*

- April 2009 to present
  - 482 Total Projects
    - 266 Development / 216 Alterations
    - 3,800 documents reviewed
  - 256 Projects completed
    - 75 Development / 181 Alterations
  - 226 Projects under development
    - 193 Development / 33 Alterations



# What's New in City Environmental Quality Review?

- Updated CEQR Technical Manual – May 17, 2010
  - http://www.nyc.gov/html/oec/html/ceqr/technical_manual.shtml
- Hazardous Materials requirements
  - Sampling of all media
    - Soil, groundwater, and *soil gas* (or sub-slab soil vapor)
      - NYSDOH's October 2006 *Guidance*
    - Applies to both pre/post CEQR reviews
- Air Quality and Noise

# What's new? - CEQR Technical Manual New Noise Attenuation

**Table 19-3**
**Required Attenuation Values To Achieve Acceptable Interior Noise Levels**

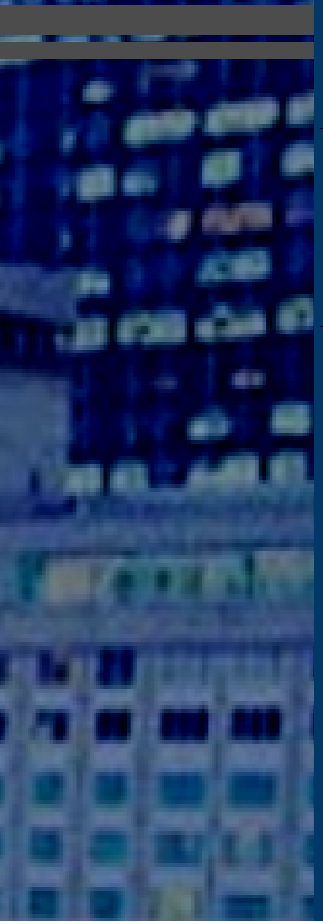
| | Marginally Unacceptable | | | | Clearly Unacceptable |
|---|---|---|---|---|---|
| Noise level with proposed project | $70<L_{10}\leq 73$ | $73<L_{10}\leq 76$ | $76<L_{10}\leq 78$ | $78<L_{10}\leq 80$ | $80<L_{10}$ |
| Attenuation[A] | (I) 28 dB(A) | (II) 31 dB(A) | (III) 33 dB(A) | (IV) 35 dB(A)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

**Note:** [A] The above composite window-wall attenuation values are for residential dwellings and community facility development. Commercial office spaces and meeting rooms 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 dBA.

**Source:** New York City Department of Environmental Protection

CEQR Technical Manual available at: http://www.nyc.gov/html/oec/html/ceqr/technical_manual.shtml



# What's new? - Air Quality and Noise Template

- Standardize submission format and requirements
- Provide guidance
- Improve quality of submittal
- Expedite reviews

- Document is generic and not site-specific;
- Document can be edited according to rules set forth in the Instructions

# What's new? - Air Quality and Noise Template (cont.)

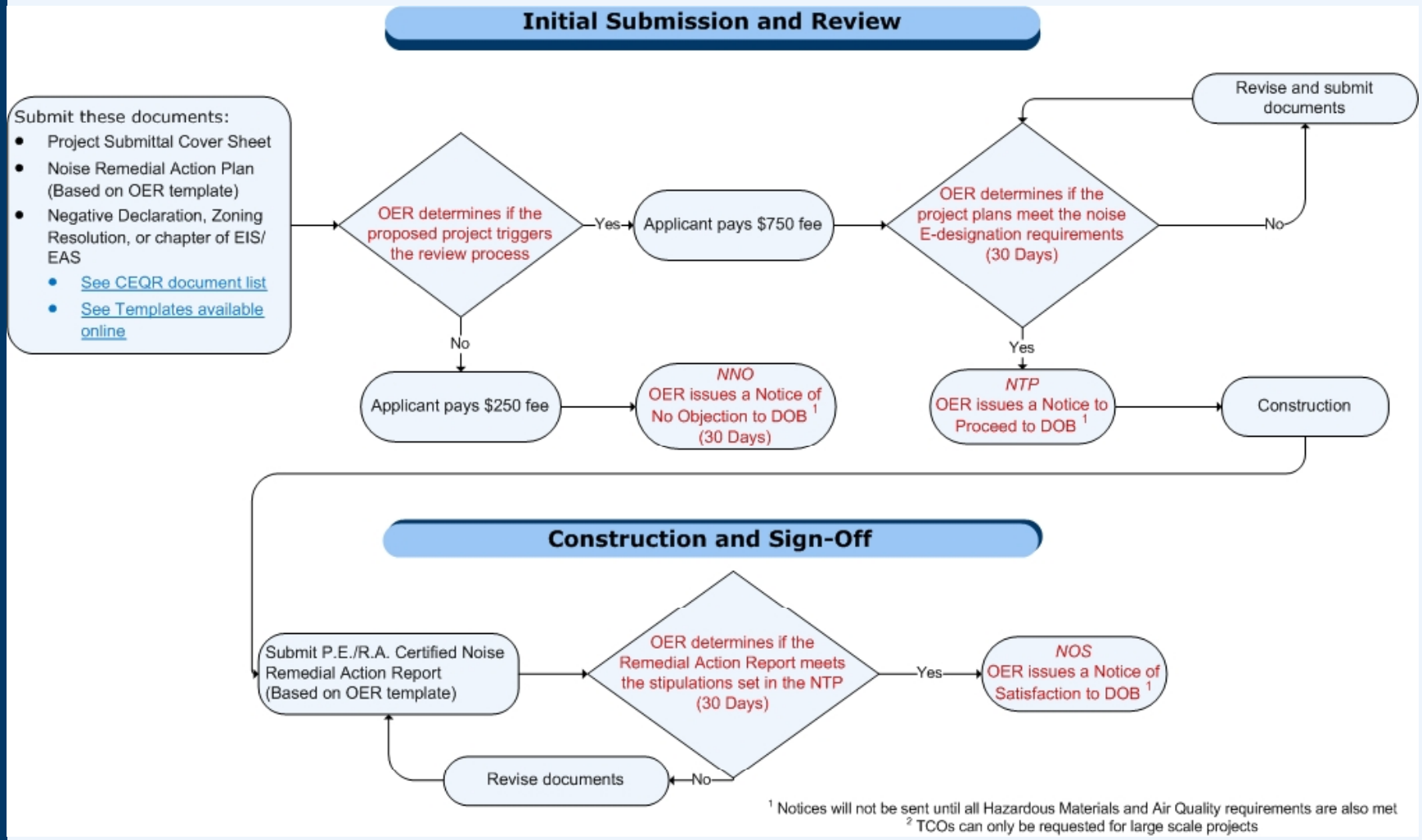
- Instructions on how to prepare the document
  - Color coded text
- Certification page
- Table of Contents
- Executive Summary
- Introduction
  - Site location
  - Proposed Project
- E-Designation Requirements
  - Air Quality
    - Fuel Type & Stack Location
  - Noise
    - Window/wall attenuation & Alternate means of ventilations
- Installation Report Guideline
  - Certification Page
- Appendixes

NYC BCP

BIG Program

**E-Designation Program**

# Typical Review Flow Chart - *Hazmat*



# NYC Brownfield Partnership

- www.brownfieldnyc.org
- Independent association of 50 organizations groups
- Provides services and benefits to NYC communities including:

## NYC Brownfield Awards

*Recognizes the best Brownfield redevelopment projects in NYC*

- Awards in various categories including:

- o Open Space
- o Economic Development
- o Environmental Protection
- o Green Building
- o Affordable Housing