

Nassau County
Infill Redevelopment Feasibility Study
Municipal Stakeholders Kickoff Meeting



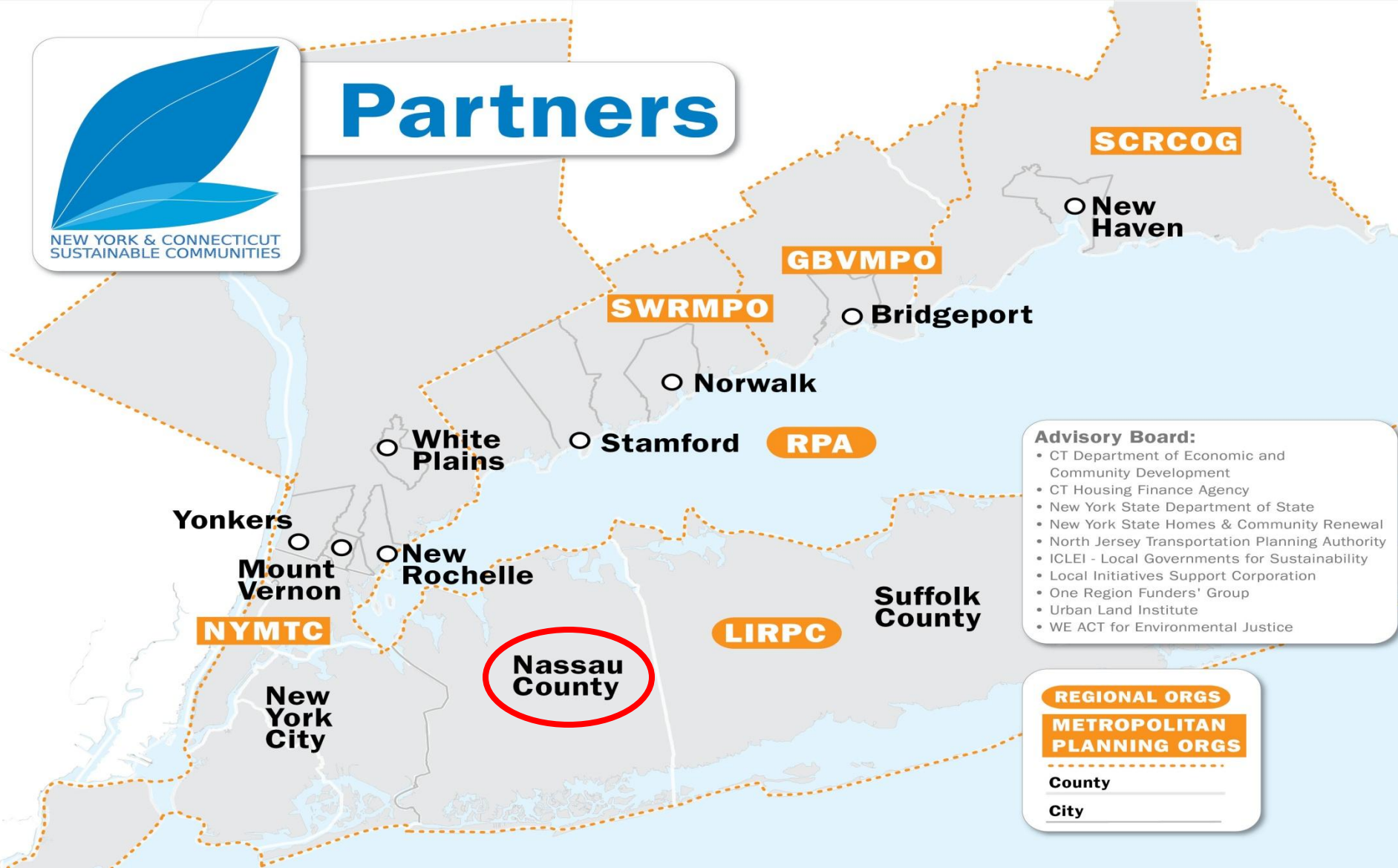
NY-CT Sustainable Communities
Planning Grant Program

November 30th, 2011

Bi-State Consortium Members



Partners



- Advisory Board:**
- CT Department of Economic and Community Development
 - CT Housing Finance Agency
 - New York State Department of State
 - North Jersey Transportation Planning Authority
 - ICLEI - Local Governments for Sustainability
 - Local Initiatives Support Corporation
 - One Region Funders' Group
 - Urban Land Institute
 - WE ACT for Environmental Justice

REGIONAL ORGS

METROPOLITAN PLANNING ORGS

County _____

City _____

Consortium Projects

- **The \$3.5m NY-CT Sustainable Communities Planning Grant** award will fund both regional and coordinated local planning efforts:
- **At the Regional Scale**
 - the **Consortium** will undertake an effort to
 - Integrate and enhance existing sustainability plans.
 - Identify opportunities to link transportation, employment and housing resources into promote fair and affordable housing in high opportunity areas.
- **At the Local Scale**
 - **Nassau County** was awarded over **\$390,000** to conduct an **Infill Redevelopment Feasibility Study** to identify sites for potential housing and economic development projects surrounding the county's LIRR stations.



Consortium Benefits

- The New York - Connecticut Sustainable Communities Consortium has received **Preferred Sustainability Status (PSS)** from the Federal Department of Housing and Urban Development (HUD).
 - **PSS** status enables communities, agencies, or organizations located within our geography to be eligible to receive **two additional points** when being scored by HUD on applications for a broad range of funding opportunities.
 - It is expected that PSS will be extended to other USDOT and USEPA discretionary grant programs in the near future.
 - Visit www.sustainablenyct.org to learn more about the PSS certification process and participating grant programs.

Introduction

- It is estimated that there is nearly 8,300 acres of surface parking, vacant land, and open space surrounding over 150 LIRR stations on Long Island.

- 2010 Long Island Index



Purpose

- **The Nassau County Study seeks to create opportunities for serving the needs of our current and future population by:**
 - ❖ Reducing our dependency on the automobile
 - ❖ Reducing our carbon footprint
 - ❖ Creating new, high-value jobs and partnerships with expanding health-care, university and high-tech facilities
 - ❖ Diversifying housing stock and expanding affordable housing



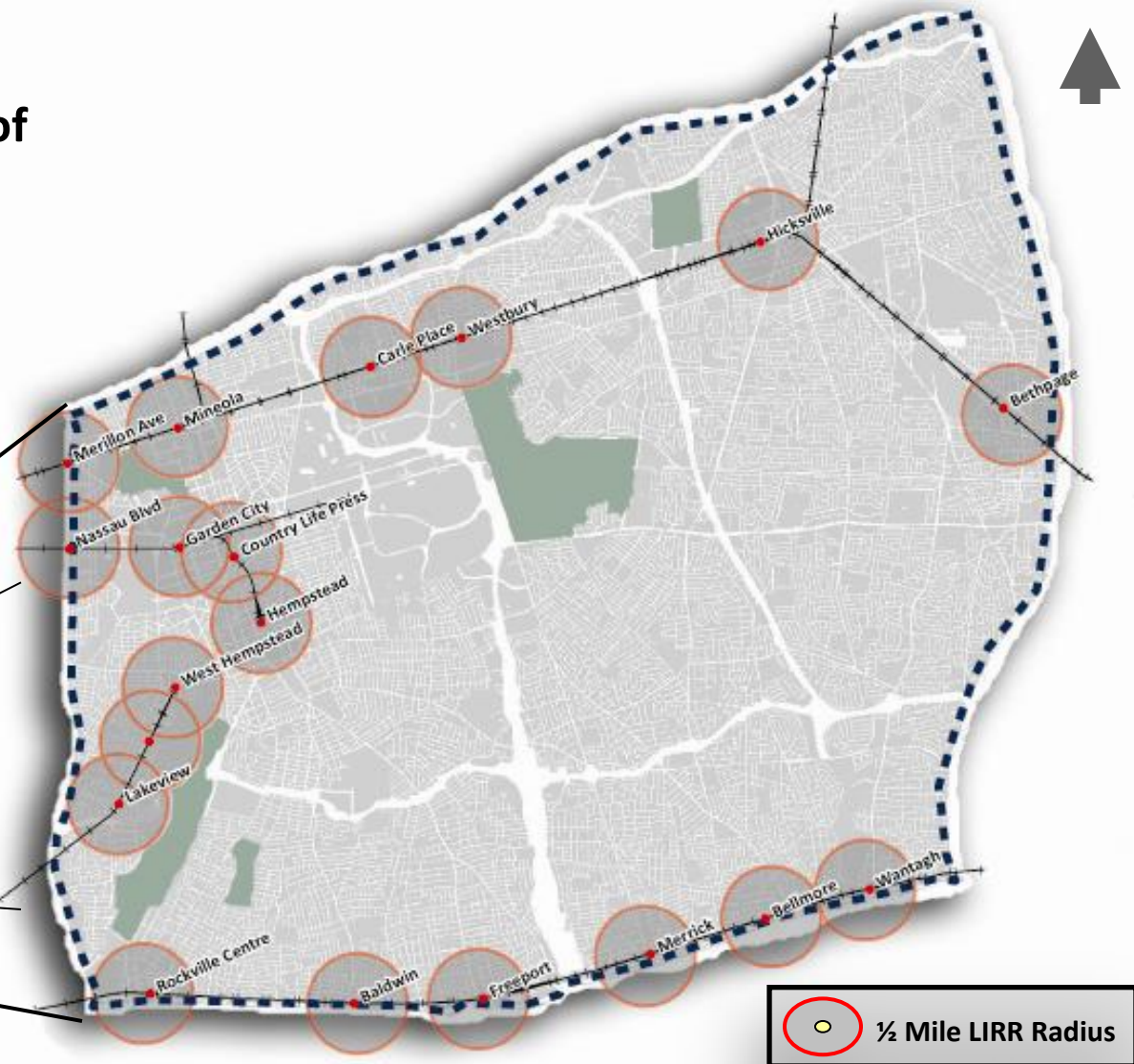
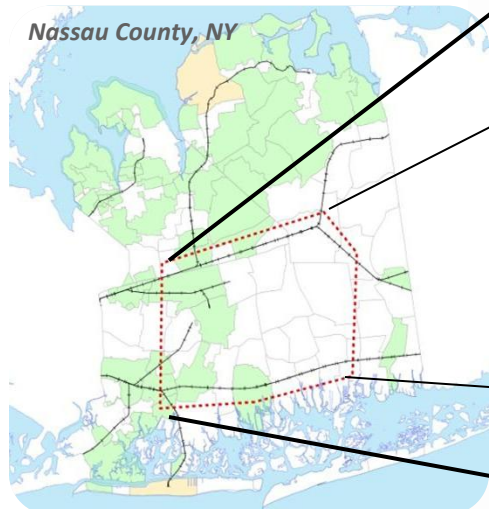
The Study Area

- The **Nassau County Hub Transit Study Regional Study Area**, which includes 19 LIRR station areas, is recognized as a **Regional Area of Significance** by the New York Metropolitan Transportation Council (NYMTC) and is an area crucial to promoting economic development for the County.
- The Study Area expands on the County Executive's "***Job Creation & Retention Plan***" by creating potential synergies with transit-served communities.

Study Area Boundary

Preliminary Study Area

- NYMTC-Designated Area of Regional Significance
- 19 LIRR Stations
 - ½ Mile Radius
- Expand as necessary



Project Description

- **Overview**

Existing Conditions Report: Refine estimate of surface parking and vacant land, and land-use mix within a ½ mile radius of 19 LIRR stations

Public Outreach: Develop and implement a stakeholder and public engagement plan to ensure active participation and collaboration by a vast range of stakeholders and the public.

- Selection of up to 3 LIRR station areas for site-specific redevelopment feasibility analysis

Feasibility Report and assessment of potential environmental impacts and mitigation

- Seek available funding and financing opportunities/partners to implement **site-specific** redevelopment recommendations

Existing Conditions Report

- **Existing Conditions Report to include:**
 - **Parcel-based land use and zoning analysis**
 - **Identification of Brownfield sites**
 - **Existing traffic volumes**
 - **Water/wastewater utility availability, usage and capacity**
 - **Review of Capital Plans and planned infrastructure improvements**
 - **Zoning Amendments**
 - **Economic development strategic plans**
 - **Identification of benchmarks for determining outcome measurements**
 - » **Vehicle Miles Traveled (VMT)**
 - » **Combined Housing and Transportation Costs**
 - **Refined estimate of surface parking and vacant land at the parcel level within a ½ mile radius of the LIRR Station**

Public Outreach

- **Public Outreach Plan to actively involve a diverse range participants:**
 - **Stakeholder and technical advisory committees**
 - Municipal officials and agency representatives
 - Residents / Civic groups
 - Business groups / Major employers
 - Community-based groups
 - Environmental advocates
 - Housing advocates
 - Colleges / Universities
 - Young Adult and Senior Citizen organizations
 - **Maintain project website, social media, and print media**
 - Constant real-time and interactive project engagement / feedback
 - Digital media to be used an extension of the traditional public meeting
 - Facebook, Twitter, etc.
 - **Public meetings**
 - Solicit input and feedback on the selection of station areas for further study
 - Solicit types of analysis to be performed
 - Station area redevelopment feasibility workshops
 - » Up to 3 workshops and 2 focus group meetings
 - Draft and Final Feasibility Report

Feasibility Report

- **Feasibility Report to include:**
 - **Selection of up to 3 LIRR station areas**
 - **SITE SPECIFIC Opportunities for:**
 - » Economic development and synergies with targeted industries and employers
 - » Targeted employment sector expansion
 - » Affordable housing
 - » Open space and recreation
 - » Pedestrian and transportation facility infrastructure improvements
 - » Transportation linkages to major employment centers
 - **Feasibility Report Findings**
 - » Results of Phase I and Phase II Environmental Site Assessments
 - » Potential number of affordable housing units
 - » New jobs created
 - » Integration of housing, employment, and recreation
 - » Improved access to transportation for underserved populations

Timeline & Milestones

<u>Task</u>	<u>End Dates</u>
Refine Study Goals and Scope	November 2011
Public Outreach	November 2011 - May 2013
Existing Conditions Report	May 2012
Selection of Study Area(s)	November 2012
Final Feasibility Report	May 2013
Total Project Cost	\$390,000

Upcoming Events

JOB
+
HOUSING
+
TRANSPORTATION
+
OPEN SPACE



on Friday, **December 9th**, 2011
10am-1pm

A steering committee meeting of the New York-Connecticut Sustainable Communities Consortium will be held at:

→ Auditorium of the Nassau County Police Department,
1490 Franklin Avenue, Mineola, NY 11501

This is an opportunity to let your voice be heard.

The meeting will include a presentation on the work being done by the New York-Connecticut Sustainable Communities Consortium, a collaboration of local governments and regional planning organizations. This partnership is working with the U.S. Department of Housing and Urban Development and other

federal agencies to create economic opportunity, housing options, transportation choices, and a better quality of life for you and your community.

For more information, go to sustainableNYCT.org or [facebook.com/sustainableNYCT](https://www.facebook.com/sustainableNYCT)

Learn how...

- the partnership is working to expand job and housing opportunities
- Nassau and Suffolk Counties are participating as part of this effort
- to take advantage of preferences for federal grant applications
- you can get involved

Tell Us...

- your priorities for your community or organization.
- how we should measure our success

To RSVP for the meeting, go to: <http://nycststeeringli.eventbrite.com>

for questions, contact Brian Dennis at bdennis@rpa.org or Satish Sood, Deputy Commissioner, Nassau County Department of Public Works at (516) 571-9344.

Next Meeting: December 9, 2011

NY-CT Sustainable Communities Steering Committee & Eastern Sector Town Hall Meeting

10:00am – 1:00pm

**NC Police Auditorium
1490 Franklin Avenue
Mineola, NY 11501**

Questions or Comments?

Contacts

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Websites

www.nassaucountyny.gov/agencies/Planning/SustainableCommunitiesPlanningGrant.htm

www.sustainablenyct.org