

BRONX METRO-NORTH

STATION AREA STUDY

VIBRANT

CONNECTED

WORKING

FALL 2023 COMMUNITY ENGAGEMENT SESSION

Wednesday, September 20th

Welcome to the Information Session

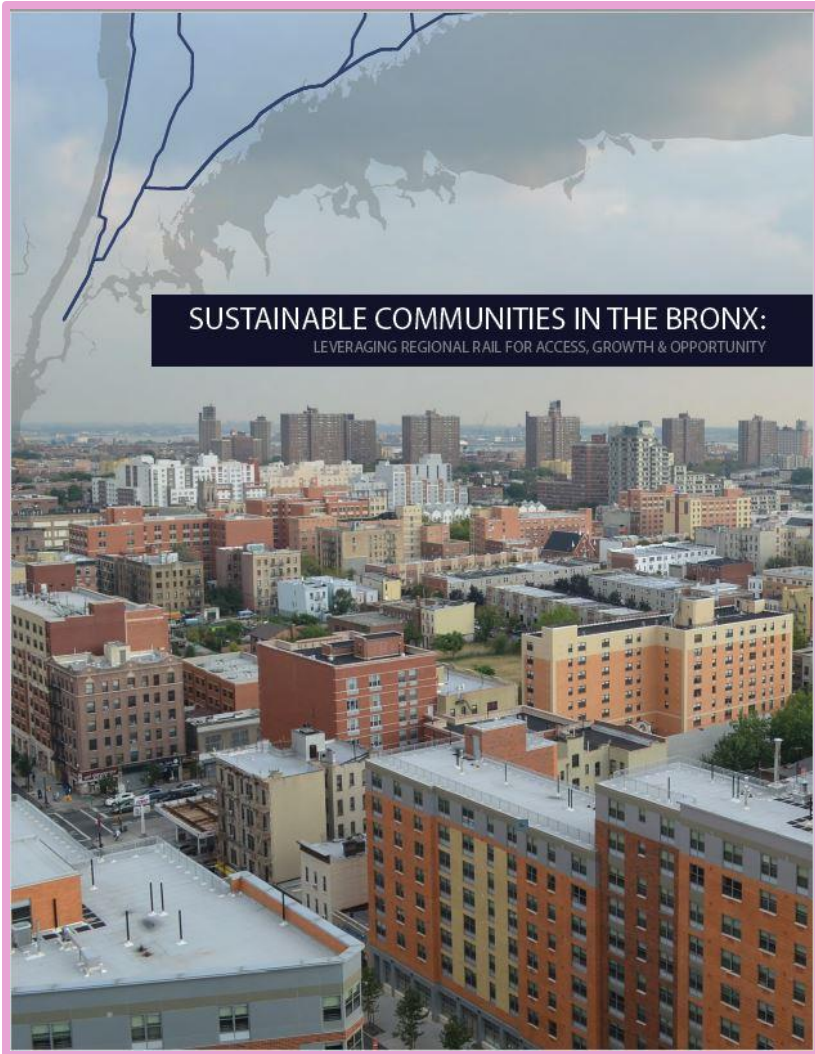
Session Overview

- *Moving the Plan Forward: Recap of Planning Process*
- *Bringing the Plan to Life: Implementing Community-driven Recommendations*
 - Land use changes to support housing, jobs, and retail
 - Public space improvements
 - Growing jobs and connecting Bronxites to opportunities
- *What's Next?*
 - Uniform Land Use Review Procedure (ULURP) starting late 2023
 - Ways to stay involved and updated



**Planning with you, your
neighbors, and the
community over the years**

Planning Throughout the Years



Bronx Metro-North Station Area Study

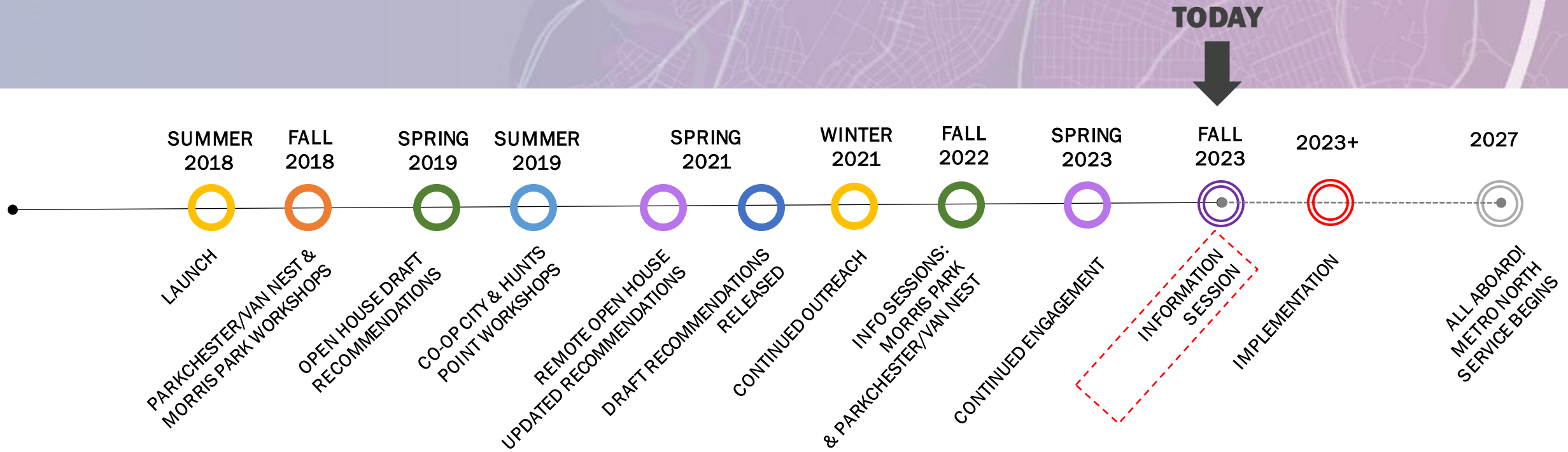
Overview Remote Open House Updates

Parkchester / Van Nest

- 1. VIEW**
Watch a short video about the study objectives and see how Parkchester Van/Nest might look tomorrow
- 2. READ**
Read detailed recommendations on how we can achieve this vision
- 3. RESPOND**
Voice your opinion about the draft recommendations and study work

www.nyc.gov/bmns-openhouse

BMNS History and Next Steps



What We Heard

www.nyc.gov/bmns-openhouse

We need to high-rise mix used building including commercial and residential

I love the idea of new businesses and affordable housing close to the station.

it bothers me to see the car washes and auto repair shops usurping the whole sidewalk, and frequently the whole lane of traffic in front of their stores.

[Hutchinson Metro Center] needs more places to eat and some form of entertainment to keep people visiting all year round, thus maximizing the use of the Metro-North Station. I'd like some more middle-income housing for the Morris Park neighborhood.

Wheelchair accessibility is very important for age in place and Parkchester is already very behind. This needs to be a large focus of every new sidewalk, shop entrance etc.

Improving access and updating outdated infrastructure

Housing density needs to be maximized to maintain affordability.

My vision is to not have these enhancements to the area "push" local area residents out, rise property/rental fees all to bring in a higher income resident who can them to afford the increased prices of the area. This station should have a considerable walking path, from the east and west, lined primarily with dining options.

Car-free areas, protected bike lanes, and enhanced pedestrian areas. E-scooter corrals and charging stations, and bus ways.

The commercial shall fit college students and professional's needs restaurants, day care, playground, residential apartments for young people and working family

Plan Topic Areas

A holistic approach to planning around each station area



VIBRANT COMMUNITIES

How do we plan for growth while celebrating who we are?



CONNECTED COMMUNITIES

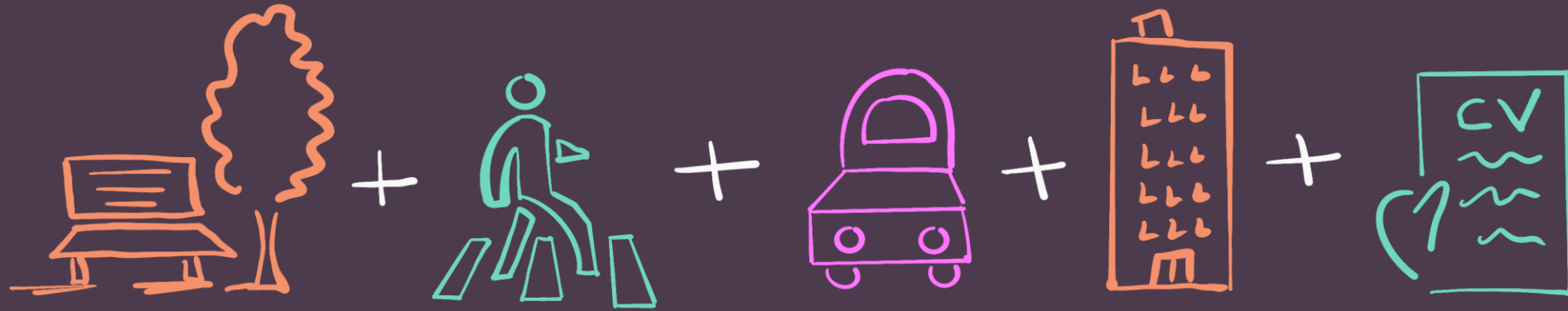
How do we plan to help people get around the neighborhood, the city, and the region?



WORKING COMMUNITIES

How do we plan to grow jobs and connect Bronxites to them?

WHAT GOES INTO A NEIGHBORHOOD PLAN?



**Parks &
Open Space**

**Walking and bike
connections**

**Traffic
Analysis**

Housing

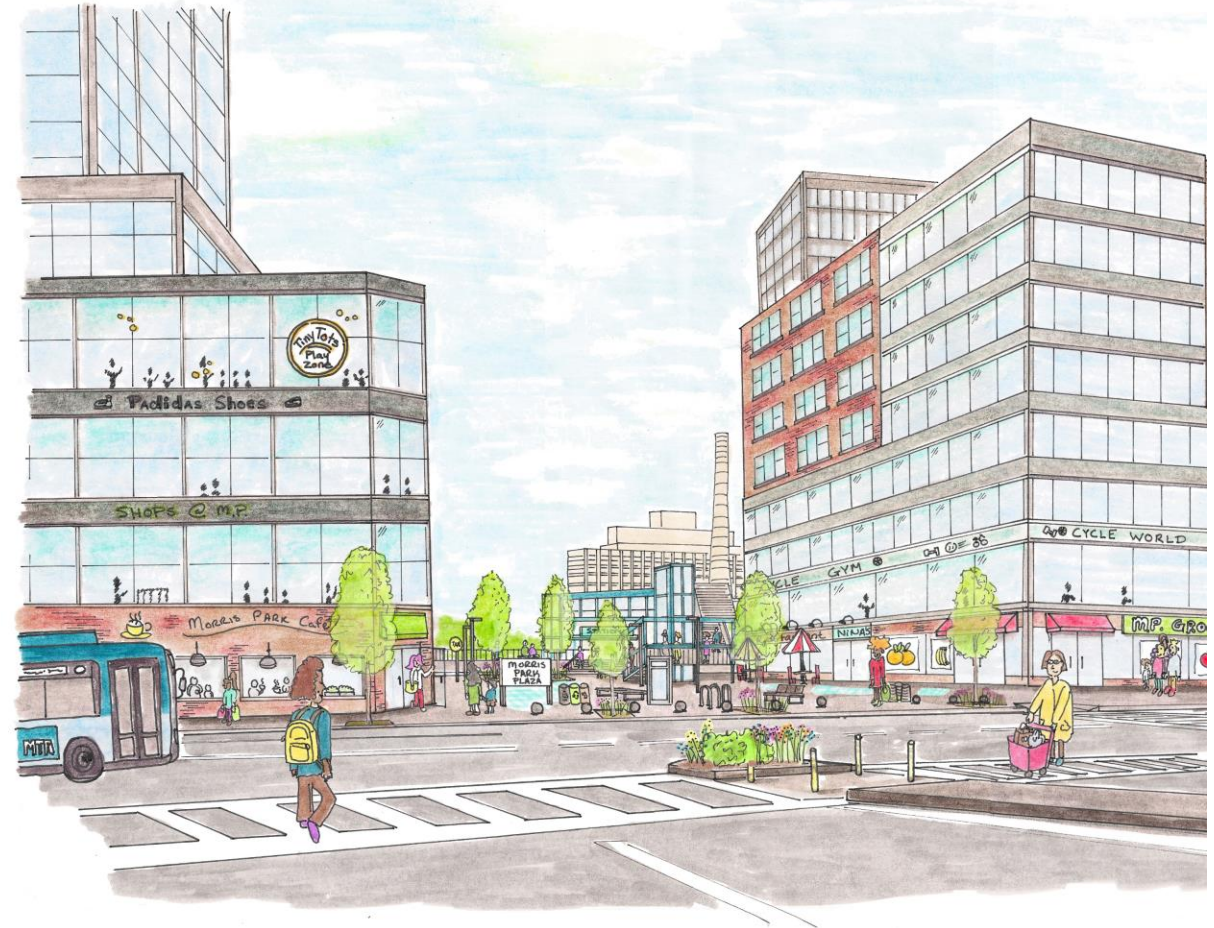
**Jobs centers and
Job preparedness**

+ much, much more

Building a Vision



Vision for East Tremont Ave
2021 Remote Open House



Vision for a plaza at Morris Park
2021 Remote Open House

Continued Engagement

- December 2022 Virtual Info Sessions
- CEQR Scoping Meeting
- CB11 Transportation Committee
- Van Nest Neighborhood Alliance
- Morris Park Community Association
- Allerton Ave Homeowners & Tenants Association
- DOT Summer Streets

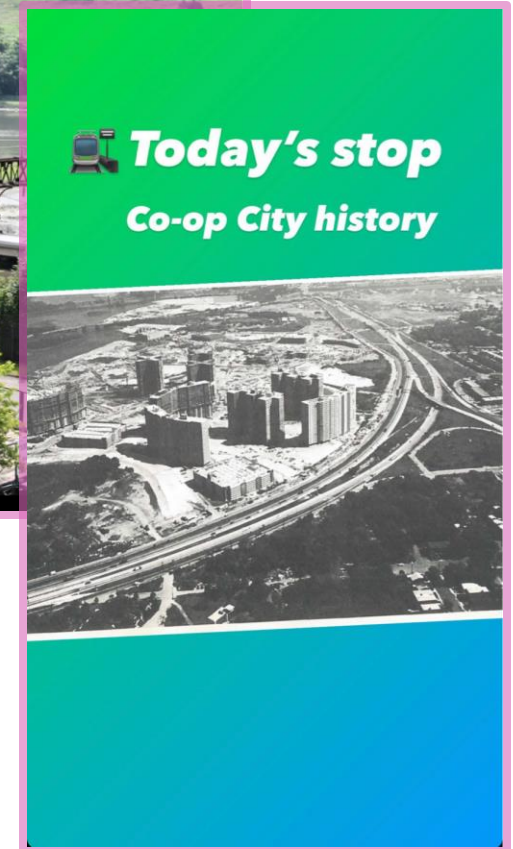
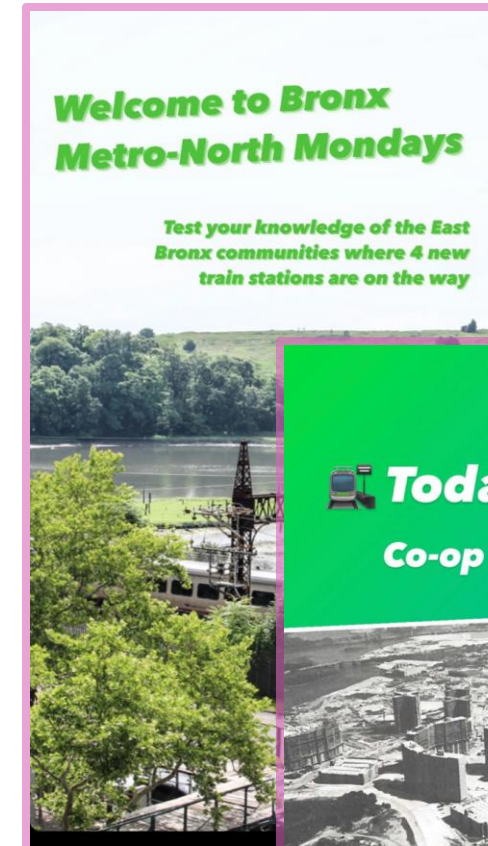


Online Outreach

- Metro-North Mondays on Instagram
- BMNS email blast - Sign up by emailing BMNS@planning.nyc.gov
- Remote office hours - Sign up [here](#)
- Website - Access our BMNS webpage [here](#)

The screenshot shows the NYC Planning website interface. The top navigation bar includes 'NYC Department of City Planning' and a search bar. The main menu has 'About', 'Planning', 'Initiatives', 'Zoning', 'Applications', and 'Data & Tools'. Below the menu, there are tabs for 'Borough' and 'Citywide'. The 'Bronx' borough is selected, and the 'Bronx Metro-North Station Area Study' is highlighted. The page features a video player for the study overview, social media sharing options, and a 'Watch on YouTube' button. The text below the video states: 'Metro-North is coming to the East Bronx. The regional rail service is estimated to arrive in 2027 with four new train stations at Hunts Point, Parkchester/Van Nest, Morris Park, and Co-Op City. The stations are part of the MTA's Penn Station Access project, which will connect the East'.

The screenshot shows a calendar event for the 'Bronx Metro-North Study'. The event is titled 'Conversation with planning staff' and is scheduled for December 29, 2022, from 10:00 am to 11:45 am. The event is free and open to the public. The calendar view shows the month of December 2022, with the 29th highlighted. The event details include a 'Copy link' button and a 'Watch on YouTube' button. The text below the calendar states: 'Metro-North is coming to the East Bronx. The regional rail service is estimated to arrive in 2027 with four new train stations at Hunts Point, Parkchester/Van Nest, Morris Park, and Co-Op City. The stations are part of the MTA's Penn Station Access project, which will connect the East'.



Bringing the Plan to Life

LAND USE CHANGES

Parkchester/Van Nest Station Area

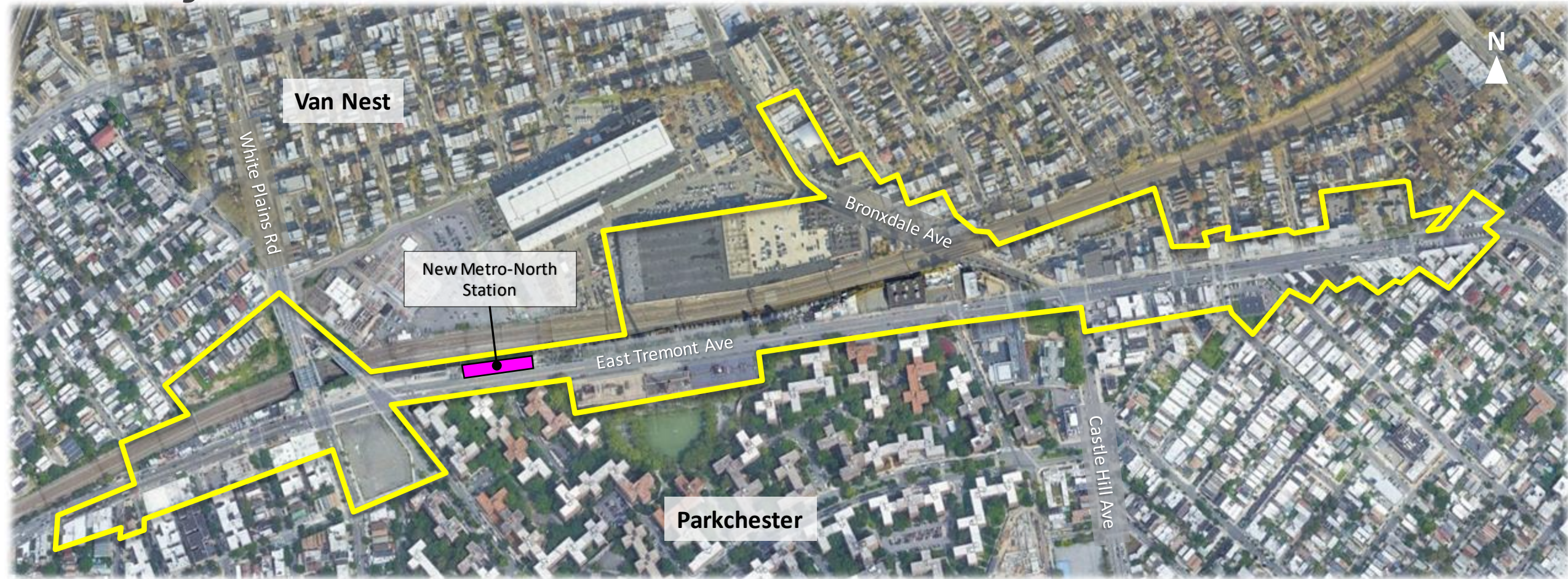
The Vision



- Promote fair, transit-oriented development that benefits all residents
- Encourage the development of a mixed-use, walkable district around the station
- Respond to the context of the surrounding neighborhoods
- Encourage welcoming public connections throughout the neighborhood
- Ensure quality site planning for development on large sites near the new station

Parkchester/Van Nest Station Area

The Project Area



- Allow for new housing near the new train station and along key corridors
- Require the inclusion of permanently affordable housing in new developments
- Allow for local retail and other services that strengthen commercial corridors
- Provide controls to shape development and create open space on large sites
- Create density close to the station to capitalize on the new train service

Morris Park Station Area

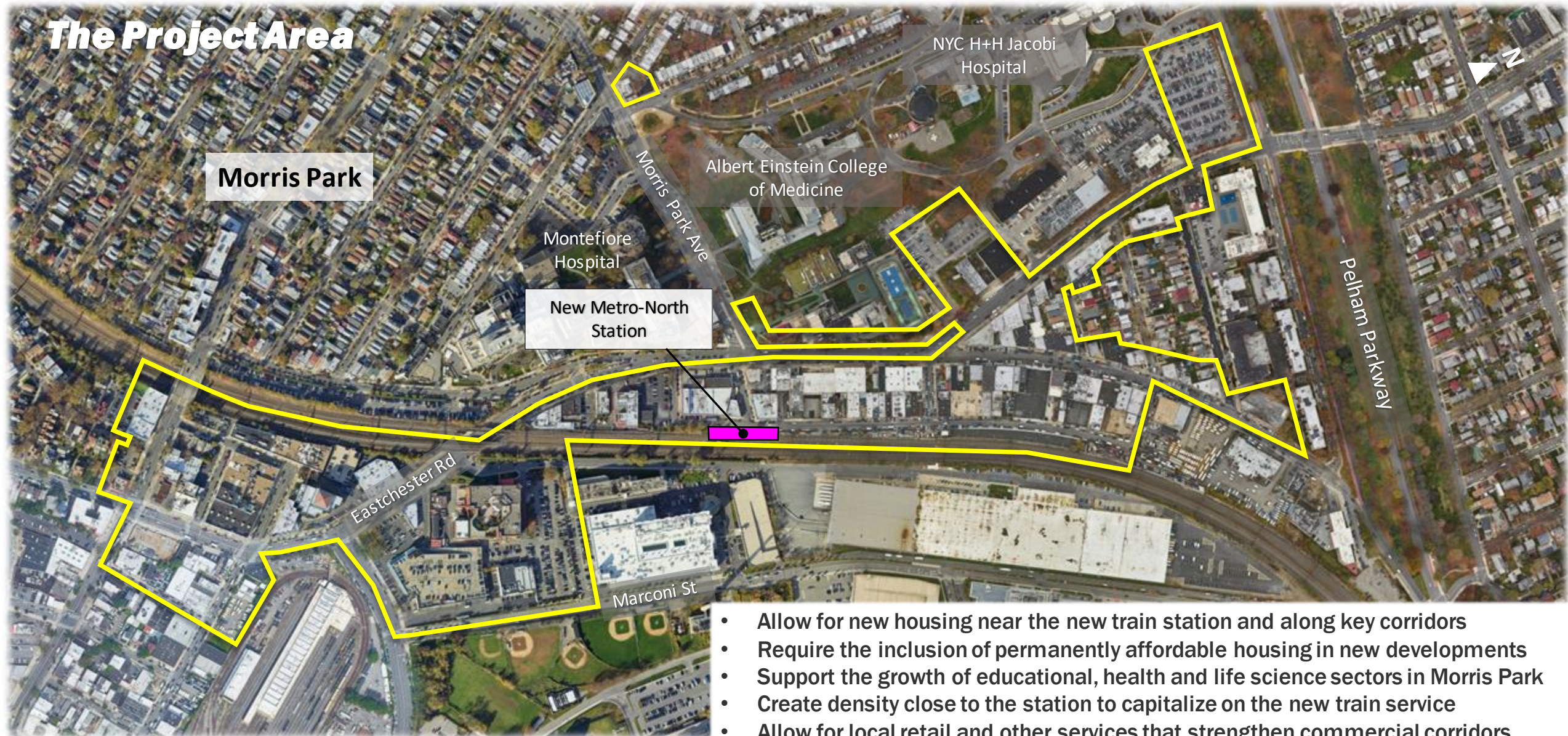
The Vision



- Create a neighborhood center that supports transit-oriented development, area institutions, and job growth
- Promote fair, transit-oriented development that benefits all residents
- Ensure easy and comfortable station access
- Promote residential growth and local retail along key corridors
- Encourage welcoming public connections throughout the neighborhood

Morris Park

The Project Area



- Allow for new housing near the new train station and along key corridors
- Require the inclusion of permanently affordable housing in new developments
- Support the growth of educational, health and life science sectors in Morris Park
- Create density close to the station to capitalize on the new train service
- Allow for local retail and other services that strengthen commercial corridors

Bringing the Plan to Life

**PUBLIC SPACE
IMPROVEMENTS**

What We Heard



"Wheelchair accessibility is very important for age in place and Parkchester is already very behind."



"Clean pathways, free of trash and graffiti, public restrooms and cooling stations."



"Safe waiting areas for schoolchildren, visitors, and commuters, especially during station off-hours."

Parkchester/Van Nest Public Space Improvements



Vision for East Tremont Avenue with pedestrian and vehicular improvements, as well as multiple connections to rail station



Redesign streets to create attractive, safe roadway for multiple modes of transportation and facilitate access between the station and the surrounding neighborhoods

Morris Park

Public Space Improvements



Create welcoming public space that serves as a gateway and community gathering space at the entrance of the new Metro North station connection to the medical campuses



Google Earth
© 2020 Google

Redesign streets to create safe and attractive roadways for multiple modes of transportation and facilitate access between the station and the surrounding neighborhoods

Morris Park

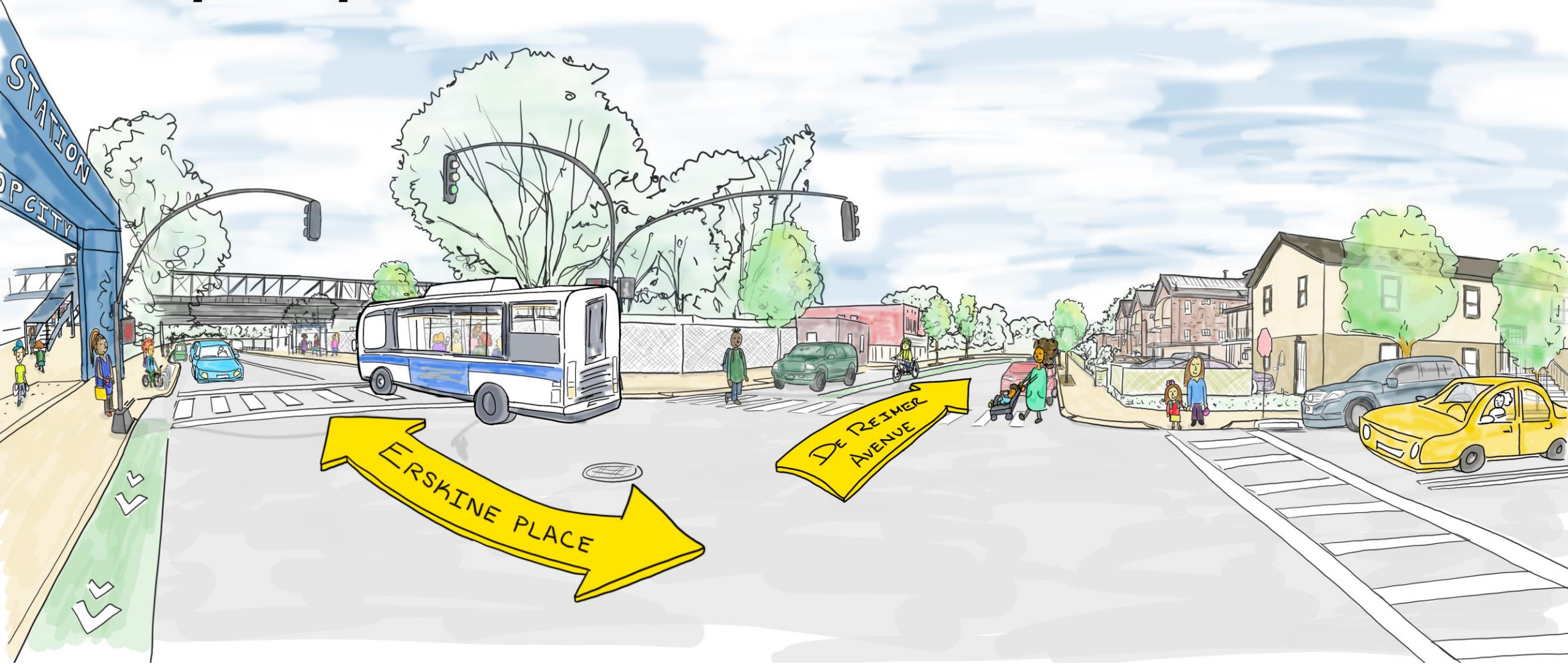
Public Space Improvements



Conceptual Rendering For Illustrative Purposes Only

Co-Op City

Public Space Improvements



Hunts Point Public Space Improvements



Bringing the Plan to Life

**WORKFORCE
DEVELOPMENT**

Workforce Development

Planning for Bronxites



Strengthen and grow job centers around new stations

Increase regional access to jobs

Connect Bronx residents to good jobs

Our Workforce Development Approach

City Team is working with a workforce development consultant



Community and Stakeholder Engagement



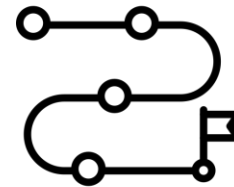
Engage community leaders and employers to understand their needs and connect Bronxites to jobs



Understand Local Labor Market and Workforce Trends



Identify high growth job sectors with strong earning potential and examine local trends by assessing workforce data



Action and Engagement Plan



Build a local partnership around workforce development goals with employers, institutions and community leaders



Building on Citywide Initiatives



Leverage existing partnerships and available resources by building on existing workforce initiatives

Bringing the Plan to Life



WHAT'S NEXT? ULURP

Public Review Process

ULURP – Uniform Land Use Review Procedure

- ULURP is the public review process by which land use proposals may become regulation.
- After 5 years of discussion to develop the plan, the Bronx Metro-North Station Area Plan will enter the ULURP process in late 2023.
- Community Boards 9, 10 and 11, the Bronx Borough President, City Council, and others will host public meetings and weigh in on the plan.
- As a community member, you play an important role in ULURP by representing your community and informing your community board, the City Planning Commission, and elected officials.

Public Review Process

A land use application is a package of documents that completely and accurately describes a proposed project

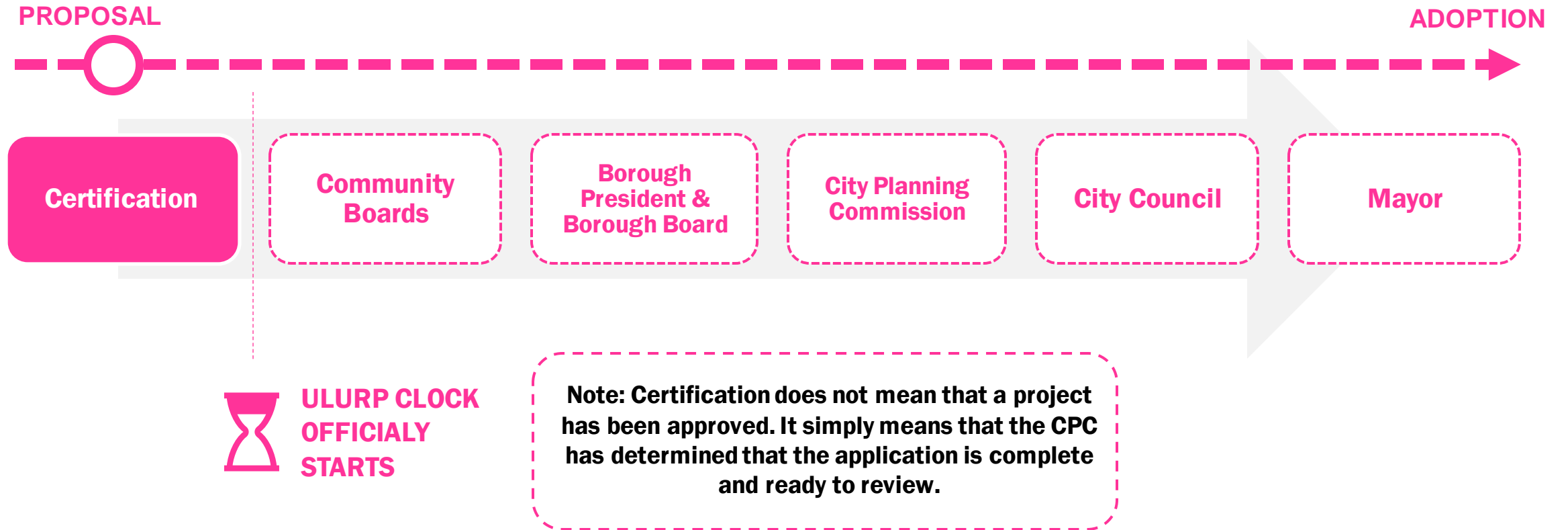
What information is in a land use application package?

- Who is proposing the action(s)
- What are the requested actions
- Why are the action(s) requested
- What is the project
- Where it is the project proposed



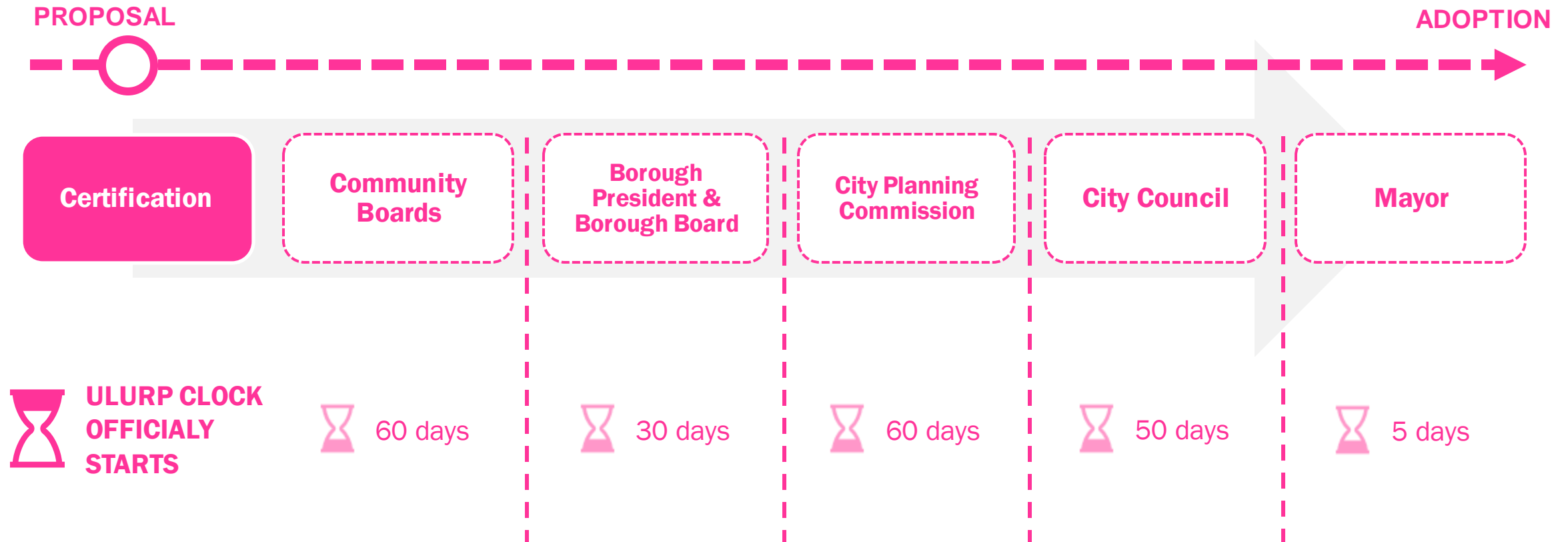
Public Review Process

DCP reviews application and certifies that it is ready for public review



Public Review Process

ULURP begins after certification. Now, community members and decision-makers review and consider the land use application during a set period



Expected:
Late 2023

Public Review Process

What do community members and decision-makers do with the land use application?

Each of the decision-makers:

- Can request a **presentation** from the applicant (here: DCP) and ask questions
- Will host a **public hearing** to hear from residents, workers and other stakeholders
- Considers how the application **fulfills their vision** for their local community
- After taking everything into consideration, issues either:
 - An **advisory recommendation** (CBs, Borough President, and Borough Board), or
 - A **binding vote** to approve, disapprove, or approve with conditions (City Planning Commission and City Council).

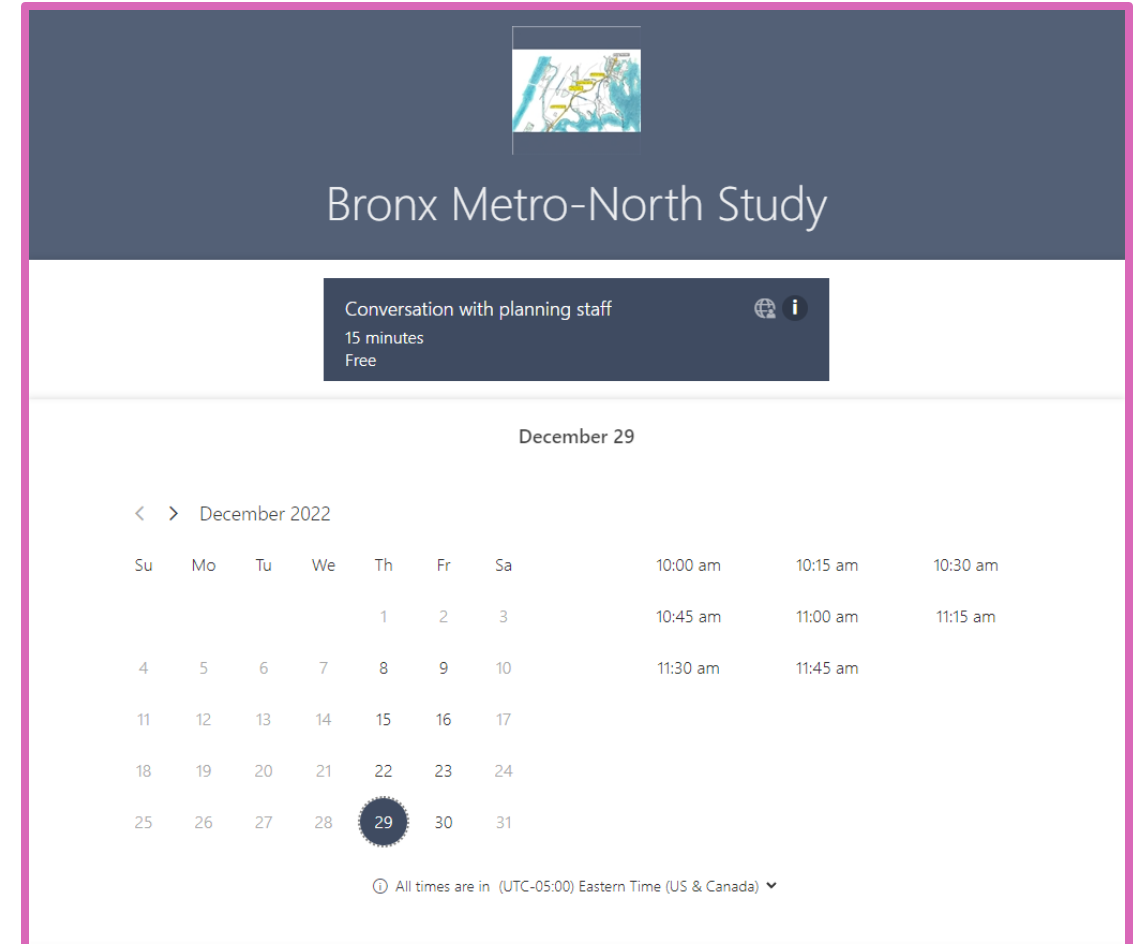
Bringing the Plan to Life

**WHAT'S NEXT?
STAY INVOLVED**

Next Steps

Stay involved and updated:

- Metro-North Mondays on Instagram
- BMNS email blast
 - Sign up by emailing BMNS@planning.nyc.gov
- Website
 - Access our BMNS webpage [here](#)
- Remote office hours
 - Sign up [here](#)



The screenshot displays the 'Bronx Metro-North Study' website. At the top, there is a map of the Bronx area. Below the title, a dark blue box contains the text 'Conversation with planning staff', '15 minutes', and 'Free'. A calendar for December 2022 is shown, with the date '29' highlighted in a dark blue circle. The calendar grid shows days of the week (Su, Mo, Tu, We, Th, Fr, Sa) and times (10:00 am, 10:15 am, 10:30 am, 10:45 am, 11:00 am, 11:15 am, 11:30 am, 11:45 am). A note at the bottom of the calendar states 'All times are in (UTC-05:00) Eastern Time (US & Canada)'.

Thank you!