

Hunts Point Vision Plan Task Force Update

November 1, 2017



Agenda

Welcome

Vision Plan Update

- Hunts Point WF1CC
- Food Distribution Center
 - South Bronx Greenway
 - Baldor Expansion
 - Brownfield Remediation
 - Modernization Updates
 - Produce Market Rail
 - GrowNYC Greenmarket Regional Food Hub
 - Alternative Fuels Facility
 - NYCDOT Hunts Point Clean Trucks Program

Additional Updates

- Resiliency
- Spofford

FALL 2004

HUNTS POINT VISION PLAN

DEVELOPED BY
Hunts Point Task Force
City of New York



Michael R. Bloomberg, Mayor of the City of New York

Hunts Point Workforce1 Career Center (HP WF1CC)

	2015	2016	2017 (Jan 1-Sep 30)
Hires facilitated	769	775	669
Hunts Point residents ¹ connected to employment	102	114	112
Hunts Point residents connected to employment by WF1 system (five boroughs)	489	549	478
Individualized Training Grants	464 (incl. 49 HP residents)	302 (incl. 41 HP residents)	198 (incl. 39 HP residents)
Hunts Point Community Partner Hires	164	219	150

¹ Hunts Point residents are those individuals residing in zip codes 10454, 10455, 10459, 10474

South Bronx Greenway – Anheuser Busch Connector

Anheuser Busch Connector opened 2017



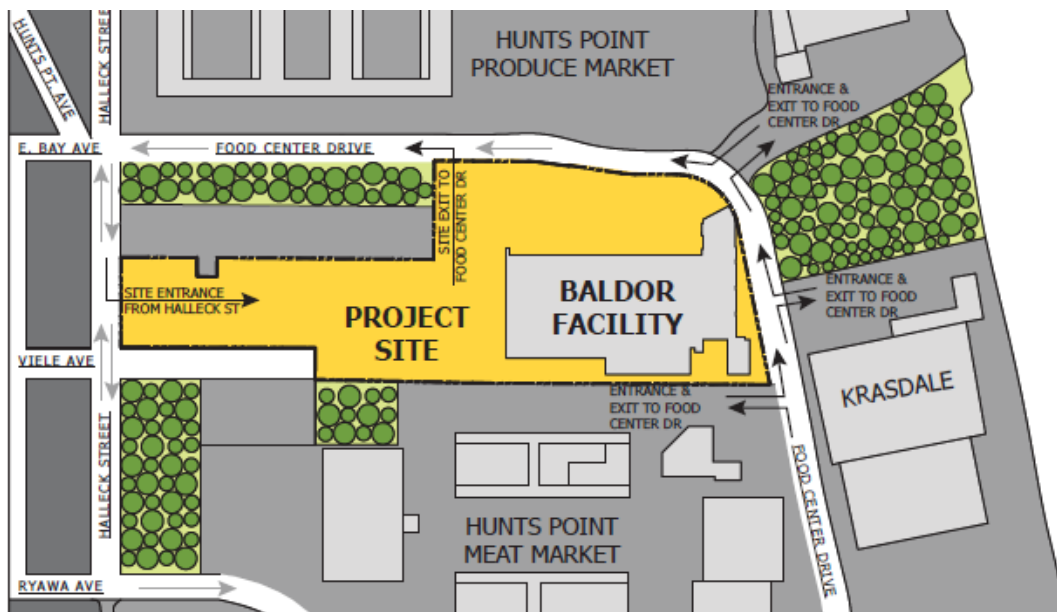
Baldor Expansion (Halleck Development Site)

Scope of Work

- 108,000 SF expansion of existing Baldor Specialty Foods facility on existing leasehold
- Existing parking will be relocated to Halleck Site

Timeline/Next Steps

- Construction began in October 2015
- Construction occurring in phases to allow Baldor's operations to remain active
- Substantial completion by December 2017
- Any MGP-contaminated soil or water encountered is being tested and appropriately disposed



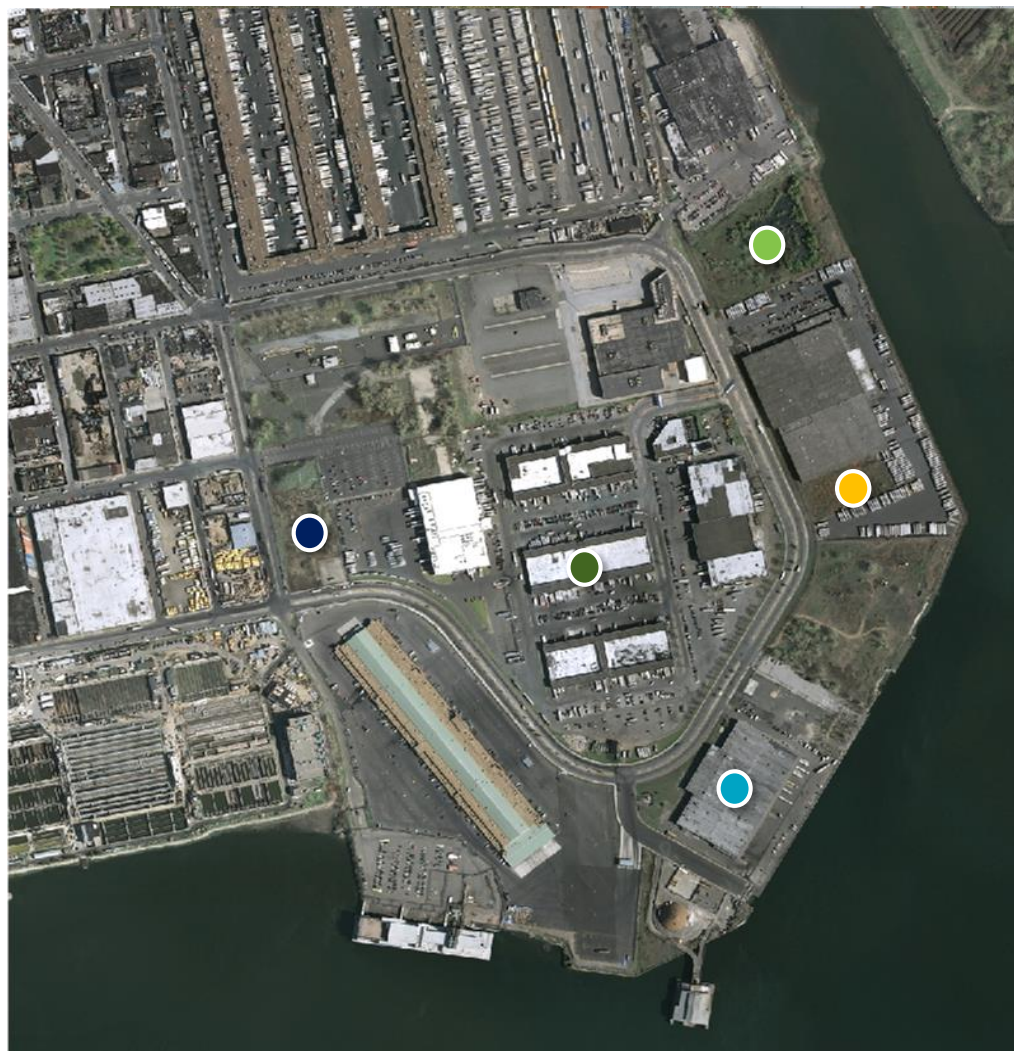
Brownfield Remediation

Status

- Application to Brownfields Cleanup Program accepted (Q4 2017) for entire FDC

Timeline/Next Steps

- AOU-2 – Q4 2017
- 600 FCD – Q4 2017
- Meat Market – Q4 2017
- Site D – in design, mobilization in 2018
- Site F – in design, mobilization in 2019



Produce Market Rail Improvements: Project 1 of 2

Goals

- Reduce rail and truck conflicts
- Eliminate gap between buildings and railcars (related risk of rail derailments, worker injury)
- Increase rail storage and staging capacity

Total Cost: \$28.5M

Scope of Work

- Rail rehab on Buildings A, B, C complete
- New common rail facility (sawtooth platform)

Timeline/Next Steps

- Construction to be completed September 2018



Produce Market Rail Improvements: Project 2 of 2

Goals

- Increase rail carloads of produce
- Improve air quality by reducing congestion, truck idling, and fuel usage

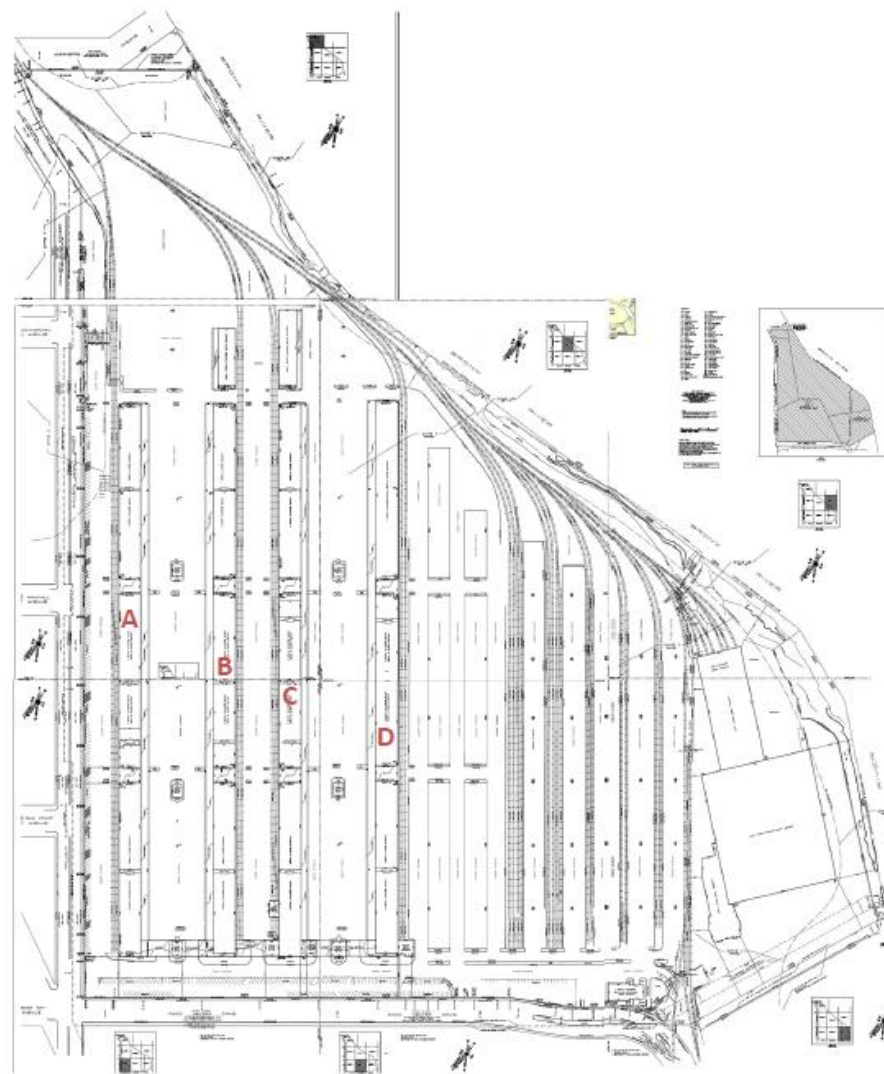
Total Cost: \$31.2M

Scope of Work

- Plug-in hybrid retrofits for refrigerated trucks
- Asphalt paving, concrete aprons, grading, concrete curbs, parking, and traffic signage
- New double lead track
- Rehab existing Rail D

Timeline/Next Steps

- Commence design work by end of 2017



City Capital Funding

Goals

- Facility modernization and development
- Infrastructure upgrades
- Brownfields remediation

Funding: \$150M in 10-Year Capital Plan

Scope of Work

- \$18.45M – Meat Market capital work on Building D in progress
- \$30M – Produce Market redevelopment
- \$35M – Fish Market “Take Back Space” work to commence Q2 2018

Timeline/Next Steps

- Project definition in coordination with markets



GrowNYC Greenmarket Regional Food Hub

Goals

- Support local farm/food businesses and underserved communities
- Expand capacity of Greenmarket to purchase product from local farmers for distribution
- Increase local access to fresh food

Total Cost: \$20M

Scope of Work

- Development of 72,000 SF of new refrigerated storage space for small and mid-sized producers
- Includes a retail component open to Hunts Point residents and the public

Timeline/Next Steps

- Term sheet signed December 2016
- Parties negotiating lease terms
- Groundbreaking in 2019
- Opening Summer 2020



Alternative Fuels Facility

Developer: Atlantis Management Group

Scope of Work

- Proposed Facility at corner of Halleck Street and Food Center Drive
- Biodiesel, ethanol, CNG, and conventional fuels (diesel/gas)
- Complementary uses (food retail)
- Targeted local hiring and workforce development goals
- Dedicated funding for alt fuels marketing campaign

Timeline/Next Steps

- Funding agreement registered
- Developer is finalizing operations and technology
- Contract negotiations are ongoing



Hunts Point

CLEAN TRUCKS PROGRAM

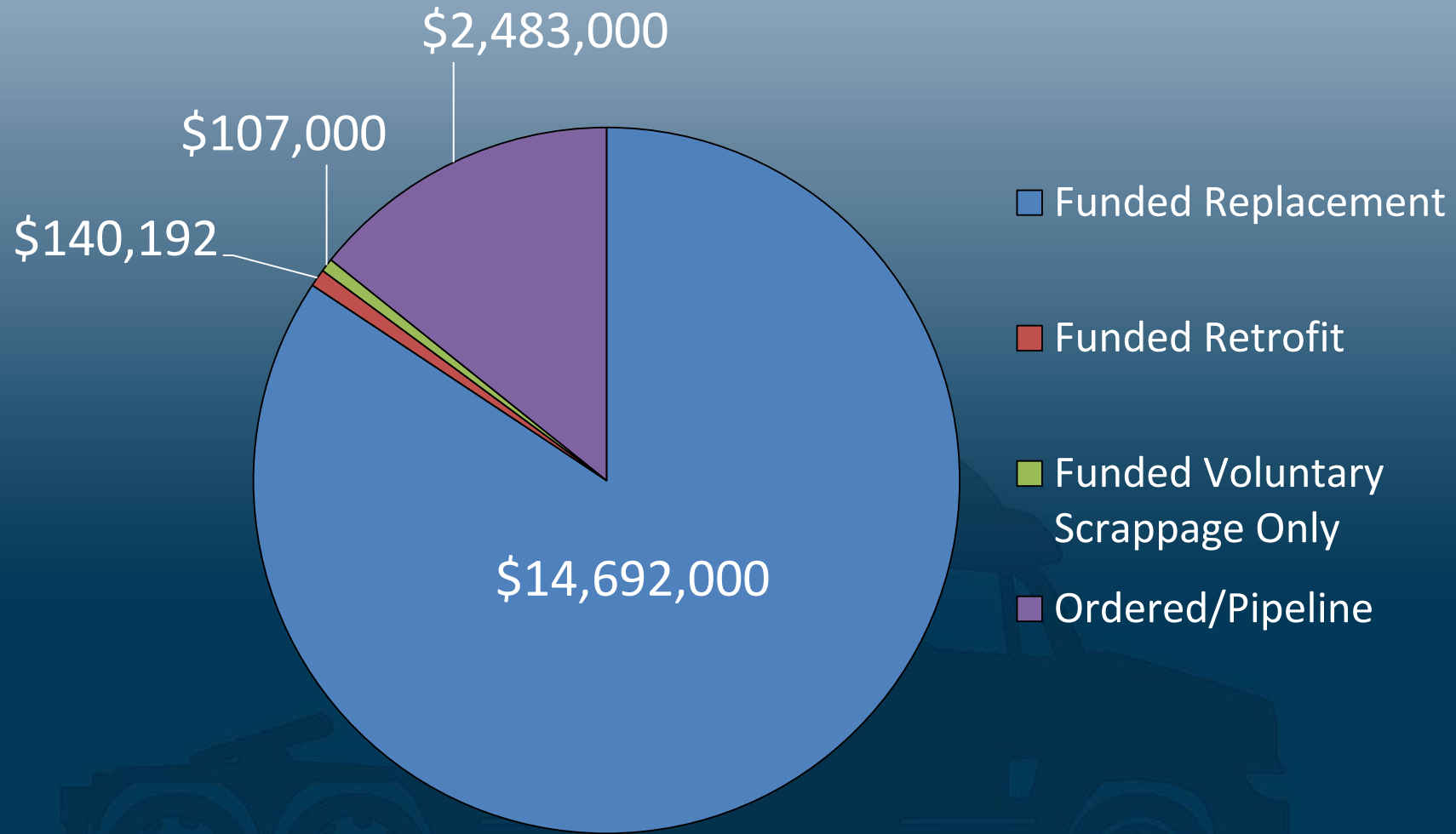
Cleaner Trucks for a Greener South Bronx



**Get Extra Bucks
for Cleaner Trucks!**

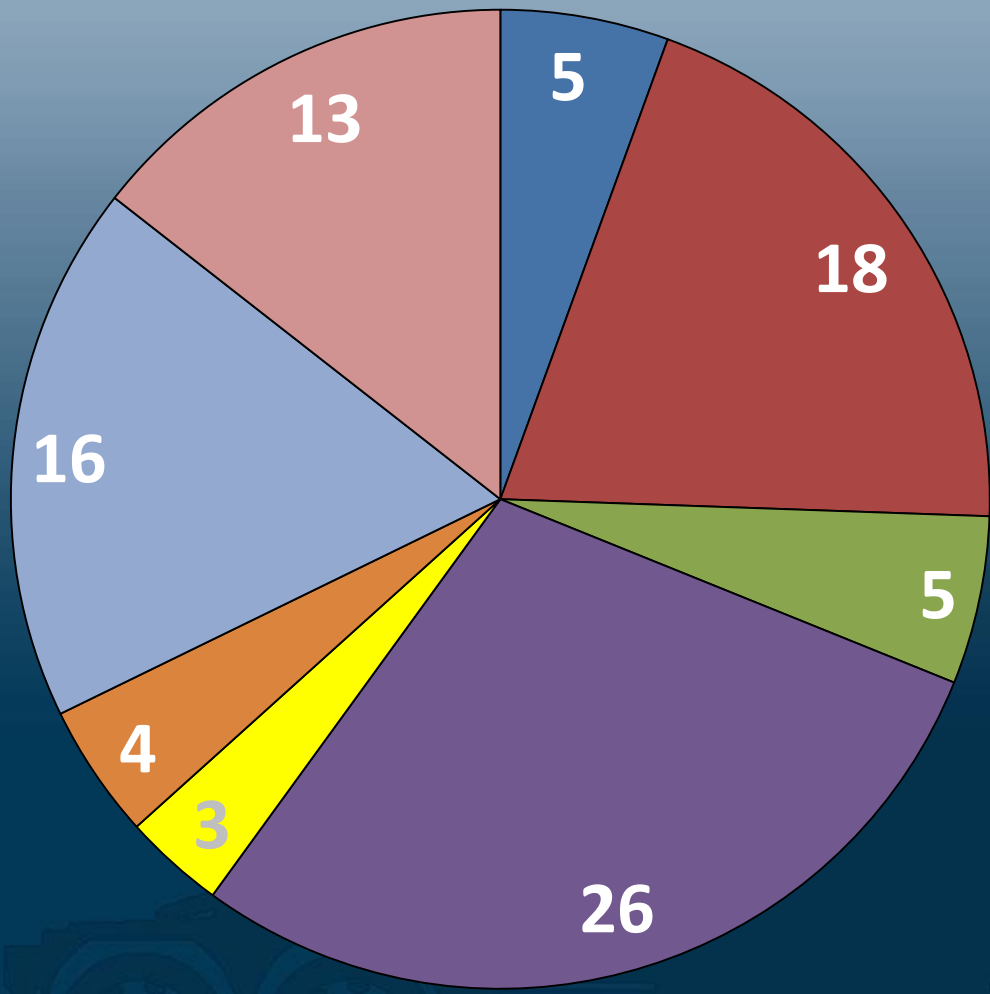
Rebate Funding – Rounds 1-4

Funded and Ordered, As of October 6, 2017



Number of Applicants – Rounds 1-4

Funded and Ordered, As of October 6, 2017



- Beverage Distributor
- Produce Distributor
- Leasing Company
- Commercial Carrier
- Seafood Distributor
- Meat Distributor
- Waste and Recycle Collection
- Moving and Storage

90 Applicants Funded

Emissions Results Summary – Rounds 1-4

Replacements, Retrofits, and Scrappage Only

As of October 6, 2017

Measured in Short Tons

Annual	NO _x (short tons/year)	PM _{2.5} (short tons/year)	HC (short tons/year)	CO (short tons/year)	CO ₂ (short tons/year)
Percent Reduced (%)*	89.6%	96.5%	88.2%	84.2%	12.9%
Amount Reduced/Year	376.33	19.09	22.95	89.04	5,385.30

*As of October 6, 2017, the HPCTP has achieved the above emission reductions through 510 truck replacements, 6 exhaust retrofits, and the voluntary scrappage of 24 trucks.

**1 short ton = 2,000 lbs.

Emissions Results Summary

Transport Refrigeration Unit Replacements 2017

Measured in Short Tons

Annual	NO _x (short tons/year)	PM _{2.5} (short tons/year)	HC (short tons/year)	CO (short tons/year)	CO ₂ (short tons/year)
Percent Reduced (%)*	83.2%	99.9%	96.4%	99.5%	42.3%
Amount Reduced/Year	29.35	26.67	7.03	57.59	204.3

*In 2017, the HPCTP has achieved the above emission reductions through 28 scrappages and replacements of older, heavy polluting Transport Refrigeration Units.

**1 short ton = 2,000 lbs.

Flood Resilience Zoning

Goals

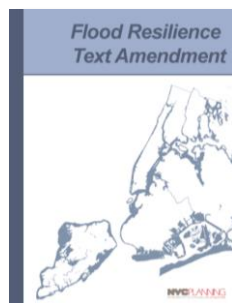
- Expand, update, and make permanent, the provisions of the 2013 flood text

Scope of Work

- Improve upon the existing flood resilience text amendment
- Make the flood text permanent

Timeline/Next Steps

- In the process of a yearlong outreach effort to inform the update and expansion of the text



Resiliency Studies (2014 -17)

Resilient Industry Study

Goals

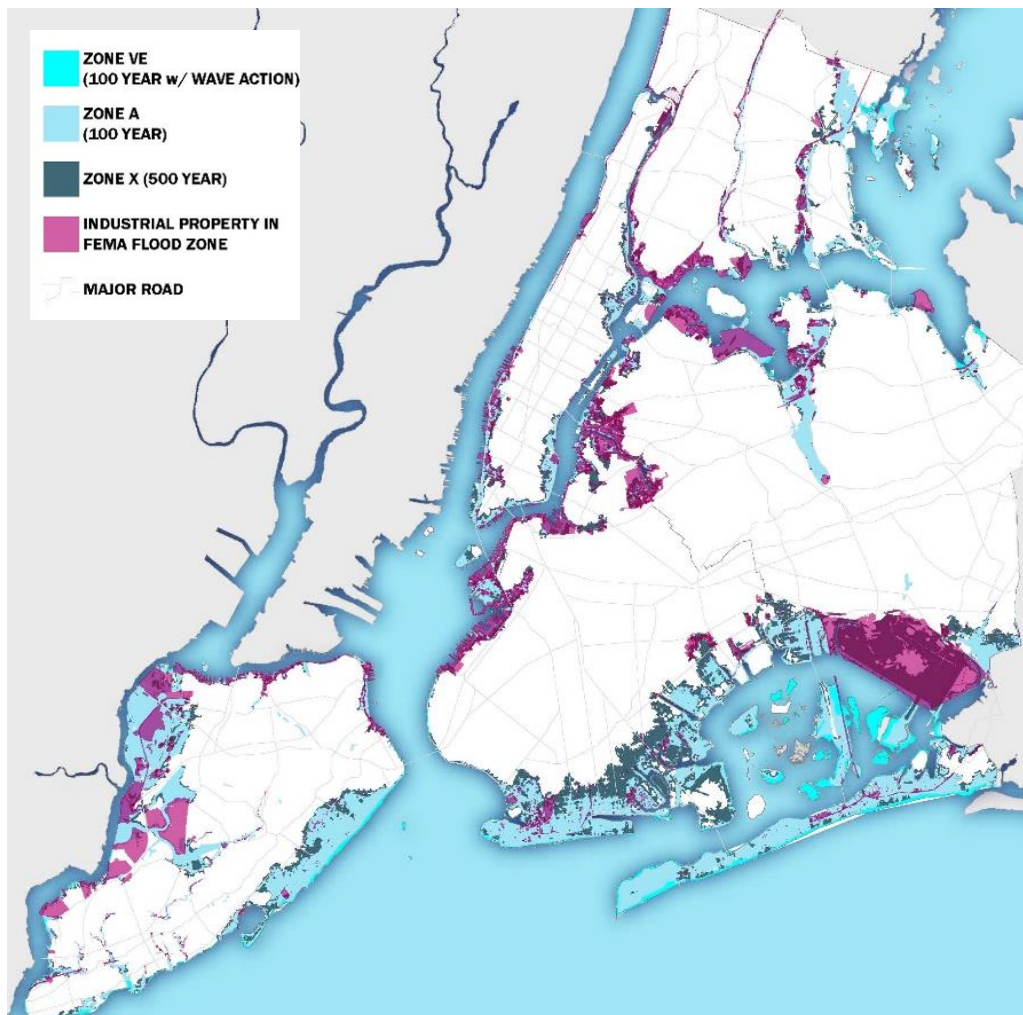
- Reduce flood hazards for businesses and residents in flood zones
- Identify appropriate emergency preparedness guidelines for businesses in industrial flood zones
- Promote cost-effective physical and operational strategies to protect businesses and the environment.
- Identify financial and insurance challenges unique to businesses in industrial flood zones.

Scope of Work

- Assess the vulnerability of industrial areas to flooding
- Identify strategies to help businesses, employees, and nearby communities become more resilient to future storms and floods.

Preliminary Recommendations

- Promote operational resiliency
- Partial floodproofing
- Reduce zoning barriers to industrial retrofits



Hunts Point Green Infrastructure Program

Goal

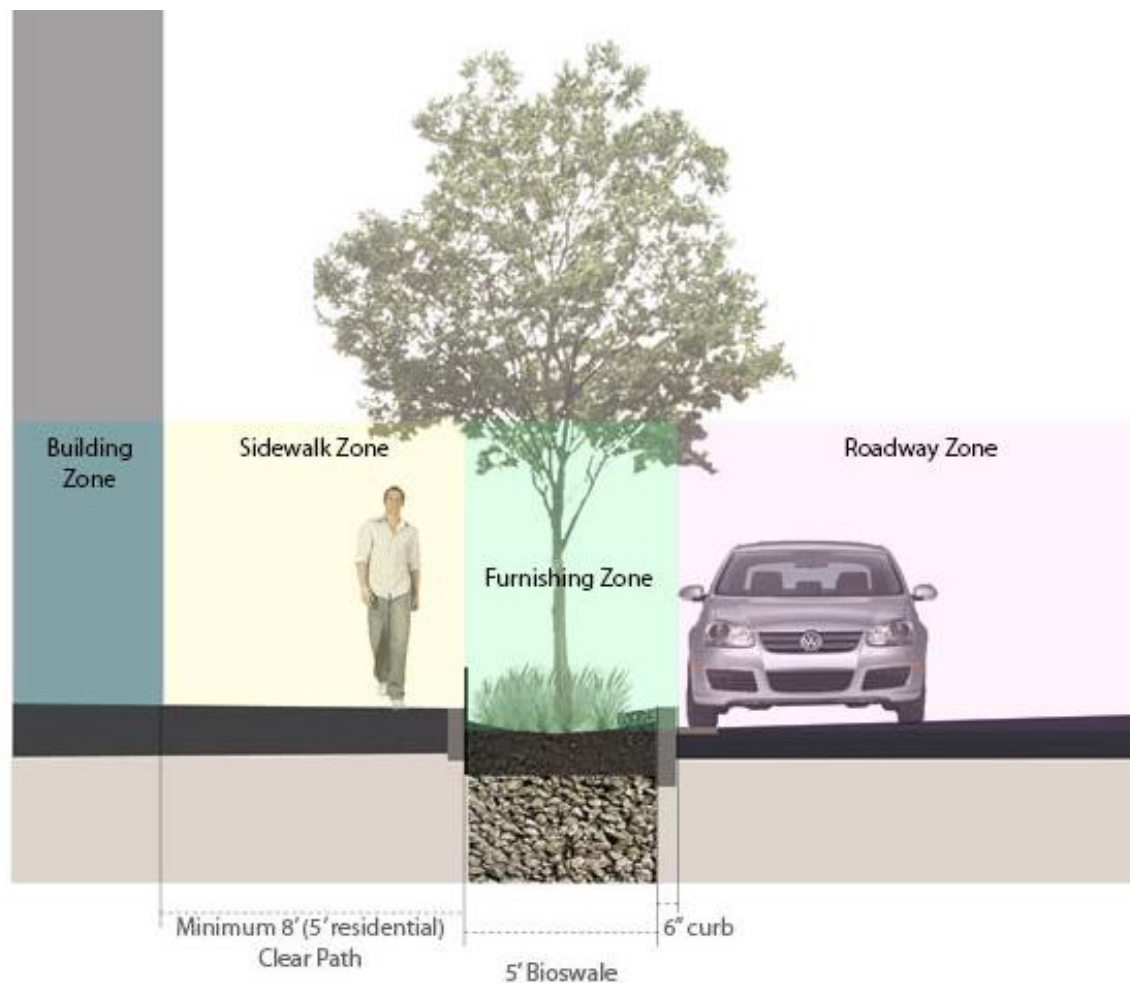
- Reduce combined sewer overflows

Status

- Currently in design phase
- Completed initial walk-throughs to assess potential sites

Timeline/Next Steps

- Soil testing and feasibility analysis
- Conceptual design will be complete in spring 2018



NYC Food Supply Study

Goals

- Analyze resiliency of food supply and distribution
- Create primary dataset about the last-mile food distribution system in NYC

Findings

- FDC accounts for 4.5B lbs of annual food distribution and is the largest single geographic cluster of food distribution into NYC volume (50% stays in NYC)
- FDC employs 8,500 direct jobs
- Hunts Point accounts for 25% of produce, 35% of meat, and 50% of fish distributed in NYC
- Independent restaurants are the largest customer segment (49%) served by the FDC

Timeline/Next Steps

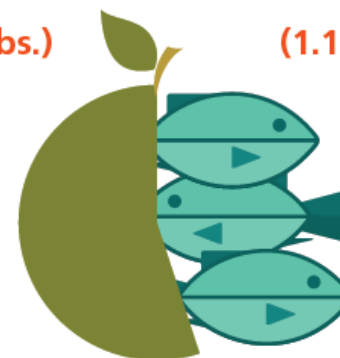
- Food Supply Working Group defining implementation next steps



PRODUCE
25%
(0.9 billion lbs.)



MEAT
35%
(1.1 billion lbs.)



FISH
~45%
(0.1 billion lbs.)

Hunts Point Resiliency

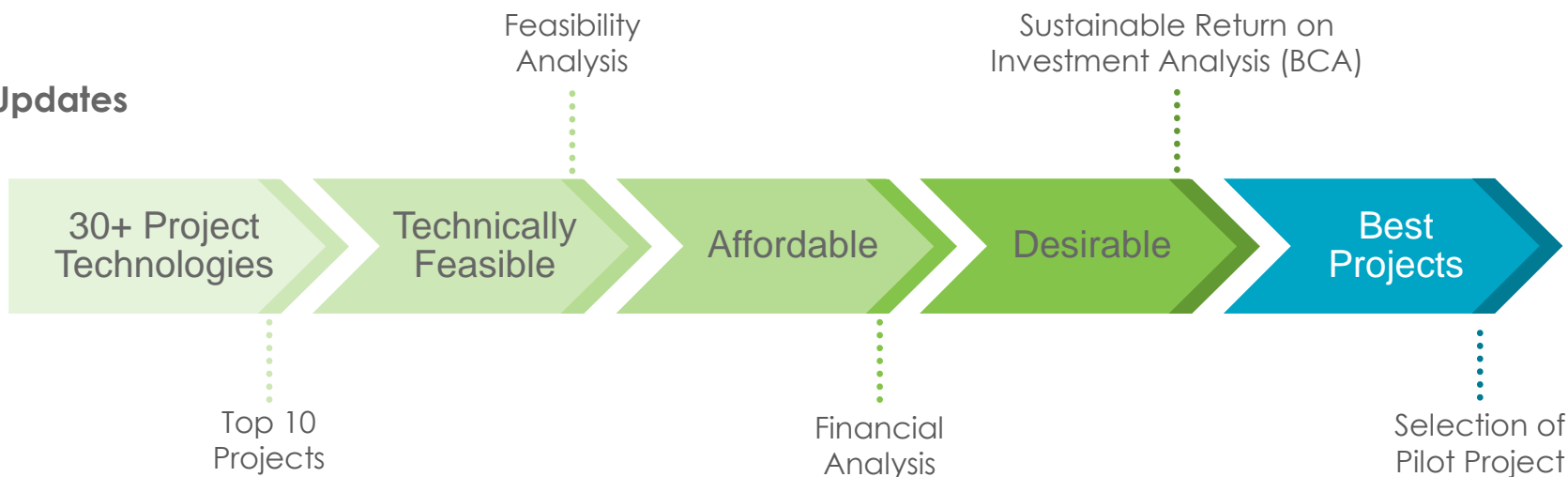
Project Goals

- Implement a **Resilient Energy** pilot project
- Identify feasible **Flood Risk Reduction** projects for which to seek additional funding



Total Project Funding: \$45M

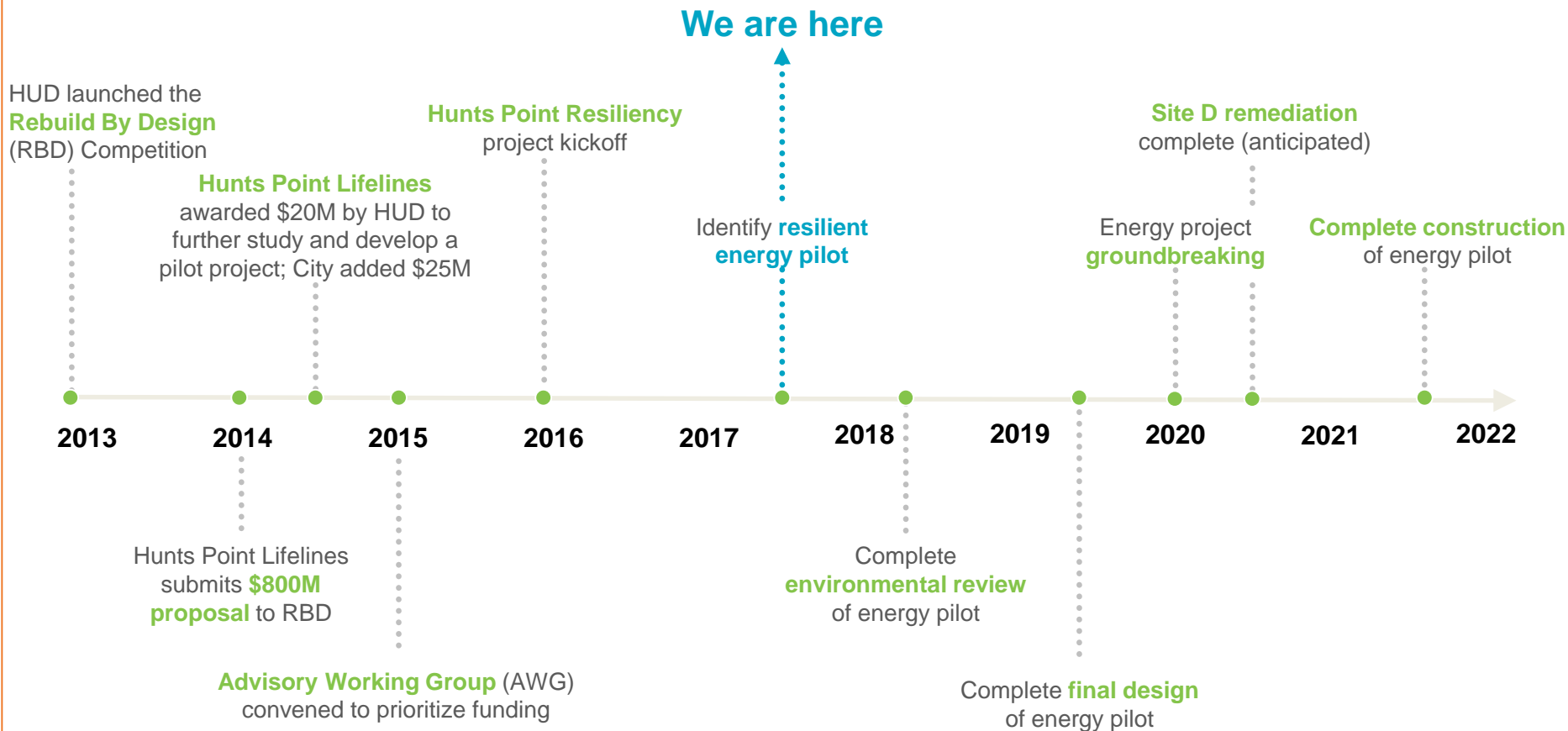
Updates



- Recommending pilot microgrid and solar + storage project
- Public Hearing held on 4/27; public comment period open until May 14:

http://www.nyc.gov/html/cdbg/html/proposed/action_plan_amendments.shtml

Hunts Point Resiliency Timeline



Hunts Point Resilient Community WiFi

Goal

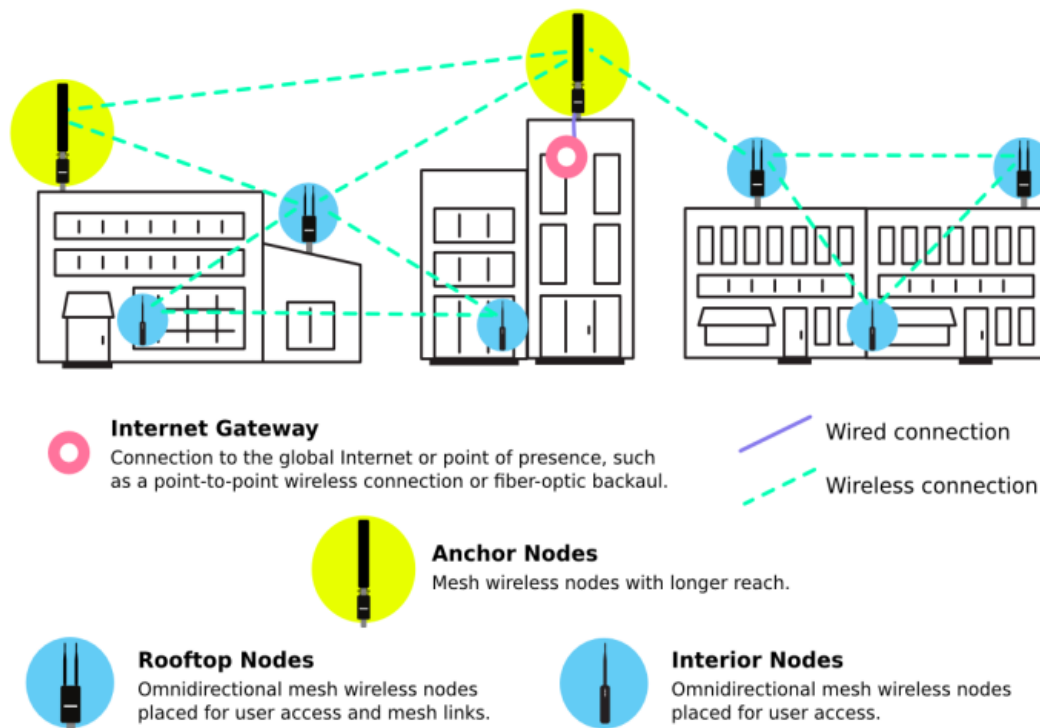
- Provide resilient Internet connectivity to local businesses
- Help mitigate digital disparities experienced by Hunts Point businesses and residents
- Equip community members with transferable tech skills

Scope of Work

- Outreach to small business host sites
- Network design and installation
- Hire and train local residents to install and maintain the networks

Timeline/Next Steps

- Currently in network design phase
- Anticipated installation in 2018



Spofford Redevelopment (*The Peninsula*)

Overview

- The former Spofford Juvenile Detention Facility will be transformed into the *The Peninsula*, a mixed-use development that will provide affordable housing, job opportunities, recreation and retail space, and publically accessible open space for the community
- Development team: Gilbane Development Company, Hudson Companies and MHANY
- Community organizations include The Point CDC, Urban Health Plan, BronxWorks, Bascom Catering and The Knowledge House
- 35% MWBE goal and HireNYC applicable
- Project certified into public review process (ULURP) on 10/31; CB2 Public Hearing 11/13 at Hunts Point Recreation Center

Development Program

- 740 units of 100% affordable housing; 80% of units @ 60% AMI or less
- 52,000 SF open-space
- 49,000 SF industrial
- 48,000 SF community facility
- 21,000 SF commercial

