

CITY OF NEW ROCHELLE

New York

- F&A completed a major update to the City's Zoning Ordinance. Map and text changes, procedural and definitional updates and recommendations for the implementation of the Comprehensive Plan, including waterfront and downtown design district regulations, have been incorporated into the new Ordinance. The firm also prepared a GEIS for the new zoning ordinance, which was last updated in the 1960s. The City Council unanimously endorsed the new ordinance.
- F&A prepared Draft and Final Generic Environmental Impact Statements (GEIS) and Findings for the **Weyman Avenue Urban Renewal Plan** in conjunction with eminent domain proceedings for redevelopment of a 27 acre site for a 125,000 sq. ft. Home Depot and additional 120,000 sq. ft. retail warehouse. F&A served as review consultant for EISs prepared by applicants for site specific development on each of the two development parcels: **Home Depot** and **Costco**. Both projects were approved and are in occupancy.
- F&A was retained as the City's consultant to review the environmental impact statement for a mixed use 1,000 unit residential rental and retail project in downtown New Rochelle adjacent to the Metro North Station (**Avalon-on-the-Sound**). Impacts included land use and zoning, traffic, air quality and archaeological/historic, visual, fiscal and socio-economic. Project has been approved and is in occupancy.



Rendering of Avalon on the Sound development