

AMS YONKERS DOWNTOWN DEVELOPMENT

Final Environmental Impact Statement (FEIS)

September 19, 2022

Lead Agency: Planning Board of the City of Yonkers
87 Nepperhan Avenue, Room 320
Yonkers, New York 10701-3892
Phone: 914-377-6555

SEQRA Classification: Type I Action

Project Location: Teutonia SBL: 1-512-11
Chicken Island SBL: 1-485-1; 1-475-51
North Broadway SBL: 1-2018-8,12,16,18,20,25,48,50,51,
67,71,75,79

Applicant/Petitioner: AMS Acquisitions, LLC and its affiliates
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Fort Lee, NJ 07024
Contact: Michael Mitnick
Phone: 212-695-7585

Prepared by: AKRF, Inc.
34 South Broadway
White Plains, New York 10601
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Phone: 914-922-2350

FEIS Acceptance Date: September 19, 2022

This document is the Final Environmental Impact Statement for the AMS Yonkers Downtown Development. Copies of the final version, *once accepted by the Lead Agency*, will be available for review at the office of the Lead Agency, at the Yonkers Public Library, at the City Clerk's office, and on the internet: www.AMSYonkersDowntown.com.

FEIS Preparer and Traffic Engineer:	AKRF, Inc. 34 South Broadway White Plains, New York, 10601
Legal Counsel:	DelBello Donnellan Weingarten Wise & Wiederkehr LLP 1 North Lexington Avenue, Suite 1150 White Plains, New York 10601
Architect:	S9 Architecture 322 8th Avenue New York, New York 10001
Site/Civil and Environmental Engineer:	PS&S 1 Larkin Plaza, 2nd Floor Yonkers, New York 10701
Construction Management:	Hudson Meridian Construction Group 1133 Westchester Avenue, Suite S-219 White Plains, New York 10604
Sustainability Consultants:	Steven Winter Associates, Inc. 307 7th Avenue, Suite 1701 New York, New York 10001
Parking Design Consultant:	Philip Habib & Associates 102 Madison Avenue, 11th Floor New York, New York 10016
Parking Demand Consultant:	Nelson Nygaard 1250 Broadway, Suite 200 New York, New York 10001

The accepted FEIS will be sent to the following Involved and Interested Agencies:

Involved Agencies

Yonkers Planning Board, Lead Agency

Yonkers City Council

City of Yonkers

Department of Engineering

Water Bureau

Traffic Engineering Division

Department of Housing and Building

Department of Public Works

Westchester County

Department of Health

Department of Planning

Department of Transportation

Yonkers Industrial Development Agency

New York State Department of State

New York State Department of Transportation

New York State Office of Parks, Recreation and Historic Preservation

New York State Department of Environmental Conservation

Yonkers Economic Development Corporation

Westchester County Board of Legislators

Metropolitan Transportation Authority/Metro-North Commuter Railroad

New York State Homes and Community Renewal/Housing Finance Agency

Interested Agencies

City of Yonkers School District

Yonkers Community Development Agency

City of Yonkers Emergency Service Providers

City of Yonkers Zoning Board of Appeals

City of Yonkers Landmarks Board

Yonkers Downtown BID

US Army Corps of Engineers

Palisades Interstate Park Commission