

New Grand Concourse Library and Affordable Housing

Grand
Concourse
Library

Content in this presentation is a draft. Final statistics and graphics can be found in the Community Visioning Report which will be published on the project website.

September 16, 2024

Community Engagement Report-Back



New York
Public
Library

NYC

Housing Preservation
& Development
Office of Neighborhood
Strategies

Agenda

- 1. Introduction**
- 2. Community Engagement Process**
- 3. What We Heard**
- 4. Next Steps and Discussion**



1.

Introduction

Introduction

Grand Concourse Library and Affordable Housing

HPD and **NYPL** are planning for the redevelopment of the Grand Concourse Library with a **new state-of-the-art library** and **affordable housing on top**.



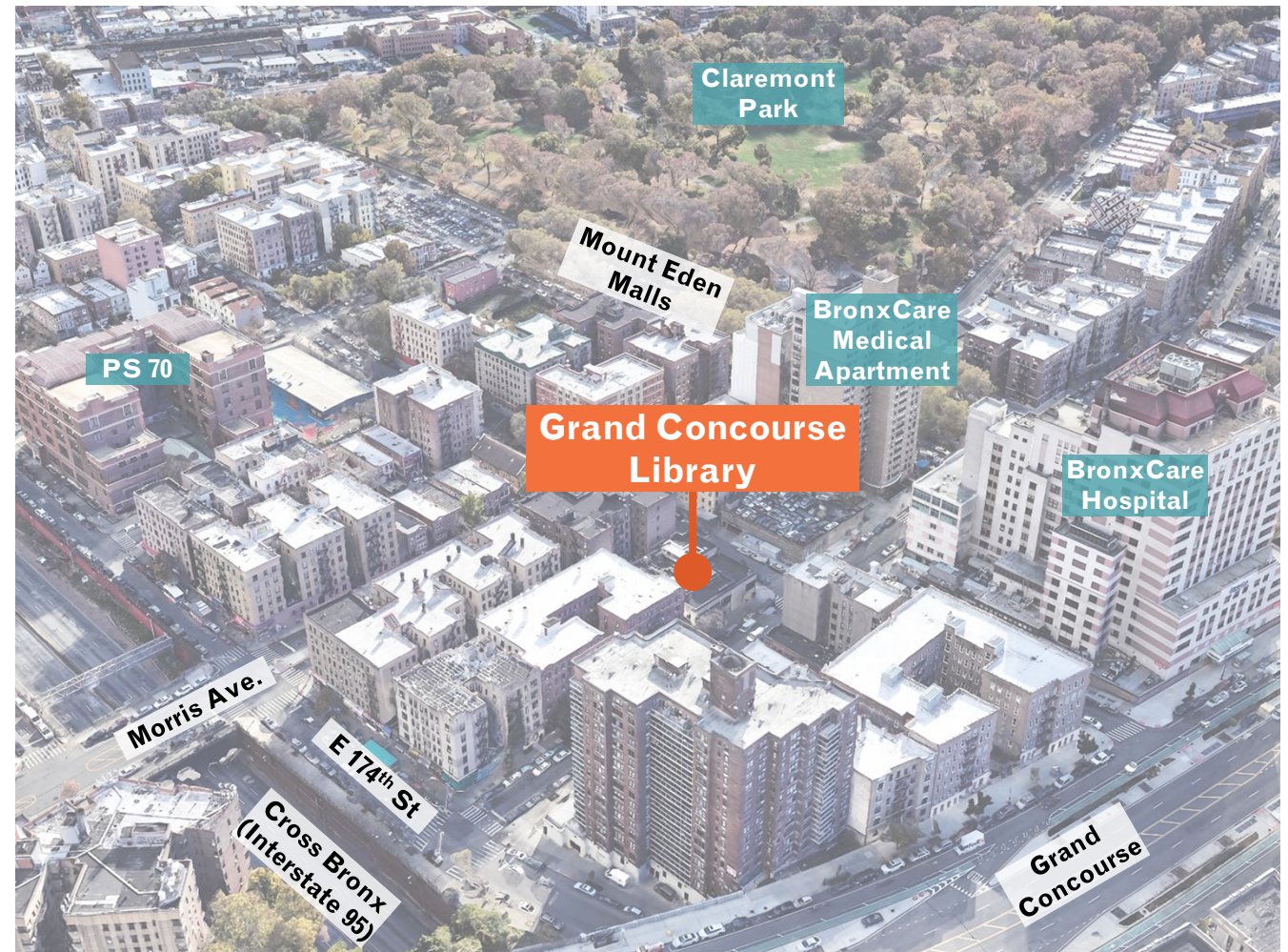
New York
Public
Library



Introduction

Site Description and Context

- 155 East 173rd Street, Bronx, Community District 4
- 8,864 SF lot
- Built in 1959
- B/D trains (174-175 Street)
- Across the street from the Claremont BronxCare campus; near P.S. 70, P.S. 402, and Claremont Park.
- \$13.5 million in City Capital funding is currently allocated for facade and HVAC-related work



Project Background

The New Grand Concourse Branch

- Brand new building.
- Fully accessible entrance.
- Improved layout that is efficient and easy to navigate.
- Improved spaces for children, teens and adults, including community rooms for program needs.
- All new mechanical systems for heating and cooling.
- Technology upgrades.



2.

Community Engagement Process

Community Engagement

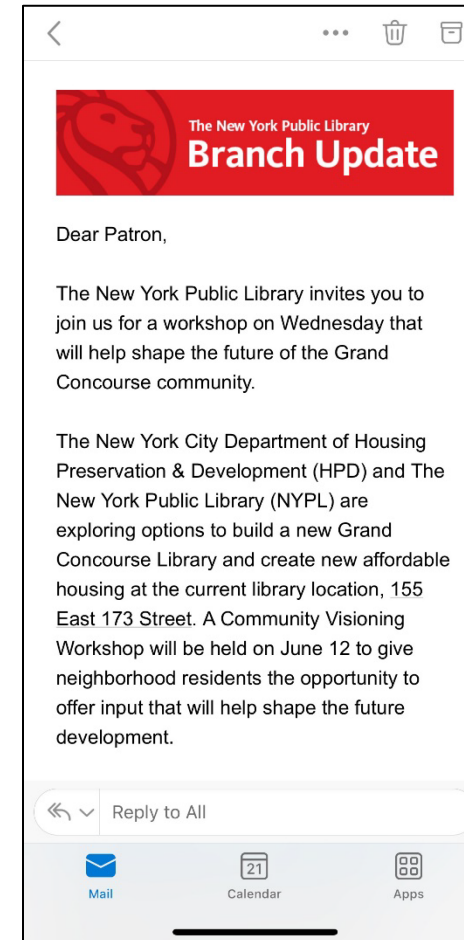
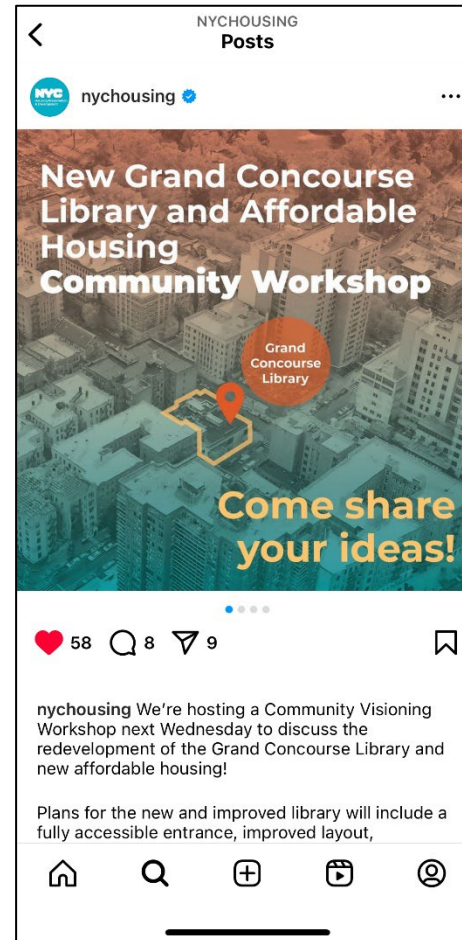
Key Stakeholders

- Community Board 4
- Library patrons
- Community members
- Neighboring schools, institutions, local orgs
- Local elected officials



Community Engagement Engagement Strategy

- Project website
- Email blasts
- Social media
- Tabling and flyering
- Questionnaire
- Public workshop



Community Engagement 6/12 Community Visioning Workshop

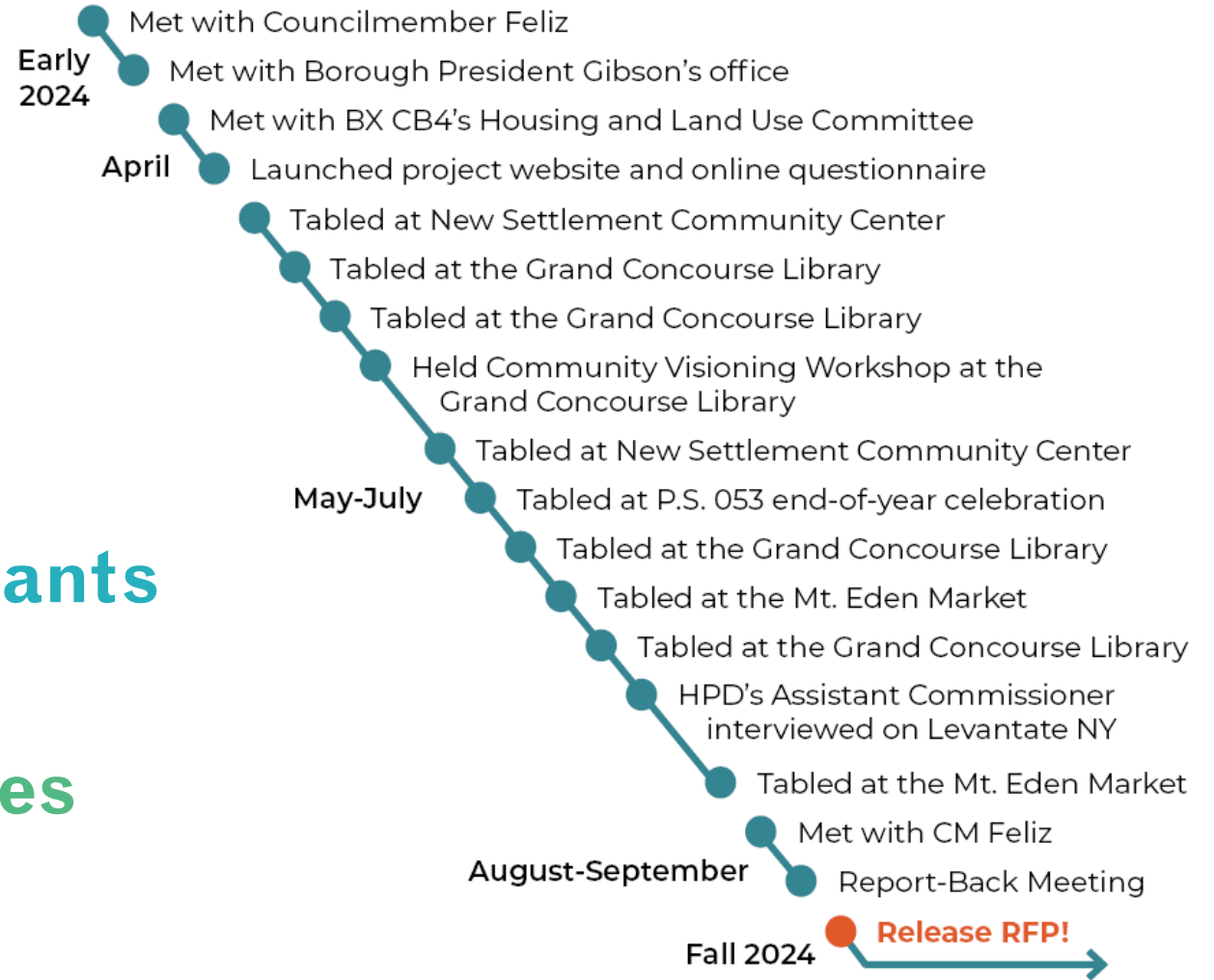


Community Engagement Timeline and Highlights

9 Tabling Events

33 Public Workshop Participants

270 Questionnaire Responses

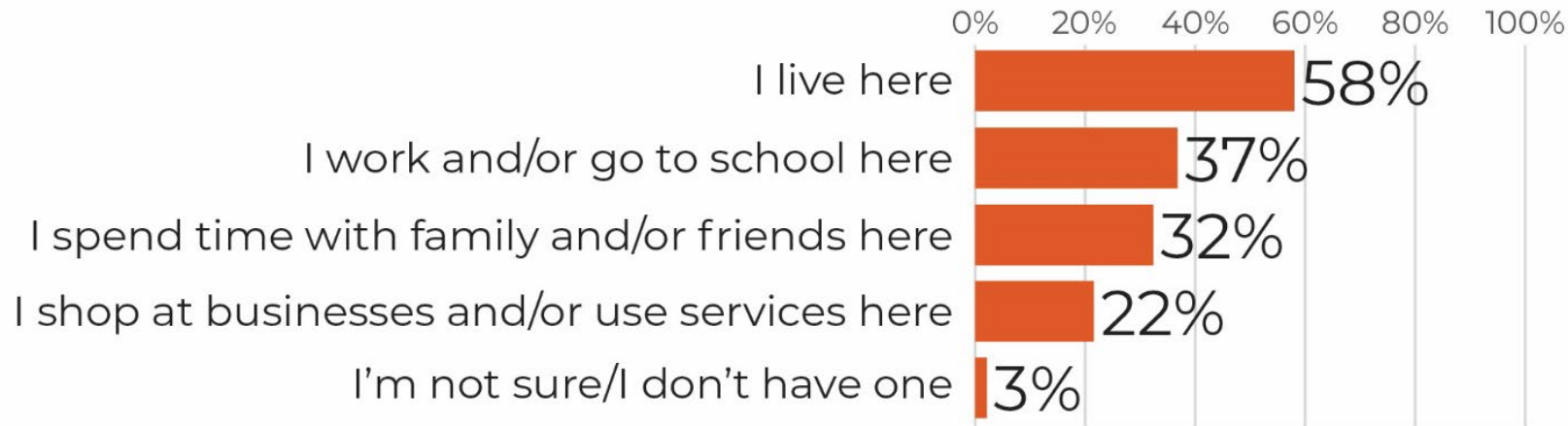


3.

What We Heard

What We Heard Who We Heard From

Connection to the neighborhood



Respondents chose as **many options as applied**.
99% responded to this question.

ZIP Code

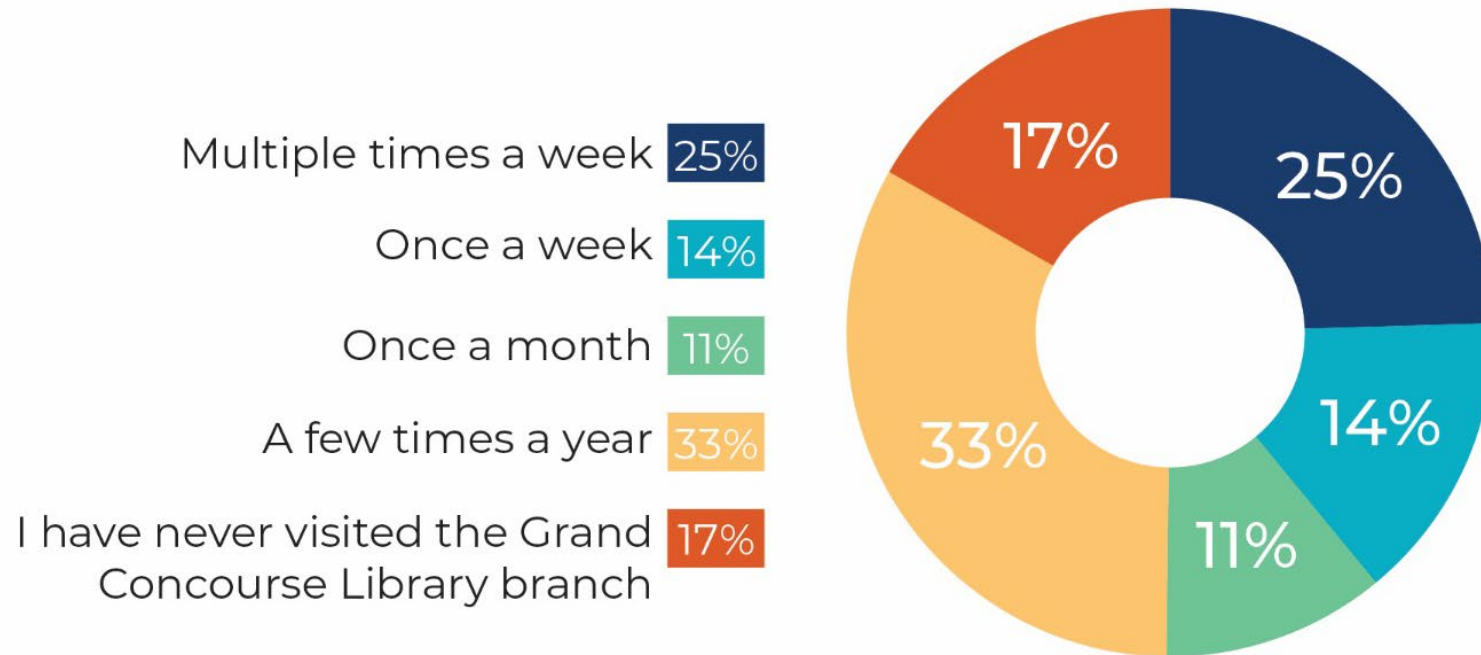
- 91% of respondents live in the Bronx.
- 67% live in a ZIP code adjacent to the library.

99% responded to this question.

What We Heard

Grand Concourse Library Patronage

39% of respondents visit the library **weekly**, and 50% visit **at least once a month**.

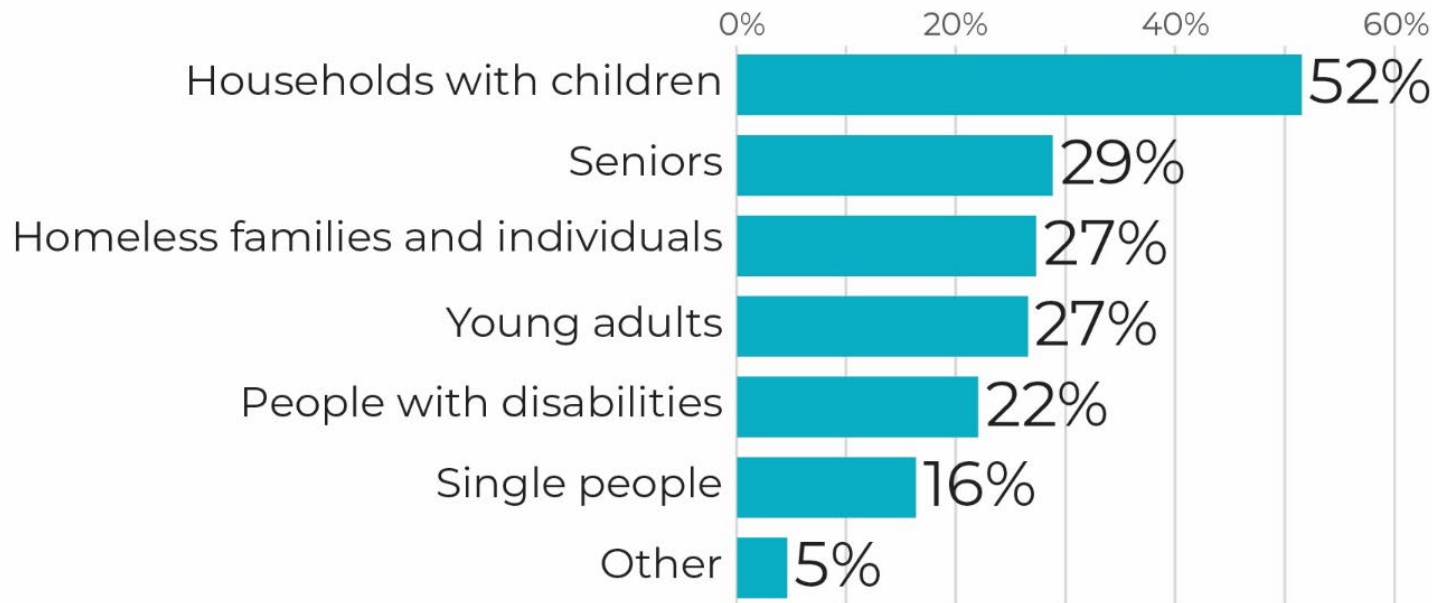


100% responded to this question.

What We Heard

Housing: Who Needs Housing

A majority of respondents felt **households with children** have the greatest need for housing at this site.



"It should be for people in need in the community. For example, homeless, families in overcrowded living environments, working families."

"It should help single moms trying to [do] the best [for] their kids. Or have a parent to take care of (seniors)."

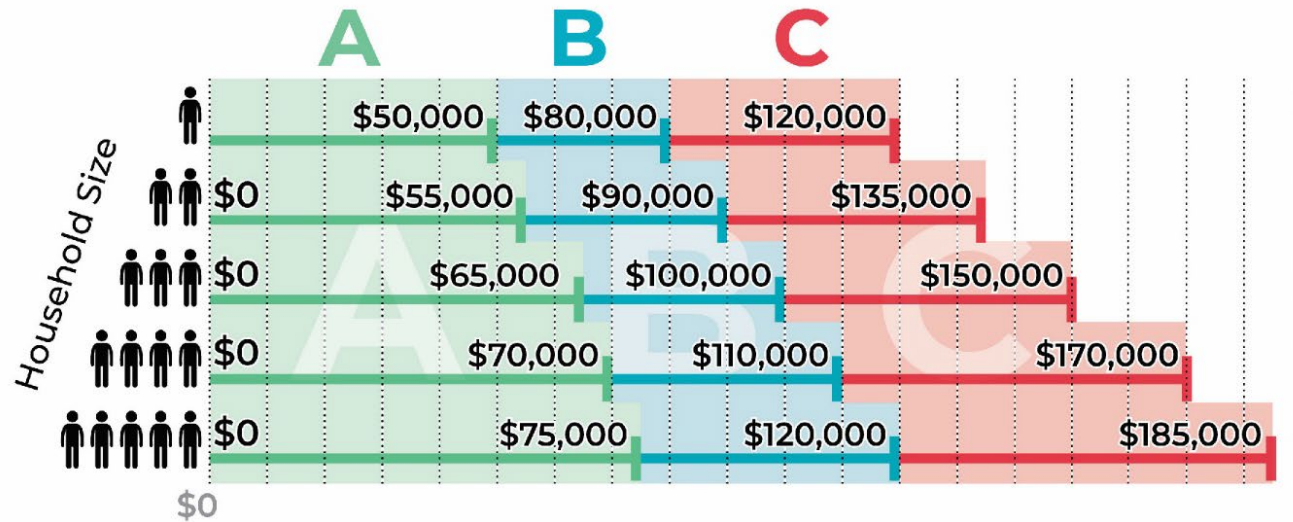
"It is very hard to find affordable housing near public transit, a hospital, post office, banks, and stores."

Respondents chose **up to two options**.
97% responded to this question.

What We Heard

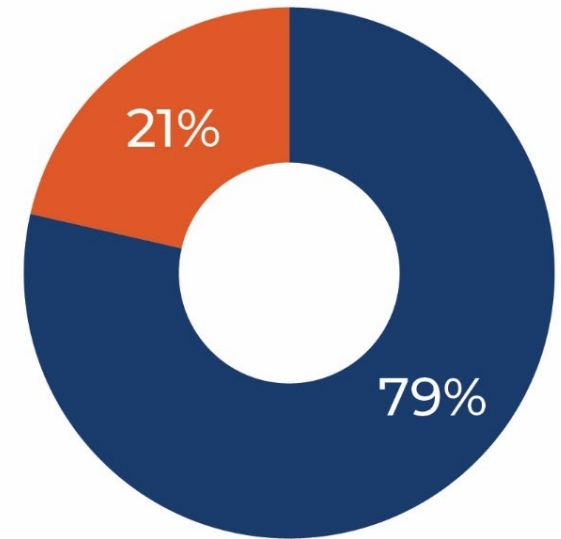
Housing: Rental or Homeownership

A majority of respondents felt **rental housing** is most needed in the neighborhood around the library.



Homeownership available only to households with "C" incomes above.

Rental 79%
Homeownership 21%

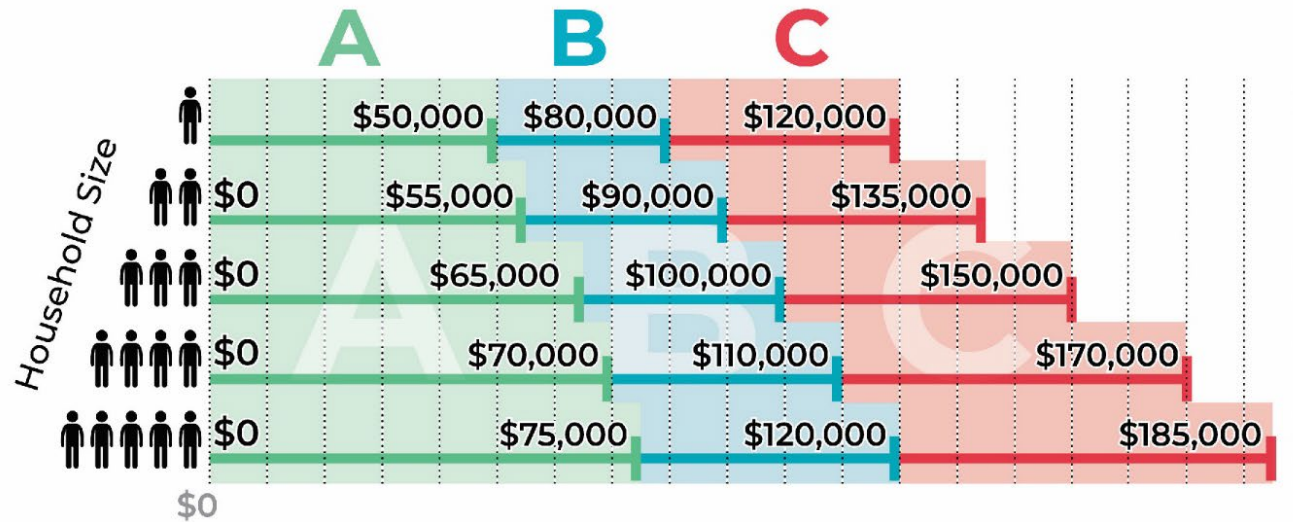


98% responded to this question.

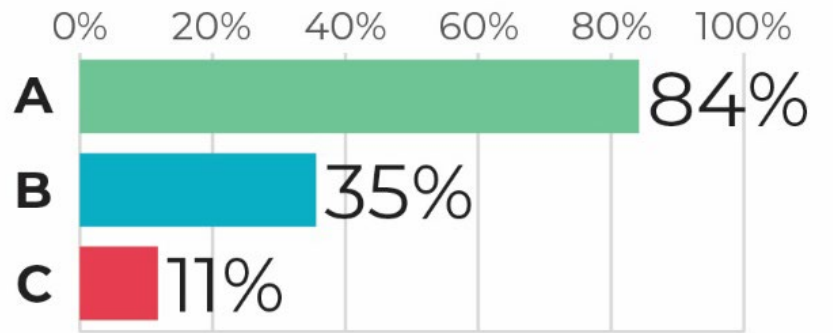
What We Heard

Housing: Incomes Served

A majority of respondents indicated preference for affordable units for **lower income** households.



Homeownership available only to households with "C" incomes above.



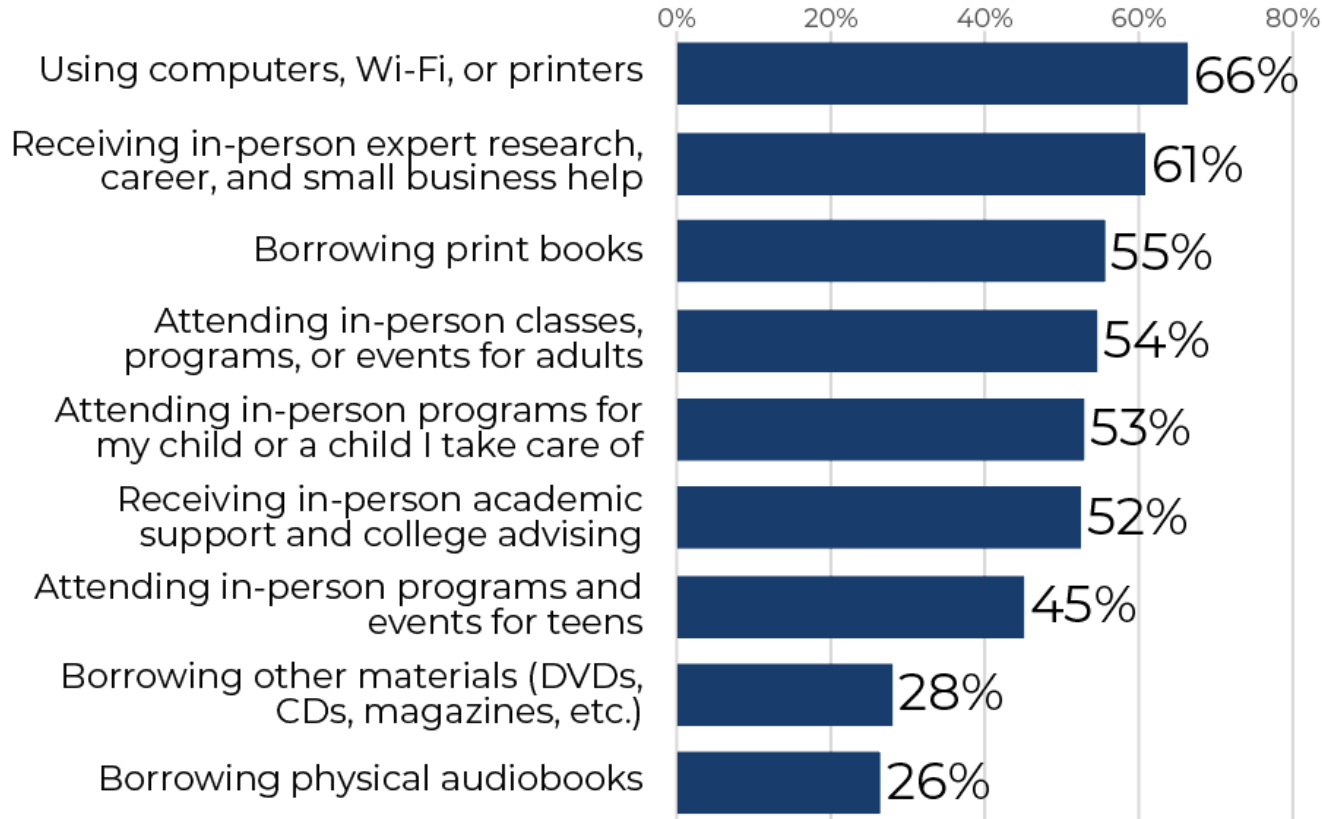
"Affordability should reflect the income of the community this housing facility will serve."

"The housing tiers should definitely include mixed income but have more of a swing towards lower income."

Respondents chose **as many options as applied**.
98% responded to this question.

What We Heard

Library: In-Person Services Rated as “Extremely Important”



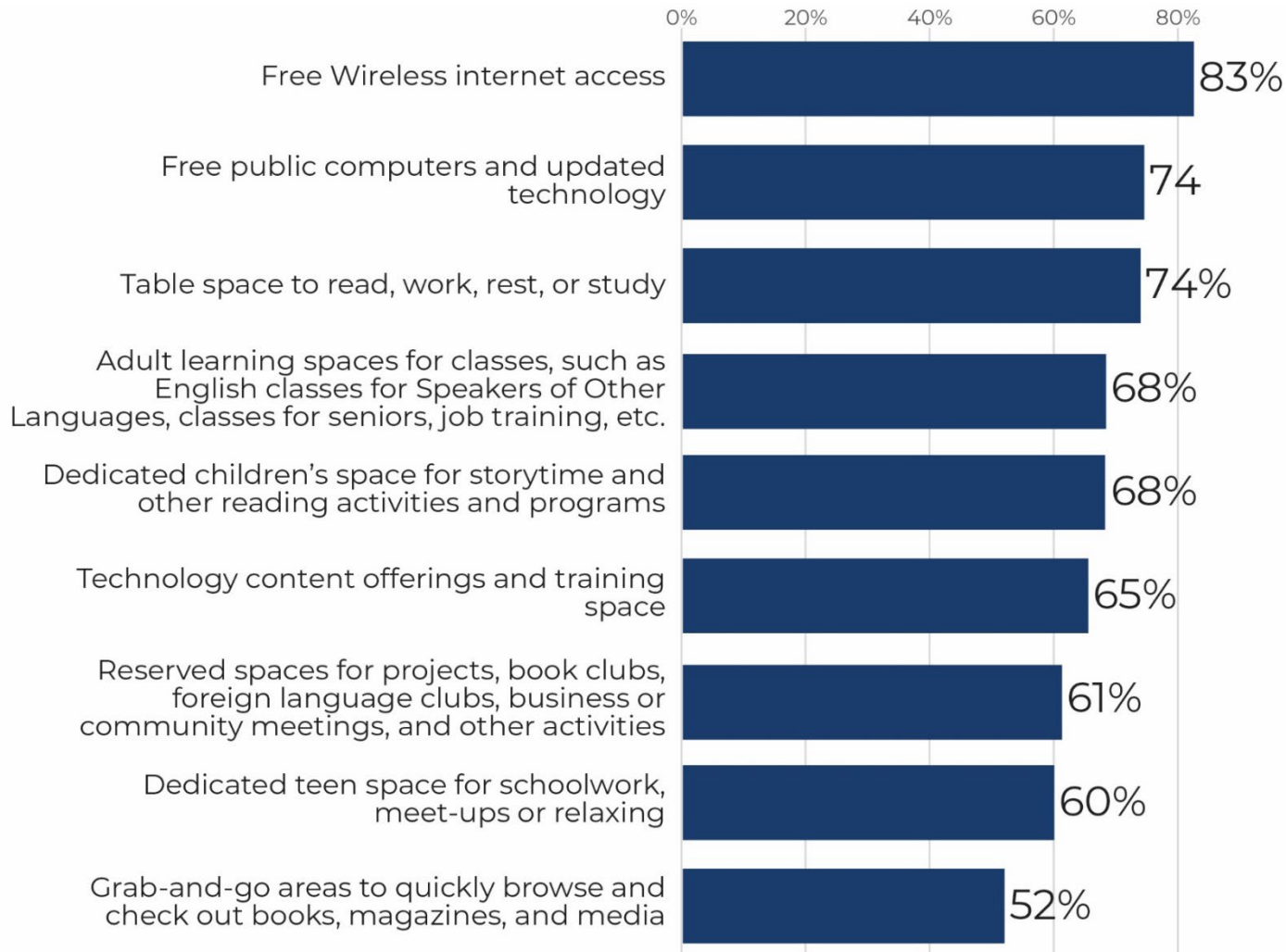
“Be a hub for learning”

“Be a resource center”

100% responded to this question.

What We Heard

Library Space Characteristics Rated as “Extremely Important”



Spaces for children, quiet areas, and spaces for community meetings and interaction. Accessibility for all ages and disabilities.

“Being a “3rd place” for not just the youth but people in general.”

99% responded to this question.

What We Heard

Library: Serving the Community's Needs

How can the Grand Concourse Library best serve you and your community's needs?

- Expanding print materials and programming.
- Ensuring increased accessibility and extended open hours, including during construction.
- Offering diverse and inclusive spaces for all ages.
- Providing quiet zones.
- Hosting a variety of educational and community events.

"Be a space for all"

"Open seven days a week"

Classes and programs for people who don't speak English.

Continue to provide programming and services during construction.

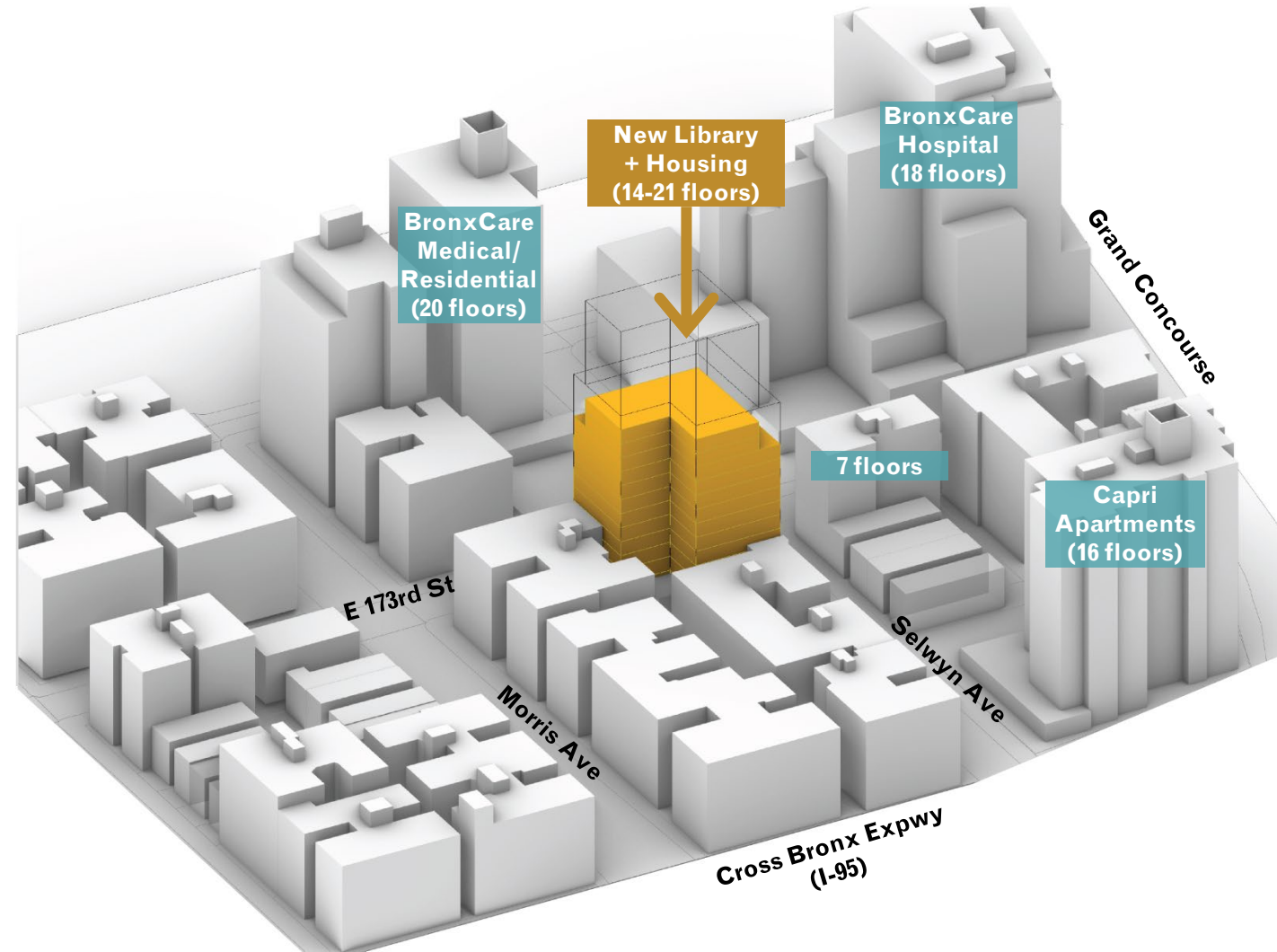
46% responded to this question.

What We Heard

Potential Rezoning and Building Form

- **Two-Story Library**
- **Existing Zoning:**
50-60 homes*
- **Proposed Zoning (with City of Yes):**
90-100 homes*

*Number of homes could vary based on housing program and unit size.



What We Heard

Potential Rezoning and Building Form

- Support for rezoning to maximize the number and size of affordable homes built.
- There are other taller buildings in the area, but we should still be aware of the building height compared to adjacent buildings.
- Building setbacks (“wedding cake analogy”) would improve perception of the building from the street.

“Please build as big and tall as possible, to maximize the number of units. NYC desperately needs denser new housing. This is already a high density, transit-oriented neighborhood.”

What We Heard

General Comments and Takeaways

Library

- Support for extended hours and improved accessibility.
- Importance of youth and teen programming.
- Expand programming related to health, technology, financial literacy, and the arts.
- Desire for more quiet zones, study rooms, and computer stations.
- Importance of multilingual resources and services.
- Provide temporary space and services during library closure.

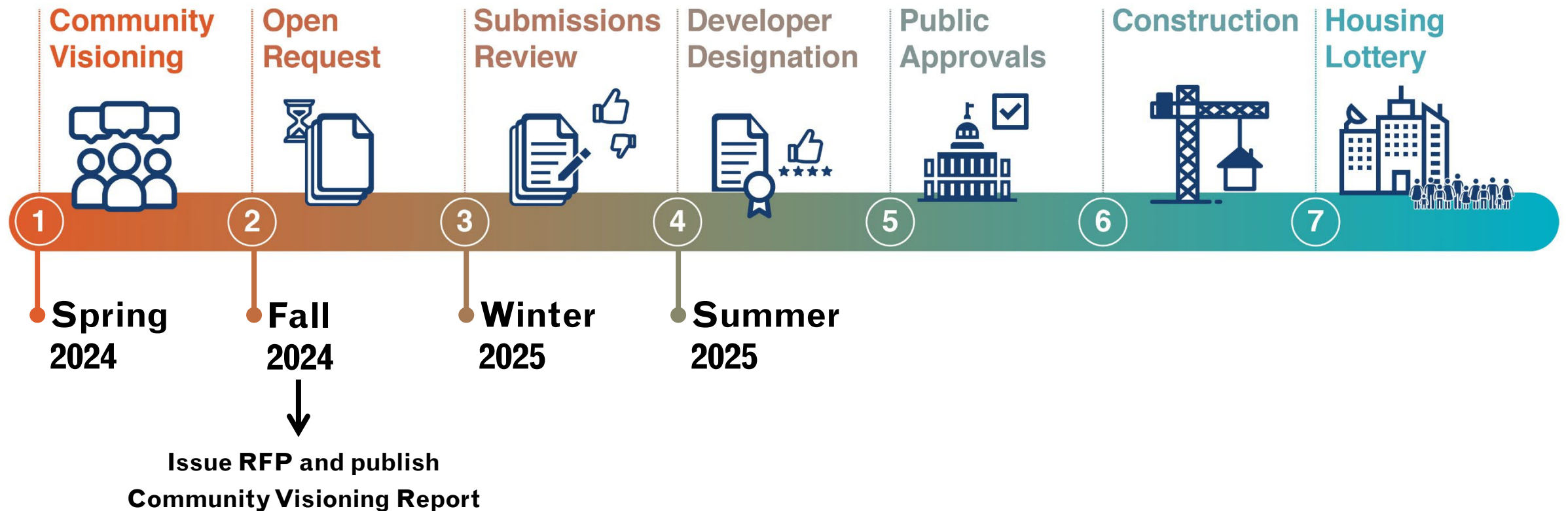
Affordable Housing

- Support to maximize number and size of affordable homes built.
- Ensure the housing is truly affordable and reflects incomes in the community.
- Prioritize housing for long-term New Yorkers, low-income families, seniors, and individuals with mental disabilities or those receiving public assistance.
- HPD's homeownership program does not reflect income levels in this community.

4.

Next Steps

RFP and Community Visioning Process Development Process

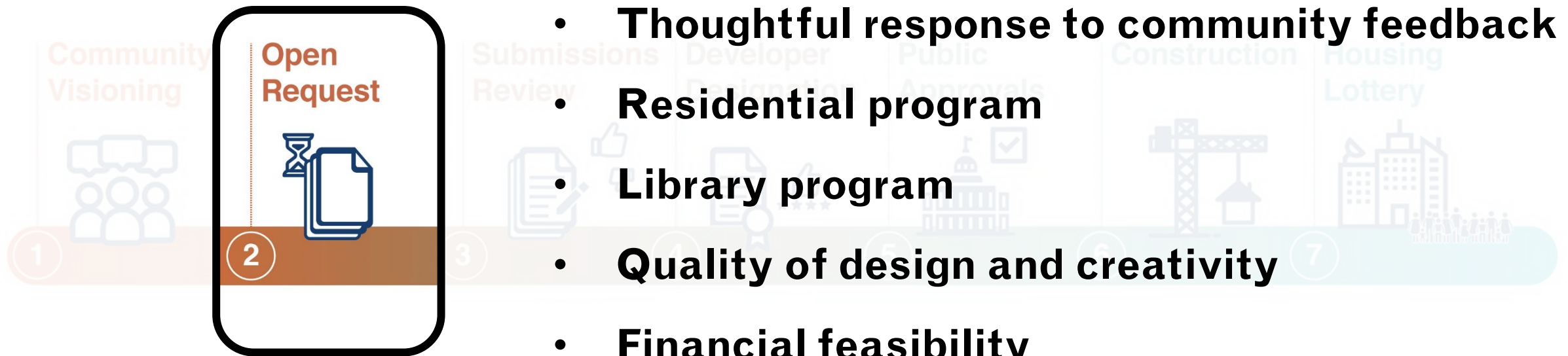


RFP and Community Visioning Process

Development Process

RFP criteria to include:

- **Thoughtful response to community feedback**
- **Residential program**
- **Library program**
- **Quality of design and creativity**
- **Financial feasibility**
- **Development team experience**



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WEBSITE: nyc.gov/grandconcourselibrary



NYCTM
Housing Preservation
& Development
Office of Neighborhood
Strategies



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