

**NOTICE OF COMPLETION OF FINAL GENERIC ENVIRONMENTAL IMPACT STATEMENT
AND NOTICE OF SEQRA PUBLIC HEARING
CITY COUNCIL OF THE CITY OF MOUNT VERNON**

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law. A Final Generic Environmental Impact Statement (FGEIS) has been completed and accepted for the proposed action described below. A public hearing on the FGEIS, and the proposed Zoning Map and Text Amendment to create the proposed Downtown Transit Oriented Arts District, will be held on Tuesday, February 11, 2025 at 7:00 P.M. at 1 Roosevelt Square N, Mt. Vernon, NY 10550.

Purpose:

To receive public comment from all interested persons on the Final Generic Environmental Impact Statement for the proposed action, which involves rezoning 41 parcels of land currently located in the Downtown Business (DB) and Multi-Family Residence (RMF-10) zoning districts, to a new Downtown Transit Oriented Arts District (DTOAD). The proposed action also includes the first development project proposed under the DTOAD zone, consisting of a mixed residential development, and other amenities, including approximately 272 mixed-income residential apartments, approximately 15,630 s.f. of community facility space (including outdoor courtyard space for the arts), and 109 parking spaces.

The proposed DTOAD includes the two square block area between East 1st and East 2nd Streets and between South 1st and South 3rd Avenue. The proposed development project site comprises four tax lots (Section 165.70, Block 3112, Lots 11, 13, 37 and 39).

Time and Location:

Tuesday, February 11, 2025, at 7:00 p.m.
Mount Vernon City Council Chambers
City Hall - 2nd Floor
1 Roosevelt Square N
Mt. Vernon, NY 10550

The City Council of the City of Mount Vernon will hold a Public Hearing in the City Council Chambers, 2nd Floor, City Hall at 7:00 p.m. on Tuesday, February 11, 2025, on the Final Generic Environmental Impact Statement related to the proposed rezoning to create the Downtown Transit Oriented Arts District, as well as the proposed Development Project within the DTOAD. All persons interested in this matter will be given an opportunity to be heard. Written comments on the matter will be accepted (on behalf of the City Council) by submission to the City Clerk, Mount Vernon City Hall, 1 Roosevelt Square, Mount Vernon, New York 10550, up to ten (10) days following the close of the Public Hearing, unless extended by the City Council.

Public Participation can be conducted via Zoom at:

<https://zoom.us/j/97437546185?pwd=c3JzWWZ0MXpKVEUzdlpwTldHTER4QT09>

Meeting ID: 974 3754 6185

The Public Hearing can be viewed at: <https://www.facebook.com/mountvernonny>

A copy of the Final Generic Environmental Impact Statement is available for inspection during normal business hours at the Mount Vernon Clerk's Office, and the Mount Vernon Public Library (28 S 1st Ave., Mt. Vernon, NY 10550) as well as on the City of Mount Vernon website at www.cmvny.com:

Contact Person: Nicole Bonilla, Deputy City Clerk
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Dated: January 17, 2025