CREEDMOOR COMMUNITY MASTER PLAN

Donovan Richards Jr.
QUEENS BOROUGH PRESIDENT

NEW YORK STATE OF OPPORTUNITY. | Empire State Development

05.03.2023

Agenda

A/ THE CREEDMOOR COMMUNITY MASTER PLAN INITIATIVE

/// Site Overview
/// Project Objectives and Team
/// Process and Timeline
/// Planning Considerations

B/ FINDINGS

/// Highlights from Community Input
/// Selected OMH Priorities

C/ COMMUNITY DESIGN WORKSHOP

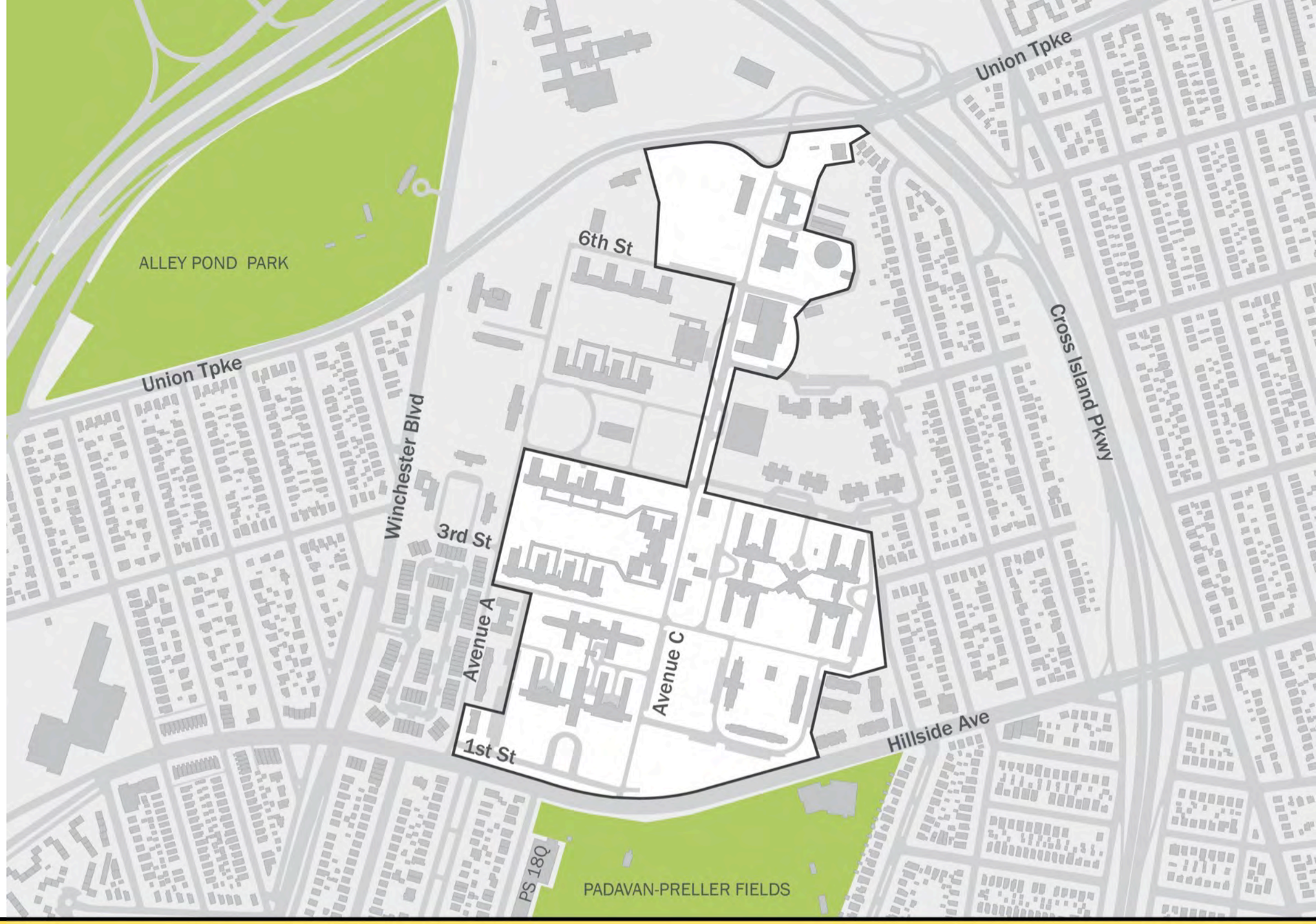
/// Building Blocks of a Site Plan
/// Interactive Map

D/ REPORT BACK

E/ NEXT STEPS

Site Overview

- +/- 55 acres in area
- Property owned by the State (via Dormitory Authority of the State of New York)
- Office of Mental Health and Office for People with Developmental Disabilities run programs on the campus

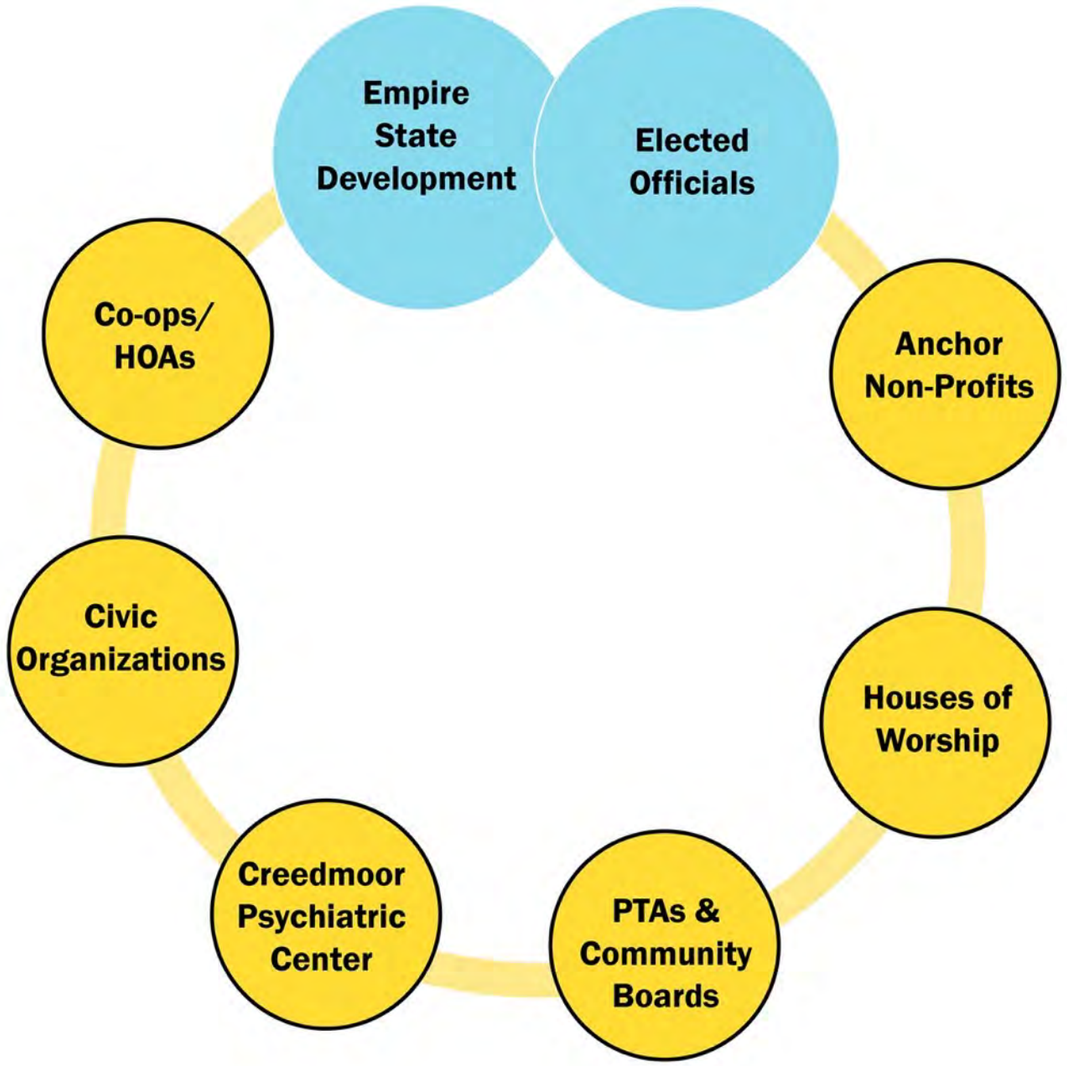


Project Objectives

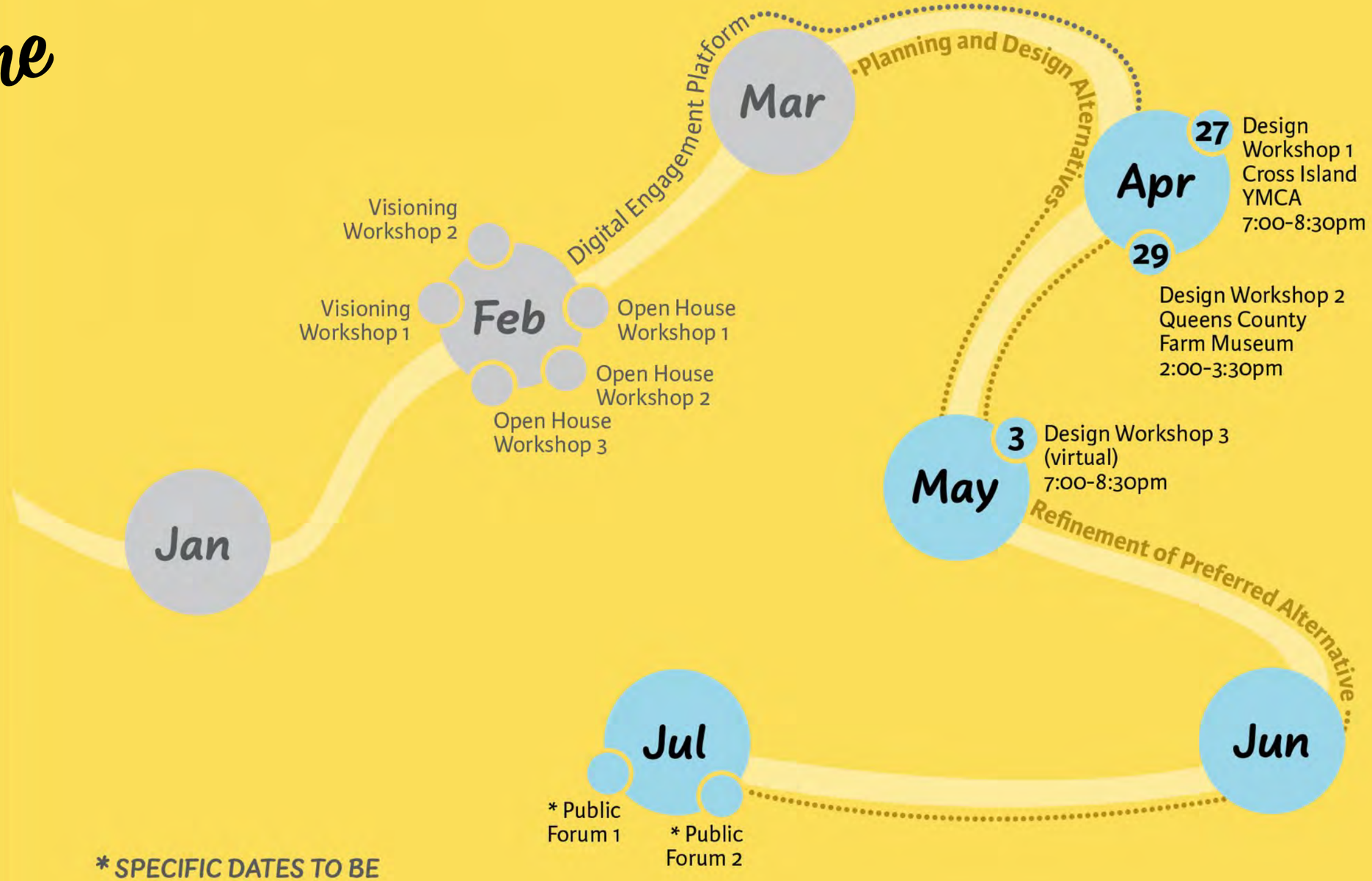
- Build shared knowledge of the Creedmoor Site
- Identify priorities for the development of the surplus Creedmoor properties
- Develop an urban design and planning framework for future redevelopment

Alley Pond Park | source: NYC Parks Dept.

Project Team

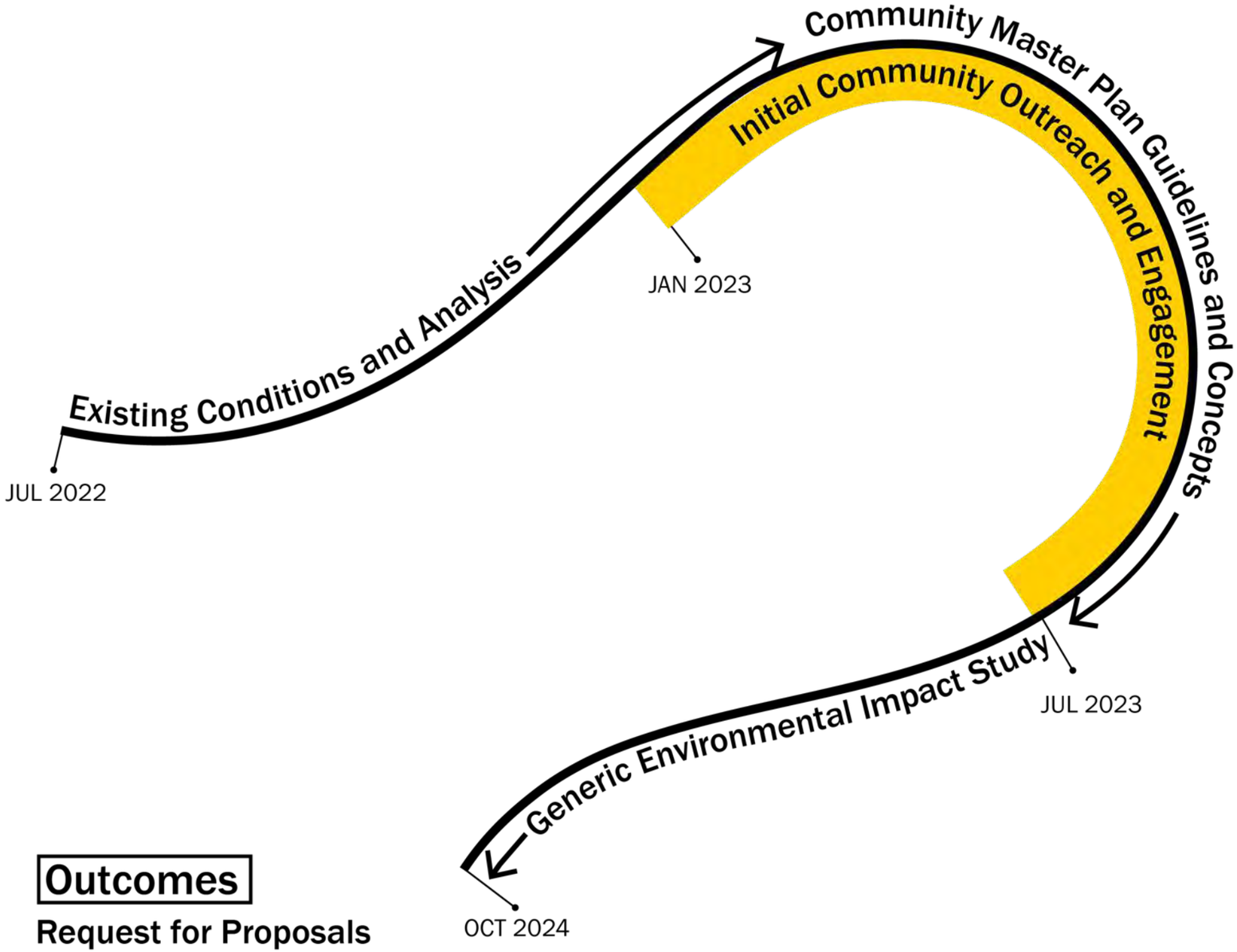


Timeline



** SPECIFIC DATES TO BE ANNOUNCED*

Process and Timeline



Outcomes

Request for Proposals

Future Development

January – April 2023
Outreach at a Glance

5 ESD-Hosted Community Workshops

400+ Workshop Attendees

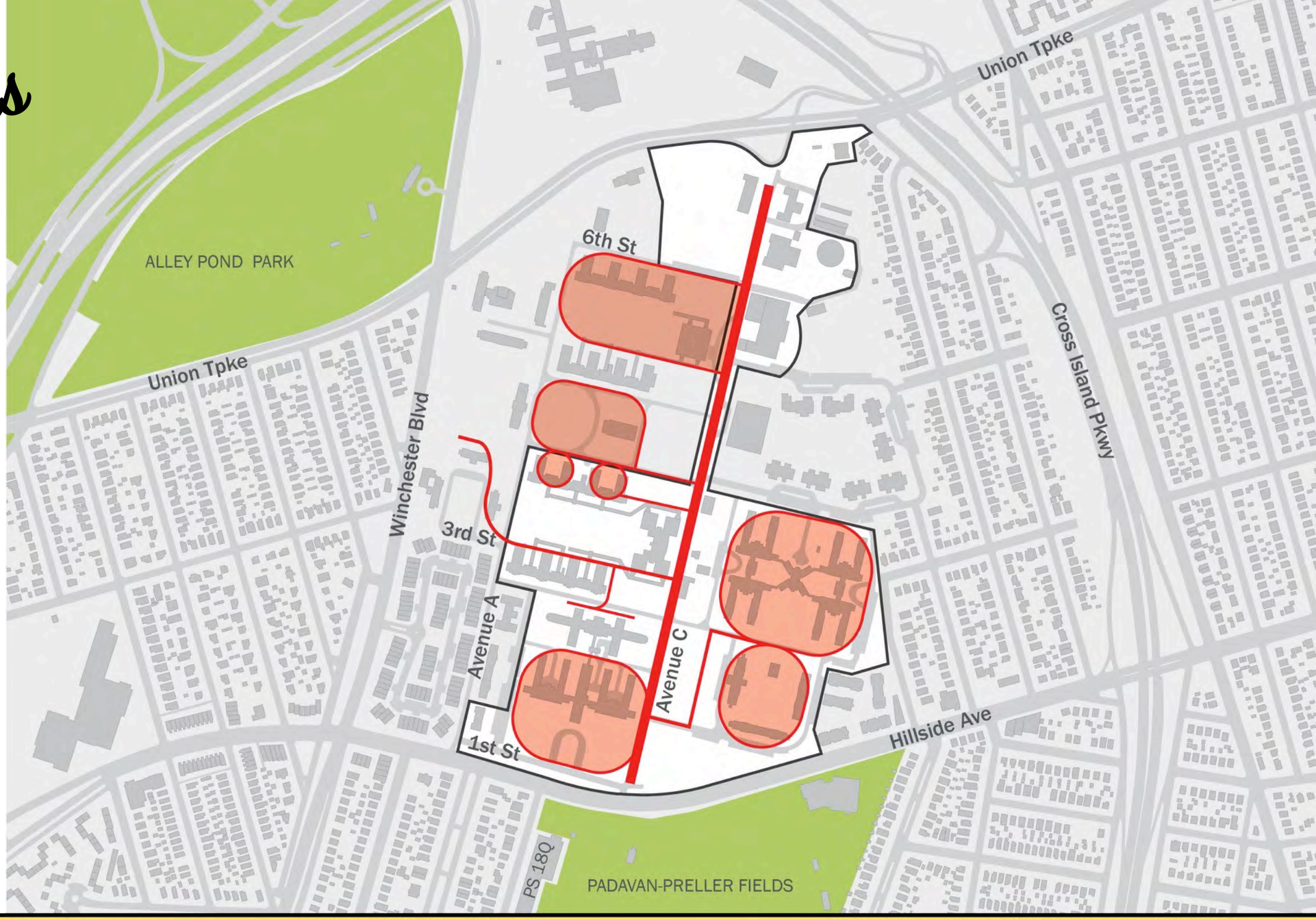
364 Total Signups for ESD Mailing List

30+ Local Organizations Canvassed

10+ Site Visits and Meetings with OMH/Creedmoor Staff

Development Challenges

- Creedmoor site is not on the NYC street grid, which limits its access to utility services from surrounding roads/areas.
- New development and buildings that do not have access to the existing service network will need new utility infrastructure, which could impact development costs.
- Avenue C will need to be maintained as this it is the primary sewer and storm water utility line for Creedmoor and surrounding areas.



Preservation Opportunities

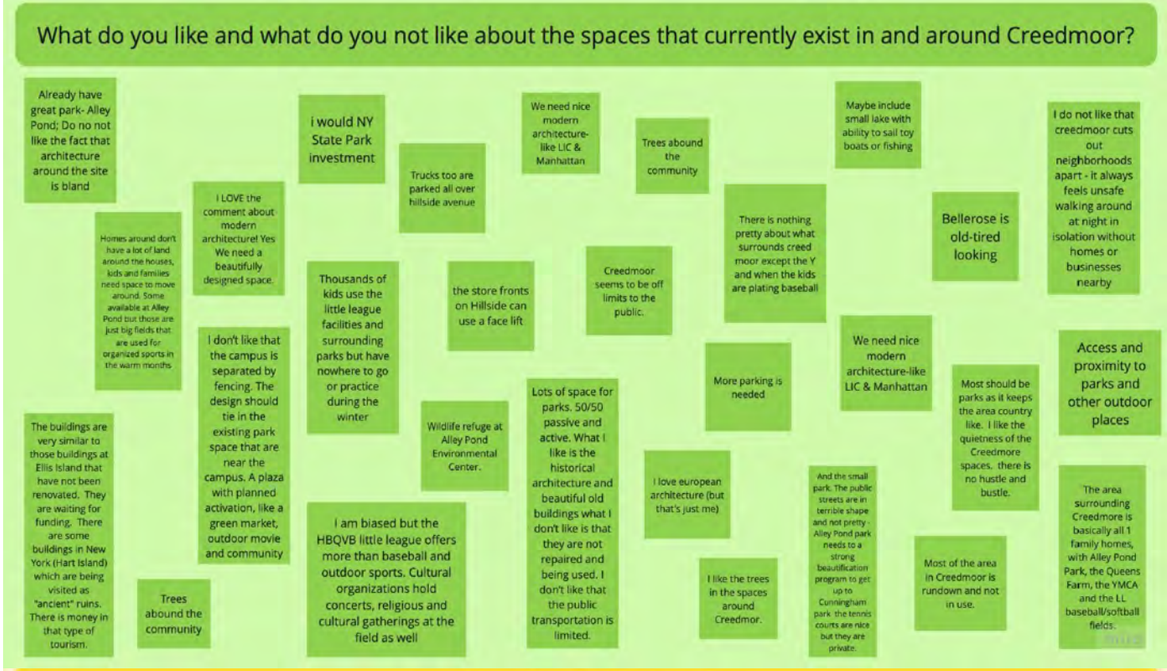
- Reuse and repurposing existing historic buildings will require investigation into environmental, structural, and other building engineering aspects
- The information revealed e.g. asbestos removal, lead removal, etc. through future engineering studies will help determine the impact on development costs

B/ FINDINGS

/// Highlights from Community Input
/// Selected OMH Priorities

Highlights from Community Input

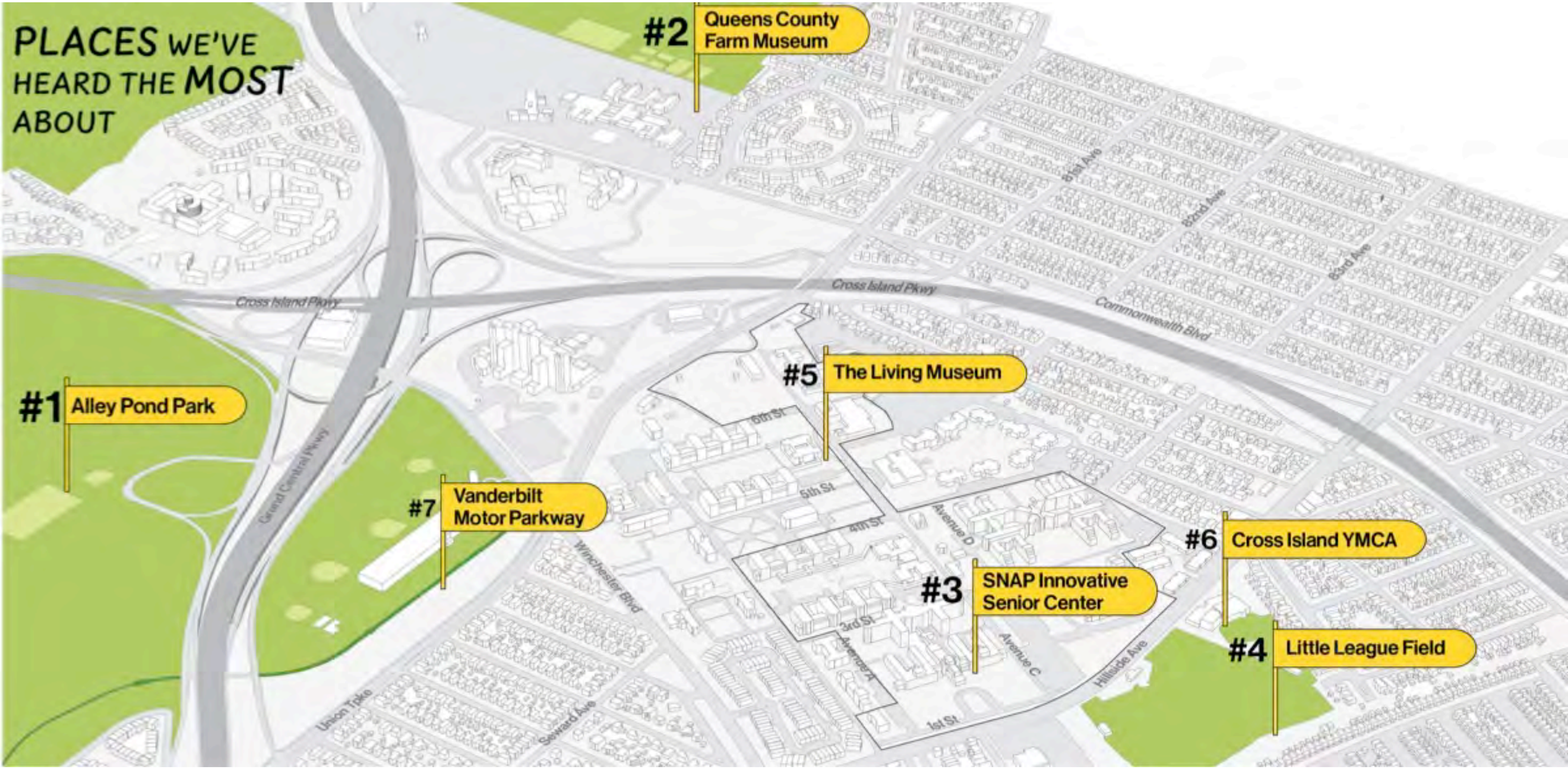
- **Request:** Housing to accommodate people of “all ages and socioeconomic backgrounds.”
- **Request:** Strengthen connections between the site and regional open space (e.g. Alley Pond Park, Vanderbilt Motor Parkway)
- **Request:** Multipurpose community spaces
- **Request:** Shuttle between Creedmoor and Queens Village Station.



Selected OMH Priorities

- Integrate Housing Opportunities for Individuals with Serious Mental Illness
- Maintain Opportunities for OMH Client Volunteerism and Community Integration
- Introduce New Workforce Development Opportunities for OMH Clients
- Create a Farmer's Market for OMH Clients to Sell Produce They Grow Themselves through a Gardening Program
- Add Spaces where OMH Client Art Could Be Displayed

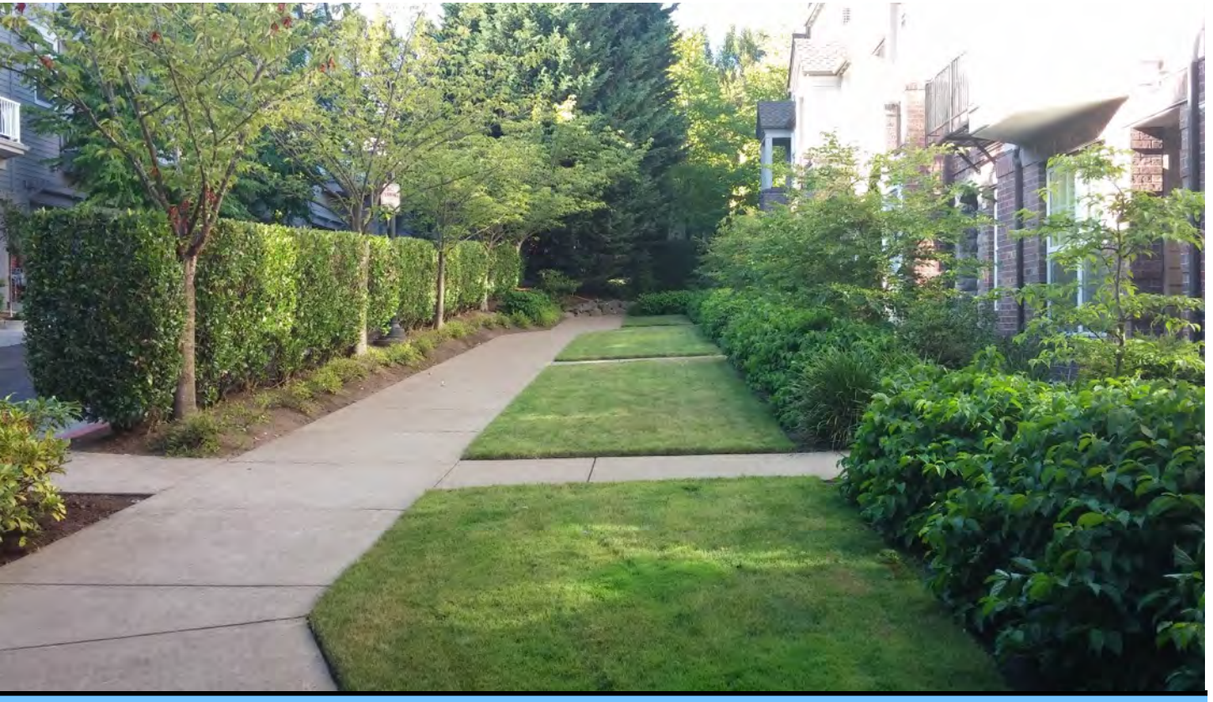
Pieces from OMH Living Museum


PLACES WE'VE HEARD THE MOST ABOUT
#1 Alley Pond Park
#2 Queens County Farm Museum
#3 SNAP Innovative Senior Center
#4 Little League Field
#5 The Living Museum
#6 Cross Island YMCA
#7 Vanderbilt Motor Parkway
Cross Island Pkwy
Grand Central Pkwy
Commonwealth Blvd
82nd Ave
83rd Ave
6th St
5th St
4th St
3rd St
1st St
Avenue D
Avenue C
Avenue A
Winchester Blvd
Hillside Ave
Union Tpke
Seward Ave

C/ COMMUNITY DESIGN WORKSHOP

/// Building Blocks of a Site Plan
/// Interactive Map

WHAT WE HEARD
The parks, the green space, the quiet “oasis” feel, and proximity to other neighborhoods. I am hoping that whatever is built on the site will fit in with what is already existing.



Backyards

WHAT WE HEARD
Parks vs plaza 70% parks vs 30% plaza similar to Rochdale Village.

Central Open Space

WHAT WE HEARD

Passive recreation should be prioritized. Plenty of park space in surrounding area for active recreation which is used.

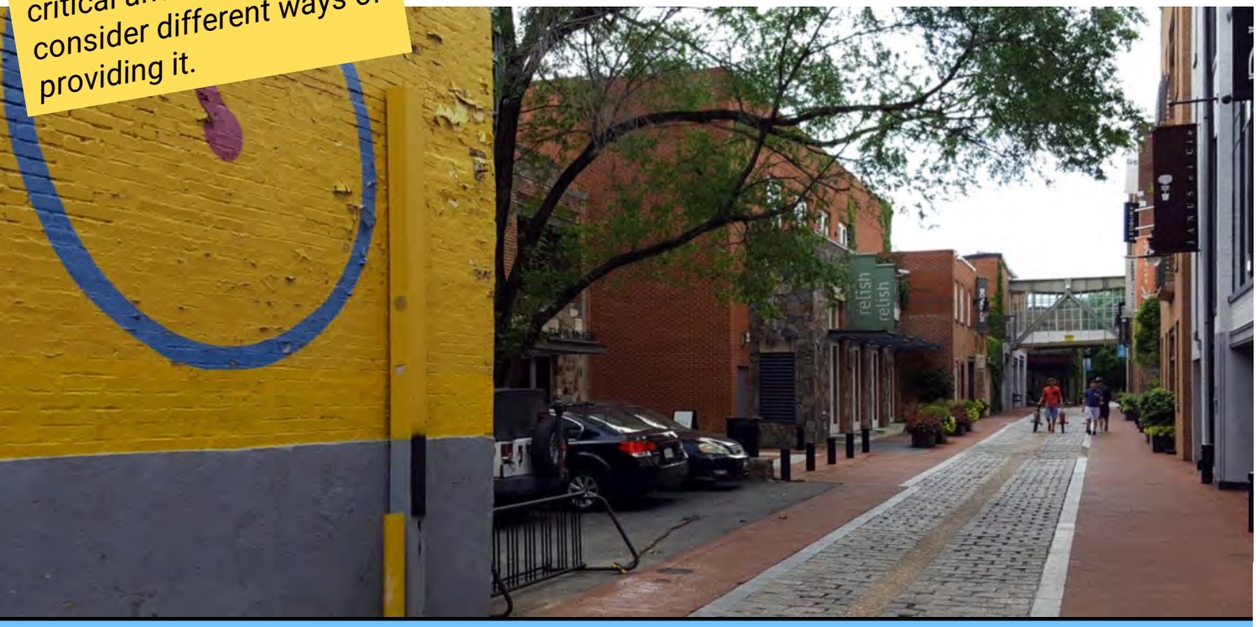
Shared Green Small Spaces

WHAT WE HEARD

...a place to hang out with friends and family. A place where neighbors can meet and chat and get a cup of coffee. A place to hear some music, dance or watch a show.

Town Center

WHAT WE HEARD
Parking and access is critical and we need to consider different ways of providing it.



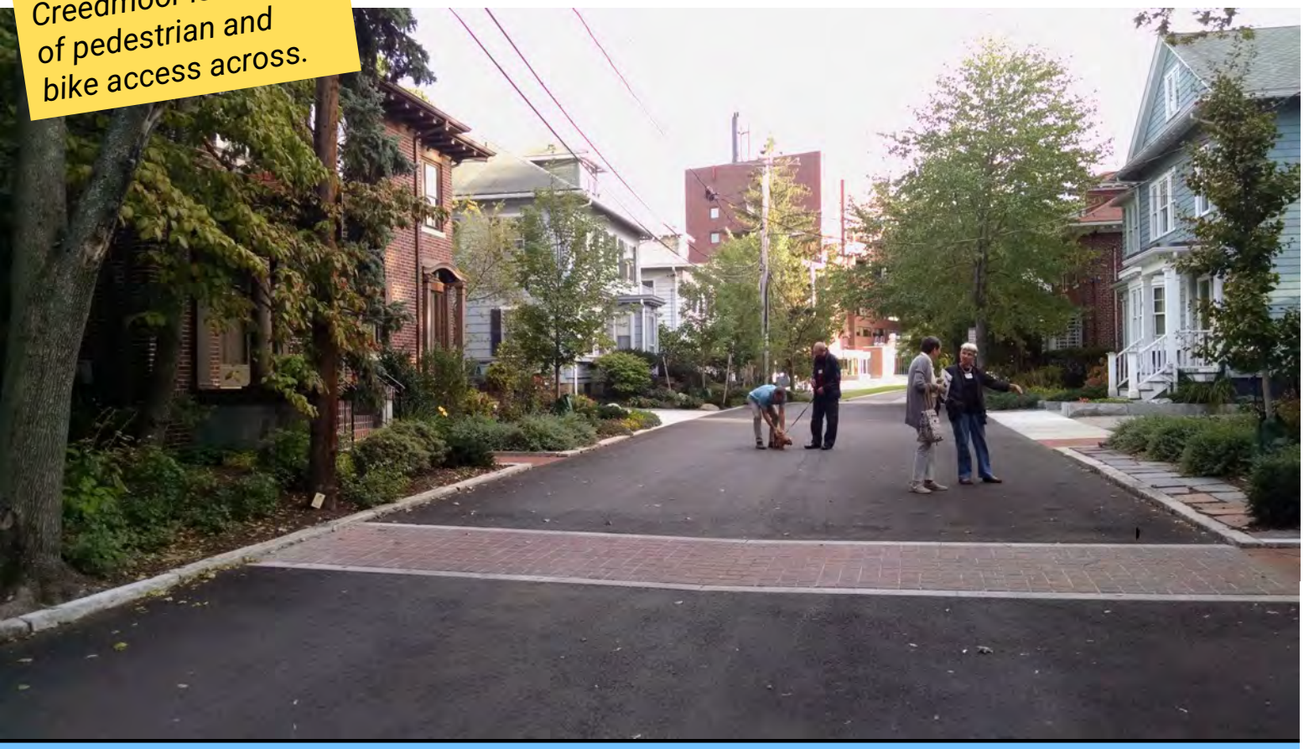
Alleyway

WHAT WE HEARD
...the elderly shouldn't need to leave the campus to shop for the basics...

WHAT WE HEARD
We need better pedestrian infrastructure and scooters.

Main Street

WHAT WE HEARD
Glaring issue at Creedmoor is the lack of pedestrian and bike access across.



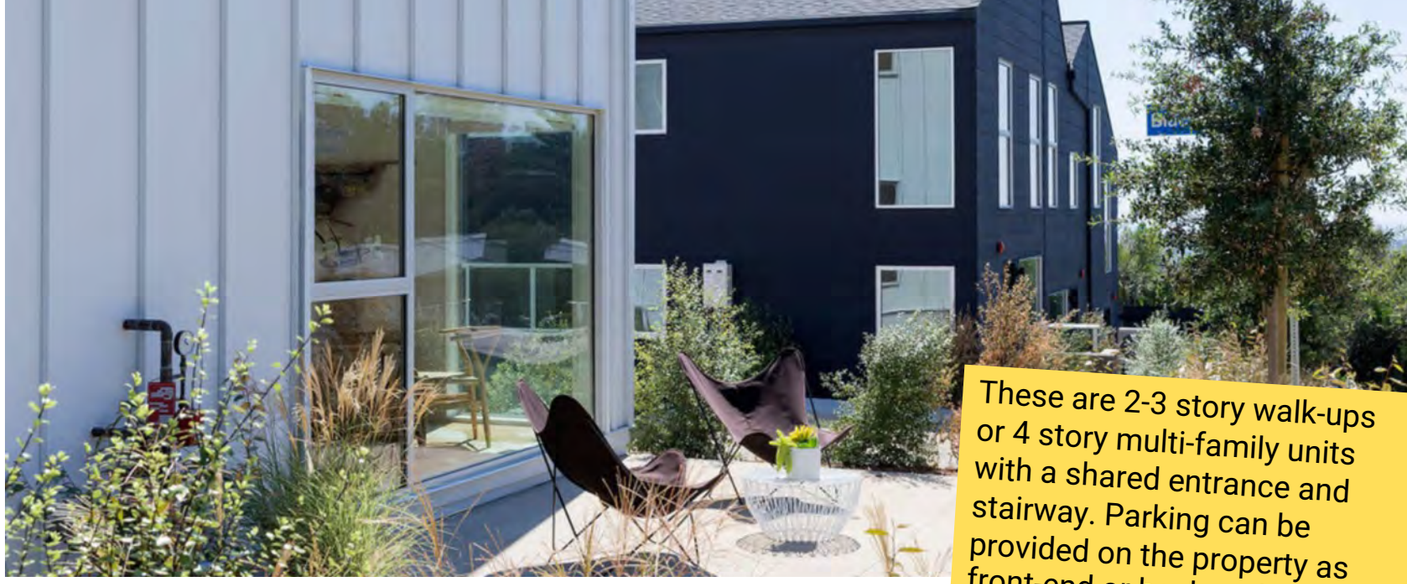
Shared Street

WHAT WE HEARD
Although we have Alley Pond Park and Cunningham Park in the area, they are not the safest. More walking paths would be great.

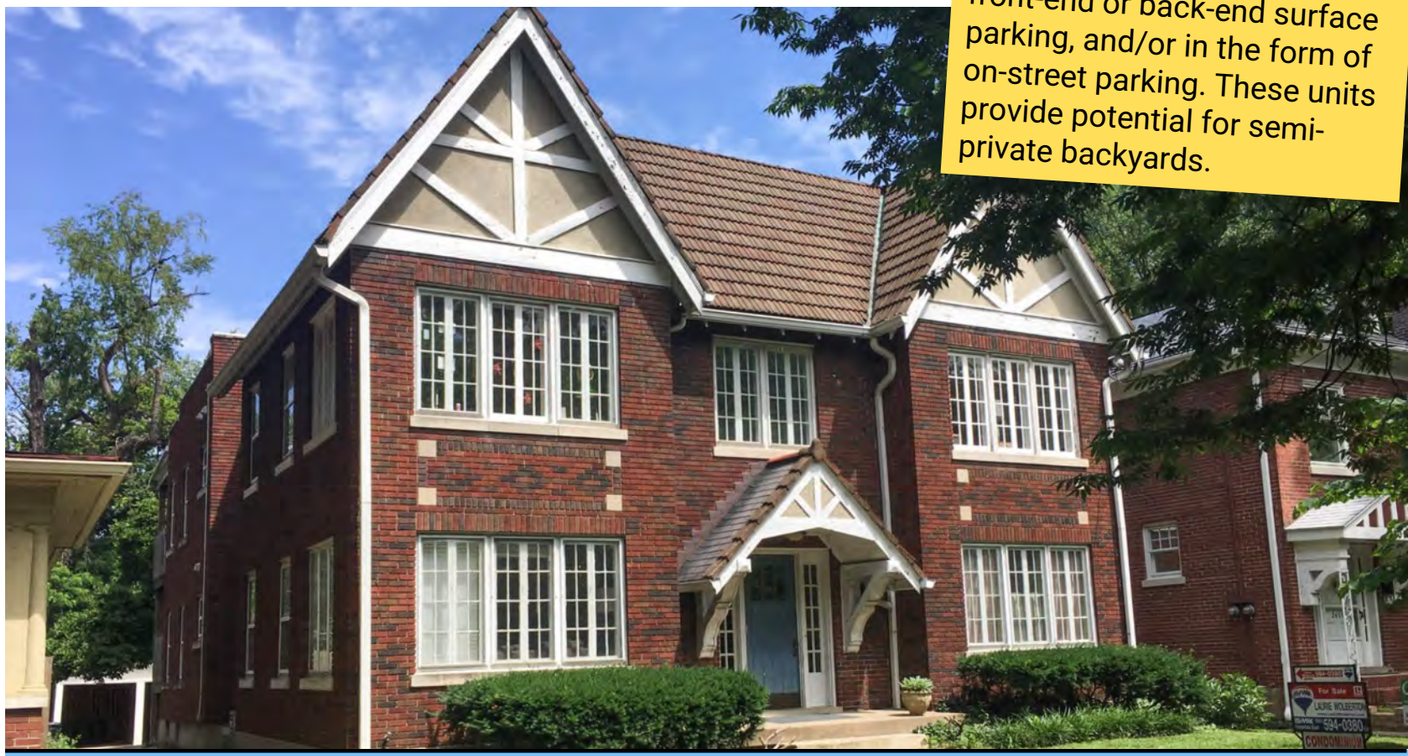
Pedestrian Path

These 4-6 and 6-8 story elevator buildings provide access to retail, commercial, and parking amenities within the building at the street level or within walking distance. Open spaces access includes semi-private backyards and adjacency to public green spaces.

Senior/Supportive Housing



These are 2-3 story walk-ups or 4 story multi-family units with a shared entrance and stairway. Parking can be provided on the property as front-end or back-end surface parking, and/or in the form of on-street parking. These units provide potential for semi-private backyards.

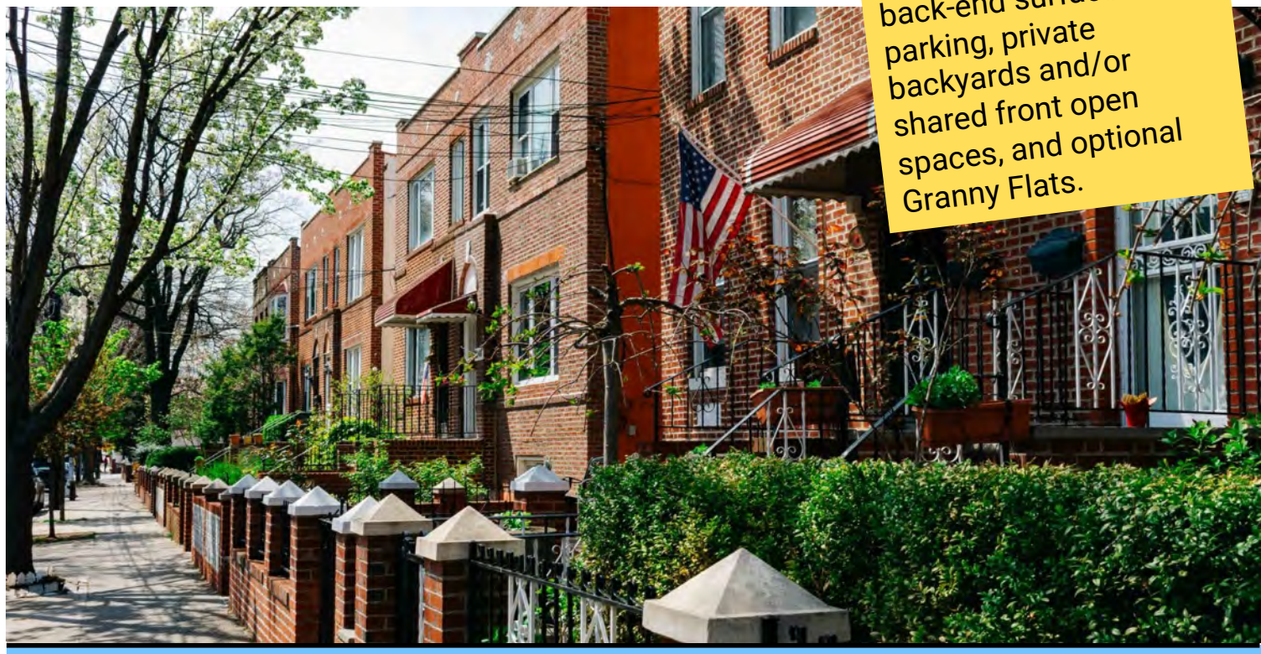


First Time Home Owners/Renters

These are 2-3 story walk-ups or 4 story multi-family units with a shared entrance and stairway. Parking can be provided on the property as front-end or back-end surface parking, and/or in the form of on-street parking. These units provide potential for semi-private backyards.

First Time Home Owners/Renters

Low-density housing are 2-3 story walk-ups with front-end and/or back-end surface parking, private backyards and/or shared front open spaces, and optional Granny Flats.



Low Density Housing

CREEDMOOR COMMUNITY MASTER PLAN

Drag to comment

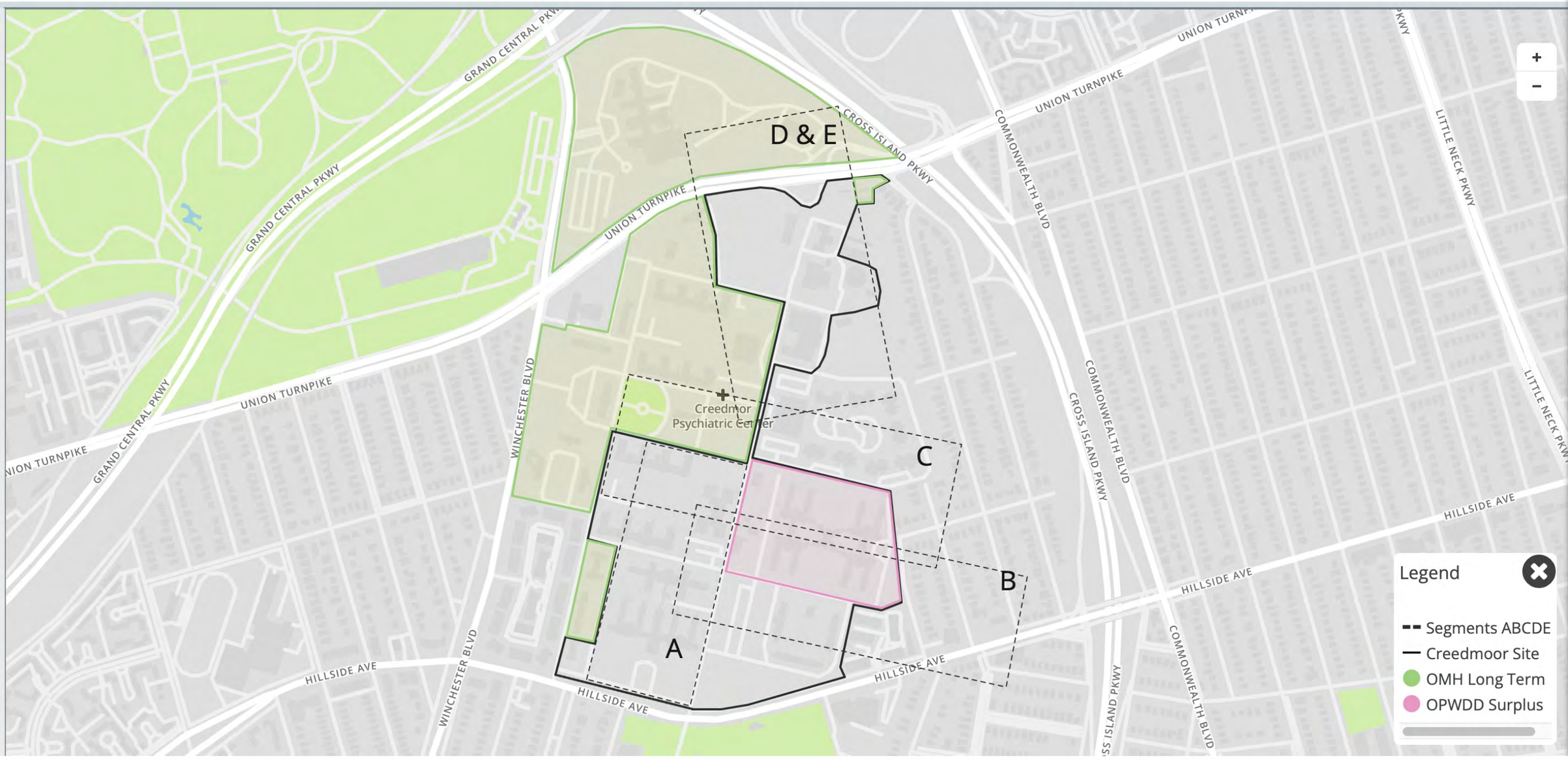
Mobility & Transportation | Public Space | Low Density | First Time Home Owner/Renters | Senior/Supportive Housing | Additional Thoughts

Idioma/Language

About

Instructions

Community Agreements



socialpinpoint

D/ REPORT BACK

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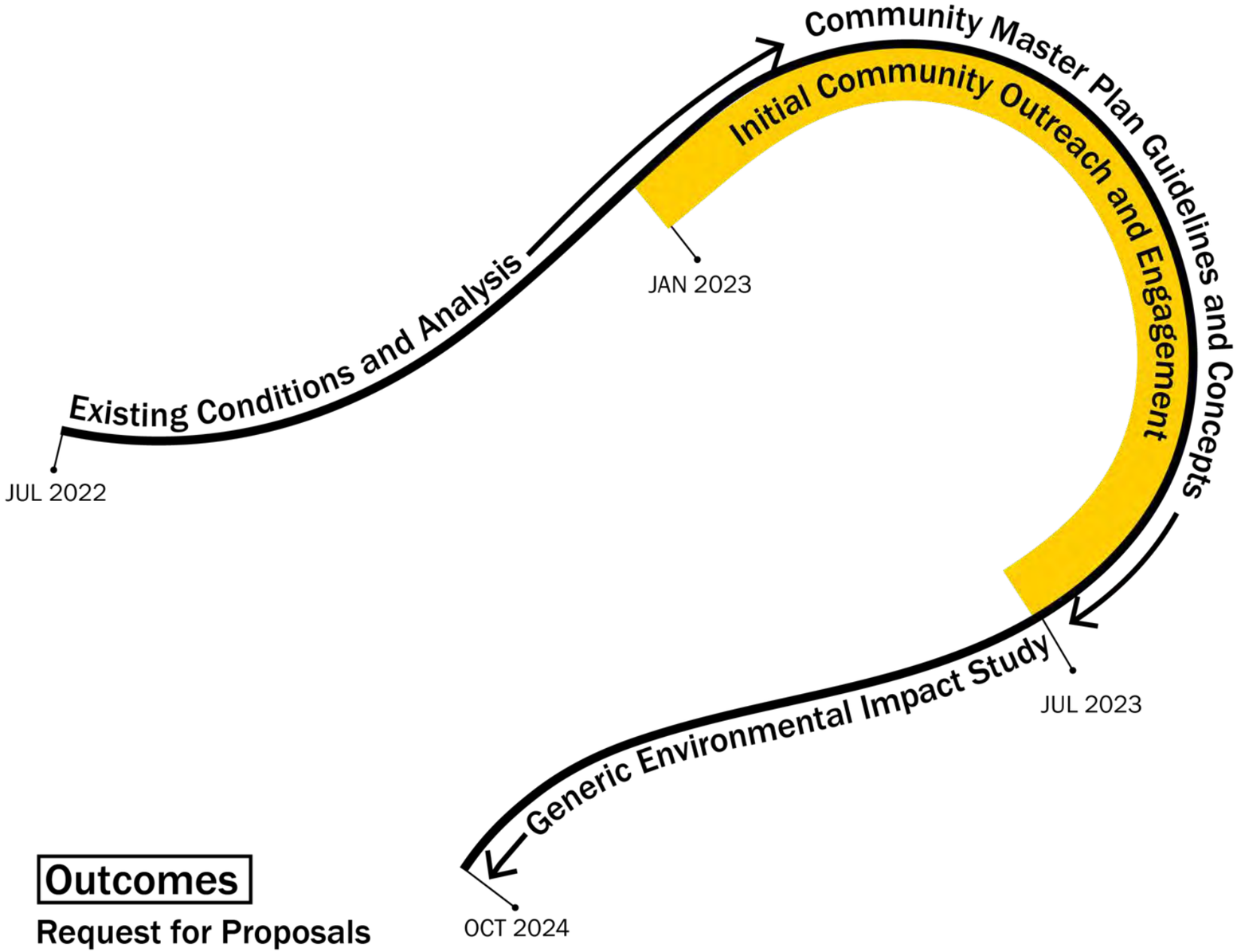

Outcomes

Request for Proposals

Future Development

Visit website at www.CREEDMOOR.NYC

PAST EVENTS

CREEDMOOR COMMUNITY MASTER PLAN

SIGN UP FOR EMAIL UPDATES

First Name * Last Name * Email *

SIGN UP

UPCOMING EVENTS

16 Thu Feb **Open House Workshop 1 /** Martin Van Buren High School / 7:00PM RSVP

18 Sat Feb **Open House Workshop 2 /** Lifeline Center for Child Dev. / 2:00PM RSVP

23 Thu Feb **Open House Workshop 3 /** Zoom / 7:00PM RSVP

VISIONING WORKSHOPS

Visioning Workshop 1
February 02, 2023
P.S./I.S. 208

Visioning Workshop 2
February 07, 2023
Virtual

Download Presentation