

An aerial photograph of the Arverne East neighborhood in Queens, New York. The image shows a dense residential area with a grid of streets, numerous houses, and several parks. A large body of water, likely the Rockaway Peninsula, is visible in the upper left. A major road, possibly the FDR Expressway, runs diagonally across the lower right. The entire image is covered with a semi-transparent dark grey overlay.

Arverne East

March 8, 2023

P R O J E C T
O V E R V I E W

Arverne East Development Site

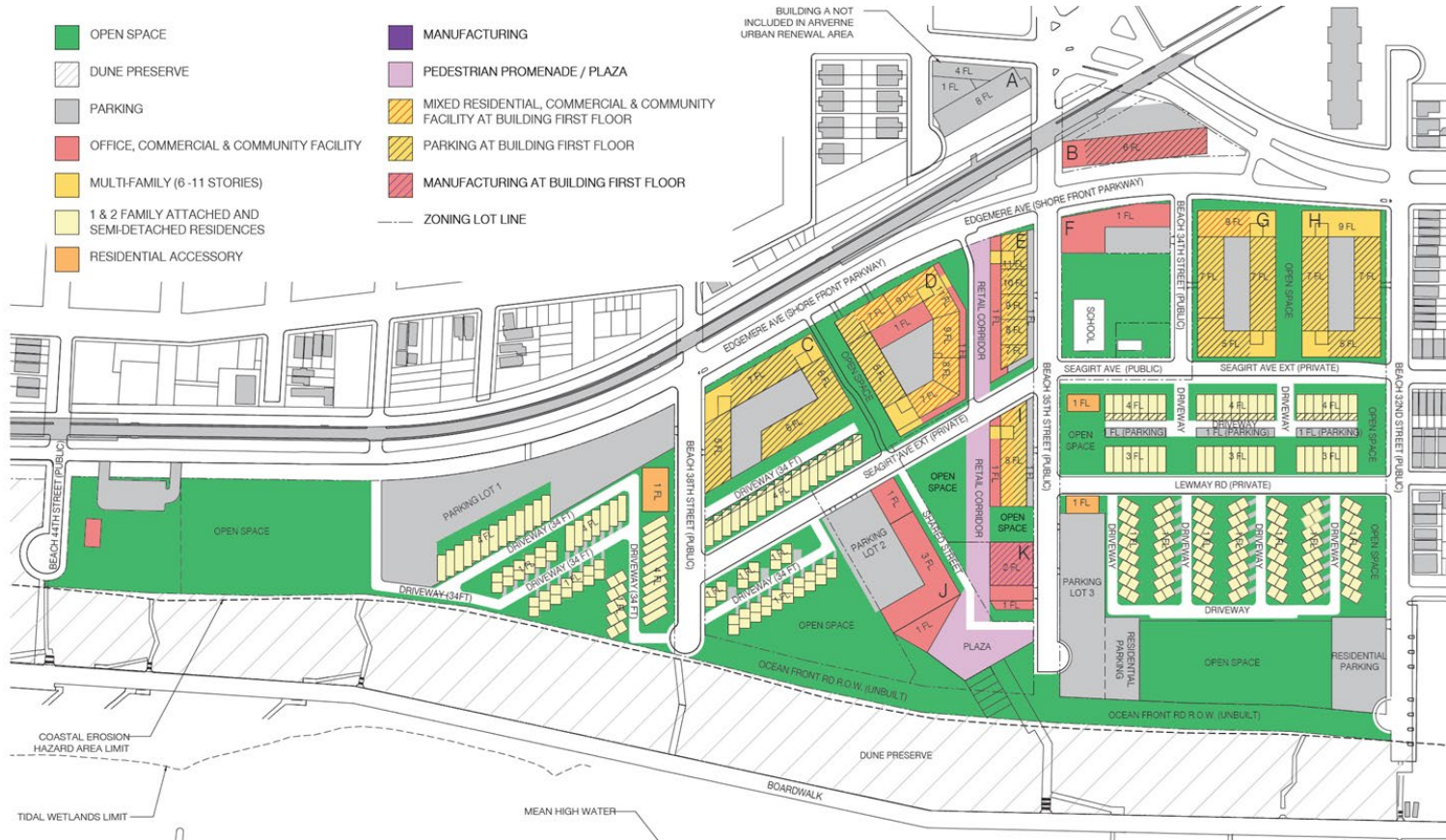


116-acre site comprised of the western preserve and development site to the east

Arverne East Overall Site Design



Arverne East Proposed Uses - Housing



1,650 RESIDENTIAL

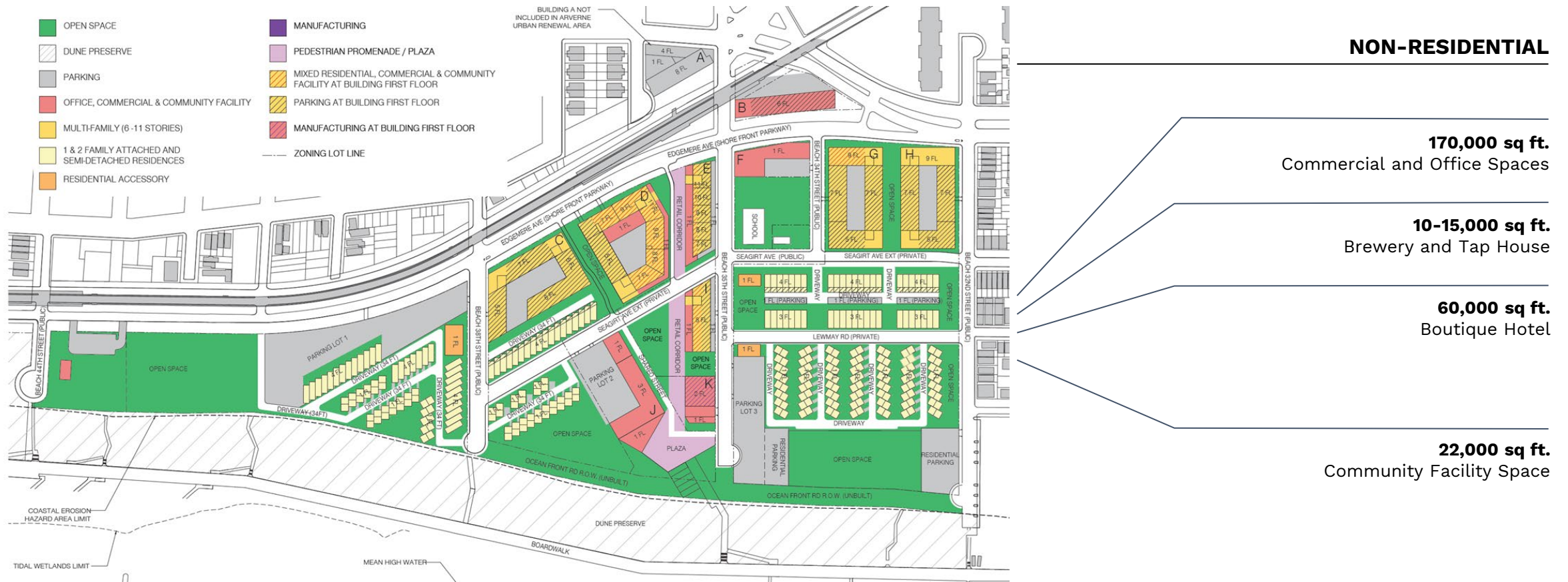
80% - 1,320 Affordable Units
(rental and home ownership)

20% - 330 market rate units
for sale

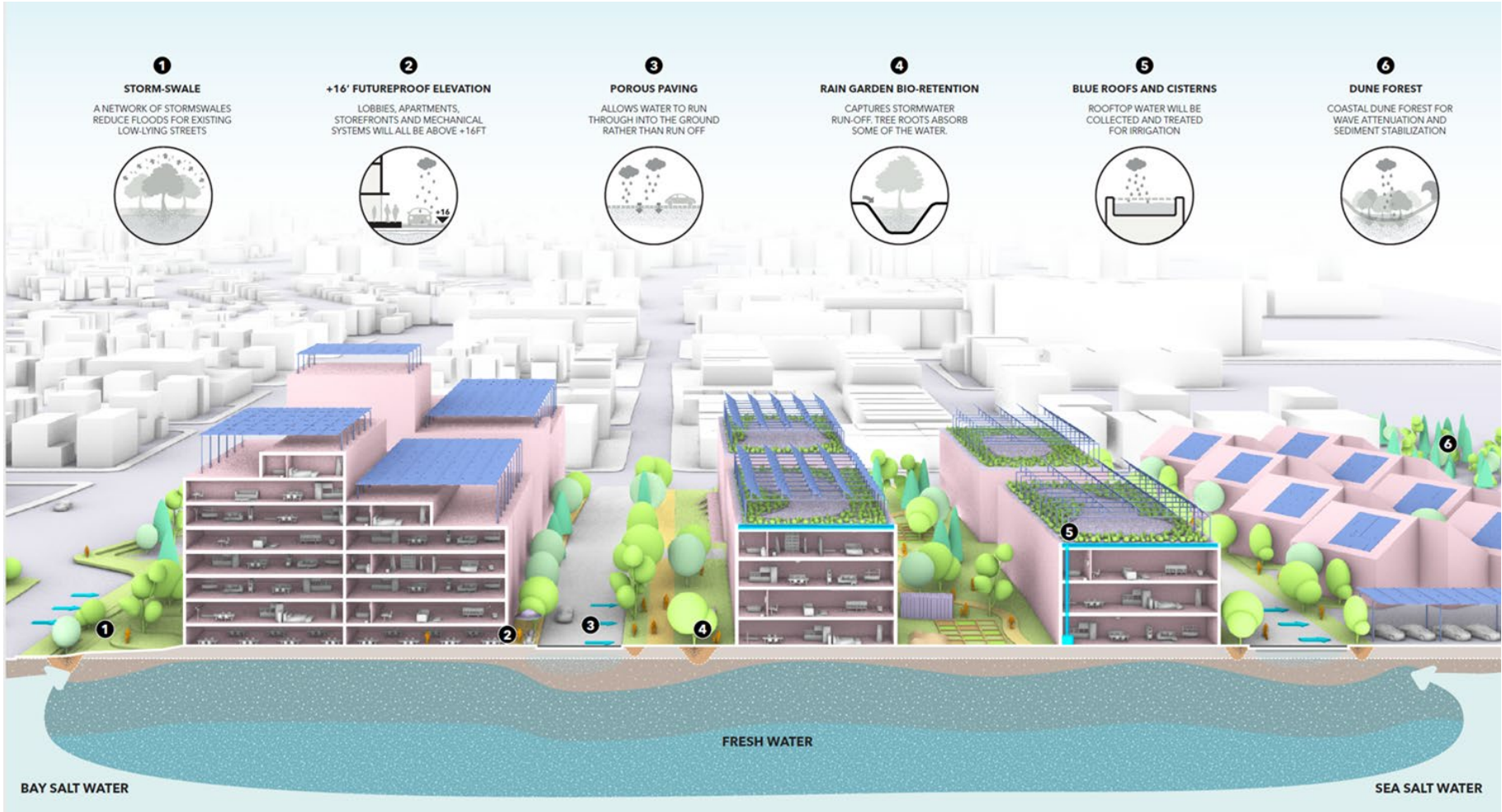
1 parking space provided for every
unit of housing created

Arverne East

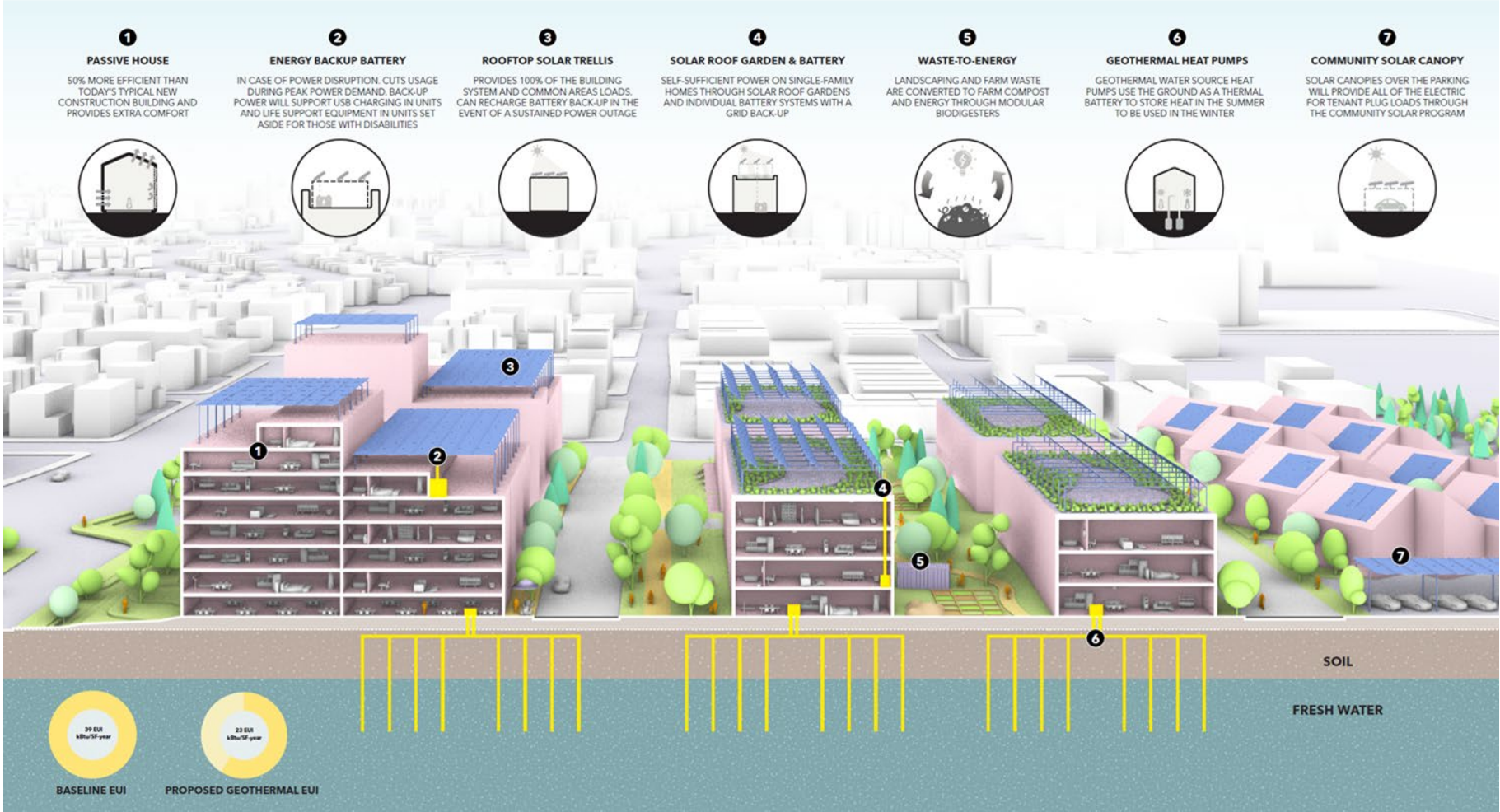
Proposed Uses - Non-Residential Space



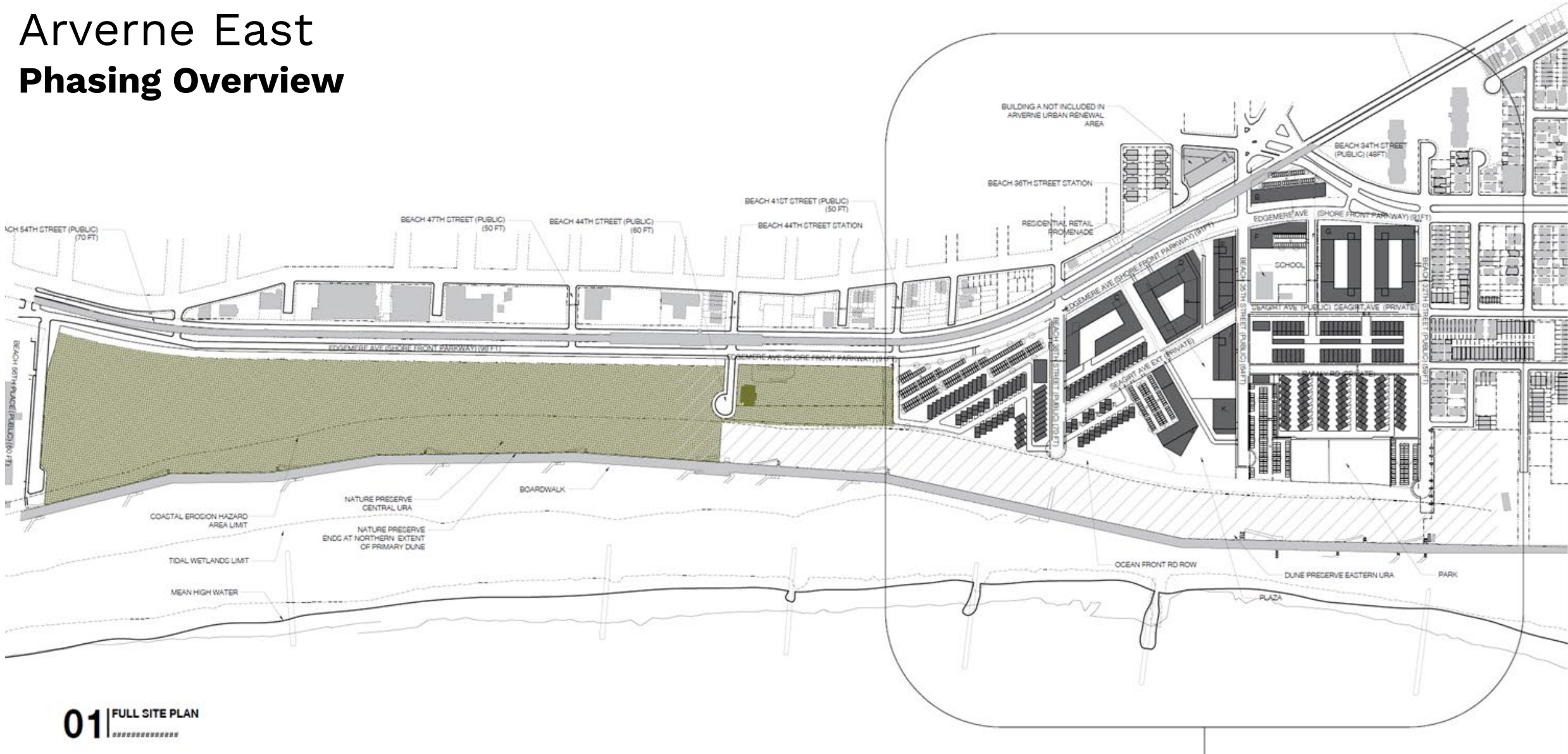
Arverne East Resilient Strategies



Arverne East Energy Efficient Strategies

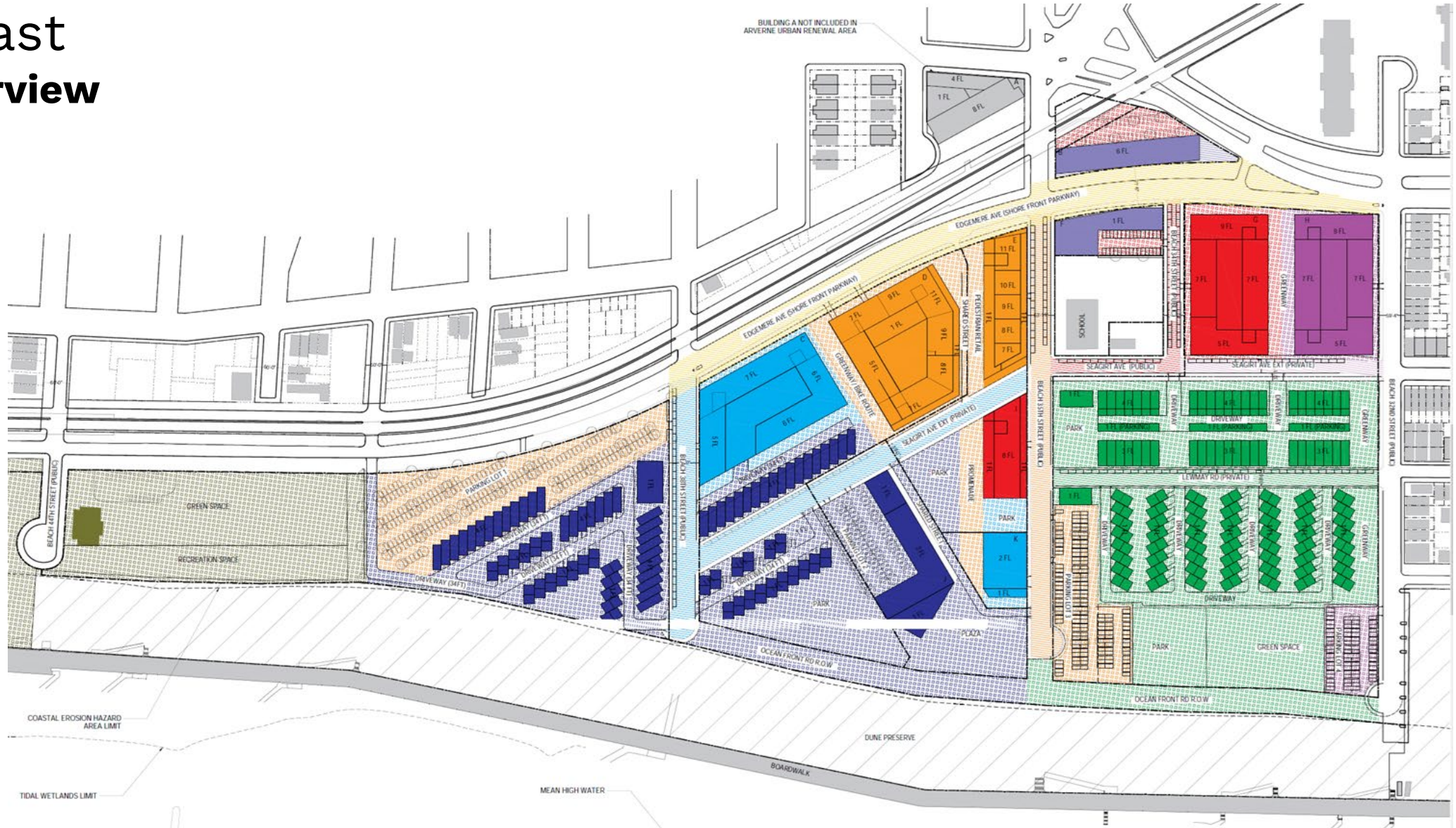


Arverne East Phasing Overview

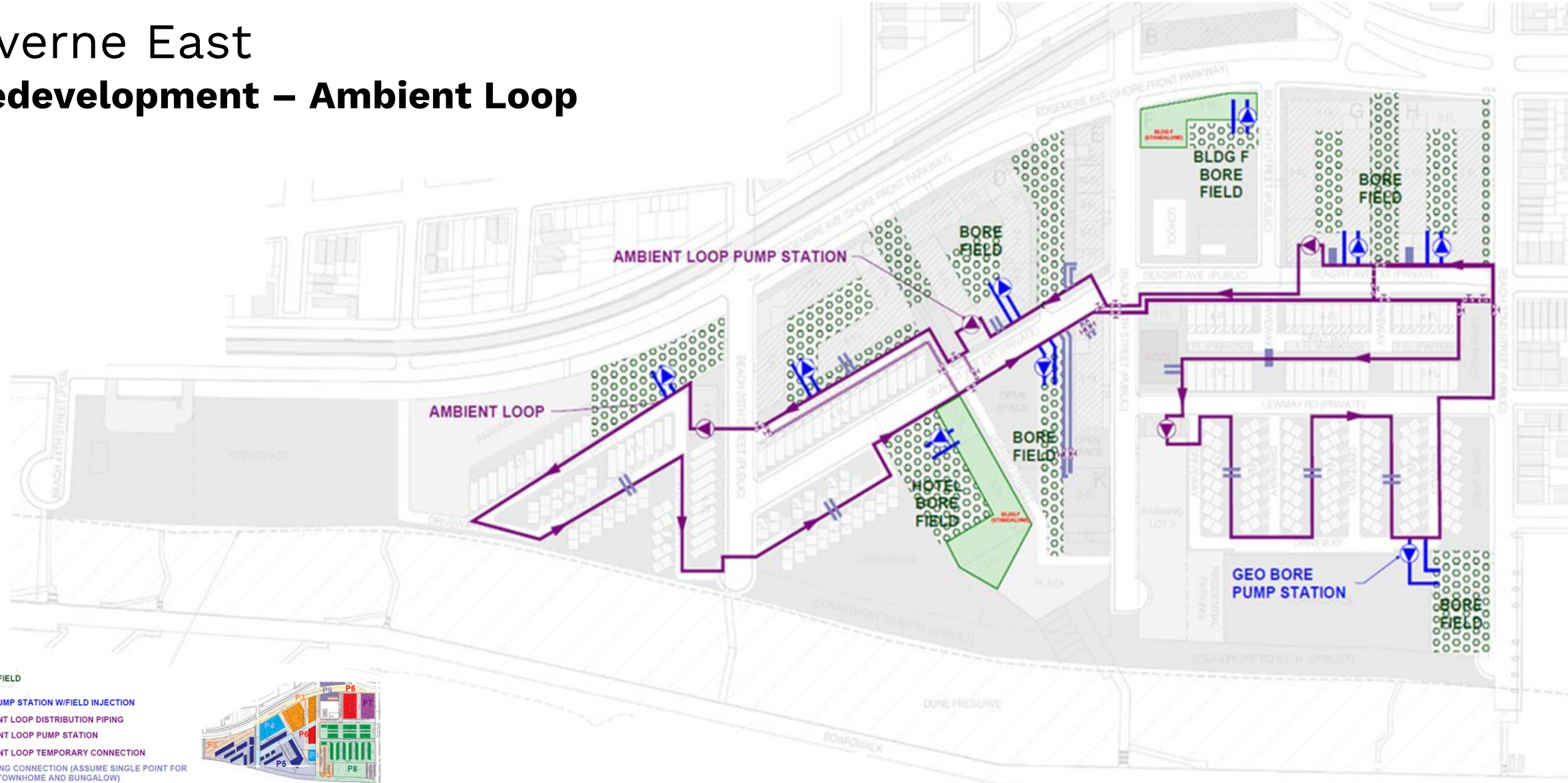


Arverne East Phasing Overview

	BUILDING	STREET/INFRASTRUCTURE	SURFACE PARKING/OPEN SPACE
PHASE 01			
PHASE 02			
PHASE 03			
PHASE 04			
PHASE 05			
PHASE 06			
PHASE 07			
PHASE 08			
PHASE 09			



Arverne East Predevelopment – Ambient Loop



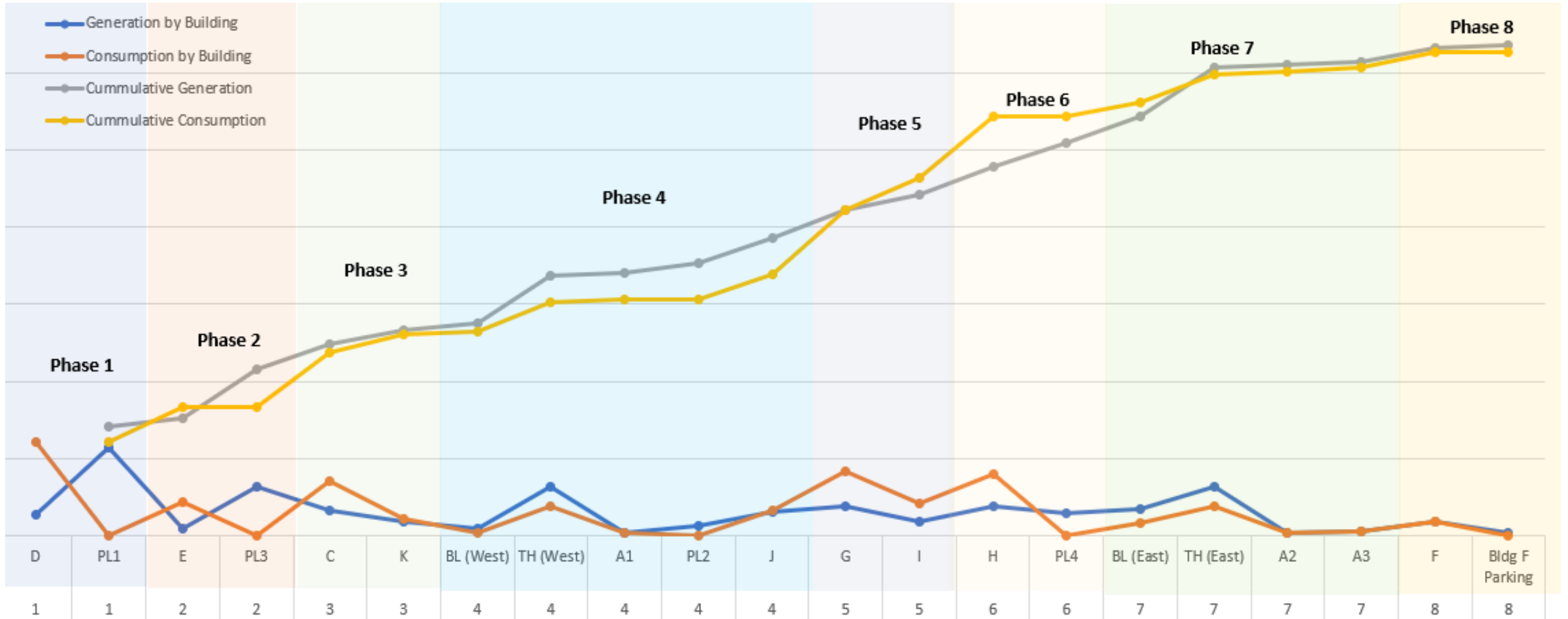
- BORE FIELD
- GEO PUMP STATION W/FIELD INJECTION
- AMBIENT LOOP DISTRIBUTION PIPING
- AMBIENT LOOP PUMP STATION
- AMBIENT LOOP TEMPORARY CONNECTION
- BUILDING CONNECTION (ASSUME SINGLE POINT FOR EACH TOWNHOME AND BUNGALOW)



NOTE: AMBIENT LOOP IS SHOWN FOR DIAGRAMMATIC PURPOSES AND IS NOT MEANT TO CONVEY BELOW STREET LOCATION. INSTALLATION CAN ACCOMMODATE SIDE-BY-SIDE BURIAL IN RIGHT OF WAY.

Arverne East

Net Zero Strategy – Solar PV Generation vs. Consumption



Arverne East Overall Site Design



T H A N K Y O U