

# GWAPP

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## **Preliminary Report on the Clean Point Energy, LLC Proposal for the Bayside Site on the East River Waterfront**

### **Executive Summary**

The Bayside site is a 8.4-acre parcel of East River waterfront property in the heart of the Greenpoint/Williamsburg community -- one of the most rapidly developing neighborhoods in New York City. Clean Point Energy, LLC proposes to build a 1000 to 1500-megawatt natural gas and number 2 oil distillate powered electric generation facility on this site. This site is directly adjacent to residences and within two blocks of two schools, a Roman Catholic church, the area's main regional park, a landmarked historic district and a New York State/New York University waterfront recreational park. As a result, the proposed site is a completely inappropriate location for a power plant.

This Report is comprised of four policy papers issued by Greenpoint Waterfront Association for Parks & Planning, Inc. ("GWAPP"), a coalition of thirty-seven community groups, church, synagogue, and cultural organization in the Greenpoint/Williamsburg area. These papers express the community's opposition to permitting a power plant at the Bayside site as this project will prevent developing this waterfront area for residential/commercial purposes and will further exacerbate the neighborhood's poor air quality and high asthma rates.

The first policy paper is an analysis of the proposed facility under Article X of the Public Service Law, the applicable New York State power plant siting statute. This paper addresses the combination of existing local environmental concerns, the suitability of the site for more beneficial uses, and the economic upturn of the Greenpoint/Williamsburg area. It concludes that a power plant at this location is not in

the public interest.

The second policy paper is a brief history of Greenpoint/Williamsburg. It reviews the early agrarian development of the area and the rise of industry during the 19th century. It also documents the industrial decline following World War II and the subsequent redevelopment of the former industrial sites into commercial and residential spaces. This paper concludes the Clean Point Energy proposal for the Bayside site seeks to reindustrialize an area that has moved firmly in the direction of residential and commercial development.

The third policy paper reviews the proposed site in the context of all government and community land-use studies for the Brooklyn Waterfront conducted over the past ten years. Each of these studies call for rezoning this area the East River waterfront to light manufacturing and mixed use. This paper concludes the proposed Clean Point Energy facility defies fundamental principles of urban planning.

Policy paper Four is an overview of the environmental condition of Greenpoint/Williamsburg. In a word, the community is severely overburdened with environmentally hazardous sites and facilities. These hazards include everything from several power plants to the largest sewage treatment plant on the East coast to the worst oil spill in U.S. history (exceeding the Exxon Valdez oil spill). This paper concludes that the proposed Clean Point Energy facility does not help to improve the community's environmental condition.