Sustainable Urban Site Design Guidelines for Wyandanch, NY

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FINAL

Prepared For:

Town of Babylon

Prepared By:

RBA New York

- Site Disturbance Mitigation
  - Preservation of native vegetation & soils
  - Planning for vegetation
- Stormwater Management
  - Pervious pavers
  - Catch basin inserts
  - Vegetative buffer
- Plant Material
  - Native species
- Water Management
  - Rainwater irrigation
  - Plant selection
- Hardscape Material
  - Light colored paving
- Renewable Energy
- Planning Tools
  - Waste collection
  - Alternative transportation provisions
  - Pedestrian and bike connections
Building A
91 units
18,000 SF retail
Mix of sizes
Mixed-income

LIRR Parking Garage
920 spaces in Phase I
$18 million investment
Supports future growth in ridership on M Line

Town Plaza
New one acre public space
Ice rink, pavilion, and stage areas

Building B
86 units
17,500 SF retail
Mix of sizes
Mixed-income
Challenges & Opportunities

- Implementation & Coordination
- Multiple sets of stakeholders
- Large number of project components

- New Career Opportunities
- Wyandanch residents employed on site
Role of Philanthropy

**Federal**
- Environmental Protection Agency, Federal Transit Administration, HUD

**State**
- Environmental Facilities Corporation, Office of Parks & Recreation, Department of Transportation, Department of State – Division of Communities and Waterfronts, Department of Environmental Conservation, Empire State Development, SUNY Research Foundation, New York State Department of Health, Homes & Community Renewal, Dormitory Authority

**Local**
- Sustainable Long Island, Long Island Power Authority, Tri-State Transportation Campaign/One Region Funders’ Group, Long Island Rail Road/MTA, US Green Building Council and Bank of America, Citi, Small Business Development Center, Long Island Housing Partnership, CDC of Long Island
Other Tools

- Site Design, Architecture & Zoning
- Support for TOD Concepts
- Awareness of Regional Issues