

From: Marc Samwick <marc.samwick@gmail.com>
Subject: Re: Freightway Garage Proposal
Date: December 18, 2019 at 2:00:25 PM EST
To: Mark Lewis <markannlewis@msn.com>

Hi Mark,

Thank you for your email and I hope you are well.

With respect to your questions:

1. The meeting was recorded and is available for viewing on the Village website.
2. Per code, 10% of the units will be affordable housing.
- 3-5. Thank you for your analysis of the potential school impacts. A couple of points: (i) the Village has retained its own independent planner to perform a non-biased assessment of expected school impacts, and (ii) please note that suburban multifamily properties often yield different school generation numbers than NYC and other urban environments.

The Village Board is acutely aware of (and shares) the community's sensitivity to potential school impacts. The Board is seeking to proceed with a thoughtful process to scale back the initial development proposals and then have the preferred developer conduct site diligence to refine a proposal that will then be studied in depth with the results brought to the community for its review and input.

We appreciate your thoughtful email and we look forward to hearing from you as the Freightway process continues and more comprehensive information becomes available.

Wishing you a happy and healthy holiday season and new year.

Best regards,

Marc

On Dec 16, 2019, at 4:13 PM, Mark Lewis <markannlewis@msn.com> wrote:

Dear Mayor Samwick,

1. I am out of town so I missed the presentation on the two projects that are being proposed for the FreightwayGarage area.
2. I could not find any information on this. Will 10 % be affordable housing?
3. As a former Educational Planner for the N.Y.,C. Department of City Planning, who used to estimate the number of children that new housing would produce, this is my estimate on the number of students that these projects may produce:

4. Avalon: 0 students from 27 studio apartments, up to 30 students from 59 one bedroom apts., 75 students from 75 two bedroom apartments and 38 students from 19 three bedroom apts. for a total of 143 students from 180 units.
5. LCOR - I could not find a breakdown by apt. size so I extrapolated by 1.58 based on the number of apts. from Avalon and assumed it would be proportional. Therefore my numbers are as follows: 0 students from 43 studio apts., 46 students from 93 one bedroom apts., 119 students from 119 two bedroom apts. and 60 students from 30 three bedroom apts. for a total of 225 students based on 285 apts.

Can our schools absorb this number of students spread out over 12 grades for an average of 12 students per grade from Avalon and approximately 19 students per grade from LCOR. Therefore we would need about 2/3 of a classroom for Avalon and 1 classroom per grade from LCOR if the students are divided equally per grade. Usually the number of students are not distributed evenly. There are usually a higher number of students in the lower grades and a lower number in the upper grades when new housing is built.

If you have any questions about my numbers you can reach me at 914-400-6800 or e-mail me at markannlewis@msn.com.

Yours truly,
Mark Lewis
98 Brewster Road
Scarsdale, N.Y. 10583