

**Statement of Queens Community Board 13**  
**Empire State Development Public Hearing on the Creedmoor Mixed Use Project**  
**General Project Plan and its Draft Environmental Impact Statement**  
**March 19, 2025**

Queens Community Board 13 (“QCB13”) stands by its January 30, 2025 demand that Empire State Development (“ESD”) immediately withdraw its General Project Plan for its Creedmoor Mixed Used Project and replace it with the Queens Community Board 13/Community Plan to build no more than 1000 new housing units on the approximately 59 acre site.

ESD’s failure to include consideration of the plan that Queens Community Board 13 and the Community strongly and smartly recommend – no more than 1,000 units and with no supportive housing for this project – demonstrates a total lack of consideration of the best needs of our community. 1000 units provide the proper amount of density for this site in our eastern Queens community. To date this scheme fails to follow the July 18, 2024 comments that Queens Community Board 13 submitted on the Draft Scope of Work (“DSOW”) for the Draft Environmental Impact Statement (“DEIS”). Queens Community Board 13 then testified that, following ESD’s release of the DSOW, the community’s civic leaders met with community board leaders and found a scheme essentially barely changed from the misnamed “Creedmoor Community Master Plan” released the previous winter that FAILED to follow community recommendations.

Queens Community Board 13 continues to emphasize ESD’s failure to include our Community Plan as a study alternative as part of the New York State Environmental Quality Review Act (SEQRA) process; as a result ESD wrongly seeks to impose a grossly out-of-scale project for this community and also impose additional supportive housing that would exacerbate existing oversaturation of supportive housing in Queens Community Board 13.

This testimony also incorporates by reference all prior Queens Community Board resolutions ([June 2024](#), [January 2024](#) and [March 2023](#)), testimonies ([January 2025](#) and [July 2024](#)), commentaries ([QNS, September 2023](#) and [City Limits, July 2024](#)) and its [letter](#) to ESD.

No plan to develop this Creedmoor site can be ultimately realized without the support of Queens Community Board 13 and its community. Queens Community Board 13 once again demands ESD cease all activity with respect to its scheme and instead collaborate with Queens Community Board 13 and the community to actualize and develop the QCB13/Community plan.

(editor’s note: presented at beginning of hearing by Corey Bearak, Chair, Queens Community Board 13 Land Use Subcommittee on Creedmoor)