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The City of New York
Manhattan Community Board 8

November 18, 2016

NYC Public Design Commission
City Hall, Third Floor
New York, NY 10007
Attention: Jackie Snyder,
Executive Director

Re: Public Design Commission application for the design of the Verizon Executive Education Center and Hotel, status of final portion of Phase One Campus Development

Dear Executive Director Jackie Snyder:

On Wednesday, November 9, 2016, at the Full Board meeting Community Board 8M voted to approve the following resolution by a vote of 33 in favor, 0 opposed, and 2 not voting for cause.

Whereas, Cornell Tech seeks approval from the Public Design Commission for the design by Snohetta of the Verizon Executive Education Center and Hotel and comes before the Roosevelt Island Committee for review and comments as to the planned design;

Whereas, the Roosevelt Island Committee approves the aesthetic pleasing nature of the proposed plan and its use of alternative materials for the existing facades of the Verizon Executive Education Center and Hotel to both distinguish said buildings from the other planned buildings of the campus while complicitly incorporating into the local and natural environment and habitat of Roosevelt Island;

Whereas, the planned landscaping for the Verizon Executive Education Center and Hotel is appropriate for the overall site plan;

Whereas, the planned design seeks to decouple the Verizon Executive Education Center from the Hotel, thereby creating two separate buildings within the same space without the need for enlarging the existing planned footprint for the center while at the same time creating new open spaces;

Whereas, concerns were raised as to traffic flow and ability of vehicles to freely move around the planned center due to the lack of appropriate number of loading and unloading docks, planned pull-over spots, and either reduction or incorporation of waste management with an overall site plan; and

Whereas, concerns were raised as to any wayfinding, signage or branding to be put into place on either building which would disrupt the overall design and architecture of the Island, as well as any lighted signage which would be out of character for the Island.

Therefore, be it **RESOLVED** that the proposed application to the Public Design Commission is **APPROVED**, **provided that**:

1. Changes in design and measures be taken to both increase the number of loading and unloading docks that the Verizon Executive Education Center and Hotel will utilize so as to improve and lessen any potential impacts on traffic and traffic flow;
2. Changes in design and measures be taken to both reduce the number and need for waste management trucks to utilize the same loading and unloading docks, as well as incorporation into an overall waste management plan for the project site;
3. Cornell Tech be required to appear before Community Board 8 and its Land Use and Roosevelt Island Committees to review and approve any planned signage and wayfinding to be placed on the Verizon Executive Education Center and Hotel regardless of whether or not they are able to erect and place such signage as a matter of right; and
4. Cornell Tech be required to return and appear before Community Board 8 and its Land Use and Roosevelt Island Committees for any proposed material changes to the design of the planned buildings.

Please advise this office of any action taken regarding this matter.

Sincerely,

James G. Clynes
Chairman

Jeffrey Escobar
Chair, Roosevelt Island Committee

cc: Hon. Bill de Blasio, Mayor of the City of New York
Hon. Gale Brewer, Manhattan Borough President
Hon. Carolyn Maloney, 12th Congressional District Representative
Hon. Liz Krueger, NYS Senator, 28th Senatorial District
Hon. Jose M. Serrano, NYS Senator, 29th Senatorial District
Hon. Dan Quart, 73rd Assembly District
Hon. Rebecca Seawright, 76th Assembly District
Hon. Daniel Garodnick, NYC Council Member, 4th Council District
Hon. Ben Kallos, NYC Council Member, 5th Council District
Jane Swanson, Assistant Director, Government and Community Relations, Cornell Tech