

From: [Abraham Van Doren](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Bank application
Date: Tuesday, October 19, 2021 7:51:12 PM

Dear Committee,

I am writing to oppose the application by the Blood Bank to permit it to sell its property on East 67th Street so as to build a mid block tower. The reasons for my opposition are many.

Approval of this application will make a mockery of zoning laws and set a disastrous precedent for similar applications. Some claim that approval is a foregone conclusion given the power of the city's real estate interests. If so, what then is the purpose of zoning regulations? Why bother to go through the charade of approval; just let everyone do what they want to do and the hell with anyone else.

Approval of the application will lead to a devastating change in the character of the neighborhood. Today it is a valued low level cross street skyline; after approval the street will soon become just like the surrounding avenues with their lineups of tall, depressing buildings. It will become an esthetic disaster.

Others, I know, have described how the proposed building will cast a day long shadow over much of the school, playground and park across the street from the building. It will change what is an open and sunlit space into something gloomy and dreary, to what purpose? Such spaces are rare islands in this city and should be treasured. From personal experience I can vouch for the pleasure and sense of tranquility one enjoys by simply being in the park on a sunny day.

The Blood Bank seems to think that as owners of its property it is free to do with it as it wishes. The Blood Bank forgets that there are thousands of people who live in the area, who have invested in it and who have a right to expect that the character of their neighborhood will be

maintained. The Blood Bank dismisses that interest in its quest to monetize its property at the expense of all its neighbors and in contradiction to their zoning protection.

Dear Committee, do not be bulldozed by real estate interests whose only goal is money and profit at the expense of a neighborhood. Once given away those of us who live on the blocks involved can bid goodbye to what exists today. The city and those living here will have lost a treasure that can never be recovered.

I urge you to vote against this application. Keep our neighborhood.

Sincerely,

A. R. Van Doren, Jr.





**TESTIMONY FROM THE ASSOCIATION FOR A BETTER NEW YORK (ABNY)
SUBMITTED TO THE NEW YORK CITY COUNCIL SUBCOMMITTEE ON ZONING AND FRANCHISES
IN SUPPORT OF THE NEW YORK BLOOD CENTER EAST PROPOSAL**

October 20, 2021

Thank you for the opportunity to testify on behalf of the Association for a Better New York (ABNY). My name Laura Colacurcio, and I am the Vice President of ABNY.

ABNY is a nonprofit organization dedicated to the healthy growth and renewal of New York City's people, businesses, and communities. We are a 50-year-old civic organization representing more than 250 corporations, nonprofits, unions, government authorities, and educational, cultural, and health institutions. We strive to promote connections between the public and private sectors to make New York City a better place to live, work, and visit for all.

As New York recovers from the concurrent public health and economic crises, it is critical to advance projects that make our city more resilient, stimulate our economy, and deliver jobs for New Yorkers. Life science is a key growth sector that offers the opportunity to accomplish these goals. At the same time, the expansion of the life sciences industry has the potential to address the disproportionate health outcomes of our most vulnerable communities—those who bore the brunt of COVID.

But if New York is to capture a meaningful share of this industry—in the aftermath of a pandemic that underscored its importance—we must invest in the infrastructure that enables a thriving biotech ecosystem here, just like we did successfully for the tech industry more than a decade ago. The New York Blood Center's proposal for a 21st century life science center located at the heart of the city's greatest cluster of health and research institutions on the Upper East Side similarly has the potential to be a transformational project for the sector.

The COVID-19 pandemic has made it clear that our city has underinvested in life sciences and the infrastructure to perform critical research. Despite having many of the assets to become a global life science hub—an unmatched talent pool, world-class institutions like those on the Upper East Side, robust NIH and VC funding—New York's lab supply has lagged far behind industry leaders like Boston and San Francisco. Center East will help New York begin to close that gap and compete. The Blood Center's vision for an advanced research campus among first-rate institutions like Memorial Sloan Kettering, Rockefeller University, and Weill Cornell Medicine will help attract and retain biotech companies that have previously left New York for cities with more robust life science infrastructure.

Beyond the 1,570 total construction jobs generated, Center East is projected to create more than 2,300 new life science jobs, along with an additional 3,000 indirect and induced jobs off-site. In addition, the Blood Center is working with educational and workforce development nonprofit partners to ensure that, once completed, Center East will be a powerful training resource for the next generation of life science talent. Anchored by the Blood Center, Center East will offer hands-on internship and learning opportunities for students and under-represented groups in life science professions.

I urge you to support the New York Blood Center's proposal for a new life science center on the Upper East Side. This is the right project at the right time for New York. Thank you.

From: [Ai Lian Lim](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Veto against Blood bank rezoning
Date: Tuesday, October 19, 2021 10:01:59 PM

Dear council members

I live at 333E . I like my neighborhood as it is home...not a commercial area. I like seeing all people of ages go to St Catherine Park and like that Judy Richard school has a special needs classes. The big Longfellow tower will change my home into a commercial area. It robs me of my friendly neighborhood

We vehemently oppose the egregious new tower project proposed by the New York Blood Center and Longfellow. Among our many concerns and fears over the dense, massive potential construction: overly burdening the infrastructure of our neighborhood, already taken advantage of by the medical community; how will the new building further tax the already fragile ConEdison electric grid?

We currently tolerate liquid nitrogen trucks that block our sidewalks. A proposed addition of a 334-foot, 33-story research tower replete with dangerous chemicals, is just too much for our neighborhood to handle. Not to mention the additional 2,400 new workers to an already overcrowded block.

The Blood Center's representatives have claimed they want to create a humane experience for residents of the Upper East Side, but this only refers to the aesthetic look of the new building. The residents in our neighborhood deserve to be treated humanely.

The mission of the Blood Center is to do good work. They should be able to do their work in a modest sized building... one that does not require a precedent-setting re-zoning of the mid-block. I urge you to take swift action and block this proposal.

Ai Lian

[Sent from the all new AOL app for iOS](#)

From: [Alex Brownstein](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Testimony against the blood center
Date: Wednesday, October 20, 2021 10:12:13 AM

I oppose the changing of zoning laws to construct the blood center. The 75' limit has remained in tact for decades and has contributed to the peaceful, family oriented neighborhood we know and love. Specifically to this space, there is already excess congestion due to the cross-town bus, the schools and the 59th street bridge. Adding a large commercial structure would exacerbate the problem.

Finally St. Catherine's park is the only park for many blocks, leaving it in shadow would be a great detriment to the families and residents of the neighborhood.

Please do NOT approve of this monstrosity getting constructed.

Thank you,

Alex Brownstein



From: [Andrew Brooks](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Opposition to New York Blood Center / Longfellow Project
Date: Tuesday, October 19, 2021 10:05:30 PM

Dear City Council ,

I am writing to express my **extreme concern** with the New York Blood Center's attempt to get zoning-variances allowing an out-of-state developer to build an out-of-scale commercial tower resulting in:

- A commercial swing to what is fundamentally a residential neighborhood
- Environmental impacts including daytime shade and nighttime illumination
- Casting St. Catherine's Park (a key neighborhood resource) in shade during vital hours and overcrowding it with the 2,000+ new employees the towers will house
- Casting Julia Richman school in chronic shade; and subjecting the children to years of construction noise
- Additional congestion on 2 side streets 67 & 68, which already have crosstown bus service and lots of loading/unloading due to a Julia Richman school complex. These are also key ambulance routes.

And the list goes on and on.....

-

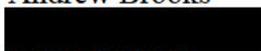
The city is flush with vacant commercial space that could be retrofitted for a health center research hub AND the New York Blood Center has the opportunity to redevelop it's current space without a zoning variance.

New York Hospital, New York Presbyterian and Memorial Sloan Kettering have all built ancillary buildings in the neighborhood and they have complied 100% with existing zoning guidelines. Why and how has the New York Blood Center project gotten so much traction? The answer: a **conflict of interest**, with the Mayor owing \$300,000+ to the same law firm (Kramer Levin) that is representing the developer. This feels like a way for the out-going Mayor to get debts forgiven and/or secure post-office employment. Inappropriate, unethical and one that must be fought.

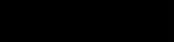
Finally, the insinuation that there is a racist, anti-union component to opposition to this project is absolutely absurd. The reasoning of the opponents is that this is a way to keep people of color (likely employees of the New York Blood Center) out of the neighborhood is a headline-grabbing, polarizing tactic that ignores the wonderful existing diversity that comes to the neighborhood every day to serve the various medical institutions.

Thank you for voting **against** the Blood Center Tower, an egregious real estate development scheme.

Andrew Brooks


NY NY 10065

andrewbrooksNYC@gmail.com



From: [Ann Tilley](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center testimony
Date: Tuesday, October 19, 2021 10:41:45 PM

Dear Council,

I am writing to submit testimony in opposition to the proposed plan for the Blood Center on East 67th. I support the Blood Center having the updated lab space that they require. However, I am opposed to the massive proposed structure allowing for commercial space. This structure would dwarf the surrounding low rises and does not fit with the character of the block. It would block light to St Catherine's playground, where my own kids have played since we moved to the neighborhood in 2012 and the closest source of outdoor recreation for countless kids in our neighborhood. The city is full of unused commercial space. There is no need for this building on this block. Please abide by the existing building codes and allow for a building that meets the Blood Center's needs while fitting into the block, preserving the quality of our playground, and avoiding more needless unoccupied commercial space.

Sincerely,
Ann Tilley



From: [Barbara Kreger](#)
To: [Land Use Testimony](#)
Subject: [SUSPECTED SPAM] [EXTERNAL] Believe we're going
Date: Thursday, October 14, 2021 4:54:41 PM

I believe we're going to have difficulty stopping this big real estate developer from building; therefore, can we reduce the number of floors in his plan so the building is not so enormous and tall?

Barbara

From: [Barbara Reed](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] my vote
Date: Wednesday, October 20, 2021 10:54:56 AM

I vote against all the Blood Center proposals.

Barbara Reed

From: [Brian Donovan](#)
To: [Land Use Testimony](#); [Moya, Francisco](#); [Speaker Corey Johnson](#); [District2](#); [Salamanca](#); [helen@helenrosenthal.com](#); [Gjonaj, Mark](#); [Diaz, Ruben](#); [Matteo, Steven](#); [Maisel, Alan](#); [AskKalman](#); [Lipkind, Arna](#); [Allen, Lucien](#); [Diaz, Darma V.](#); [Cabrera, Fernando](#); [Barron, Inez](#); [Adams](#); [Ayala, Diana](#); [AskJB](#); [Guerra, Marian](#); [Van Bramer, Jimmy](#); [Richards, Donovan](#); [Reynoso, Antonio](#); [Council Member Lander](#); [Grodenschik, Barry S.](#); [District16Bronx](#); [Cumbo, Laurie](#); [Joseph Borelli](#); [Boucher, Jonathan](#); [District45](#); [District19](#); [Ulrich, Eric](#); [Treyger, Mark](#); [Koslowitz, CM](#); [Koo, Peter](#); [Eugene, Mathieu](#); [Coello, Jasmin](#); [Deutsch, Chaim](#); [District30](#); [District36](#); [Dinowitz](#); [Ofeliz@council.nyc.com](#); [District41](#); [Office of Council Member Powers](#); [Rose, Deborah](#); [Rodriguez, Ydanis](#); [D09Perkins](#); [District27](#); [info38](#); [District7](#); [Levin, Stephen](#); [Gehr, Violet](#); [Solano, Phiveline](#)
Subject: [EXTERNAL] I want you to APPROVE the Blood Center/Longfellow Tower
Date: Tuesday, October 19, 2021 11:41:00 PM

Dear City Council/Council Member,

I am a resident in the co-op at 333 East 66th Street, New York, zip 10065, writing in support of the proposed Blood Center/Longfellow tower. It is an egregious project bringing benefits to the neighborhood and to scientific research in the U.S.

The building would leave, as largely documented, complete sunlight to St. Catherine's Park most of the daylight time, adding some shadow to the natural twilight, only a few hours on Winter evenings. The project is a GOOD plan for the neighborhood and the City.

Our primary housing co-op is victim of repeated white collar crimes by the current President of the Board of Directors Ellyn Berk and by the colluded managing agent Rudd Realty. To discriminate among shareholders, they refuse to share the waiting list for minor alterations authorized by Public Authorities and assigned to certified and insured contractors. For months the poor management has determined delays because the very easy communication of workdays with noisy apartment interior demolitions are not communicated and the neighbors immediately protest. The decent management is to inform ahead which days have noisy demolitions, allowing neighbor shareholders paying expensive maintenance fees to properly plan their schedules, avoiding complaints of noise. Demolitions for minor alterations in a studio apartment can take 2-3 days, while suffering them for months from the same studio is certainly caused by white collar crimes in the attempt of managing our co-op building.

Ellyn Berk abused systematically of the co-op email system Buildinglink.com, with the complicity of Rudd Realty and Buildinglink management. In 11 months she sent at least 40 spams, summarized below, with her own anti-democratic anti-capitalism point of view on the Longfellow project. Her unilateral delirium and lack of democratic debate does not represent shareholders at all. The project has been backed by the Mayor of New York City and democratically elected committees. Her repeated flat-earther mistakes about sun lighting of St. Catherine's Park is not representative of our neighborhood. She has a compulsive spamming attitude with false alarmism because of her access to the mandatory Buildinglink system. The appropriate mental health authorities should be alerted. We cannot mark as spam her unsolicited messages in our email systems, as we would lose emails from the same account, genuinely sent with legal value about our co-op. The lack of normal

democratic debate through the same email system requires correction. Obviously if someone sends an email through the system, is immediately subject to retaliation, threaten of eviction, attack by their dogs in the common spaces, stalking by doormen, etc. The email system must be reserved for reasons pertaining our expensive co-op, not for the mental problems of Ellyn Berk, with medieval belief on sunrise and lack of mental lucidity, as in her most recent spams, opening two brackets and closing one. She does not even re-read emails before sending to 180 families in her building, just because she has access to your system. This is another subtraction of real value to shareholders from Rudd Realty/Ellyn Berk.

Ellyn Berk and Rudd Realty regularly commit white collar crimes in violation of our rights. They must be inhibited from using the Buildinglink.com system for their own interests. They must be inhibited from their retaliation and discrimination, while cooperation among shareholders must be guaranteed. Minor alterations to avoid unsanitary conditions must be guaranteed. Currently, several months of waiting are needed without anthropological reason and with total discrimination among shareholders.

We support the Blood Center's mission, since the applicant has demonstrated attention to the community and the tower would bring innovation, value and opportunities to the area, replacing an old and degraded low-valued building. Ellyn Berk, Rudd Realty and Buildinglink.com do not represent instead our interests and do not guarantee cooperation among shareholders. I urge you to accept this proposal.

Brian Donovan

333 East 66th St. Shareholder

Spam from Ellyn Berk:

Mon, Oct 18, 1:42 PM on Wednesday, October 20th	333E66 - Blood Center Tower - REMINDER - City Counsel Hearing
Thu, Oct 14, 2:59 PM October 20th	333E66-Blood Center Tower - City Counsel Hearing on Wednesday,
Fri, Oct 8, 2:42 PM	333E66-Blood Center Tower -Save the Date and the Neighborhood
Fri, Oct 8, 1:35 PM	33e66-Blood Center Tower- Save the Date and the Neighborhood
Thu, Sep 30, 12:59 PM Mon,	333E66- IMPORTANT! Blood Center Tower - Note to 333 333E66-
Sep 27, 8:20 PM Wed, Sep	CB8 Zone Committee Meeting - Note from Ellyn
22, 5:40 PM Mon, Aug 30,	333E66 - Memo - Blood Center Tower Update
3:20 PM Wed, Aug 4, 6:55 PM	333E66 - Memo - Blood Center Tower Update
Wed, Jul 28, 10:05 PM (Thurs. July 29th) at 10 am	333E66- Blood Center Tower - Note to 333
Mon, Jul 26, 12:10 PM Mon,	333E66-Reminder-City Planning Commission Hearing - Tomorrow
Jul 26, 11:35 AM Mon, Jul 19,	333E66 - Memo - Blood Center Tower - Note to Shareholders
12:25 AM Sun, Jul 11, 10:40 PM Person Public Hearing	333E66- Blood Center Tower - Note to 333
Fri, Jul 9, 1:50 PM	333E66- Blood Center Tower - Reminder
	333E66-Blood Center Tower- Reminder for Monday Night's In
	333E66- Blood Center Tower - Updated Information on the In Person

Public Hearing - Monday, July 12th from 6-8 pm

Thu, Jul 8, 3:45 PM	333E66- Blood Center Tower - In Person Public Hearing - Monday,
July 12th from 6-8 pm	
Fri, Jul 2, 1:05 PM	333E66-Blood Center Update - Important Memo from Gale Brewer's
Office	
Mon, Jun 21, 11:25 AM	333E66 - Video of Comments on the Blood Center - A Note
from Ellyn	
Tue, May 25, 1:55 PM	Blood Center Responses to Our Questions: IMPORTANT TO READ
Tue, May 25, 12:50 PM	CB8 Meeting Reminder - Zoom Info - Tonight at 630 pm
Sun, May 16, 1:20 PM	IMPORTANT BULLETIN - Blood Center Protest Rally - Sun. May
23rd at 2 pm	
Mon, May 10, 10:55 PM	REMINDER - CB8 Zoom Meeting- Wed. May. 12th at 6:30 p.m.
Wed, May 5, 5:25 PM	333E66-Update Blood Center Tower Action
Mon, Apr 26, 1:30 PM	333E66- CB8 Community Board Meeting - Tuesday, April 27th at
6:30 pm - Zoom Info	
Tue, Apr 20, 4:59 PM	333E66- Immediate Update on Longfellow Tower
Fri, Apr 9, 5:45 PM	REMINDER - Julie Menin at 333 - This Saturday (Tomorrow)
Tue, Apr 6, 6:59 PM	333E66- Julie Menin at 333 - This Saturday!
Mon, Mar 29, 12:45 PM	333E66- Kramer Levin & The Mayor
Thu, Mar 25, 3:50 PM	333E66- A Follow-up to Last Night's CB8 Meeting & Link to the
Webinar	
Mon, Mar 22, 1:59 PM	333E66- CB8 Zoom on the Blood Center Tower - Tues. Mar. 23rd at
6:30 pm	
Wed, Mar 17, 10:45 AM	333E66- ALERT - NOON TODAY! Story on the Blood Center Tower
on CBS News	
Fri, Mar 12, 10:40 AM	333E66- Memo - Julie Menin
Tue, Jan 19, 2:35 PM	333E66- Meet & Greet with Julie Menin on Tues. Jan. 26th at 6:30
pm - Please Register Now!	
Tue, Dec 29, 2020, 5:45 PM	333E66-Blood Center - Writing Letters to the Planning Commission
Tue, Dec 29, 2020, 6:20 PM	Blood Center - Memos to those writing letters to the
Planning Commission	
Mon, Dec 14, 2020, 2:30 PM	333E66- Talking Points & Zoom Details for Meeting with Councilman
Kallos - Dec. 15th from 8-9 pm	
Tue, Dec 8, 2020, 4:05 PM	333E66-Memo-Blood Bank Center Info
Fri, Dec 4, 2020, 12:20 PM	333E66- Blood Bank Center Update
Fri, Nov 20, 2020, 1:15 PM	333E66-Memo - Blood Bank Petition
Mon, Nov 16, 2020, 12:20 PM	Emergency for All 333 Shareholders- New York Blood Center's 66th
Street Expansion Plan	

From: [Francis Kelly](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center Tower
Date: Wednesday, October 20, 2021 10:01:46 AM

Dear members of the New York City Council,
We strongly urge you to REJECT the proposal of the Blood Center construction on E 67th street !!
Thank you !
Carol and Francis Kelly
315 E. 68th St apt [REDACTED]

From: [Chris Curtin](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Longfellow Blood Center
Date: Wednesday, October 20, 2021 10:59:25 AM

I am registering my opposition to the Longfellow Blood Center and Northwell Lenox Hill Tower. Please do not allow this to be built. It will overwhelm the neighborhood.
Thank you, Chris Curtin-Barnes

Sent from my iPhone

From: [Nico Aiello](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] REJECTION of the Blood Tower
Date: Wednesday, October 20, 2021 12:10:43 AM

To Whom It May Concern:

I signed up to speak at tomorrow's meeting, but with work I don't know I'll be available when my name is called, so I wanted to write here.

I am an owner at 333 E 66th Street and I reject the Blood Center/Longfellow Tower.

The rezoning to accommodate what is very clearly corporate greed is appalling. I support the Blood Center, but the decision to rezone for a massive commercial building mid-block is unprecedented and frankly, unneighborly in what is a completely residential neighborhood. This proposal has overwhelmingly disregarded the concerns of the community, the impact to schools and parks in the area, and decades of zoning laws that exist to protect local residents, all for the benefit of a private, out of state developer. This project should not happen.

Sincerely,
Domenico Aiello

From: [Francis Barany](#)
To: [Land Use Testimony](#)
Cc: [Francis Barany](#)
Subject: [EXTERNAL] Re: Comments in opposition to the NY Blood Center redevelopment proposal
Date: Tuesday, October 19, 2021 7:53:16 PM
Importance: High

October 19, 2021

Dear Subcommittee on Zoning and Franchises,

I am writing to you as a resident of 450 East 63rd Street, and as a researcher at Weill Cornell Medicine for the past 36 years.

It is with heavy heart that I have learned about the New York Blood Center attempt to push forth a redevelopment plan that serves neither the best interests of the Blood Center, nor the best interest of the community.

Over the past 18 months – a.k.a. the COVID-19 era every first-rate faculty or researcher has become adept at holding meetings and attending lectures via Zoom and MS Teams. Indeed, I am part of a consortium that is building new drugs to fight COVID-19 – a consortium that includes researchers not only at Weill Cornell Medicine, and across the street at The Rockefeller University, but also at Duke in North Carolina, the Broad Institute in Boston, and UC Davis. The truth is that all these sites are equally interactive.

NY blood Center’s leadership is thus making a knowingly false statement when they claim they need to be within 2-blocks of The Rockefeller University, Memorial Sloan Kettering Cancer Center, and Weill Cornell Medicine. Leave alone that their most recent publications are overwhelmingly with collaborators at other institutions, the statement ignores the reality of the extraordinary evolution in scientific research that has occurred during the COVID era. The top work is now being done by Scientists and Physicians collaborating throughout the City and the world. Those researchers who still think their work is dependent on interacting only with potential collaborators within a 2-block radius will be left behind and no longer do top work – which is part of the rationale for the Blood Center to build within the current location.

Further, the Blood Center’s leadership’s insistence that a large amount of research space for startup companies is needed in this location is also out-of-touch with the reality that building a top company requires being nimble and having a virtual footprint. As an entrepreneur who has started 3 companies, the post-COVID-19 world has validated the importance of properly collaborating with excellent CROs (contract research organizations) around the world, while minimizing the footprint within the 3 institutions. I would welcome incubator space in the neighborhood, such space is being built at Rockefeller University, and more could be put into a future building adjacent to the Weill Cornell Medicine Belfer building, without violating current zoning laws.

A very sensible compromise proposal was presented by the urban planner, one that would provide ample space for current blood center researchers, as well as plenty of incubator space for nimble and collaborative biotech companies. This would enable the NY Blood Center to get the best of both worlds AND fit within the 75ft height limitations for midblock buildings, and thus not cast any shadows or cause other irreparable harm to the neighborhood. A win-win for all parties concerned.

Respectfully,

Francis
Dr. Francis Barany
Professor of Microbiology and Immunology
National Academy of Inventors Fellow
Dept. of Microbiology & Immunology
Weill Cornell Medicine
Tel 212.746.6509 or 6507 or 6524
barany@med.cornell.edu

Mobile 

From: [ED ROLLINS](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Oppose blood center
Date: Wednesday, October 20, 2021 11:22:36 AM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Forward suspect email to phish@cyber.nyc.gov as an attachment (Click the More button, then forward as attachment).

Expansion. Puts students at risk and clearly puts two streets 66 th and 67 th in jeopardy. Overcrowding 2nd avenue and increases danger to critical traffic to hospitals.

Sent from my iPhone

From: [Evan Grossman](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Opposition
Date: Tuesday, October 19, 2021 10:04:36 PM

I would like to share my OPPOSITION to the NY Blood Center's land use application. The zoning laws are in place to prevent towers from being built mid block in this residential community. This will have a negative impact on the children that live in the neighborhood. It will lead to excessive shade at St. Catherine's park and at the Julia Richman educational complex. It will lead to increased pollution from trucks idling in the area. The neighborhood is already very congested, with traffic frequently at a standstill. The construction/labor unions are in favor of any construction project, no matter where it is built. If this project were to be built in other parts of the city (where zoning laws do not need to be changed), it would lead to new jobs as well. Building a tall tower mid block on 67th street will not lead to increased income for thousands of New Yorkers in Harlem, the South Bronx, Queensbridge, and other neighborhoods unless it is built in these neighborhoods instead. There is nothing unique about the blood centers current location, and many other suitable locations exist. Coronavirus is

changing the way people work and there will be plenty of empty towers in

midtown that can be used as well.

Evan Grossman

From: [Francine Banyon](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood center building proposal
Date: Wednesday, October 20, 2021 6:24:55 AM

The quality of life for the people who live in the 67 Street area is changing in a negative manner because of the design of the corporation's repeatedly not responding to this East Sides attempts to have their voice heard. There have been rally's attended, letters written, local community Board's stated objections made and yet the initial proposal was made and never modified, even when the local community made requests for some compromise.

The surrounding area has limited parks that will negatively be impacted because of the automobile traffic; limited sunlight especially on the St. Catherine's Park; the Julia Richmond Complex that houses numerous child facilities (including special needs and young children); the large number of workers arriving to work at medical facilities daily contributing to increased traffic congestion; the planned congestion traffic plan seeking to be implement and inforced fine collection; the availability of other potential locations within 15 minutes; the already heavy foot traffic impact on the 67 Street Library as well as incoming workers arriving at work daily to the numerous corporations offices to be located in the proposed tower; the potential of dangerous chemicals impact housed in the Blood Center's offices on the health (asthma) of people living in the area.

Opposition to this plan has been repeatedly reported in the media and by local elected officials and yet forces other than those of us who live here have been ignored by the actions of corporations and real estate influences.

This local community senses that big interests are superseding the local community's demonstrated choices once again.

We oppose this change of land use policy.

Sent from my iPhone



Dear Colleagues:

The New York Blood Center is a lifesaving institution for New York City. It not only supplies safe, inexpensive blood products to nearly every hospital across the five boroughs but helps countless New Yorkers through groundbreaking research of cures for blood-related diseases like Covid-19, HIV, and Sickle Cell anemia.

I'm writing to you as a proud partner of the Blood Center and firm supporter of its proposal to develop a world-class life science hub called Center East. We can no longer accept having this important hub for scientific innovation and blood services operate in an outdated facility constructed as a vocational school in 1930.

Center East would significantly enhance and expand the Blood Center's capacity for life-saving research with a state-of-the-art campus that would be a pillar of New York's post-pandemic response infrastructure. It would also begin to address New York's glaring lag in life science lab space compared to industry leaders like Boston and San Francisco. Finally, the Blood Center's plan would create a campus where research institutions like the Blood Center can collaborate with biotechnology companies to accelerate the development of new treatments—space New York currently lacks, but that we know drives innovation.

We believe this would be immensely helpful to our company that is developing new cancer medicines as well as many other local biotechnology companies, and also contribute to our ability to grow as we add employees in the coming years locally in the New York City area.

The pandemic has underscored New York City's need for the Blood Center's work and to invest more boldly in our life science infrastructure.

Center East is the right project for the Blood Center and New York City now more than ever.

Thank you for your consideration. I urge you to help bring this long-overdue project to fruition.

Sincerely,

A handwritten signature in black ink that reads "David M. Darst". The signature is written in a cursive, flowing style.

David M. Darst
Chief Operating Officer
Inspirna, Inc.



Dear Colleagues:

The New York Blood Center is a lifesaving institution for New York City. It not only supplies safe, inexpensive blood products to nearly every hospital across the five boroughs but helps countless New Yorkers through groundbreaking research of cures for blood-related diseases like Covid-19, HIV, and Sickle Cell anemia.

I'm writing to you as a proud partner of the Blood Center and firm supporter of its proposal to develop a world-class life science hub called Center East. We can no longer accept having this important hub for scientific innovation and blood services operate in an outdated facility constructed as a vocational school in 1930.

Center East would significantly enhance and expand the Blood Center's capacity for life-saving research with a state-of-the-art campus that would be a pillar of New York's post-pandemic response infrastructure. It would also begin to address New York's glaring lag in life science lab space compared to industry leaders like Boston and San Francisco. Finally, the Blood Center's plan would create a campus where research institutions like the Blood Center can collaborate with biotechnology companies to accelerate the development of new treatments—space New York currently lacks, but that we know drives innovation.

We believe this would be immensely helpful to our company that is developing new cancer medicines as well as many other local biotechnology companies, and also contribute to our ability to grow as we add employees in the coming years locally in the New York City area.

The pandemic has underscored New York City's need for the Blood Center's work and to invest more boldly in our life science infrastructure.

Center East is the right project for the Blood Center and New York City now more than ever.

Thank you for your consideration. I urge you to help bring this long-overdue project to fruition.

Sincerely,

A handwritten signature in black ink that reads "David M. Darst". The signature is written in a cursive, flowing style.

David M. Darst
Chief Operating Officer
Inspirna, Inc.

New York Blood Center – City Council Hearing

October 20, 2021

HR&A Testimony

Hello Chair Moya, and members of the Subcommittee on Zoning and Franchises. My name is Kristina Pecorelli and I am a Director at HR&A Advisors, an economic development and urban planning consulting firm based in New York City. We have advised a number of clients on how to advance the City's public policy goals around life sciences, including past and present work with the New York Blood Center (NYBC), Columbia University Medical Center, and the Alexandria Center for Life Sciences, New York City's first urban campus dedicated to the commercial life science industry.

HR&A was engaged by the Blood Center earlier this year to conduct a proximity study to understand the benefits of geographic clustering for life science uses, including the extent to which life science institutions and businesses choose to locate near one another, and the benefits of their doing so. We further examined the implications of geographic clustering for NYBC operations, including within the context of its existing location within the Upper East Side biomedical corridor.

Our study showed that life science institutions and companies have particularly strong incentives to physically cluster near industry peers, academic and research institutions, and medical facilities. Such proximity promotes meaningful collaboration and knowledge/resource sharing, which in turn advance scientific and medical discovery, speed the commercial availability of what began as experimental medicines, and help to attract, train, and retain talent. This isn't merely a theoretical argument—we can see the power of proximity demonstrated through existing life science clusters like Kendall Square in Cambridge, Mission Bay in San Francisco, and Kips Bay in Manhattan. And, as evidenced in these cities, the growth, importance, and power of these proximity clusters is what enables life sciences to expand more broadly throughout the city.

You can find our [full findings](#) among the public land use documents on the Department of City Planning's website. Today, however, we wanted to briefly touch upon a review of this work that Urbanomics, Inc. prepared on behalf of the Friends of the Upper East Side Historic Districts, a group that has voiced strong opposition to the proposed project. We have concerns with both the substance and the nature of the Urbanomics rebuttal, as it mischaracterizes the findings of the HR&A proximity report and was written by an affiliate of a firm (Perkins Eastman) that unsuccessfully bid to work on the project before you today. The new—and contradictory—conclusion that this is now the wrong project in the wrong place, despite their affiliate/parent company previously proposing to work on the Blood Center's behalf, undermines the credibility of the Urbanomics review. As such, we do not believe them to be a neutral or objective party in evaluations of this project.

Substantively, Urbanomics' conclusions are predicated on a mischaracterization of the project and of HR&A's findings. Our report does not suggest that life science uses can only exist within a cluster, in immediate proximity to academic and research institutions. Nor does it imply that clusters are self-sustaining enterprises mutually exclusive with one-off facilities such as those Urbanomics points to in South Brooklyn, Long Island City, Harlem, and Hudson Square. Rather, our conclusion, supported by the vast weight of academic analysis and real-world experience is that the strength of life science clusters is what enables these individual, one-off facilities to exist and survive. An accurate reading of Michael Porter's foundational work on the benefits of clustering makes clear that clusters are what undergird the potential for innovation and growth elsewhere, growth which clusters themselves are further reinforced by. As the Deputy Mayor for Housing & Economic Development has said, not to take advantage of every opportunity to establish and grow clusters composed of the institutions that do the research and the companies that bring their research to market risks undermining the City's efforts to establish NYC as a national leader in life sciences.

There are only a fixed number of locations across the city where these foundational clusters can realistically exist, given that the world-famous medical and academic research institutions that are their foundation are unlikely to pick up and move en masse to a new location elsewhere in the city. The Upper East Side is one of a few locations where such clusters exist, along with Kips Bay (Alexandria) and the area surrounding Columbia University Medical Center in Morningside Heights. And while a non-academic affiliated research

institution such as the NY Blood Center is not strong enough on its own to serve as the anchor of a new life science hub elsewhere in New York City, its presence in the current location does significantly enhance the existing Upper East Side cluster, especially when also providing some space for emerging companies that can bring the cutting-edge research the cluster generates to market.

We've heard as much from researchers at both the Blood Center and adjacent institutions: the Chief of the Division of Pediatric Hematology Oncology at Weill Cornell [pointed specifically](#) to trainees' ability to work in the labs at the Blood Center while still being able to attend to their duties at Weill Cornell as an important benefit of proximity that would be "significantly adversely affected by increasing the distance between our institutions." Instead of relying on the lived experiences of those doing the work day-in and day-out, Urbanomics looked to a real estate broker to understand the most important characteristics for life science users in NYC. The response: "access to public transportation," a criterion that could apply to almost any commercial use. That point is also not fully supported by the experience of the city's first and most prominent life science hub, the Alexandria Center for Life Science. ACLS is immediately adjacent to NYU and Bellevue but a 15-minute walk from the nearest subway station.

Not every life science building has to be in a cluster, but the benefits of strengthening clusters are clear, and that's what City policy has been and continues to be; contemporaneous investments in growing the citywide ecosystem of life science uses does not negate the need for clustering within the ecosystem. That is why the City is supporting Rockefeller University in creating an incubator for commercial life sciences serving the Upper East Side cluster of biomedical institutions, a move which many of those who oppose this project applauded. The City Planning Commission (CPC), in voting to support this private application, further designated the current site appropriate and advantageous to the proximity of surrounding world-class health, medical, and academic institutions. As the CPC noted, while there's been some commercial life science growth in the city, there doesn't yet exist a hub where the research mission of an institution like NYBC can leverage the dynamism of market-focused commercial life sciences labs.

Our analysis validates the positions taken by the City and its strategy toward growing the life sciences industry in New York, as well as that of the City Planning Commission in supporting this project as proposed at its current site. Thank you for allowing us the opportunity to testify today. I am more than happy to answer any questions.

From: [Irene H. Shih](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] NEW YORK BLOOD CENTER
Date: Wednesday, October 20, 2021 10:01:15 AM

NYC Council, I registered to testify at the Subcommittee on Zoning regarding the New York Blood Center; however, I have yet to receive a Zoom link for the meeting. Please note that 1) I am a resident of the Upper East Side and 2) I oppose the zoning change that would allow the Blood Center build a 334-foot tower at its current site. I would be grateful if my testimony would be taken into consideration in the Subcommittee's decision making.

Regards,
Irene Shih

From: [Isabel Schwartz](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center
Date: Wednesday, October 20, 2021 10:45:41 AM

My name is Isabel Schwartz. I am 76 years old and have lived the last 15 years in an apartment overlooking the space this proposed building would occupy. I, and the thousands of other Upper East Siders who share a similar view, not only paid a premium for that view, but were confident in its permanency because of the long standing zoning regulations that apply.

Like many New Yorkers, and in fact worldwide citizens, I have spent the better part of 2 1/2 years isolated in my own apartment. I have enjoyed the amazing slice of Nature that exists in the depths of the city. I recorded two robins having a conversation between opposite ends of the space in question. Being Spring, I fantasized about their mutual love songs. One of them sat on a corner of my building, just above my head.

Then there is the expanse of sky offering sunlight and the incredible sunrises that challenge the best of tropical vacation photos.

I am shocked that our zoning board would even consider allowing an interloper, who will not be effected by this monster of a building in his backyard, to come to our neighborhood and permanently damage it's unique residential character. For him to profit from this construction is nothing short of criminal. Do not allow it. Please, do not allow it.

From: [James Duncan](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center
Date: Wednesday, October 20, 2021 8:55:03 AM

I would like to register my strong opposition to the Blood Center's proposal to build an unprecedented and outsized commercial tower in a midblock location. Every one of the alternatives described in the Friends of the Upper East Side Historic District's paper of October 15 seems to me much better and less disruptive than the current plan. I have attended several hearings concerning this proposal, and have not heard a satisfactory explanation for the Blood Center's apparent unwillingness to engage in meaningful discussions with opponents, or to give serious consideration to any possible compromise. The unpersuasive arguments that have been advanced in support of the proposal would seem to me to support *any* exception to *any* zoning requirement. It will be very difficult to hold the line if this project goes forward.

Laura M. Duncam
137 East 66th St. [REDACTED]
New York, NY 10065

From: [Jennifer Marchini](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Vote Against Blood Center Re-Zoning
Date: Tuesday, October 19, 2021 10:07:50 PM

October 19, 2021

Dear Council Members:

We vehemently oppose the egregious new tower project proposed by the New York Blood Center and Longfellow. Among our many concerns and fears over the dense, massive potential construction: overly burdening the infrastructure of our neighborhood, already taken advantage of by the medical community; how will the new building further tax the already fragile ConEdison electric grid?

We currently tolerate liquid nitrogen trucks that block our sidewalks. A proposed addition of a 334-foot, 33-story research tower replete with dangerous chemicals, is just too much for our neighborhood to handle. Not to mention the additional 2,400 new workers to an already overcrowded block.

The Blood Center's representatives have claimed they want to create a humane experience for residents of the Upper East Side, but this only refers to the aesthetic look of the new building. The residents in our neighborhood deserve to be treated humanely.

The mission of the Blood Center is to do good work. They should be able to do their work in a modest sized building... one that does not require a precedent-setting re-zoning of the mid-block. I urge you to take swift action and block this proposal.

Sincerely,

Jennifer Marchini

From: [Jerry Vinokurov](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] testimony in favor of the Blood Center on the UES
Date: Wednesday, October 20, 2021 10:01:39 AM

Hello,

I am a resident of the Upper East Side and I am sending this email as part of my testimony in favor of the Blood Center project. The opposition to this project has relied on completely phony or irrelevant arguments about the nature of the project and its impact, in particular claiming that the resulting shadows cast on St. Catherine's Park would somehow be a problem. I am here to tell you that I am the father of a 4 year old boy whom I have been taking to this park on a regular basis for years and if there's one thing I wish it had, it's more shadow. During the summer months, the temperature in the park (which, contra claims by opponents, is not really very much of a "green space") becomes unbearable, and the overheating concrete blacktop directly contributes to that. If the building were to actually cast shadows on the park in the way the analysis projects, it would be a small blessing to all the parents who take their kids there.

The opposition further raises complaints about size (too big!) or the nature of the work (too... scientific!) which should frankly be dismissed out of hand. New York is a city of big buildings, and I would wager any odds that many of the people pushing these complaints reside in buildings as tall or taller than the proposed tower. So, according to these complainers, tall towers are good for them, but bad for office space for some reason. Notwithstanding these complaints, the increased number of people who would commute to the UES because they would have jobs in the tower would bring much-needed business to the local small restaurants and shops that rely on local workers. The tower opponents repeatedly profess to care deeply about these local businesses but, seeing as how they wish to kill a project that would directly benefit these businesses, demonstrably do not.

Finally, I wish to say that this method of collecting testimony from interested parties inherently privileges retired or otherwise non-working people and effectively denies the opportunity to testify specifically to those who would benefit most from this development, i.e. the local workers who are much too busy to be able to log on to a Zoom conference for hours in the middle of a workday. It would be inaccurate in the extreme to take these testimonies as representative of anything other than a bunch of local grumps who have nothing better to do with their time.

The UES is my home, but it is not a place to be frozen in amber so a bunch of people who have lived here for 30 years can reminisce about their halcyon days. It is a place that should keep growing and developing because this development would benefit us all.

Jerry Vinokurov


New York, NY 10021

From: [Jon Ganzarski](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Vote For the Blood Center/Longfellow Application
Date: Tuesday, October 26, 2021 2:39:43 PM

Build new buildings, bring new revenue to the Upper East Side and NYC, and use it to fund affordable housing, all in my neighborhood please!

Jonathan Ganzarski

[REDACTED]

502 East 84th Street

[REDACTED]

New York, NY 10028

From: [Jon S](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Support for NY Blood Center building at Oct 20 City Council meeting
Date: Tuesday, October 19, 2021 8:42:48 PM

My name is Jonathan Schimmel and I interned for the New York Blood Center in the summers of 2006 and 2007 while in college. I worked in the laboratory of Dr. Asim Debnath at the Lindsley F. Kimball Research Institute of the Blood Center.

My time at the New York Blood Center was crucial to my development as a life science student. I was able to contribute to the center's mission and research in a meaningful way while also learning skills that helped lay the groundwork for my career.

The goal of our research was to develop a fluorescence assay to screen for inhibitors of an HIV protein that was not targeted by available HIV drugs. I was involved in day-to-day research operations, and Dr. Debnath and his colleagues taught me numerous molecular biology techniques to study DNA, RNA, proteins, and cell cultures.

After my internship ended, I completed my undergraduate degree in biology, went to medical school, completed residency training in Emergency Medicine and fellowship training in Toxicology, and ultimately joined the faculty at a medical school in New York City.

I want to express my strong support for the New York Blood Center as an institution that had such a positive impact on my career, and because I believe that a building like Center East will increase its ability to hire more interns and provide more students with firsthand life sciences experience.

Thank you for your time and consideration of this important project.

Sincerely,
Jonathan Schimmel, MD

From: [Judy Gross](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] 67th Street Blood Tower - Please Oppose
Date: Tuesday, October 19, 2021 7:26:00 PM

I am writing to oppose the proposed Blood Center Tower on East 67th Street.

This is a massive tower that does not belong in this residential neighborhood:

- It's a multi-year complex construction project on a narrow street
- It will add thousands of people to an already congested area
- It's ridiculous to have a massive tower of that size on a narrow residential street
- It will cast a shadow over many blocks that children use - Julia Richman Education Complex and the St Catherine's park

The arguments made by the Blood Center to make their case don't make sense. They do not need to be in close proximity of the nearby hospitals to conduct their work -- doctors in the neighborhood have refuted that. None of the neighboring institutions noted by the Blood Center have said they want or need the Tower.

Also, alternative locations have been offered.

This is a terrible idea that would disastrously change the makeup of the neighborhood.

Please, please please - oppose this Tower!

Judy Gross


From: [Karen Adler](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Stop the Blood Center
Date: Wednesday, October 20, 2021 11:30:36 AM

To Whom It May Concern:

As a resident of the UES, the proposed Blood Center/Longfellow commercial tower is an egregious project that has no place in this or any residential neighborhood. By rising to a height of 334 feet on a narrow side street where height is currently limited to 75 feet, and introducing nearly 400,000 sf of commercial space to a residential block, the project is unprecedented in nearly every way. The rezoning violates the bedrock urban planning principle of directing density to wide streets, central commercial districts, or institutional campuses, and preserving narrow residential side streets for lower scale residential uses. If this residential midblock could be rezoned so dramatically, so could other residential blocks in every Council District!

This proposal is nothing more than zoning for dollars. The applicant has demonstrated a complete disregard for the community and for decades of successful zoning, and it requires the community to bear the impact of an egregious building in order to benefit a private developer. I urge you to reject this proposal.

Sincerely,
Karen Adler

From: [Karen Meenaghan](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Strongly oppose NYC Blood Center proposal
Date: Wednesday, October 20, 2021 11:10:34 AM

I'm a longtime resident of 315 East 68th Street, and I am shocked this is still being considered.

I purchased a home in a residential area, and year by year there has been a westward creep of giant buildings with zoning exclusions, and the blood bank is the biggest yet, and on the most westward edge.

It devalues my home, and brings with it a host of traffic and personnel issues that this residential neighborhood is not set up to accommodate. 68th and 2nd has turned into a SUPER chaotic corner now because of the MSK traffic back and forth all day to the 6 and Q trains, and this will only get worse with another mega building. And the worst part is what it does to the school and the park it faces --- shameful.

There is a crisis of unoccupied building space in NYC post-pandemic --- I don't understand why we would undertake building another giant space dependent on rentals NOW of all times, or give an exception to a zoning regulation in a neighborhood struggling to hang on to a residential community.

I support the blood bank 100%, but if they need a building this big they should find another location. If they can keep the height in proportion to the surrounding buildings and especially the school, that could be a happy compromise, but I can't get behind something this massive.

PLEASE vote no on this proposition.

Thank you for your attention.

Karen Meenaghan

From: kimhurt@aol.com
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Project of BLOOD CENTER New Building on E 67th St
Date: Tuesday, October 19, 2021 10:49:38 PM

Walking by the Blood Center in the morning, I encounter a group of mixed race students, mostly Africans, some Islanders and Asians, happily chattering in front of the building, obviously from the nearby School for Gifted Students on break. A little further, imperious or pleading nannies and solicitous parents pushing toy-laden prams herd excited children through the gates into the park. An early October sun warms up the ordinary and familiar scene. I am alone, at home and out walking my toy poodle, greeting others steering their own unwilling, resigned or excited dogs... Thus I stood, watching the happy crowd playing basketball, lining up orange play blocks on the ground, half-sized players practicing at becoming a future "Brady" aim the ball with determination,.. And the children cry, scream, laugh and fight in the small park always alive and busy, well attended by health conscious adults early morning, toddlers and others as the day progresses. Across the park a bell rings from a church with cheery flowers lining the wide doors opened to all comers. Small eating lodges are cleaning up sidewalks, hopefully after busy evenings. It is such wonder to discover that New York skyscrapers shelter areas reminiscent of archaic and retro neighborhoods in old Paris or cobblestoned villages in Portugal where retirees and tourists sip their cafes and munch on *pasteis de nata*.

Beautiful New York is not just glass and steel, outsized volume and occupancy, today some half empty. Simple people, those who live in New York direly need space and air. Outsized Commercial and business buildings line up the multi-lane avenues of First, Second, Third and so on and on Avenues... Let's keep them where they belong and leave room for the rest of mankind.

Respectfully,

Ms.KIM HURT
301 E. 66th St [REDACTED]
New York, NY 10065

October 19, 2021

The New York Blood Center (NYBC) has been the Rogosin Institute's home for laboratory research for the past decade and **I'm writing to you as a proud partner and firm supporter of NYBCs proposal to develop a world-class life science hub called Center East.** We can no longer accept having this important hub for scientific innovation and blood services operate in an outdated facility constructed as a vocational school in 1930.

NYBC is a lifesaving institution for New York City. It not only supplies safe, inexpensive blood products to nearly every hospital across the five boroughs but helps countless New Yorkers through groundbreaking research of cures for blood-related diseases like Covid-19, HIV, and Sickle Cell anemia.

The research and healthcare objectives of the Rogosin Institute and NYBC are closely aligned. Like NYBC, Rogosin plays an essential role in New York City healthcare. We are a not-for-profit healthcare organization focused on treating patients with kidney disease. We run one of the 10 largest dialysis programs in the country serving New Yorkers of all demographics in Manhattan, Queens, Brooklyn and the Bronx. Rogosin's founders performed both the first dialysis and the first kidney transplantation in New York and brought a new standard of kidney healthcare to this city. In addition to ensuring state of the art kidney healthcare, the institute's long-term vision includes researching new cures for kidney disease. Our latest research undertaking is the Kidney Regenerative Medicine Laboratory, which aims to use stem cell biology for kidney tissue regeneration. Founded in 2019 and physically located within the NYBC laboratory facilities, Rogosin Kidney Regenerative Medicine Laboratory has received broad financial support from our patients and from the National Institutes of Health, bringing jobs and revenue to New York City.

Center East would significantly enhance and expand the capacity of NYBC and its partner organizations for life-saving research. The proposed state-of-the-art biomedical campus would be a pillar of New York's post-pandemic response infrastructure. It would also begin to address New York's glaring lag in life science lab space compared to industry leaders like Boston and San Francisco. Finally, NYBC's plan would create a campus where academic healthcare research institutions like ours can collaborate with biotechnology companies to accelerate the development of new treatments—space New York currently lacks, but that we know drives innovation.

The pandemic has underscored New York City's need for NYBC's work and the need to invest more boldly in our life science infrastructure.

Center East is the right project for NYBC and New York City now more than ever.

Thank you for your consideration. I urge you to help bring this long-overdue project to fruition.

Sincerely,

A handwritten signature in blue ink, appearing to read "Leif Oxburgh". The signature is fluid and cursive, with the first name "Leif" and last name "Oxburgh" clearly distinguishable.

Leif Oxburgh, DVM, PhD
Scientific Director and Vice President for Basic and Clinical Research
Email: leo9022@nyp.org
Phone: +1 646 317 0825

From: [Linda Hartley](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center Rezoning - a disaster!!
Date: Wednesday, October 20, 2021 8:54:31 AM

I strongly oppose the rezoning of the mid block area for commercial use. There is no need to have a TOWER mid block in a residential, highly congested, crosstown bus path and a school across the street. There is so much commercial space available in Manhattan - use what is currently around.

I am not opposed to the Blood Center upgrading their space, but to do so at the expense of residential neighbors, children and public transportation is egregious. A very self serving plan. Also, why not combine the synergies of the other hospitals/research buildings already around.

It is not just about shadows being cast. It is about maintaining some quality of living in a city that has been under such pressure.

From: [lmr348](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Vote Against Blood Center Re-Zoning
Date: Wednesday, October 20, 2021 7:36:00 AM

October 20, 2021

Dear Council Members:

I vehemently oppose the egregious new tower project proposed by the New York Blood Center and Longfellow. Among our many concerns and fears over the dense, massive potential construction: overly burdening the infrastructure of our neighborhood, already taken advantage of by the medical community; how will the new building further tax the already fragile ConEdison electric grid?

We currently tolerate liquid nitrogen trucks that block our sidewalks. A proposed addition of a 334-foot, 33-story research tower replete with dangerous chemicals, is just too much for our neighborhood to handle. Not to mention the additional 2,400 new workers to an already overcrowded block.

The Blood Center's representatives have claimed they want to create a humane experience for residents of the Upper East Side, but this only refers to the aesthetic look of the new building. The residents in our neighborhood deserve to be treated humanely.

The mission of the Blood Center is to do good work. They should be able to do their work in a modest sized building... one that does not require a precedent-setting re-zoning of the mid-block. I urge you to take swift action and block this proposal.

Sincerely,
Linda Rizzuto

From: [Maria Andriano](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] New York Blood Center
Date: Tuesday, October 19, 2021 7:03:09 PM

Dear Sir/Madam:

As a long-time resident of the Upper East Side neighborhood I am strongly opposed to the New York Blood Center's proposed plans to build a 600,000 square foot commercial tower mid-block and proposed rezoning. As you are aware, the proposal seeks to allow this commercial tower in a residential mid-block street.

The proposed 334-foot-tall building is expected to have floor areas the size of the Empire State Building and would be 4.5 times taller than the 75-foot height limit allowed by the current R8B zoning -- zoning that was designed to preserve access to light and air, especially considering that the location is directly across from St. Catherine's Park and six schools in the Julia Richman Educational Complex.

This tower development, proposed by the Boston real estate developer Longfellow, would set a precedent that is highly detrimental to mid-block R8B zoning, and I strongly oppose its application.

This proposal is being touted as support of the Life Sciences, but the Blood Center is only occupying 35% of the proposed building space. Therefore, the expanded space, as proposed, is not essential to the Blood Center's core mission which certainly could be adequately served by a much smaller "as of right" development.

Sincerely,

Maria Andriano

██████████ ██████████ ██████████
New York, NY 10065

From: [Kelley, Chelsea](#)
To: [Land Use Testimony](#)
Subject: FW: [EXTERNAL] Re: 10/20 City Council Hearing - New York Blood Center
Date: Wednesday, October 20, 2021 10:29:18 AM

From: Syd Sotillo <scafcorpint@yahoo.com>
Sent: Wednesday, October 20, 2021 9:35 AM
To: Kelley, Chelsea <CKelley@council.nyc.gov>; Molino Sotillo <msotillo041@yahoo.com>; Molino Sotillo <msotillo@northwell.edu>
Subject: [EXTERNAL] Re: 10/20 City Council Hearing - New York Blood Center

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Forward suspect email to phish@cyber.nyc.gov as an attachment (Click the More button, then forward as attachment).

October 20th 2021

I am the President of the Sickle Cell Awareness Foundation. I am grateful for the opportunity to be a part of the discussion here today to urge the City Council to support the New York Blood Center's proposal to build Center East. The New York Blood Center's work in researching sickle cell disease is of critical importance to the future of our City and to New Yorkers afflicted with sickle cell disease. As a parent and advocate, I see the actual treatment that sickle cell patients receive, often times the care is inadequate, and unsafe, because of the lack of trained sickle cell doctors, that can be detrimental to sickle cell patients, and result in fatality.

The New York Blood Center serves a crucial function in our city's health care system, providing safe affordable blood to nearly every hospital across the five boroughs. Through its groundbreaking research supporting cures for blood-related diseases including HIV, Hep C, and sickle cell anemia, the Blood Center has also been an important resource and advocate for unserved/underserved communities at-risk across the city, including LGBTQ, Black, Latino men, women, and youth populations.

The Blood Center has a long-standing commitment to patients with sickle cell disease, an inherited red blood cell disorder that affects all races and ethnicities, but predominantly in the African Americans, Hispanic and

Indian Communities. affecting an estimated 10,000 New Yorkers and millions worldwide. The center is an international leader in sickle cell disease research aimed at prevention and developing novel strategies to help cure the disease through stem cell transplantation and gene therapy.

The Blood Center is seeking to modernize its building with a state-of-the-art research center called Center East that would significantly expand its capacity to conduct research supporting new treatments not only for sickle cell, Covid-19 and HIV but many blood-related diseases. After many years of seeking to find a headquarters that can accommodate the scope of its needs for critical blood collection and research, Center East would provide the Blood Center with the 21st century facility it deserves that benefit New Yorkers across the city.

This new center will not only significantly enhance the Blood Center's capacity for innovative research, but provide a career pipeline for underrepresented professionals, including Black and Latino New Yorkers, in the life science industry. These are tough jobs to break into and Center East would help break down barriers by offering hands-on career development opportunities including clinical lab experience and research internships.

On behalf of those many New Yorkers and blood-disease afflicted individuals around the world who rely on Blood Center's lifesaving work every day, our organization The Sickle Cell Awareness Foundation Corp Int, encourage you to support its proposal for a building that would directly improve the lives of individuals affected with these debilitating blood disorders. Once again, we thank you for your efforts and leadership.

Merlene Smith-Sotillo
President/Ceo.

Merlene Smith-Sotillo

President/CEO

Sickle Cell Awareness Foundation Corp Intl.

Phone: 917-373-8434

www.ScafCorplnt.Org

www.ScafCorplnt.Com

On Tuesday, October 19, 2021, 04:16:07 PM EDT, Kelley, Chelsea <ckelley@council.nyc.gov> wrote:

You are receiving this message, it is because you have signed up to testify at the New York City Council Subcommittee on Zoning and Franchises' hearing on the New York Blood Center land use application on October 20, 2021.

If you do not wish to testify, please reply to this message to let me know as soon as possible (thank you to those of you who have already let me know you will not testify) – please watch the livestream of the hearing at <https://council.nyc.gov/livestream/> rather than joining the Zoom meeting.

For those of you who still wish to testify tomorrow, we estimate that the public testimony portion of the hearing will start around 11:30am and will go into the evening.

We have over 250 members of the public who have signed up to testify, so this will be a long day for those who will wait to testify as well as for the Land Use Division staff who will be working hard to make sure your testimony is heard as swiftly as possible. As is the case with our in-person hearings at City hall, we are not able to give you an estimate of when you will be called on to speak by the Chair. We apologize in advance for any frustration this may cause and we welcome written testimony at landusetestimony@council.nyc.gov within 72 hours of the end of the hearing. Written testimony will be added to the public record for this application.

We thank you for your cooperation and patience tomorrow.

Best,
Chelsea

Chelsea Kelley

New York City Council | Land Use Division

646 370 0171 | cell

ckelley@council.nyc.gov

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From: [Michael Cummins](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] AGAINST - Blood Center/Longfellow Tower
Date: Wednesday, October 20, 2021 10:00:47 AM
Attachments: [Screenshot 2021-10-20 at 9.32.08 AM.png](#)

Dear Council members,

As a parent, long-time New Yorker and UES resident - I am **vehemently** opposed to the above-referenced project. The Council should be too. The Blood Bank's work is good, but the project is bad and here is why:

-OUR CHILDREN - The Julia Richmond Educational Complex/St. Catherine's Park block is so critical to a bustling and vibrant neighborhood. There are 6 schools at the complex which serve 1,800 **DIVERSE** students from all over the city. This project will completely devastate these students for the 5 years of construction/development and after. The noise and debris this type of project generates will have a significant negative impact on these children of all ages and all educational needs. The Park will be **shrouded in darkness** from the tower. I have spent a ridiculous amount of time with my own children enjoying the park given it is the only green space for blocks - SEE IMAGE BELOW. This project will eliminate the sunshine and goodness of the park. **How can we possibly do that to our children and the residents of the neighborhood?** It is unconscionable.

-The out-of-town developer completely disregarded any attempts to work together with the local community/elected officials for a viable solution. **COMPLETELY** ignored. That is not a partnership and the local residents have to deal with the fallout and the developer will just walk away - out of NYC - after thoroughly ruining a neighborhood.

-The proposed skyscraper is in the middle of a residential neighborhood. **Mid block.** Which had - up until last month's vote - very strict development zoning. **Imagine building a skyscraper in the middle of a cul-de-sac in the suburbs.** That is exactly what is happening. Does that make any sense? No. Especially, since there is plenty of empty commercial/life sciences spaces already updated and available in many parts of the city - commercially zoned! **The Blood Center should fill that space and begin their great work immediately instead of in five years.**

-The **havoc** the tower construction would reap is **unthinkable**. 2nd Ave is the conduit for trucks, buses etc., en route to the Ed Koch Queensboro Bridge. It is already an absolute disaster from a traffic perspective. Introducing construction vehicles into that traffic would be **quite irresponsible**.

-The Blood Bank's work is important - everyone agrees with that. However, the Blood Bank only needs 75' of zoning to upgrade the facilities. The proposal for a 334'

BEHEMOTH tower is bad for the neighborhood, the city's kids and bad for quality of life on the entire upper east side.

I hope you vote **AGAINST** the project.

Mike Cummins





From: [Mindy Anderson](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Please vote against the Blood Center Tower
Date: Wednesday, October 20, 2021 9:33:21 AM
Attachments: [Screen Shot 2021-03-21 at 2.21.41 PM.png](#)

I am writing to urge you to strongly oppose the mid-block tower that the Blood Center is proposing on East 66th and 67th Streets.

As you know, there are zoning laws against mid-block highrises for a reason. This proposed 334-foot building (equal to 33 stories) will be on a site currently zoned for a building with a maximum height of 75 feet. Allowing this enormous **commercial building** to rise above the legal zoned height of the blood center would be illegal and an affront to the quality of life on the upper east side and would set a precedent, not just for this residential area, but for all other Manhattan residential areas. See image below for a visual.

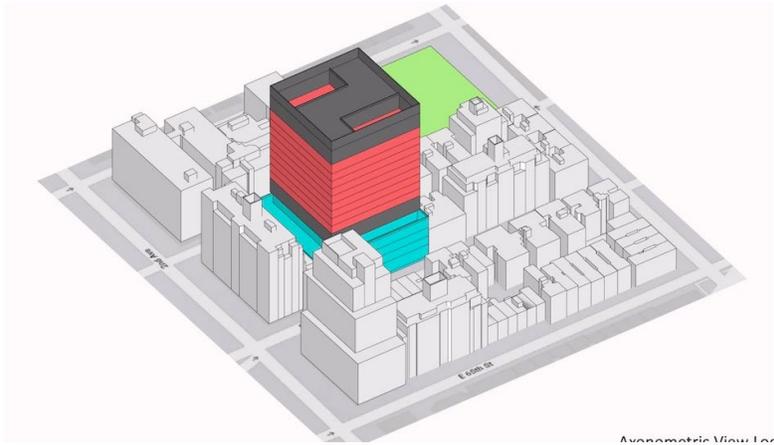
And to top it off, the blood center isn't even gaining any additional space than they already have in their existing space. This is simply a real estate deal. The blood center is being used by a Boston real estate developer to build a massive commercial tower for tenants that will be paying monthly rent to the developer, not to the blood center. The developer will own the tower, not the blood center. And just so you know, the blood center was offered other locations in Manhattan but they turned them down. This is "spot zoning", a practice the Court of Appeals has ruled illegal and could be challenged in court. The beneficiary of this is the developer, plain and simple.

Placing a commercial "life science" behemoth like this with a potential for lab leaks in a residential area is a travesty, casting shadows over St. Catherine's Park and Julia Richmond Learning Center for the better part of each day. And as for the rest of the neighborhood, the concerns are many:

- No light
- No air
- Noise
- The addition of thousands of people to an already packed area
- Additional traffic where traffic is already at a stand still
- And it's not just the schools and park - the whole neighborhood will be affected by four + years of construction, noise, toxic materials, and of course, rodents.
- And the list goes on and on

Please force the blood center to stick to the current zoning laws to preserve the quality of life on the upper east side (and the entire city) by stopping this structure from happening. If not, this will set a terrible precedent that would ruin the quality of life on not just the upper east side, but the entire city. Please know that this has absolutely nothing to do with unions or race, as the developer has spun this. It's about the fact that large commercial buildings, especially buildings containing labs, should never be allowed to rise on mid-blocks in residential neighborhoods. The other healthcare institutions in the neighborhood (MSK, HSS) have expanded, but they were good neighbors and built their new mid-block, state-of-the-art buildings within the zoning laws. The blood center must follow suit.

Thank you.
Mindy Anderson



From: [Nicholas Hansinger](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Vote Against Blood Center Re Zoning
Date: Tuesday, October 19, 2021 8:10:37 PM

Dear Council Members:

We vehemently oppose the egregious new tower project proposed by the New York Blood Center and Longfellow. Among our many concerns and fears over the dense, massive potential construction: overly burdening the infrastructure of our neighborhood, already taken advantage of by the medical community; how will the new building further tax the already fragile ConEdison electric grid?

We currently tolerate liquid nitrogen trucks that block our sidewalks. A proposed addition of a 334-foot, 33-story research tower replete with dangerous chemicals, is just too much for our neighborhood to handle. Not to mention the additional 2,400 new workers to an already overcrowded block.

The Blood Center's representatives have claimed they want to create a humane experience for residents of the Upper East Side, but this only refers to the aesthetic look of the new building. The residents in our neighborhood deserve to be treated humanely.

The mission of the Blood Center is to do good work. They should be able to do their work in a modest sized building... one that does not require a precedent-setting re-zoning of the mid-block. I urge you to take swift action and block this proposal.

Thanks,
Nicholas Hansinger

Sent from my iPhone

From: [Penelope Noble](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Opposition to Blood Center Tower
Date: Tuesday, October 19, 2021 7:37:33 PM

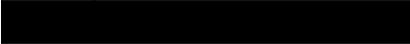
Good evening,

I just wanted to email to say that I oppose the expansion of the Blood Center and think we all need to stand against this development. I support the Blood Center's work and the development of the Life Sciences, but this should not happen in a residential area and NOT with a company that is unwilling to hear the people out and make compromises to their plan. This development will affect everyone in our community: our safety, our health, our happiness. And while I am not sure what is true re: the BSL3 lab space, but the idea of having one with such loose restrictions in our neighborhood is scary to think about. I am a mother. I have a 2.5 year old and am pregnant with our second child, and the thought of a developer building something that could harm any children in the area is unacceptable. I am also a teacher in this neighborhood (within 10 blocks) and the thought of my students being affected is also unacceptable. This does not need to happen in a residential area. It should not happen in a residential area. There are plenty of available spaces in other parts of our city where it would not affect a community of people like this. I am also worried about the mayor being the final decider on this. This decision should be made by you and people who are honestly listening to our community.

I grew up in this neighborhood, so did my husband. We love it here and are committed to keeping it a residential place that puts families, children and schools first.

Thank you for taking the time to read this.

Sincerely,
Penelope Auchincloss



From: [peter.schon](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Do not approve the New York Blood Center Rezoning
Date: Wednesday, October 20, 2021 8:48:11 AM

Hello,

My largest objection to the project is that I've not heard of any efforts on the developer's part to address the community's concerns or to make any modifications to their plans whatsoever. In my mind, this should be a prerequisite to any rezoning. For rezoning to even be considered the developer should have to demonstrate that they've made all reasonable efforts to alter their plan to address community concerns.

As it stands now, it seems that we're just being steamrolled.

Thank you.

peter


From: [Roger Pasquier](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Vote on Blood Center proposed mid block zoning exemption
Date: Wednesday, October 20, 2021 11:30:19 AM

I vote No, against.

Thank you.

From: [My Computer](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Opposition to the Longfellow/Blood Center
Date: Tuesday, October 19, 2021 10:07:46 PM

As a lifelong New Yorker and someone who voted for Kallos, I strongly oppose construction of the Longfellow/Blood Center on East 66th between First and Second Avenues. This monstrosity will be 4.5 times higher than previously permitted mid-block zoning regulations. If allowed this'll set a dangerous precedent and threaten the harmony and civic virtue of every mid-block location in Manhattan and other boroughs.

For decades I've watched as my beloved Yorkville neighborhood(& other neighborhoods) been torn asunder by ultra-luxury high rises and other oversized cancers built by and for the elites. I've watched the very fabric of these neighborhoods get torn apart, as more and more sunlight disappears and more and more of my neighbors get forced out. These short sighted, giant projects destroy our quality of life and undermine the long term marketability of our homes.

I say, ENOUGH! Do NOT approve this Longfellow/Blood Center, its too big and will ruin the neighborhood. Build it somewhere else like, downtown, or Astoria. Places that seem to crave giant structures.

If you approve this, I will NOT vote for Kallos, I'll vote for whichever anti-development candidate runs against him. I'll also call into every radio and TV show I can (I'm a regular caller on many of them), and advice all in earshot to do the same. I'll post in all the neighborhood message boards, I'll poster up any free space on the walls and fences of these ghastly construction sites, I'll tell people at my gym, I'll tell people at my church, I'll let strangers overhear me on the subway, and I'll tell them what a crook Kallos and the city council is. I'll be heard, I'll be heard, I'll be heard!

Thank you,
Ronny W Ryan



Dear City Council:

Rumi Scientific is a promising biotech, based on technology developed at The Rockefeller University. When Rumi Scientific looked for lab headquarters, we considered ourselves very fortunate to find a home at the New York Blood Center. Like the NYBC, we aim to help change and save lives. We have an innovative approach to finding cures for currently-fatal neuro-diseases, and our sister company RumiViro is taking a similar approach in finding cures for respiratory and infectious diseases.

It was very important to Rumi to be near our founders' lab at The Rockefeller University, so we were drawn to the NYBC labs, also because they foster a collaborative environment, are user-friendly and community-minded with a large positive social-impact footprint.

The New York Blood Center is a lifesaving institution for New York City. It not only supplies safe, inexpensive blood products to nearly every hospital across the five boroughs, but also conducts groundbreaking research of cures for blood-related diseases like Covid-19, HIV, and Sickle Cell anemia, all of which impact New Yorkers.

I'm writing to you as a proud partner of the Blood Center and firm supporter of its proposal to develop a world-class life science hub called Center East. We completely support a much-needed update to the NYBC as an important hub for scientific innovation and blood services, so that it no longer operates in an outdated facility constructed initially as a vocational school in 1930.

Center East could greatly encourage the life science ecosystem in New York City. Center East would significantly enhance and expand the Blood Center's capacity for life-saving research with a state-of-the-art campus that would be a pillar of New York's post-pandemic response infrastructure. It would also begin to address New York's glaring lag in life science lab space compared to industry leaders like Boston, San Francisco and San Diego. Finally, the Blood Center's plan would create a campus where research institutions like the Blood Center can collaborate with biotechnology companies like ours, to accelerate the development of new treatments—space New York currently lacks, but that we know drives innovation. Without these collaborative environments, promising R&D often withers.

While this is already an era of great discovery in biology and breakthroughs in human health, the pandemic has further underscored New York City's need for the Blood Center's work and to invest more boldly in the local life science infrastructure and economy.

Center East is the right project for the Blood Center and New York City now more than ever.

Thank you for your consideration. I urge you to help bring this long-overdue project to fruition.

Sincerely,

Ilona Nemeth
CEO

From: [Sheila Kendrick](#)
To: [Land Use Testimony](#)
Cc: [Deborah Brown](#); [Wanla Cheng](#); [Joan Cohn](#); [Jan Constantine](#); [Laury Frieber](#); [Bob Gottlieb](#); [Sheila Kendrick](#); [Mary Kresky](#); [Beth and Larry Lenke](#); [Ellen Martin](#); [Holly Rothkopf](#); [Linda Senat](#); [Terri A Thompson](#); [Cynthia Whitney](#)
Subject: [EXTERNAL] STOP the BLOOD TOWER
Date: Wednesday, October 20, 2021 9:43:18 AM

Please stop the Blood Tower!

While the enormous structure will not shadow Central Park it will darken St. Catherine's Park for the most critical after school hours.

To ignore midblock zoning restrictions is unconscionable. Zoning has to mean something to the stakeholders that already live and work there. This isn't a NIMBY argument, the Blood Center could spread its campus to other area buildings and stay within the zoning regulations that are in place.

Developers are not the only ones with something to lose. The livability of the Upper East Side is at stake. Sunlight matters. The environment matters. Parks matter.

Please vote with your conscience, for the future of New York.

Sheila Kendrick
Save Central Park NYC

From: [Stephanie Bishop](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Against Blood Center
Date: Wednesday, October 20, 2021 7:14:26 AM

Dear City Council,
Please do not approve the 375 foot tower for the blood center. The area is not zoned for such a large building and it will permanently shade our park. The children need sunshine.

Stephanie Bishop

From: [Steven Smith](#)
To: [Land Use Testimony](#)
Cc: [Steven Smith](#)
Subject: [EXTERNAL] NYBC
Date: Tuesday, October 19, 2021 9:16:37 PM

Each and every hearing I have attended, I have found that NYBC and it's partner to be disingenuous in their presentations as they profess willingness to work with the community as other health property developers have, but not one item that has been questioned has been modified.

It has been professed that NYBC will hire union contractors, local labor during construction and for employment in health science subsequent to construction, but ignore the fact that they rejected other locations designated for this type of facility in LIC and most notably Harlem.

Having spent over 40 years in construction, it is clear to me that using the Harlem site would be beneficial to the community during construction through using local businesses for construction material and tool supply as well as feeding if all the construction workers. Local labor could be designated to be employed as well. This work could still be done with union labor.

After construction is completed, that same community could supply the workers for the building, minimizing travel time and cost, as well as providing support for local businesses supplying the building and it's staffs daily needs.

Additionally, the NYBC and it's out of town partner are ignoring the fact that the NYBC can continue it's good work by renovating it's current location and remain within the zoning laws with minimal change and the keeping of the height limit established many years ago to maintain the neighborhoods. This work too can be done by union labor.

NYBC says it must stay at it's present location to work with other area partners. Yet for the 4-5 years of construction, the proposed plan includes relocation of it's staff to other facilities in LIC and Long Island. Seeing a list of it's current medical collaborators, clearly there are locations throughout the US as well as the world.

I often use St. Catherine's Park with my now year old granddaughter who enjoys the swings, and now that she walks, she enjoys walking thru the park which will be thrust into manmade shadows very early in the day.

Having worked with developers during my years in construction, I see this as merely an air rights grab to which neither NYBC nor it's co-conspirator Longfellow are entitled. It is effectively "Zoning For Dollars".

In each Community Board Hearing I've attended as well as a hearing held by Boro President Brewer, there always is a mention of how quickly this proposal has come in the process.

Perhaps the legal firm that has been representing NYBC & Longfellow (who incidentally has

no experience in this type of hi-rise construction or in NYC construction), believes that it's earlier representation of Mayor DeBlasio may carry some weight. Especially, as I understand, there remains a large unpaid balance on that earlier representation.

Don't let this happen!!!

Preserve our existing zoning laws; Provide more jobs for all NYC constituents and it's unions; Protect our limited open spaces; Let's Build Up New York instead of destroying it's communities.

I recommend disapproval of this proposed Tower that has no business being built in our community especially in the face of existing zoning laws.



October 19, 2021

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Andy Russell

Susan & Stephen Scherr

Ian Schrager

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Martha Stewart

David & Jane* Valentas

John Whitehead*

Dick Wolf

**In Memoriam*

Dear Honorable NYC City Council Members,

I'm writing to you as a longtime and proud partner of the New York Blood Center and a strong supporter of Center East, their proposal to develop a new world-class life science facility. The New York Stem Cell Foundation is a non-profit organization dedicated to finding new and better treatments for patients. In 2017, we moved into our new Research Institute on West 54th Street and I know the transformational impact that a new and updated facility has on an organization's capacity to successfully carry out its mission.

The New York Blood Center is a lifesaving institution for New York City, and we can no longer accept having this important hub for scientific innovation and blood services operate in an outdated facility constructed as a vocational school in 1930. It not only supplies safe, inexpensive blood products to nearly every hospital across the five boroughs but helps countless New Yorkers through groundbreaking research of cures for blood-related diseases like Covid-19, HIV, and Sickle Cell anemia.

Center East would significantly enhance and expand the Blood Center's capacity for life-saving research with a state-of-the-art campus that would be a pillar of New York's post-pandemic response infrastructure. It would also begin to address New York's glaring lag in life science lab space compared to industry leaders like Boston and San Francisco. Finally, the Blood Center's plan would create a campus where research institutions like the Blood Center can collaborate with biotechnology companies to accelerate the development of new treatments—space New York currently lacks, but that we know drives innovation.

The pandemic has underscored New York City's need for the Blood Center's work and to invest more boldly in our life science infrastructure.

Center East is the right project for the Blood Center and New York City now more than ever.

Thank you for your consideration. I urge you to help bring this long-overdue project to fruition.

With best regards,

Susan L. Solomon
Chief Executive Officer
The New York Stem Cell Foundation

From: terrance@tjomanagement.com
To: [Land Use Testimony](#)
Subject: [EXTERNAL] New York Blood Center
Date: Wednesday, October 20, 2021 9:03:43 AM

I am sending this email to record my opposition to the proposed mid-block construction of the New York Blood Center on 67th Street between 1st and 2nd avenues.

Save the light. Save the park.

Thank you.

Terrance O'Malley



New York, NY 10065

From: [Tim Jenkins](#)
To: [Salamanca](#); [Speaker Corey Johnson](#); [Land Use Testimony](#); [Moya, Francisco](#); [District2](#)
Subject: [EXTERNAL] I want you to APPROVE the Blood Center/Longfellow Tower
Date: Wednesday, October 20, 2021 1:20:22 AM

Dear City Council/Council Member,

I am a resident in the co-op at 333 East 66th Street, New York, zip 10065, writing in support of the proposed Blood Center/Longfellow tower. It is an egregious project bringing benefits to the neighborhood and to scientific research in the U.S.

The building would leave, as largely documented, complete sunlight to St. Catherine's Park most of the daylight time, adding some shadow to the natural twilight, only a few hours on Winter evenings. The project is a GOOD plan for the neighborhood and the City.

Our primary housing co-op is victim of repeated white collar crimes by the current President of the Board of Directors Ellyn Berk and by the colluded managing agent Rudd Realty. To discriminate among shareholders, they refuse to share the waiting list for minor alterations authorized by Public Authorities and assigned to certified and insured contractors. For months the poor management has determined delays because the very easy communication of workdays with noisy apartment interior demolitions are not communicated and the neighbors immediately protest. The decent management is to inform ahead which days have noisy demolitions, allowing neighbor shareholders paying expensive maintenance fees to properly plan their schedules, avoiding complaints of noise. Demolitions for minor alterations in a studio apartment can take 2-3 days, while suffering them for months from the same studio is certainly caused by white collar crimes in the attempt of managing our co-op building.

Ellyn Berk abused systematically of the co-op email system Buildinglink.com, with the complicity of Rudd Realty and Buildinglink management. In 11 months she sent at least 40 spams, summarized below, with her own anti-democratic anti-capitalism point of view on the Longfellow project. Her unilateral delirium and lack of democratic debate does not represent shareholders at all. The project has been backed by the Mayor of New York City and democratically elected committees. Her repeated flat-earther mistakes about sun lighting of St. Catherine's Park is not representative of our neighborhood. She has a compulsive spamming attitude with false alarmism because of her access to the mandatory Buildinglink system. The appropriate mental health authorities should be alerted. We cannot mark as spam her unsolicited messages in our email systems, as we would lose emails from the same account, genuinely sent with legal value about our co-op. The lack of normal democratic debate

through the same email system requires correction. Obviously if someone sends an email through the system, is immediately subject to retaliation, threaten of eviction, attack by their dogs in the common spaces, stalking by doormen, etc. The email system must be reserved for reasons pertaining our expensive co-op, not for the mental problems of Ellyn Berk, with medieval belief on sunrise and lack of mental lucidity, as in her most recent spams, opening two brackets and closing one. She does not even re-read emails before sending to 180 families in her building, just because she has access to your system. This is another subtraction of real value to shareholders from Rudd Realty/Ellyn Berk.

Ellyn Berk and Rudd Realty regularly commit white collar crimes in violation of our rights. They must be inhibited from using the Buildinglink.com system for their own interests. They must be inhibited from their retaliation and discrimination, while cooperation among shareholders must be guaranteed. Minor alterations to avoid unsanitary conditions must be guaranteed. Currently, several months of waiting are needed without anthropological reason and with total discrimination among shareholders.

We support the Blood Center's mission, since the applicant has demonstrated attention to the community and the tower would bring innovation, value and opportunities to the area, replacing an old and degraded low-valued building. Ellyn Berk, Rudd Realty and Buildinglink.com do not represent instead our interests and do not guarantee cooperation among shareholders. I urge you to accept this proposal.

Tim Jenkins

333 East 66th St. Resident

Spam from Ellyn Berk:

Mon, Oct 18, 1:42 PM	333E66 - Blood Center Tower - REMINDER - City Counsel Hearing
on Wednesday, October 20th	
Thu, Oct 14, 2:59 PM	333E66-Blood Center Tower - City Counsel Hearing on Wednesday,
October 20th	
Fri, Oct 8, 2:42 PM	333E66-Blood Center Tower -Save the Date and the
Fri, Oct 8, 1:35 PM	Neighborhood
Thu, Sep 30, 12:59 PM Mon,	33e66-Blood Center Tower- Save the Date and the
Sep 27, 8:20 PM Wed, Sep	Neighborhood
22, 5:40 PM Mon, Aug 30,	333E66- IMPORTANT! Blood Center Tower - Note to 333
3:20 PM Wed, Aug 4, 6:55	
PM	333E66- CB8 Zone Committee Meeting - Note from Ellyn
Wed, Jul 28, 10:05 PM	333E66 - Memo - Blood Center Tower Update
(Thurs. July 29th) at 10 am	333E66 - Memo - Blood Center Tower Update
Mon, Jul 26, 12:10 PM Mon,	333E66- Blood Center Tower - Note to 333
Jul 26, 11:35 AM	333E66-Reminder-City Planning Commission Hearing - Tomorrow
	333E66 - Memo - Blood Center Tower - Note to Shareholders
	333E66- Blood Center Tower - Note to 333
Mon, Jul 19, 12:25 AM	333E66- Blood Center Tower - Reminder

Sun, Jul 11, 10:40 PM Person Public Hearing	333E66-Blood Center Tower- Reminder for Monday Night's In
Fri, Jul 9, 1:50 PM Public Hearing - Monday, July 12th from 6-8 pm	333E66- Blood Center Tower - Updated Information on the In Person
Thu, Jul 8, 3:45 PM July 12th from 6-8 pm	333E66- Blood Center Tower - In Person Public Hearing - Monday,
Fri, Jul 2, 1:05 PM Office	333E66-Blood Center Update - Important Memo from Gale Brewer's
Mon, Jun 21, 11:25 AM from Ellyn	333E66 - Video of Comments on the Blood Center - A Note
Tue, May 25, 1:55 PM	Blood Center Responses to Our Questions: IMPORTANT TO READ
Tue, May 25, 12:50 PM	CB8 Meeting Reminder - Zoom Info - Tonight at 630 pm
Sun, May 16, 1:20 PM 23rd at 2 pm	IMPORTANT BULLETIN - Blood Center Protest Rally - Sun. May
Mon, May 10, 10:55 PM	REMINDER - CB8 Zoom Meeting- Wed. May. 12th at 6:30 p.m.
Wed, May 5, 5:25 PM	333E66-Update Blood Center Tower Action
Mon, Apr 26, 1:30 PM 6:30 pm - Zoom Info	333E66- CB8 Community Board Meeting - Tuesday, April 27th at
Tue, Apr 20, 4:59 PM	333E66- Immediate Update on Longfellow Tower
Fri, Apr 9, 5:45 PM	REMINDER - Julie Menin at 333 - This Saturday (Tomorrow)
Tue, Apr 6, 6:59 PM	333E66- Julie Menin at 333 - This Saturday!
Mon, Mar 29, 12:45 PM	333E66- Kramer Levin & The Mayor
Thu, Mar 25, 3:50 PM Webinar	333E66- A Follow-up to Last Night's CB8 Meeting & Link to the
Mon, Mar 22, 1:59 PM 6:30 pm	333E66- CB8 Zoom on the Blood Center Tower - Tues. Mar. 23rd at
Wed, Mar 17, 10:45 AM on CBS News	333E66- ALERT - NOON TODAY! Story on the Blood Center Tower
Fri, Mar 12, 10:40 AM	333E66- Memo - Julie Menin
Tue, Jan 19, 2:35 PM pm - Please Register Now!	333E66- Meet & Greet with Julie Menin on Tues. Jan. 26th at 6:30
Tue, Dec 29, 2020, 5:45 PM	333E66-Blood Center - Writing Letters to the Planning Commission
Tue, Dec 29, 2020, 6:20 PM Planning Commission	Blood Center - Memos to those writing letters to the
Mon, Dec 14, 2020, 2:30 PM Kallos - Dec. 15th from 8-9 pm	333E66- Talking Points & Zoom Details for Meeting with Councilman
Tue, Dec 8, 2020, 4:05 PM	333E66-Memo-Blood Bank Center Info
Fri, Dec 4, 2020, 12:20 PM	333E66- Blood Bank Center Update
Fri, Nov 20, 2020, 1:15 PM	333E66-Memo - Blood Bank Petition
Mon, Nov 16, 2020, 12:20 PM Street Expansion Plan	Emergency for All 333 Shareholders- New York Blood Center's 66th

-- Sent with <https://mailfence.com> Secure and private email

From: [Virginia Pitman](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center
Date: Wednesday, October 20, 2021 11:27:31 AM

Blood Center Building

This addition is in violation of the mid-block zoning rule in a residential area.

Also, the tower is a for-profit building, attached to a not-for-profit building. What if every not-for-profit did this - the city would be a dark tunnel of tall buildings everywhere. There would not be a place for people to live in a healthy environment.

Laws are made to be kept, not circumvented. Be strong - think of the future. This tall, mid-block would set a precedent and it is not a good one.

Concerned -
Virginia Pitman
viriniabpitman70@gmail.com
Carnegie Hill Neighbor Board Member

From: [Yvonne Greenbaun](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] Blood Center Expansion Plan
Date: Wednesday, October 20, 2021 9:38:11 AM

301 East 66th Street

New York, New York 10065

October 20, 2021

City Council Zoning Subcommittee

RE: New York Blood Center Expansion Plan

Dear Committee Members,

As a resident of 301 East 66th Street, I am writing to express strong opposition to the proposed rezoning that would allow “expansion” of the New York Blood Center. The Blood Center facilities can be updated under existing zoning without having to resort to spot zoning, which can be detrimental to the immediate neighborhood and threatens neighborhoods across the city.

The proposed project will create safety and traffic problems for residents and nearby schools. Traffic and the safety of pedestrians are major areas of concerns, both during the long construction period and once the project is completed. Traffic jams already occur regularly on Second Avenue, and the possible closure of crosstown streets will only make existing jams worse. School buses, ambulances, and police and fire vehicles will find it next to impossible to navigate the streets. Just think of how many times we have seen ambulances struggle to get through traffic without the additional obstacles this project will create. In short, the project threatens the essential character of the neighborhood resulting in the undesirable changes mentioned above.

Before the project is even completed, the construction period presents its own concerns for the neighborhood. Consideration should be given to the levels of air pollutants and toxins that may be released during the four-year construction period. Lighting in the school and neighborhood park will be affected. Noise pollution that comes from blasting and the tools of construction will create harmful levels of noise that will not be conducive to students trying to learn in the surrounding schools, workers trying to work from home, small businesses trying to serve their customers, and residents trying to go about their daily errands in this residential neighborhood. In an era where the COVID-slide is a concern in education, the learning and social impediments to children that this project will present are not acceptable.

If this project were to succeed, it should strike the proper balance of meeting the Blood Center’s needs and protecting the neighborhood’s residents and character. I am sure that my opinions are shared by others who may not have been able to attend meetings or write to you, and by still others who have written and mentioned other concerns not addressed here. I appreciate your attention and consideration of my comments.

Sincerely,

Yvonne A. Greenbaun

From: [Zenaide Reiss](#)
To: [Land Use Testimony](#)
Subject: [EXTERNAL] NO to the Application for the expansion of the New York Blood Center
Date: Tuesday, October 19, 2021 9:06:46 PM

Dear Council Members,

There are many valuable and necessary reasons for Land Use Zoning. Some of those reasons are based on keeping neighborhoods aesthetically cohesive and safe. These Laws are also designed to keep the inhabitants, healthy and thriving.....assuring the community enough light,sun and fresh air; ease of available transportation and adequately moving traffic, as well as safe streets for children as they go to and from school.

Sometimes there are adequate reasons for variances to allow some minor modification of those laws --but only and especially, if it does not negatively impact the surrounding neighborhood.

Blood Center sits right in the middle of one of the worst traffic jams on the East Side.Unfortunately York Avenue, both north and south of the present location of the New York Blood Center, already has intense traffic issues. With several Hospitals, all having recently expanded, clogging every inch of land and filling the roadways to the point that emergency vehicle like Ambulances and Firetrucks can take more than 10 minutes to make there way South from 77th Street to the hospitals along the route to 66th street risking lives along the way.

Just think about the impact of more cars, more truck deliveries, more workers on the streets, more food trucks on those same streets. It is already almost impossible to make any headway on the streets around lunch hour now. Consider greater vehicle pollution....on streets that are filled with ill and elderly patients going to and from doctors, offices. Can you also imagine how the years of construction are going to play into this! There is a much smaller construction that has been going on tor several years on York Ave, and 63rd St. that puts traffic at a standstill on a daily basis. I can't even think of the consequences of construction at the Blood Center.

As you must already know there is a large City High School in the midst of al of this. With distracted teenagers using these already congested streets, including during midwinter blizzards creating additional vehicle dangers.

And you already know about the loss of sunlight on the little strip of green park that is left in the neighborhood. The Real Estate groups says that 'there is Sun until 2:00 PM, so its is no big deal'. But the children are in school when the sun would be there and it will ***not be there when the children are able to utilize the park.***

The Blood Center says it needs to modernize and needs more space. There is nothing to stop them from doing that within the confines of the present zoning stipulations for that piece of land.

I ask the Council to look clearly at the pros.....**NONE**, and cons.....**MANY** and vote **NO**.

Thank you.
Zenaide Reiss