

This document is the Final Environmental Impact Statement (FEIS) for the Rockefeller University New River Building and Fitness Center project. The Draft Environmental Impact Statement (DEIS) for the project was accepted as complete by the New York City Department of City Planning (DCP) and the New York City Planning Commission (CPC) issued a Notice of Completion for the DEIS on November 1, 2013. A public hearing on the DEIS was held on February 19, 2014, concurrently with the Uniform Land Use Review Procedure (ULURP) applications public hearing held at Spector Hall, 22 Reade Street, New York, NY 10007. Oral and written comments were accepted at those hearings and throughout the public comment period, which remained open until March 3, 2014.

This FEIS reflects all relevant substantive comments made on the DEIS since its publication, at the public hearing, and during the public comment period. The comments are summarized and responses are provided in Chapter 18, “Response to Comments.” Oral and written testimony provided at the public hearing and submitted during the comment period are included in Appendix H, “Comments on the DEIS.”

This FEIS<sup>2</sup> reflects notable changes subsequent to publishing the DEIS, which include the following:

- Updates to Chapter 1, “Project Description,” and Chapter 2, “Land Use, Zoning, and Public Policy.” Between the DEIS and FEIS, the ‘Purpose and Need’ section of Chapter 1, “Project Description” was updated to provide information regarding the open culture of the campus and the need for maintaining a highly secure biomedical research facility.
- In the “Chapter 1, “Project Description,” the ‘Purpose and Needs’ section was updated to reflect an (A) application filed by the Applicant pursuant to Section 2-06(c)(1) of the ULURP rules. The (A) application involved minimal changes to the original application proposal. These changes include a reduction of the dimension and size of the columns supporting the platform structure of the new Laboratory Building and North Terrace.
- The DEIS analyzed a five-foot-tall sound barrier located along the eastern edge of the FDR Drive roadway (between the FDR Drive roadway and the East River Esplanade) that would extend the entire length of the proposed platform structure. In response to comments received from the Community Board between the DEIS and FEIS, the sound barrier height

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<sup>1</sup> This Foreword is new to the FEIS.

<sup>2</sup> At the time of the issuance of the FEIS and Notice of Completion, the Mayor’s Office of Environmental Coordination (MOEC) released the 2014 edition of the *CEQR Technical Manual* to be used as guidance for any environmental review commenced on or after March 14, 2014. The analyses presented in this FEIS, which was substantially completed prior to the release of the 2014 manual, reflect the guidance of the 2012 *CEQR Technical Manual*.

was increased to eight feet. Updates to Chapter 9, “Noise,” and a new appendix, “**Appendix G**, “Air Quality,” address the effects of the change in height of the sound barrier.

- Updates to Chapter 7, “Hazardous Materials,” and Chapter 8, “Air Quality.” The mechanism addressing institutional controls related to hazardous materials and quality changed from a Restrictive Declaration to an E Designation, as identified in the FEIS. In addition, the implementation of any hazardous materials requirements for areas disturbed by construction of the column footings would be ensured through the Mapping Agreement that is required in connection with the proposed City Map amendment, as described in the FEIS.
- Updates to Chapter 12, “Construction.” As construction plans became more defined between the DEIS and FEIS, a shorter construction period for the esplanade restoration work was identified. The construction analysis in the FEIS, therefore, analyzes a four-and-a-half-month construction period for the restoration of the esplanade instead of the nine-month construction period identified in the DEIS. The construction analysis in the FEIS was also updated to include more detailed information about the timing and sequencing of construction activities associated with the esplanade work and changes in the construction transportation analysis associated with the shorter duration of esplanade restoration activities. No new or further significant adverse construction impacts were identified in the FEIS; the construction analysis conclusions in the FEIS remain unchanged from those of the DEIS.
- Updates to Chapter 13, “Mitigation.” The DEIS identified significant adverse impacts related to Shadows, Historic and Cultural Resources, Construction—Noise, and Construction—Open Space and indicated that further mitigation measures would be explored between the DEIS and FEIS. The Applicant explored further mitigation options for these impacts.
- Updates to the ‘Shadows’ section of Chapter 13, “Mitigation.” Additional partial mitigation measures were identified for the shadows impact. Between the DEIS and FEIS, the design of the esplanade improvements, including the additional segment south of the project site, has been further developed in consultation with the community, DCP, and DPR. Updates to the partial mitigation measures for the shadows impact have also been made to include a commitment of at least 12 years by the applicant to maintain plantings.
- Updates to the ‘Construction—Open Space’ section of Chapter 13, “Mitigation.” Development of partial mitigation measures developed between the DEIS and FEIS for the temporary Construction—Open Space impact are described in Chapter 13, “Mitigation.”
- Updates to the ‘Historic and Cultural Resources’ section of Chapter 13, “Mitigation,” were made to indicate that the unanticipated discoveries plan for archaeological resources would be incorporated into the Construction Protection Plan to protect historic and cultural resources during construction of the proposed project.
- Updates to Chapter 15, “Unavoidable Significant Adverse Impacts.” The chapter was updated to indicate that, between the DEIS and FEIS, no feasible and practicable measures to partially mitigate the Construction—Noise impact were identified that could be implemented at this location.
- Chapter 18, “Response to Comments,” **Appendix G**, “Air Quality,” and **Appendix H** “Comments on the DEIS,” are new to the FEIS.

All text changes since publication of the DEIS are indicated by and double underlines. No double-underlining is used for the Foreword, Chapter 18, and Appendices G and H, which as noted above are entirely new to the FEIS. \*