Foreword

This document is the Final Environmental Impact Statement (FEIS) for the proposed actions to facilitate the development of a new 31-story inpatient hospital building (the Proposed Project, also referred to as the MSK Pavilion) on the Memorial Sloan Kettering Cancer Center's (MSKCC's) campus on the east end of the block bounded by York and First Avenues and East 66th and East 67th Streets (Block 1461, on a portion of Lot 21 and a portion of Lot 13) (the Development Site). The New York City Department of City Planning (DCP), acting on behalf of the City Planning Commission (CPC), published a Notice of Completion for the Draft Environmental Impact Statement (DEIS) on April 26, 2024. A Public Notice for the Hearing on the DEIS was published in the City Record as well as the New York State Department of Environmental Conservation *Environmental News Bulletin* on June 12, 2024, and was also placed in the New York Daily News on June 12, 2024. A public hearing on the DEIS was held on Wednesday, June 26, 2024 at 11:00 AM in the City Planning Commission Hearing Room at 120 Broadway, Lower Level, New York, NY 10271. The public hearing was also accessible remotely via NYC Engage Portal. Public comments on the DEIS were accepted at that hearing and throughout the comment period, which remained open through Monday, July 8, 2024.

This FEIS addresses all substantive comments made on the DEIS since its publication, during the public hearing and in the subsequent comment period. Those comments are summarized and responded to in Chapter 22, "Response to Comments on the DEIS." Written comments received during the public comment period for the DEIS are included as a new appendix (Appendix E). Changes to the text from the DEIS have been made in this FEIS, as necessary, in response to these comments.

In addition to this Foreword, Chapter 22, and Appendix E (described above), the principal changes between the DEIS and FEIS include the following:

- The Executive Summary has been updated to include any of the changes listed below that may affect any principal conclusions of the technical chapters, and Figures ES-6 and ES-7 were updated to reflect recent changes to use group nomenclature in the New York City Zoning Resolution (ZR).
- Chapter 1, "Project Description," has been updated to include the anticipated Restrictive Declaration and information on the hearing on the DEIS, and Figures 1-6 and 1-7 were updated to reflect recent changes to use group nomenclature in the ZR.
- Chapter 2, "Land Use, Zoning, and Public Policy," has been updated to include the anticipated Restrictive Declaration and the identification of an additional project in the No Action condition: a Pre-K public school on East 65th Street.
- Chapter 4, "Open Space," has revised to consider the population associated with to the additional project in the No Action condition.
- Chapter 6, "Historic and Cultural Resources," has been revised to include mention of the additional project in the No Action condition.

- Chapter 7, "Urban Design and Visual Resources," has been revised to include mention of the additional project in the No Action condition, and Figures 7-20 and 7-21 were updated to reflect recent changes to use group nomenclature in the ZR.
- Chapter 8, "Hazardous Materials," has been revised to include mention of an asbestos survey and disposition of stored chemicals and hazardous materials.
- Chapter 10, "Transportation," has been modified to consider the additional No Action project and to add a Transportation Monitoring Plan (TMP) for the entrance to the garage and the entrance to the through block driveway, and adjacent intersections as well as a TMP during construction.
- Chapter 11, "Air Quality," has been updated to reflect the latest information on the mechanical systems (all electric except for Con Ed steam for sterilization and oil-fired generators in the event of a loss of utility electric power) and updates to the (E) Designation (E-760) language.
- Chapter 12, "Greenhouse Gas and Climate Change," has been updated to reflect the latest information on the mechanical systems.
- Chapter 16, "Construction," has been revised to note that blasting may be required for rock removal, to consider the additional project in the No Action condition, to note the provision of a TMP for construction of the Proposed Project, to clarify the construction noise analysis methodology, and to note that the work plan for hazardous materials to be removed is to be monitored by two separate independent Health and Safety risk management companies.
- Chapter 18, "Mitigation," has been revised to describe updates to potential mitigation measures including partial mitigation for the shadow on St. John Nepomucene, partial mitigation to York Avenue and East 63rd Street during the PM construction peak hour, the TMP for construction.
- Chapter 19, "Unavoidable Adverse Impacts," has been revised to reflect the revisions made to Chapter 18, "Mitigation."

Substantive text changes or additions to the FEIS are indicated by double-underlining. Text that has been removed for the FEIS has been identified by strikethroughs. However, neither underlining nor strikethroughs are used for chapters presented for the first time in this FEIS, such as this Foreword and Chapter 22, "Response to Comments on the DEIS." ✷