



# Memorial Sloan Kettering Cancer Center

## Meeting Notes

**Meeting:** MSK Pavilion Construction Working Group (CWG) Meeting  
**Date:** August 22, 2024  
**Location:** Zoom

### Members/Groups in Attendance:

#### **MSK Project Team**

CWG Co-Chair Shakima Grant, Senior Community Programs Manager  
CWG Co-Chair Terron Browne, Project Manager, Construction Facilities Management  
Ana Garcia, Senior Director, Community Engagement and Health Equity  
Caitlin Hool, Director, Community Engagement & Health Equity  
Roger McClean, Director, Design and Construction  
Maribel Rodriguez, Senior Project Coordinator, Community Engagement & Health Equity  
Jason Tavarez, Project Executive, Turner LendLease  
Anne Locke, Senior Vice President, AKRF  
Colleen Griffiths, Vice President, AKRF  
Shelly Friedman, MSK Land Use Counsel, Friedman & Gotbaum

#### **Community Representatives**

Yasmina Calco, 436 East 66th  
Julie Clarke, P.S. 183 PTA Co-President  
Richard F Czaja, Stahl Organization  
William (Bill) Dessofoy, 400 East 67<sup>th</sup> Street (Laurel Condo) Board Member  
Marianne Dziuba Fiore, Stahl Organization  
Courtney Ferrissey, Assembly Member Rebecca Seawright's office  
Harry Gale, Council Member Julie Menin's Office  
Mary Gera, 400 East 66<sup>th</sup>, President of the board  
Laura Jackson, 438 East 66<sup>th</sup>  
Alex Kogan, Rockefeller University  
Anat Rosenberg, 404 East 66th & F.A.C.T  
Celeste Royo, Manhattan Borough President's Office  
Judy Schneider, Community Board 8, East Sixties Neighborhood Association  
Nate Sherfinsky, Mayor Eric Adam's Office  
Myishia Taylor-Myke, NYC DOE, BX/MN Borough Director  
Gregg Wolpert, Stahl Organization  
Martin Woodard, P.S. 183 Principal

### Members/Groups Invited but not in Attendance:

Father Stefan Chanas, Church of St. John Nepomucene  
Rachel George, 400 East 67th Street (Laurel Condo), Board Member  
Sarrah Hale, Senator Elizabeth Kruger's Office  
Valerie Mason, Community Board 8 Chair  
Melanie Russo, P.S. 183 PTA Co-President  
Serge St. Leger, NYC DOE Senior Director Community Partnerships  
Sowaibah Shahbaz, Manhattan Borough President Mark Levine's Office

## **Welcome and Introductions**

Shakima Grant welcomed the Construction Working Group (CWG) members. Participants consist of the MSK project team and representatives from neighboring buildings, local agencies, and elected officials. One representative was invited from each building or office, with the option to designate an alternate.

The goals of the CWG meetings are to provide a forum where the MSK project team can:

- Provide timely updates to CWG members about Pavilion construction activities.
- Receive information and questions about ways the project construction activities are affecting the community.
- Report out on how MSK is responding to community construction questions and concerns.

It was discussed that the CWG meetings are open to the public. However, questions should be posed through a CWG member for discussion. The project team will prepare and share meeting agendas and notes monthly.

The MSK project team proposed meetings be held on the third Thursday of each month from 8 AM to 9 AM. Community representatives agreed with this schedule. They requested a hybrid format with in-person and zoom options for meetings moving forward.

## **Construction Report**

Terron Browne provided an update on work in progress to prepare the Pavilion site. He outlined the construction timeline for the next six weeks and discussed the required permits filed and approvals received from local authorities. The permits cover the installation of site fencing, overhead protection, the removal of exterior site elements, interior abatement, and scaffolding. At the time of the meeting, the site fence construction and overhead protection were in progress. The overall project timeline was shared and is, along with other construction information, available at [www.mskcc.org/pavilion](http://www.mskcc.org/pavilion).

## **Air Quality Control Discussion**

MSK shared a presentation responding to community questions received to date regarding air quality during construction. Roger McClean conveyed that as a cancer hospital committed to promoting and preserving the health of the community, MSK is committed to upholding safety and regulatory standards above what is required. AKRF, MSK's environmental consultant agency, reviewed the regulations that govern the asbestos abatement that will happen during the process of demolishing the Scholars and Sloan buildings currently on the project site. The team also shared a graphic depicting the two air monitoring devices that have been installed next to the project area, close to P.S. 183. The monitors are currently active. MSK welcomed feedback from the community on their placement and if there is a need for additional devices.

## **P.S. 183**

Principal Martin Woodard and Julie Clarke, PTA Co-President, were invited to share questions and concerns from the P.S. 183 community. They expressed appreciation for the air monitors placed near the school. They also asked for items, including: crossing guards during arrival and dismissal times to ensure student safety; clarification about the process for notifying the school if hazardous air quality levels are detected; HVAC filters; an overview of the study regarding shadows that will be created by the Pavilion; "noise-free" days during testing periods, where construction activity would be minimized; and the involvement of a certified industrial hygienist to advise on testing and safety protocols.

## Questions and Answers

The following questions were raised during the meeting and answered as indicated.

- What type of asbestos is in the building and what are the penalties for environmental violations?

Jason Tavarez from Turner confirmed that none of demolition activities currently underway involve asbestos removal. He then discussed the different types of asbestos-containing materials to be removed as the project progresses. Roger McClean from MSK confirmed there are significant financial penalties in place to hold the abatement companies accountable for their work.

- Is the third-party regulator under the Department Environmental Protection or separate?

MSK has hired a New York State Department of Labor-licensed third-party to assure compliance with all air quality measures required by law and to perform air quality monitoring. This third-party air quality compliance firm is completely independent of all other firms involved in the asbestos removal project and is also expected to suspend ongoing removal activity if their readings show that the work is not being properly contained.

- How does hosing down vehicles covered in dust debris help with air quality? Where do the dust particles go?

Debris is hosed down once in the trucks and covered prior to leaving the site to reduce dust. The trucks themselves will also be hosed down within the site fence to help prevent dust/mud from leaving the site. The water from this activity will be collected, treated, and safely discharged into the sewer system.

- A large construction truck cracked our sidewalk, right above our water pipe for our building 438 E 66th Street. We're concerned. What if it cracked all the way through and burst our water pipe?

The project team committed to evaluating the crack following the meeting.

- How/when will information about hazardous conditions be communicated to residents and students?

MSK will create a community stakeholder notification plan for any jobsite issues that threaten public health or public safety. This plan will be shared during an upcoming meeting.

## Adjournment

The next meeting will be Thursday, September 19, 2024, at 8:00 AM. Between meetings, project updates can be obtained as follows:

Pavilion Website: [www.msk.org/pavilion](http://www.msk.org/pavilion)

Email: [communityaffairs@mskcc.org](mailto:communityaffairs@mskcc.org)

Construction Hotline: 212-639-4444