



December 17, 2015

Rick D. Chandler, P.E., Commissioner
New York City Department of Buildings
280 Broadway
New York, NY 10007-1868

Dear Commissioner Chandler,

We have had extensive communication, in writing, telephone calls and meetings, with your office regarding the proposal for a ten-story luxury condominium atop the existing rent-stabilized occupied building at 711 West End Avenue. The Tenants Association, 711 WEA TAG, has also done extensive outreach to your Department with their questions and concerns regarding the proposal.

The 711 WEA TAG still awaits the official response to their letter and independent engineering audit of the proposal. We hope they will receive that response soon. Their serious concerns are very clearly laid out with much research, time and effort required and they deserve nothing less than a thorough and detailed response.

We continue to have grave concerns about the proposal despite our many communications with your office on the issue. Residents of the building have still not received any sort of regular or detailed information on a proposal that will have a deep and prolonged impact on the very quality of everyday life. That lack of communication and information by the developer and building management means that there has not been an opportunity to review safety and health concerns. Both our office and the residents would like an opportunity to review and comment on the site safety plan.

The proposal is unusual and we appreciate your willingness to have it accountable under the 'High-Rise' unit, should it move forward. However, the residents are very concerned about the impact of the construction on the structure of their own building and what that means for their own safety. They are also extremely concerned about the impact of noise, dust, and contaminant exposure that will accompany the unusual engineering required for this proposal.

The lack of communication with residents regarding the safety plans or any aspect of the proposal itself is extremely frustrating and disturbing for all of us.

We have heard that the proposal has been modified, although we do not know if new plans have been filed with the DOB. Residents have not been informed of changes and cannot respond with questions to those changes without knowing what they are.

We believe there is still an outstanding issue on how these buildings will relate to one another – as one building or two separate buildings, what that means for their tax status, how that effects construction (running the elevator line through the existing building, thereby inextricably linking them as one) and how that is represented on the applications and permits.

The fact that this proposal entails construction atop an occupied, existing rent stabilized building requires special attention be paid, not just to the construction process itself, but also to the hundreds of residents that are legally guaranteed a minimum level of quality of life that we believe this proposal will impede.

We urge you to reconsider the permits issued and to concretely address residents and our concerns.

Sincerely,



Daniel O'Donnell
N Y State Assembly Member, 69th District



Helen Rosenthal
N Y City Council Member, 6th District