



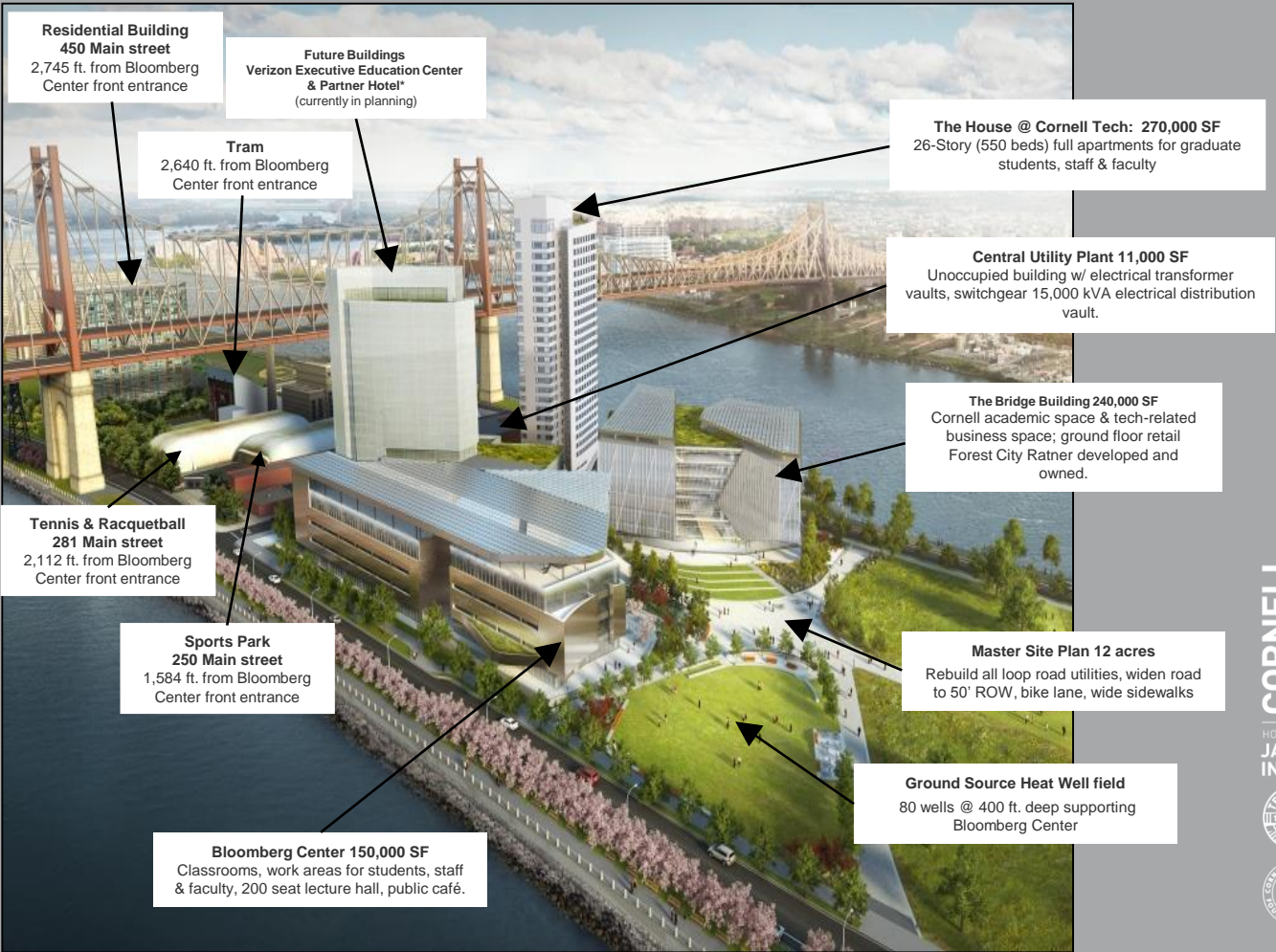
ROOSEVELT ISLAND TOWN HALL MEETING: FACILITIES UPDATE

03.29.17

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HOME OF THE
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INSTITUTE





Residential Building
450 Main street
2,745 ft. from Bloomberg
Center front entrance

Future Buildings
Verizon Executive Education Center
& Partner Hotel*
(currently in planning)

Tram
2,640 ft. from Bloomberg
Center front entrance

The House @ Cornell Tech: 270,000 SF
26-Story (550 beds) full apartments for graduate
students, staff & faculty

Central Utility Plant 11,000 SF
Unoccupied building w/ electrical transformer
vaults, switchgear 15,000 kVA electrical distribution
vault.

The Bridge Building 240,000 SF
Cornell academic space & tech-related
business space; ground floor retail
Forest City Ratner developed and
owned.

Tennis & Racquetball
281 Main street
2,112 ft. from Bloomberg
Center front entrance

Sports Park
250 Main street
1,584 ft. from Bloomberg
Center front entrance

Master Site Plan 12 acres
Rebuild all loop road utilities, widen road
to 50' ROW, bike lane, wide sidewalks

Bloomberg Center 150,000 SF
Classrooms, work areas for students, staff
& faculty, 200 seat lecture hall, public café.

Ground Source Heat Well field
80 wells @ 400 ft. deep supporting
Bloomberg Center

THE BLOOMBERG CENTER



The Bloomberg Center embodies Cornell Tech's commitment to collaboration and innovation. The building aspires to Net Zero energy by reducing consumption by generating its own power.

- Year 1 occupancy is estimated at about 450.

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FACILITIES OPERATIONS

Facilities Management

- Currently at Request For Information / Request For Pricing phase.
- Invited 14 companies to participate in the process.
 - Services included:
 - Custodial Services
 - Dayporter Services
 - Operating Engineers
 - Building Maintenance
 - Grounds Maintenance
 - Housekeeping Services
 - Mailroom Services
- Anticipate having a finalized contract in place by the end of May 2017.

The selected Facilities Management provider will be expected to start the application process in Late May / early June 2017.

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FACILITIES OPERATIONS

Welcome to Cornell Tech
Campus Public Open Space

Cornell Tech campus is patrolled by Cornell Tech Safety & Security Department.

Hours of Operation

- Use of the campus public access spaces from 6:00 a.m. until 10:00 p.m..
- Total Open Space (436,245 sf)
 - = Phase 1 (Public space 129,957 sf)
- Rules & Regulations for open space are currently in development, once completed they will be made available upon request.

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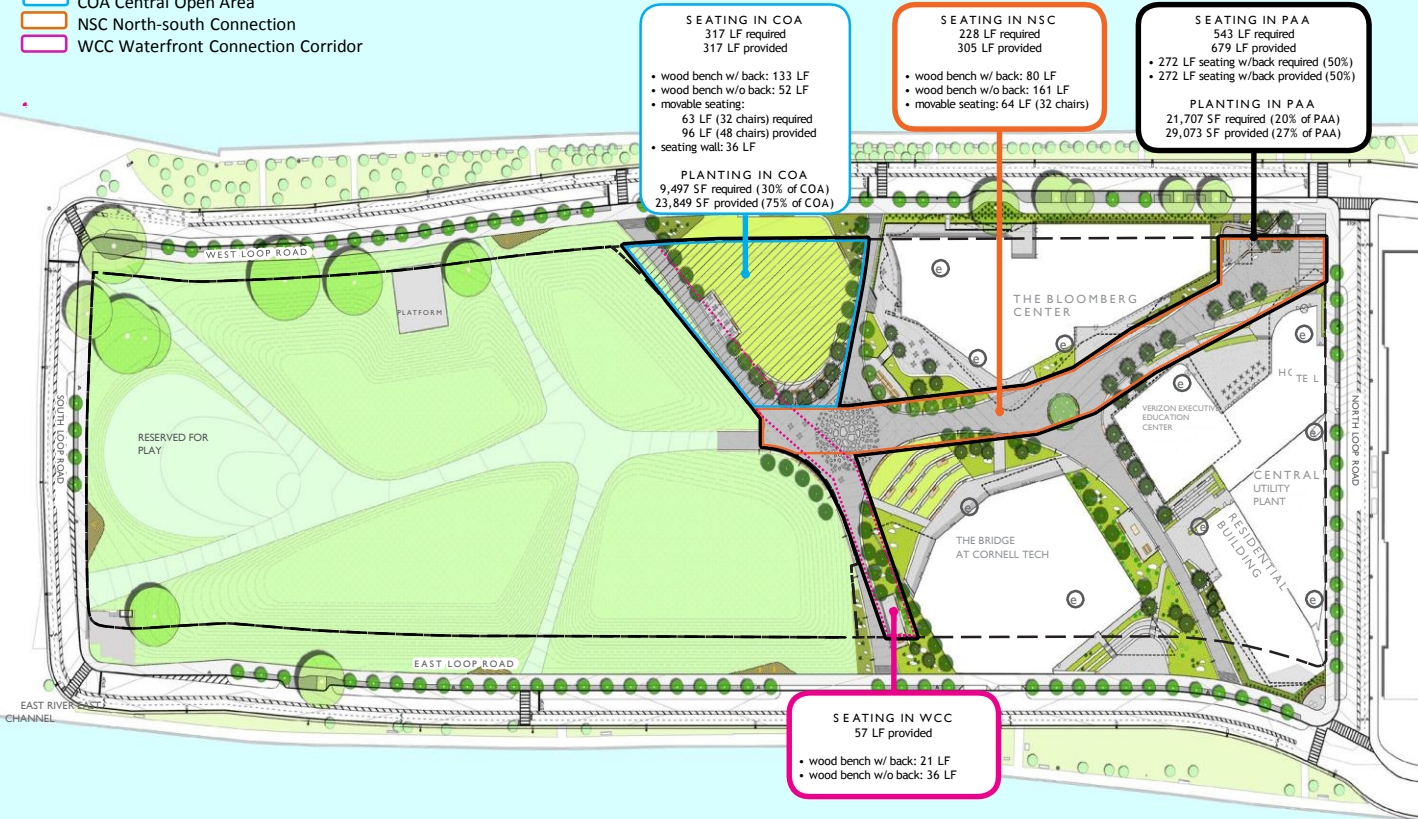


Design for PAA

* Total Open Space (436,245 sf)
= Phase 1 Public space 129,957 sf

Legend

-  PAA Public Access Area
-  COA Central Open Area
-  NSC North-south Connection
-  WCC Waterfront Connection Corridor



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FACILITIES OPERATIONS

SAFETY & SECURITY OPERATIONS

- ▶ Introduction of John Benson – Asst. Director of Safety & Security.
 - Provides leadership of the safety and security of Cornell Tech.
 - Experienced in Higher Education and Corporate, with physical security, access control, camera implementation and fire safety.
 - Retired 20+ year veteran of the NYPD, served as Detective/Sergeant with assignments in the Organized Crime Control Bureau and as the Commanding Officer in the Detective Bureau.
 - Received awards for Meritorious and Excellent Police Duty while with the NYPD.

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CORNELL TECH FACILITIES OPERATIONS SAFETY & SECURITY OPERATIONS

- ▶ Allied Universal Security
 - ▶ Company & Team Introduction
 - Stephen Sacchetti – Vice President of Business Development
 - ✓ Former Surface Warfare Naval Officer, 8 years with Allied Universal
 - Kevin Francis - Business Development Specialist
 - ✓ 5 years with Allied Universal
 - Andy Saavedra – Director of Operations
 - ✓ Former Corporal E4 USMC, 28 years of Security experience, 24 years with Allied Universal

Allied Universal

Providing unparalleled service, systems and solutions to serve, secure and care for the people and businesses of our communities.

- The largest security services company in North America.
- More than 150,000 employees.
- Headquarters in Santa Ana, CA and Conshohocken, PA.
- Operations in the United States, Canada, U.S. Virgin Islands and Puerto Rico.
- 10,000+ Security Professionals in NYC Area.



Who We Are

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5,000 CAMPUS OFFICERS

150+ COLLEGE CLIENTS

500+ CAMPUSES

#1 IN HIGHER EDUCATION CAMPUS SECURITY



VANDERBILT UNIVERSITY



Research-Based Experience



Duke UNIVERSITY



Wharton UNIVERSITY OF PENNSYLVANIA



Howard Hughes Medical Institute



Northwestern University



Tufts UNIVERSITY



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Higher Education Experience

Notable Clients in NY Metro Area

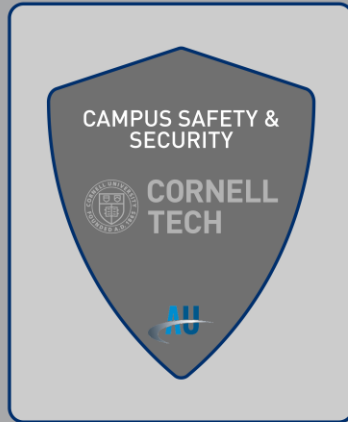


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CORNELL TECH FACILITIES OPERATIONS SAFETY & SECURITY OPERATIONS



Safety & Security Positions:

Anticipated Positions that our Safety & Security Partner – Allied Universal will be hiring approximately 13 - 17 positions and will consist of a combination of the below positions:

- Security Officers
- Dispatch Operator / Fire Safety Director
- Dispatch Operator / Building Evacuation Supervisor
- Roving (Lead) Patrol Officer
- Bloomberg Post

Allied Universal is expected to start the phased application process in late March through late May 2017.

CORNELL TECH FACILITIES OPERATIONS SAFETY & SECURITY OPERATIONS

Example of Shift Schedule

Position/Post	2nd Shift	3rd Shift	1st Shift
Security Officers Post 1	7am-3pm	3pm-11pm	11pm-7am
Security Officers Post 2		4pm-12am (W-S)	
Dispatch Operator / Fire Safety Director	7am-3pm		
Dispatch Operator / BES		3pm-11pm	11pm-7am
Roving (Lead) Patrol Officer	7am-3pm	3pm-11pm	11pm-7am
Bloomberg Post	7am-3pm(M-F)	2pm-10pm(M-F)	

CORNELL TECH FACILITIES OPERATIONS *SAFETY & SECURITY OPERATIONS*

- ▶ Allied Universal Security
 - ▶ Cornell Tech & Island Community Training (limited at 150 attendees per session)
 - R.A.D. – Basic Self Defense
 - Property Identification Program (PIP)
 - Bystander Intervention Training
 - Cornell Tech Safety & Security Awareness

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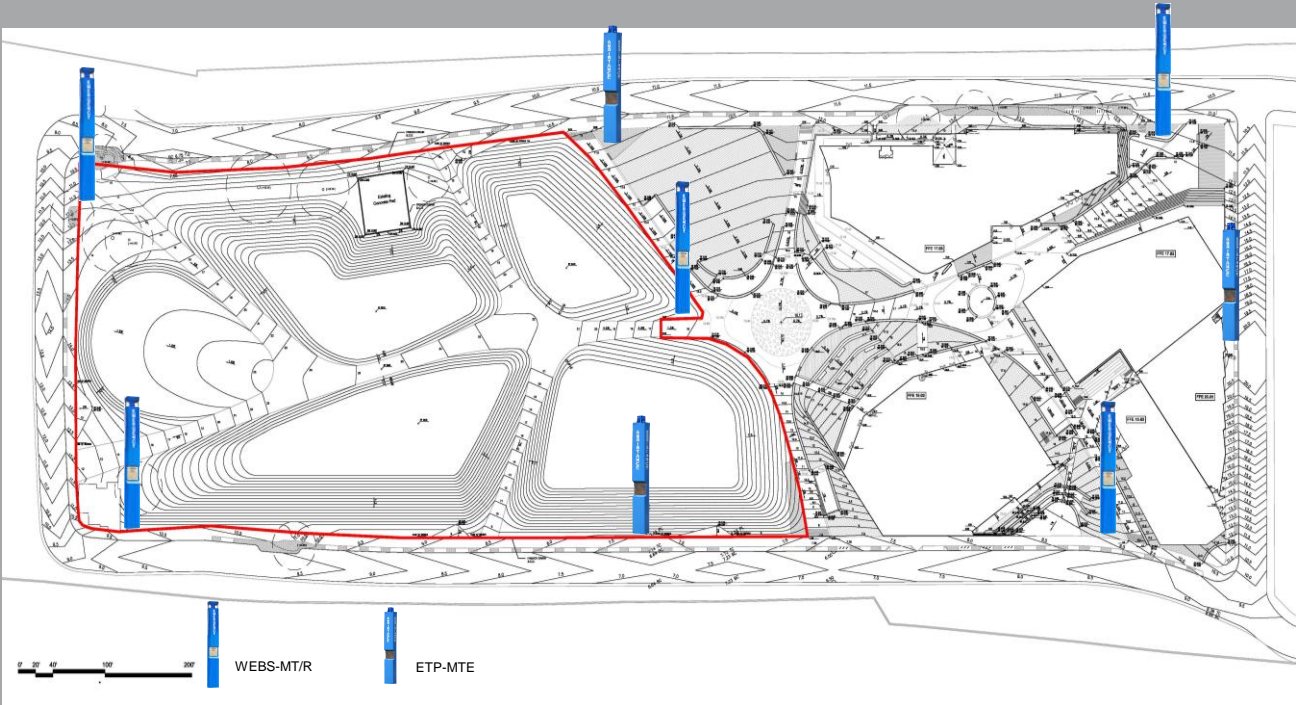
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CORNELL TECH FACILITIES OPERATIONS SAFETY & SECURITY OPERATIONS

► **Bluelight Locations –w/ Cameras**

Each bluelight location will have a camera bracket at 16' ft. with one 360° pan tilt camera.



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elior
NORTH AMERICA



Aladdin
an elior company

STARR CATERING GROUP

CORNELL TECH
FACILITIES OPERATIONS
CAFÉ OPERATIONS

- ▶ Starr Catering Group
 - ▶ Company & Team Introduction
 - ▶ Simon Powles- CEO
 - ▶ Guy Kellner- COO
 - ▶ Deana Perez - Director of HR
 - ▶ Julian Alonzo - NYC Regional Chef

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CORNELL TECH
FACILITIES OPERATIONS
CAFÉ OPERATIONS

the café
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the café
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the café
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Café & Catering Positions:

Anticipated Positions that our Café & Catering Partner – Starr Catering Group will be hiring approximately 35 - 39 positions and will consist of a combination of the below positions:

- Cashier
- Salad Station
- Hot Line Station
- Busser
- Commissary
- Catering
- Prep Station
- Sandwich Station
- Barista / Coffee Station
- Utility
- Commissary Driver

Starr Catering Group is expected to begin the phased application process in late May through early July 2017.



The café



Flexible space facilitates easy communication. The cafe can accommodate 180 seats at 48 tables and a 112 seat terrace invites the public to share in the discourse. The maximum occupancy for the entire cafe space, based on its floor area, is approximately 343 people. The cafe will have 8 managers on site and an estimated 36 hourly employees.

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CONSCIOUS DINING

WE BELIEVE IN **GOOD FOOD THAT'S GOOD FOR YOU**. • WE USE **LOW FAT PREPARATION** METHODS TO ENSURE FRESH, SEASONAL NATURALLY DELICIOUS INGREDIENTS STAY THAT WAY, SLOWLY ROASTED TURKEY, QUICKLY WOK-FRIED SHRIMP, AND GRILLED SEASONAL VEGETABLES.

WE REDOCGNIZE THE **IMPORTANCE OF A ROBUST SUSTAINABILITY PROGRAM** AND SEEK OPPORTUNITIES TO INTEGREATE SUSTAINABILITY INITIATVIES ACROSS OUR COMPANY.

WE SOURCE ONLY **SEAFOOD WATCH-APPROVED SPECIES** • WE PARTNER WITH **LOCAL FARMS** • WE USE **BIODEGRADABLE DISPOSABLES** • WE USE THESE INITIATIVES TO BUILD AN **ETHICAL BUSINESS** • WE VALUE **TRANSPARENCY** AND ARE PROUD TO SERVE YOU OUR PRODUCT



BUILDING COMMUNITY

WE ARE COMMITTED TO PURCHASING **LOCAL INGREDIENTS** AND SOURCING AS MANY PRODUCTS AS POSSIBLE FROM **REGIONAL FARMS** AND PURVEYORS • NOT ONLY DOES THIS GUARANTEE A SUPERIOR PRODUCT IT ALSO **REDUCES TRANSPORT EMISSION** AND OUR **CARBON FOOTPRINT**

WE WILL SERVICE THE CAFÉ FROM OUR **BRONX COMMISSARY** • **WITH MINIMIZED DELIVERIES** TO THE ISLAND

WE HIRE FROM THE COMMUNITIUES WE WORK IN AND PROVIDE **TRAINING & DEVELOPMENT** • CAREER PATHS & A **PROMOTION FROM WITHIN** CULTURE

WE CONTRIBUTE TO THE COMMUNITY • **LISTEN TO FEEDBACK AND ADJUST ACCORDINGLY** • WE GENUINELY CARE

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A CULTURE OF PASSION

EXCEPTIONAL COFFEE AND ESPRESSO

AN AUTHENTIC COFFEE CONCEPT

HIGHLY TRAINED AND KNOWLEDGEABLE BARISTAS WITH A FLAIR FOR LATTE ART!

THE BEANS: 100% ARABICA BEANS SOURCED, DRIED, AND ROASTED FROM FARM DIRECT TRADING.

DELICIOUS ARTISAN PASTRIES, SNACKS, QUICK LUNCH FAVORITES AND AFTERNOON TREATS

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THANK YOU

*from the people of
Elior NA
STARR Catering Group
& Aladdin*



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Questions?

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