

# TENANT CONNECTIVITY GUIDE

100 Park Avenue



WiredScore  
PLATINUM

**SL GREEN**  
REALTY CORP.

As of 9/21/21

\* This Guide will be updated as needed by the Building Management Office. Please call (212) - 686 - 8020 or email [100Park@slgreen.com](mailto:100Park@slgreen.com) with any questions or concerns.

# TECHNICAL INFORMATION

## TELECOMMUNICATION HIGHLIGHTS

- Choice of eight telecom providers
- High speed internet
- Fiber and Copper providers
- Multiple Points of Entry (POE)
- Main riser available on each floor
- Secure risers traverse the entire building
- Ample capacity to support new equipment & cabling
- Neutral-host Distributed Antenna System (DAS)
- Dark fiber connectivity service available
- Fiber backbone system
- High speed low cost network service providers
- Enterprise grade network service providers
- Voice and high-speed data
- Cable television services
- Free Wi-Fi provided in common areas

## TELECOM PROVIDERS

### FIBER INTERNET

AT&T  
Richard Ciano  
718-664-3014

Cogent  
Ali Beyer  
212-257-7227

Crown Castle Fiber  
Chris Fischer  
646-376-5019

\*Provides Dark Fiber Service

Spectrum Business  
Steven Crawford  
212-598-1712

Verizon Business  
Vincent Wiggins  
303-305-5105

Windstream  
Matt Burk  
256-382-7029

### HIGH SPEED LOW COST

AT&T  
Richard Ciano  
718-664-3014

### COAX INTERNET

Spectrum Business  
Steven Crawford  
212-598-1712

Verizon Business  
Vincent Wiggins  
303-305-5105

### NEUTRAL-HOST DAS

Verizon Wireless DAS

## POINTS OF ENTRY

### 1. East 40<sup>th</sup> Street

Access: South Side, Basement

Equipment Location: Cogent Closet, Crown Castle Room, Mechanical Room, Telephone Frame Room  
Eleven 4-inch Conduits

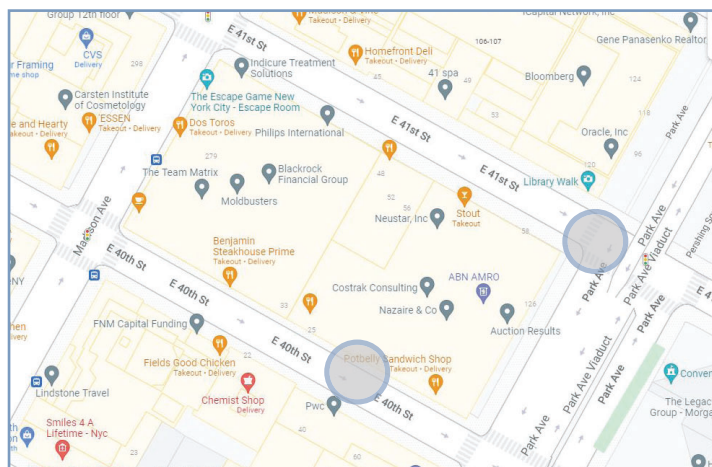
Service Providers: AT&T, Cogent, Verizon and Zayo

### 2. East 41<sup>st</sup> Street & Park Avenue

Access: Northeast Side, Basement

Equipment Location: Tenant Storage Room B23  
Nine 4-inch Conduits

Service Providers: Crown Castle Fiber and Spectrum



## NEED ASSISTANCE GETTING CONNECTED?

**WAVE telecom consultant** specializing in Data, Cloud, Colo, Cyber Security, LAN, MPLS, Microsoft 365, SDWAN, Structured Cabling, Telecom Expense Management, UCASS, Voice, WAN.

Contact: Aviva Noorani  
Phone: 212-849-2217  
Email: [aviva@talktowave.com](mailto:aviva@talktowave.com)

**WiredScore Connect** concierge service assisting with choosing ISP packages and installation processes.

Phone: 646-869-6000  
Email: [wsconnect@wiredscore.com](mailto:wsconnect@wiredscore.com)

# BUILDING INFORMATION

## ACCESS PROCEDURES

- Scope of work, including a drawing indicating the route along with wiring specifications, must be submitted and formally approved by Management prior to scheduling on-site installation
- All core drills within the building require approval from a structural engineer
- 48 hours notice required for freight and loading dock access
- All freight requests must be submitted through Building Engines
- Please provide the below information to Property Management via email and / or Building Engines ticket:
  - Vendor / Company Name
  - Date and time of arrival
  - Type of work that will be conducted
  - Affected locations for the work
  - Access requirements
  - Valid COI and executed providers agreement must be submitted and approved by property management prior scheduling installation
- All tradesmen shall solely enter through the loading dock or freight area
- Equipment installation can be performed during normal business hour, any drilling must be completed after hours

## ACCESS INFORMATION

- Building Engineers will provide access to telecommunication equipment rooms and risers
- Telecommunications equipment locations:
  - Cogent Closet
  - Crown Castle Room
  - Mechanical Room
  - Telephone Frame Room
  - Tenant Storage Room B23

## PROJECT CLOSE OUT REQUIREMENTS

- Complete as-built drawings must be submitted to property management
- Contractors are to take all waste materials with them and properly dispose

### PROPERTY MANAGEMENT

100 Park Avenue, 2nd Floor  
New York, New York 10017

John Flaherty  
Property Manager  
Phone: 212-686-8020  
Email: John.Flaherty@slgreen.com

Pamela Seltzer  
Assistant Property Manager  
Phone: 212-686-8020  
Email: Pamela.Seltzer@slgreen.com

### GENERAL ACCESS

Buildings hours of operation:  
Monday - Friday, 8am - 6pm

HVAC hours:  
Monday - Friday, 8am - 6pm

Loading dock & freight hours:  
Monday - Friday, 8am - 5pm

Loading dock location:  
33 East 40th St.  
Between Park Avenue & Madison Avenue



