

\$48 Million Animal Handling and Intelligent Air Cargo Facility Planned At JFK

ARK Development LLC, an affiliate of leading real estate company Racebrook Capital, announced it has signed a 30-year lease with the Port Authority of New York and New Jersey to develop, finance, construct, operate and manage The ARK at John F. Kennedy International Airport (JFK), a \$48-million, 178,000-square-foot state-of-the-art animal handling and intelligent air cargo facility. The ARK will be the world's only privately owned animal handling cargo terminal and USDA-approved, full-service 24-hour airport quarantine facility for the import and export of horses, pets, birds and livestock.

The ARK at JFK will be constructed at the current site of Cargo Building 78 at JFK, with 14.4 acres of surrounding ground area which includes direct airside access to the taxiway and large aircraft ramp parking. It will be divided into three complementary sections: the air cargo wing, a central administrative and business center with 24-hour veterinary hospital, and the main animal handling facility with pet boarding, animal import and export center and livestock export handling system.

"We developed The ARK concept to address the unmet needs for the import and export of companion, sporting and agricultural animals," said The ARK at JFK founder and Racebrook Chairman John J. Cuticelli Jr. "The animal terminal will set new international airport standards for comprehensive veterinary, kenneling and quarantine services."

The ARK at JFK has been designed by leading architects, designers and engineers, including master architect Gensler, equine-specialty architect Gralla Equine Architects (GH2), construction manager Holt and Grandin Livestock Handling Systems (GLHS), with guidance from Cornell University's College of Veterinary Medicine and the U.S. Department of Agriculture.

"Gensler is accustomed to designing airports with an eye to fostering well-being for people, yet The ARK at JFK posed a unique design challenge for us: to create a place that could ease and simplify the sometimes complex process of transporting animals by plane," said Gensler Architect and Senior Associate Cliff Bollmann. "For the animals who pass through The ARK, as well as the people who own them, air travel can be stressful and confusing." He added

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A \$48 million animal handling and air cargo facility is planned for John F. Kennedy International Airport.

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Temple Grandin Livestock Handling Systems

that, "aligning the needs of quarantine with kenneling and elevating the experience for animals and their owners, our design team sought to create a comfortable, healthy environment for them all."

"The ARK at JFK represents an enormous leap forward in the care and comfort of horses and cattle that travel through the airport," said Ms. Lachlan Oldaker, RA, Specialty Practice Leader/Senior Equine Architect, GH2 Gralla Equine Architects. "The design allows planes to taxi directly to the building, so horses can be transported in a seamless fashion that reduces stress."

Oldaker added that there is a large animal departure lounge, where horses for export have access to comfortable stalls, food and water. There is also an arrival area where the horses' vitals are taken before they are placed in individually climate-controlled units equipped with bedding and natural light. The cattle handling facility is similarly designed for optimal ease.

"This really is a worry-free, one-stop shop for passengers and animals, thanks to the various on-site offerings, including Paradise 4 Paws, an aviary and a veterinarian," she said.

The ARK at JFK will provide both airside and landside services to board, kennel, quarantine, import, export and transport large and small animals. Additional services will

include transportation in dedicated climate controlled vehicles from aircraft, terminals, cargo facilities and other airport locations. A livestock export handling system designed by Professor Temple Grandin, the leading authority on livestock movement, will allow for the safe and efficient handling of cattle, goats, pigs and sheep from truck to aircraft.

In addition, Paradise 4 Paws will bring award-winning service in the form of a 20,000-square-foot 24-hour pet resort with overnight accommodations for cats and dogs, dog daycare, grooming, training, and airport parking.

"Paradise 4 Paws has been expanding significantly over the past year, with our most recent opening at Denver International Airport, and we are thrilled to now be able to offer our services to travelers out of JFK Airport," said Saq Nadeem, Top Dog and CEO at Paradise 4 Paws.

A key component of The ARK at JFK will be state-of-the-art veterinary services available 24/7, 365 days per year, including general medicine, emergency, critical care, internal medicine, surgery and advanced diagnostics provided by LIFECARE™, a new veterinary hospital system committed to providing the most advanced medical care options and treatments to pets across the country. The LIFECARE Veterinary Health System also includes several renowned veterinary specialty practices in the northeast, including Red Bank Veterinary Hospital in New Jersey, VRC in southeastern Pennsylvania and East End Veterinary Emergency and Specialty Center in Long Island, New York.

"LIFECARE's partnership with The ARK at JFK is a perfect fit for our growing organization as we are committed to providing state-of-the-art and comprehensive veterinary care for pets whenever and wherever life takes our clients," said John Payne, chief executive officer and founder of LIFECARE.

"We are excited to embark upon such a game-changing development, which will revolutionize the care of animals in an aviation environment," said Dr. Aaron S. Perl, founder and managing director of The ARK at JFK and general counsel of The Racebrook Portfolio Companies. "We are proud to have brought together one of the most prestigious project development teams in the field to bring this vision to life."

For more information, visit www.arkjfk.com. ★