The New York Times County and the New York Times County and the New York Times County and the New York Times County Times

VOL. CLXXII ... No. 59,611

Democrats See

Adams at Root

Of State Losses

Mayor Pushes Back on

Party Over Blame

and JEFFERY C. MAYS

As New York Democrats sough

erformance in the midterm elec-ions, a fair share was directed to

eard someone who wasn't ever

ote on Twitter that Mr. Adam

rating "the Republicans' crime panic narrative." The Working

milies Party accused him of earmongering" tactics that may

ive swung suburbanites to vote publican. And when Mr. Adams sug

pested that the state's revised bail law was the reason for the Demo crats' poor performance, Repre sentative Alexandria Ocasio

ortez offered a curt reply

Mr. Adams, a former police officer, could not care less. He sees

the election results in New York as

a validation of his message and an

opportunity to proselytize to na onal Democrats that they should mbrace his brand of moderate

politics rather than critique it.
"I think those who stated, 'Don't

talk about crime,' it was an insult

to Black and brown communities where a lot of this crime was play

ing out." Mr. Adams said in an in-

hould treat the midterms as a

teachable moment - a recogni

tion that they mistakenly allowed Republicans to seize the narrative

'betrayed' his party by ele

Mayor Eric Adams o



Missed Chances to Stop a Deadly Crowd Crush in South Korea

By CHOE SANG-HUN

SEOUL - For years, officials had known that Halloween week ends in Itaewon, a popular nightlife district in Seoul, at-tracted large crowds, warning internally that people could be "crushed to death."

For days, they had held meet-ings and filed reports about their expectations for "disorderly"

Dimming Hope

Office Buildings

Will Ever Refill

This article is by Peter Eavis, Julie

With the pandemic receding

children back in school and busi

nesses telling employees to return to the office, the companies that

own big office buildings were hon-

ing to move on this fall from a nightmarish two years.

Instead, things got worse. More office workers are back at their desks than a year ago, but at-

endance at office buildings in

New York, Boston, Atlanta, San Francisco and other cities is lan-

guishing well below prepandemic

evels. As leases come up for re-

newal, companies are often opting for smaller offices, saddling land

lords with millions of square feet in vacant space. And more space is expected to hit the market in the

Meta, Salesforce and Lyft lay off

workers. More than 100,000 tech-nology workers have lost their

jobs this year according to Lav-

offs.fyi, a site that tracks job cuts.

Higher interest rates are also

weighing on the industry. Many

landlords are no longer willing or able to acquire and spruce up old-

er buildings or build new ones.

Seeing little upside in holding on to sparsely occupied buildings

and paying interest on mortgages,

some landlords are handing over

properties to lenders. Others are seeking to convert office buildings

hough that can be expensive and

Wall Street investors appear to

residential complexes,

ing months as companies like

Creswell and Joe Rennison.

crowd control officers.

For hours, they had received desperate calls about partygoers trapped in a narrow alleyway vene as people were "falling and burt" in a "bottleneck."

Each time, the authorities ignored or missed the warnings. crucial chances to prevent a crowd crush in Itaewon on Oct. 29 that would kill 158 people and

By LISA FRIEDMAN

SHARM EL SHEIKH, Egypt -

the moment will come. Negotia-

tors from among 200 countries with varied interests and motives will be aweating over terms and

definitions as they strain to forge a

global climate agreement. That's when the woman known as "The

Closer" goes to work. Sue Biniaz, who was the State Department's lead climate attor-

ney for nearly three decades be-fore being named the U.S. deputy envoy last year, knows where the

micolons are buried in all the

Ms. Biniaz is a word fiend who

nce wrote an academic paper about how punctuation is wielded in climate treaties, who tucks

ossword puzzles into her purse and who once traveled with a the saurus (now she uses a smart-

phone). She has a peculiar skill She is the one negotiator among thousands who is most trusted to find the elusive word or phrase

that can allow leaders at logger heads to agree on a climate deal.

"She's the unsung hero," said

her boss, John Kerry, the U.S. spe-cial envoy for climate change.

"Sue is really clever in her shil-

ity to wordsmith in ways that be-come acceptable to all parties, or

most parties, which is no small tal-

ent," he said. "She really gets into

the nittiest nitty-gritty details, and

portant they are to the outcomes." comma once
With the future of the planet at to a standstill

with an understanding of how im-

stake, the U.N. system that gov-

ernments have adopted to ad-dress the climate crisis is steeped

important United Nations climate agreements. After all, she helped

Warnings Disregarded Hours Before Surge

leave 196 injured. A New York accounts, investigators' findings parliamentary testimony and offi-cial documents released to lawmakers, provides troubling new

Sue Biniaz, an expert climate negotiator for the United States.

"should."

negotiations in 2015 over a feud about the use of "shall" versus

On this battleground of words,

a gladiator. In 2011, she broke a

logjam among the United States, Europe, China and India to ensure

that, for the first time in history, all

Continued on Page A13

once rescued a collapsing deal by using quotation marks.

in legalese. The annual confer-ence of the parties, or COP, is

where diplomats can debate for

hours the use of "urge" as opposed to "request," and where an errant

comma once ground negotiations

The landmark Paris climate

change agreement itself almost imploded during the final hours of

street fights and other lesser incidents, while officials monitoring surveillance cameras didn't notice anything out of the ordinary

its emergency response.

Less than a dozen police officers were in the area until 8 p.m.,

almost an hour and a half after the

first call for help. Emergency dis-patchers directed officers to

ver public safety and crime. When Climate Talks Stall, She'll Find the Words

"We're strong on crime," he said. "We voted for sensible gun laws. We voted to fund police officers, which the president has In his first year as mayor, Mr

Adams has certainly tried to con-trol the narrative on crime in the city. He constantly talks about state lawmakers at news confer nces to change bail laws to make easier to keep people in jail.
The beightened fear over crime

n New York City is a bit of a dams calls attention to nearly every high-profile crime and fo-cuses on offenders returning to the streets? Or are New Yorkers nuinely more scared based on

Continued on Page A17

PELOSI TO LEAVE LEADERSHIP POST AFTER 2 DECADES

WILL STAY IN CONGRESS

New York's Jeffries Seen as Likely Successor in G.O.P.-Run House

By CARL HULSE

WASHINGTON - Nancy Pelosi, the dominant political op-erator, legislative tactician and face of House Democrats for two decades, and the first woman to serve as speaker, announced on Thursday that she would leave the adership ranks in January fol

Ms. Pelosi, the Californian who figure in the major legislative acpolishments of the Obama and Biden administrations, disclosed her plans in a carefully choreo-graphed midday speech on the louse floor a day after Republi-ans clinched control of the cham-

a new generation to lead the Dem-ocratic caucus that I so deeply re-spect," Ms. Pelesi said as some of her colleagues wiped tears from



Democrats' "new generation."

their eyes. "And I am grateful that so many are ready and willing to

transformative mement for House Democrats, and it set off a rapid and long-anticipated shift in the top ranks of Democratic leadership - now dominated by a trio unger group that has been wait-

Shortly after Ms. Pelosi, 82, con-cluded her remarks, Representative Steny H. Hover of Maryland,

Chief Tapped to Clean Up FTX Calls Mess Worst He's Ever Seen

By DAVID YAFFE-BELLANY

age the aftermath of some of the largest corporate failures in history, including the implosion of the energy trading firm Enron after an accounting fraud scandal in

But the corporate dysfunction at FTX, the collapsed cryptocur-rency exchange that he took over last week, is the worst he has ever

Thursday, Mr. Ray described an ing level of disarray and complete failure of corporate control." He listed a series of "unac ceptable management practices,"

John Jay Ray III beloed man- group email for access to sensitive data, and said the financial infor-

tration of control in the hands of a very small group of inexperitially compromised individuals. this situation is unprecedented: he wrote in the filing in the U.S. Bankruptcy Court for the District

FTX collapsed last week after a Friday, the company filed for

THE WALL STREET JOURNAL.

New CEO

Says FTX

Fiasco Is

Without

Precedent

Unaudited statements absence of records led

to abuses at crypto

platform, filing says

MASSING THIN 196 ▼ 0.2% STOCK 600 428.30 ▼ 0.4% 16-YR. THEAS. ▼ 22/32, 2645 3.774% DKL 581.64 ▼ 53.55 GOLD \$1,760.00 ▼ 512.20 QUIPO \$1,000.6

Pioneering Speaker Pelosi to Step Down as Party Leader



U.K., in Shift, to Raise Taxes, Trim Spending as Prices Soar

BY MAX ORACHISTER

Thursday's measures mark a shoult training rising governsecond major shift in UK-evosecond major shift in UK-evosecond major shift in UK-evosecond major shift in UK-evoment deed. Pits challenge will
prove the year enting March
former prime Marcher Lik, since
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Some Hospitals Skimp on Aid

Nonprofits, which get tax breaks for their charitable work throw up hurdles for needy

cies for needy patients, under

Mothews, Andros Feller and Melanie Evans

 Placelan Forces Issueched another barrage of missiles across Ukraine tangeting the capital byle and other cities, killing at least 15 people. A7
 Moscow agreed to return federal requirements tied to an estimated 340 billion in an-mal tax breaks. They eften make that aid hard to get. Hospitasis put up obstacles, delay theking eligi-bility and sometimes peess for

• The board of the U.N.'s to cooperate with the agency' investigation into the coun-try's nuclear activities. A36 For I.T. Guy,

What's

Business & Florence

FTX suffered a "complete failure of corporate con-trols" that culminated in an "unprecedented deback,"

Meta has fired or disc plined more than two do

over user accounts, in some cases allegesly for bribes. Al

. Macy's and Kohl's said

Big U.S. componies are stepping up their spending of capital projects, parting caper diffures on pace to set a quar-terly record even anial worse about a potential recession. Il

wave of employee depar-tures ofter Mask set a dea inc for the

· Southeastern Grocer

and Herveys stores, is or placing a sale, a move the comes about a year after

curveled plans to go pobli

U.S. stocks slipped, with the SSP 500 and Naedaq both losing 0.3% and the Dow edging down 0.02%. B1

massive solar-monefactur-ing pash in the U.S., includ-ing plans for a factory that will make solar cells. III

Alibaba posted one of its weaked revenue constraints

since going public, underscor-ing the persisting effects of

eijings zero-Covid policy. B3

World-Wide

The U.K. government outlined sweeping tax in-

* A panel of Dutch judger

term Utraine in 2016, A7

the operator of Winn-1

North Korea fired an ICBM off its east count on Friday, Scool's military said a day after threatening a response to bolstered defense ties among the U.S., South Korea and Japan, Albi

Developing countries are probling wouldy ones to ac-celerate plans to cut green-house gas enalusian over the next decode, a new salvo in negotiations at the CO727 cliance surranis. Al6

. The man accused of killing 10 Black people in a racist massacre at a Buf-falo, NY, supermarket is

payments that aren't refunded seem if a patient eventually gets qualified for assistance. That is according to a Whill Street Journal analysis of thousands of acopposit hospi-tal policies in filtings to the In-ternal Revenue Service and pootted by hospitals, as well as thousands of pages of internal documents from poverment

WORLD CUP

where two years of discrep-tion, supply delians one dimen-bont to narread. That means shall be a supply of the supply of the shall be a supply of the supply of the shall be a supply of the supply of the shall be a supply of the supply of the "The score I has been dipped," said Stove Fasierth, president of measurlearing in group. The four Association, point, it is the account.

Meta Employees Fired

Happiness Is

78 Camels

Tired of office life,
Mechanned Isaaq
Pelamed to herding

In Minnan M. Prillaria

Meth. Pleasterms life, his
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ned debocle," its new chic cutive officer said Thursday By Alexander Snords.

John J. Ray, who has helpe sersee some of the bigges

Supply Woes Ease,

Leaving Shelves Full for Holidays

After two years of disrup-tion, supply chains are almost back to normal. That means shelves should be tally stocked