

The  
City  
of  
New York



## Community Board 9 Manhattan

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CB9M

Hon. Patricia Jones, Chairwoman, [PatJonesNy@aol.com](mailto:PatJonesNy@aol.com)  
Mr. Lawrence T. McClean, District Manager, [MnQ99@cb.nyc.gov](mailto:MnQ99@cb.nyc.gov)

### Housing Committee Meeting May 5<sup>th</sup> 2008 APPROVED Minutes 2Jun08

J. Reyes-Montblanc in the Chair

- A. Meeting called to attention at 7:00PM as not quorum present.
- B. Agenda adopted unanimously on Pat Jones motion seconded by Ernestine Welch upon arrival of Walter South quorum obtained
- C. Reports:
  1. Broadway Housing – Ellen Baxter, Executive Director welcomed the Committee to the Dorothy Day Building and proceeded to reveal plans for a new housing development intended to the CB9M median incomes. The new Development will be located at West 155<sup>th</sup> Street between St. Nicholas Ave. and Edgecombe Ave. in an area zoned industrial that will require rezoning for mixed use. Pat Jones pointed out the rezoning efforts currently underway by CB9M and the Manhattan Borough President and invited Ms Baxter to participate in the ongoing conversations and with the Zoning & Land Use Committee. Request was made to be included in the next Land Use and Zoning Committee meeting agenda.
  2. Partnership for the Homeless – Zoilo Torres and Karim Parchment VP Finance & Administration presented their plans for relocating Peter's Place, a program aimed mostly to homeless seniors or seniors in danger of becoming homeless. The facility is interested in relocating from St. Vincent's to West Harlem and is in conversations with the owners the old Claremont Theatre in the corner of Broadway and West 135<sup>th</sup> Street. As the facility will not be housing but a processing center with emergency services were referred to the Senior Issues Committee and the Health, Environmental & Human Services Committee.
  3. HPD West Harlem Initiative – Ethelin Jenkins, Director for the West Harlem Initiative, HPD Division of Neighborhood Preservation and Nellie Nieves the Deputy Director came to present the basic details of the Initiative which will address issues of displacement, harassment and other legal issues. The Initiative will also deal with Section 8 matters for seniors and disabled. Also referred to the Seniors Issues Committee.

CB9M WestSide Harlem:

SERVING: HAMILTON HEIGHTS \* MANHATTANVILLE \* MORNINGSIDE HEIGHTS

D. Old Business –

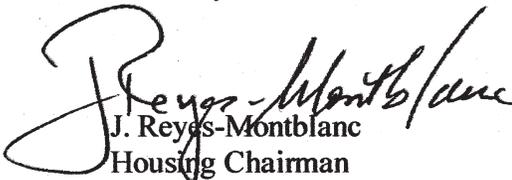
1. 640-644 Riverside TAs presidents Vernon Ballard and Diana Lamar reported current conditions and great concerns regarding the funds needed to hire their own construction Manager which HPD had indicated they would fund but now advise them that they will provide \$15,000 for each building as a loan and also the long stated concerns about the plumbing and electric systems which are not included in the rehabilitation scope. The Committee requested the Board Chair to send a letter to HPD requesting favorable consideration to 640 -644 Riverside's request for their own construction manager and to provide such funds as needed. Additionally to emphasize CB9M Resolution of July 13<sup>th</sup>, 2006 specifically requesting HPD to address those concerns expressed about the decrepit and now unsafe condition of the plumbing and electric systems.

2. Tom Kapner reminded the Committee about a pending Resolution regarding the WHLDC.

D. New Business – No new Business introduced

E. Meeting Adjourned at 8:45 PM

Sincerely,

  
J. Reyes-Montblanc  
Housing Chairman

**CB9M WestSide Harlem:**

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