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nyc.gov/builditback

Build it Back Rebuild Program

Who is Eligible?

The option to rebuild is available to eligible applicants under the Build it Back Program for homeowners of one- to four-unit homes. You may be eligible for this option if:

- Your home was completely destroyed by Hurricane Sandy
OR
- After a thorough inspection and cost estimate to elevate and repair your home, Build it Back determines that rebuilding a new home is the most feasible option available.

In addition, we will verify if you have an unmet need compared against funds you may have already received from FEMA, insurance and other sources.

How does it work? Who will rebuild my home?

The City will provide federal assistance in the form of a grant to help you rebuild your home.

The City-Selected Developer Option: The City has selected qualified developers to rebuild your home. The developers are reaching out to affected homeowners for input and have assembled a team of architects, engineers and a general contractor to design, construct and complete your home. All required approvals, legal agreements and payments to contractors will be coordinated through the Build it Back Program.

The Choose Your Own Contractor (CYOC) Option: If you have developed plans with your own architect, and wish to use your own contractor to rebuild, the City must review your architect, the proposed plans, the proposed construction budget and your proposed contractor. You, your architect and your contractor will be responsible for all approvals and construction completion.

Homeowners are strongly encouraged to use the City-Selected Developer option to rebuild. City-Selected Developers have pre-approved designs, architects and contractors to help homeowners rebuild timely through the City's Build it Back process.

The Rebuild Process Step-by-Step

After registering, meeting your Housing Recovery Specialist for an initial intake meeting and having a Damage Assessment, the following steps occur:

1. **Coordination of Benefits:** The cost of rebuilding your home will be compared against funds you have received from FEMA, insurance and other sources (your "transfer amount"). If there is an unmet need, Build it Back may pay for that portion of rebuilding your home.
2. **Review Your Options:** If eligible for Build it Back funding, an appointment will be scheduled for you to discuss your options. At this appointment you will receive information describing the options available to you, including the Rebuild Program.

3. **Elect to Rebuild:** At or after your meeting with the Housing Recovery Specialist, you will confirm that you wish to enter into the Rebuild Program. You will sign a Selection Agreement to participate in the Program and your information will be forwarded to the developer.
4. **Design your Home:** You will meet with the developer to discuss the design of your home including interior and exterior finishes. You will choose from a set of preliminary home designs and finish options.
5. **Homeowner and Developer Agreement:** You and your developer sign this agreement after selecting your design options. You will also place your transfer amount into an escrow account held by the City. The developer will conduct surveys and soil tests on your property which are required to finalize your home design.
6. **Grant Agreement:** Once designs are finalized, you will sign a grant agreement with Build it Back. This agreement outlines the scope of work, budget and all financial sources going toward rebuilding your home. The agreement also contains the program requirements described below.
7. **DOB Permits Approved:** The developer will secure NYC Department of Buildings permits, triggering approval for federal disaster assistance for the project. The transfer amount and federal assistance will be placed with a construction servicer who will disburse during construction.
8. **Construction Start:** During the construction process, the construction servicer will regularly inspect the construction and make payments to the contractor based on construction progress. Build it Back will periodically visit your home to inspect throughout the rebuild process.
9. **Construction Completion:** Build it Back will perform a final inspection and will determine when you can move into your home.

Program Requirements

The funding to construct your home will be provided as a grant with a one-year term. The Program requires that you maintain ownership of the home during the term. Program requirements will also include the following:

- **Flood Insurance:** For properties located in the Special Flood Hazard Area, the property owner must maintain flood insurance in the amount and duration prescribed by FEMA’s National Flood Insurance Program (typically the cost of the project).
- **Other conditions:** Other conditions may also apply to the receipt of the funding. These will be clearly set forth in the grant agreement and you will have the opportunity to review the requirements before signing.

Additional Information

If you are interested in the Rebuild Program, you may contact the City-Selected Development teams:

Borough	Developer and Website	Phone Number	Email
Staten Island	The Bluestone Organization www.bluestonerrsi.com	(718) 264-1420 x243	info@bluestonerrsi.com
Queens	Arverne by the Sea LLC www.abtsrebuild.com	(718) 474-3917 x13	abtsrebuild@gmail.com
Brooklyn and the Bronx	Galaxy General Contracting Corp. www.brooklynrebuilds.com	(718) 246-8080 x271	brooklynrebuilds@galaxygc.com

If you have rebuild plans developed by your own architect and you have a contractor that you wish to use, you may contact the City for more information at (212) 863-6338 or at rebuildcyoc@hpd.nyc.gov regarding the Choose Your Own Contractor rebuild option.



WE ARE PLEDGED TO THE LETTER AND SPIRIT OF U.S. POLICY FOR THE ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.