

Affordable Housing Coming to Inwood!



4095
9th Ave

December 7, 2023

Community Board 12 Briefing

NYC
Housing Preservation
& Development
Office of Neighborhood
Strategies

Agenda

- 1. Site overview**
- 2. RFP and community visioning process**
- 3. Next steps and discussion**

1. Site overview

Site overview

Site description and background

- 4095 9th Avenue
- 93,737 SF lot
- C6-2 zoning district (R8 equivalent), Special Inwood District + MIH
- Previously used as parking for Charter Communications vehicles, currently vacant
- A quarter-mile walk to the 1 subway line, and served by bus lines with access to Harlem, East Midtown, and Riverdale



Site overview

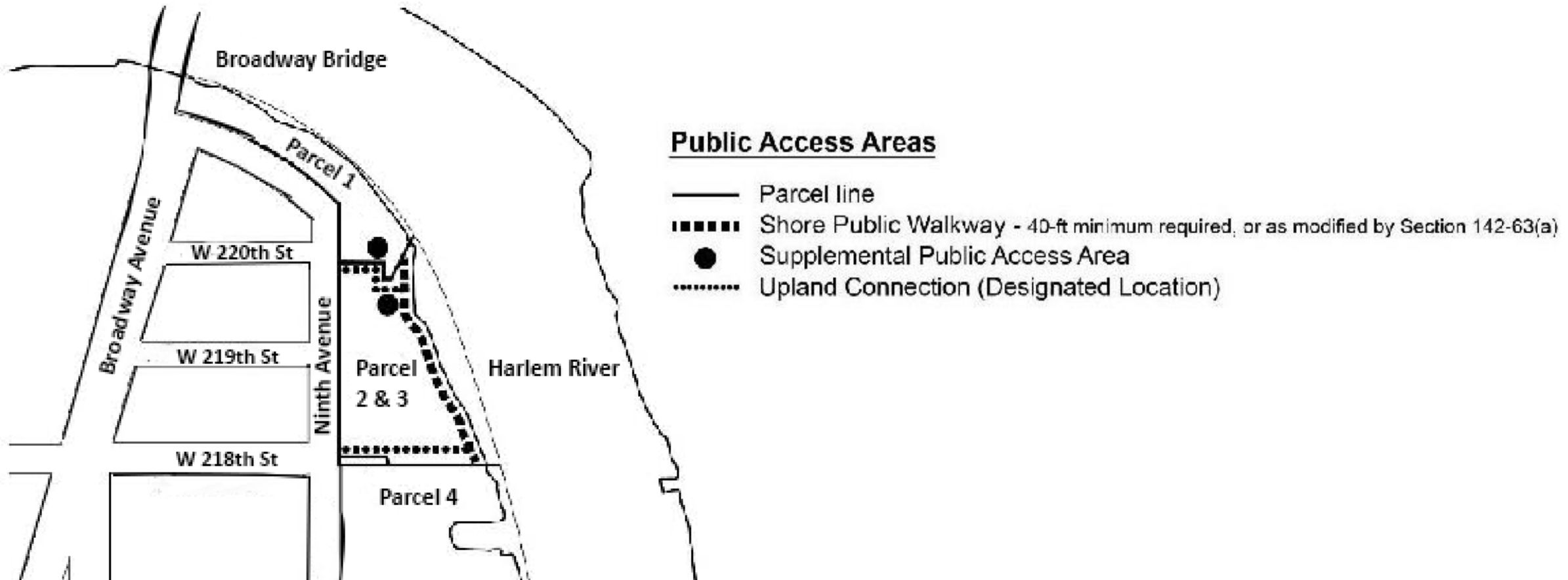
Approvals and development goals

- Prior Approvals
 - **Disposition approval** for the disposition of City-owned property pursuant to zoning
- Future Approvals
 - **Article XI Disposition**
 - **Waterfront Access Plan Certification**
- Points of Agreement
 1. Approximately 570 units
 2. STEM center
 3. Public waterfront access



Site overview

Waterfront Access Plan Public Access Areas



2. RFP and community visioning process

RFP and community visioning process

Development process



RFP and community visioning process

Initial community conversations

Goal: outreach to key stakeholders to get preliminary input on the site and engagement plan

- Community Board 12
- CM Carmen De La Rosa
- BP Mark Levine
- Stakeholder mapping



RFP and community visioning process

Engagement strategies

Goal: spread the word about how to get involved and create ways for residents to participate outside of workshops

- Public tabling events
 - Information packet, questionnaire
- Online
 - Project website, social media campaign, email blasts, online questionnaire



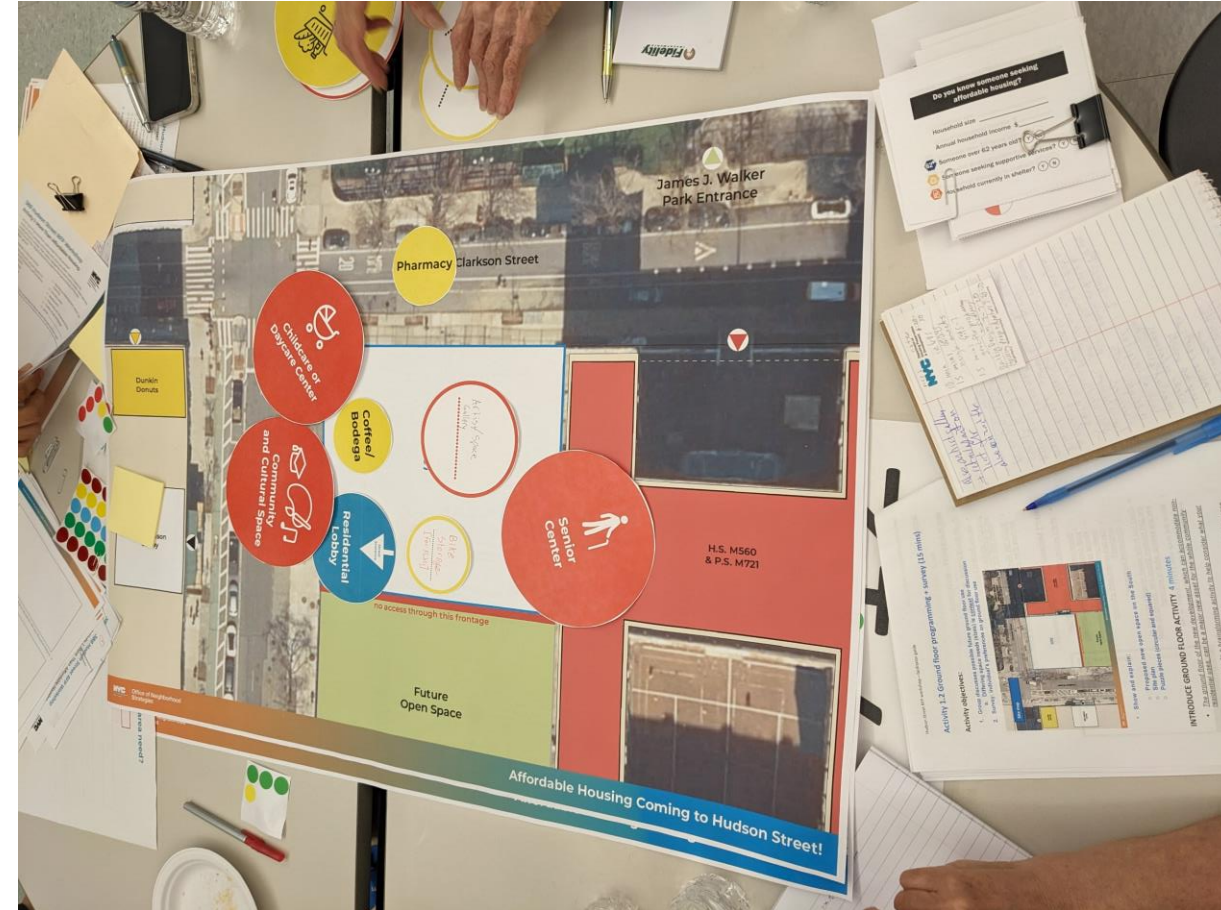
RFP and community visioning process

Community visioning workshop

Goal: Create the opportunity for the community to provide input and share their priorities

Potential Topics

1. Neighborhood assets and needs mapping
2. Site design
3. Affordability levels



RFP and community visioning process

Report back meeting

Goal: report back to local stakeholders about community priorities identified during engagement

- Summary of public input, which will be published in the Community Visioning Report (CVR)
- Open to the public
- CVR will be attached to the RFP



3. Next steps and discussion

Next steps

Proposed timeline and milestones

1. Fall – end of the year

- Initiate preliminary outreach
- Meet with CB12, CM, BP, other stakeholders

2. Winter

- Pre-workshop engagement
- Workshop

3. Spring

- Draft Community Visioning Report and RFP

4. Mid-late spring

- Issue RFP



Next steps

Collaboration with CB 12

1. Key stakeholders

2. Upcoming events

3. Engagement strategies

- Languages spoken in the community, where to focus our efforts, workshop venue, how else would CB12 like to be involved?

4. Help spread the word

An aerial photograph of a city block, likely in New York City. The image shows a mix of industrial and commercial buildings. A large, multi-story building with a distinctive grid-like facade is prominent in the center. To its left is a large parking lot filled with cars. The foreground features a large, flat, open area, possibly a construction site or a large lot. The background shows more urban development, including a bridge or elevated roadway. The image has a teal color overlay.

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WEBSITE
To come