



**November 12, 2025**  
**The Jewel Streets Neighborhood Plan**  
**Resilient Acquisitions**

# Neighborhood Plan: Released!



Read the full plan:



<https://www.nyc.gov/site/hpd/services-and-information/jewel-streets-neighborhood-plan.page>

# Agenda

- 1. Short-term updates (DOT)**
- 2. Resilient Acquisitions Jewel Streets Pilot Program (MOCEJ)**
  - Program overview
  - Retrofit options
  - End use options
  - Acquisition and retrofit process
- 3. Questions**

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# Short-term Improvements



# DOT: Short-term Street Work

## Proposed Schedule

- Work will be completed this winter
- Approximately 1-2 weeks of work

## Work Type

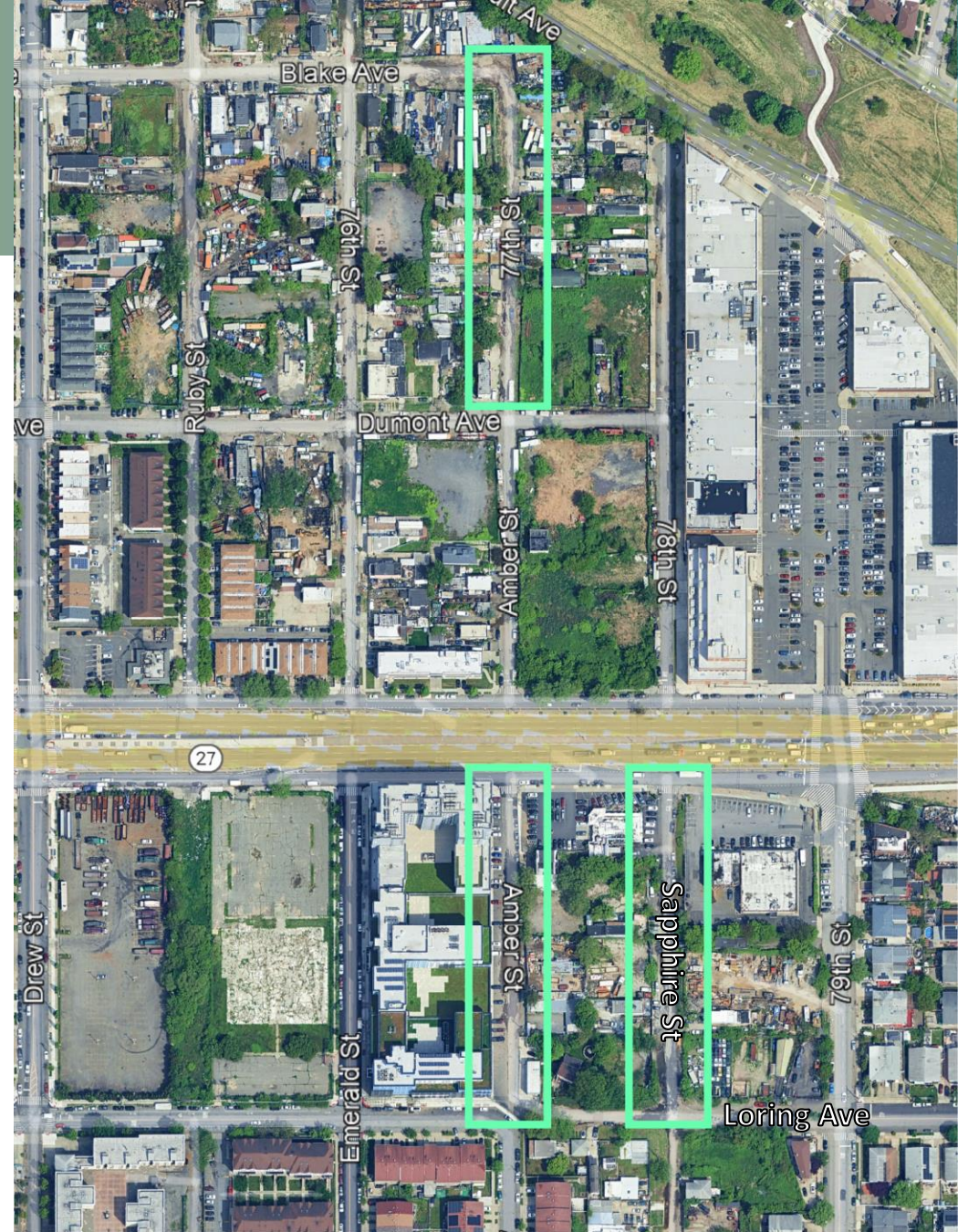
- Targeted wear-and-tear repairs
- DOT will be milling and paving to add new asphalt in the street that will pitch the water to the newly installed catch basins.

## Desired outcomes

- Provide short-term interventions while long-term plan is developed
- Long-term: Regraded streets with new public realm improvements (eg repaved streets, sidewalks, street trees)

## Proposed Locations:

- **Sapphire Street** between Linden Boulevard and Loring Avenue
- **Amber Street** between Linden Boulevard and Loring Avenue
- **77th Street** between Blake Avenue and Dumont Avenue



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# **Resilient Acquisitions Pilot**

# Resilient Acquisitions

A voluntary home acquisition program for New Yorkers interested in selling their high-flood-risk homes and moving to a lower risk area.

## Program Design Principles

- **Voluntary** and driven by resident interest
- **Proactive** operation in blue skies; designed to support recovery in case of a flood event
- **Long-term** adaptation program, designed to leverage multiple funding sources over time
- **Flexible** end uses for acquired land to meet neighborhood & infrastructure needs
- **Integrated** with other city agency planning processes and priorities
- **Resident-centered**, offering both homeowners and tenants support to relocate

# Jewel Streets Pilot Project

## Jewel Streets Pilot

- The Resilient Acquisitions Program will be piloted in the Jewel Streets to give residents the option to sell their home to the City and relocate.
- Based on resident request - the City will offer residents the option to retrofit their home to make it flood-resilient.
- Retrofits are limited to the Jewel Streets Pilot and are not typically part of Resilient Acquisitions.
- You can opt in to Resilient Acquisitions and move out, or you can retrofit and remain in your home.

## Who is eligible?

- Homeowners of 1-4 family homes in the Jewel Streets Neighborhood Plan area can submit an expression of interest form.
- Tenants in homes that are acquired will be offered relocation support.



# Acquisition and Retrofits

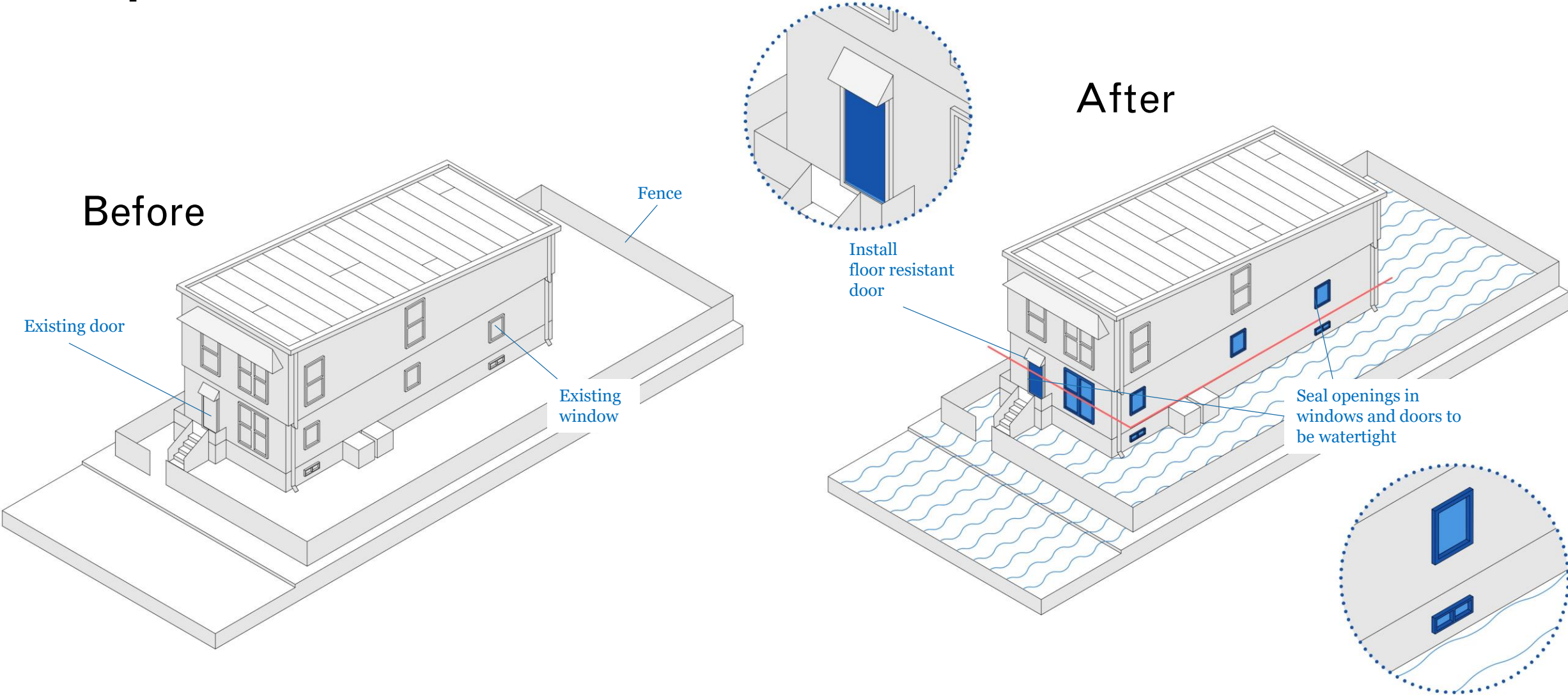
## Acquisition or Retrofits

- Homeowners will be eligible to move out or retrofit their homes.
- Property assessments will be offered to help homeowners make informed decisions.
- Assessments will occur after DEP finalizes their drainage plan to factor in infrastructure upgrades.

## Retrofit Options

- The full suite of retrofit options offered through the project will be informed by the final drainage plan and the results of the property assessments.
- The following slides are visual representations of retrofits
  - Provided for illustrative purposes - only to demonstrate possible retrofit options.
  - Residents will receive the retrofit(s) that is/are tailored to their individual home.

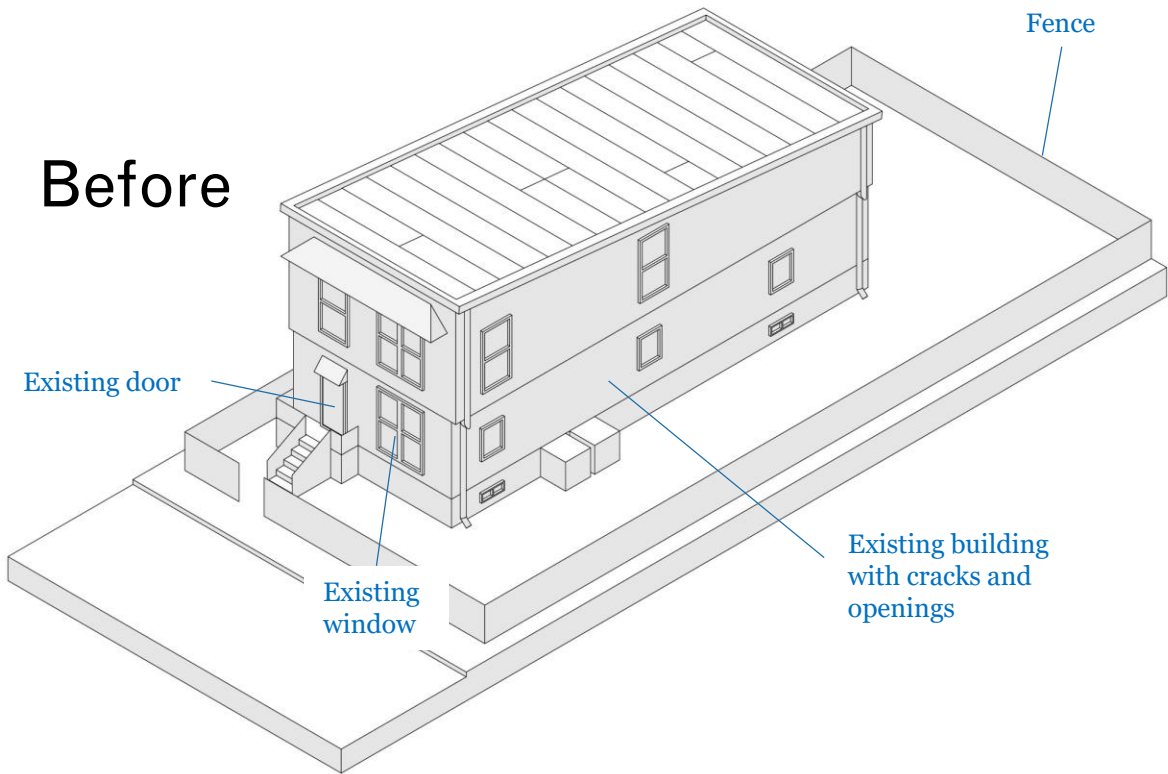
# Retrofit Strategies: Replace Windows & Doors



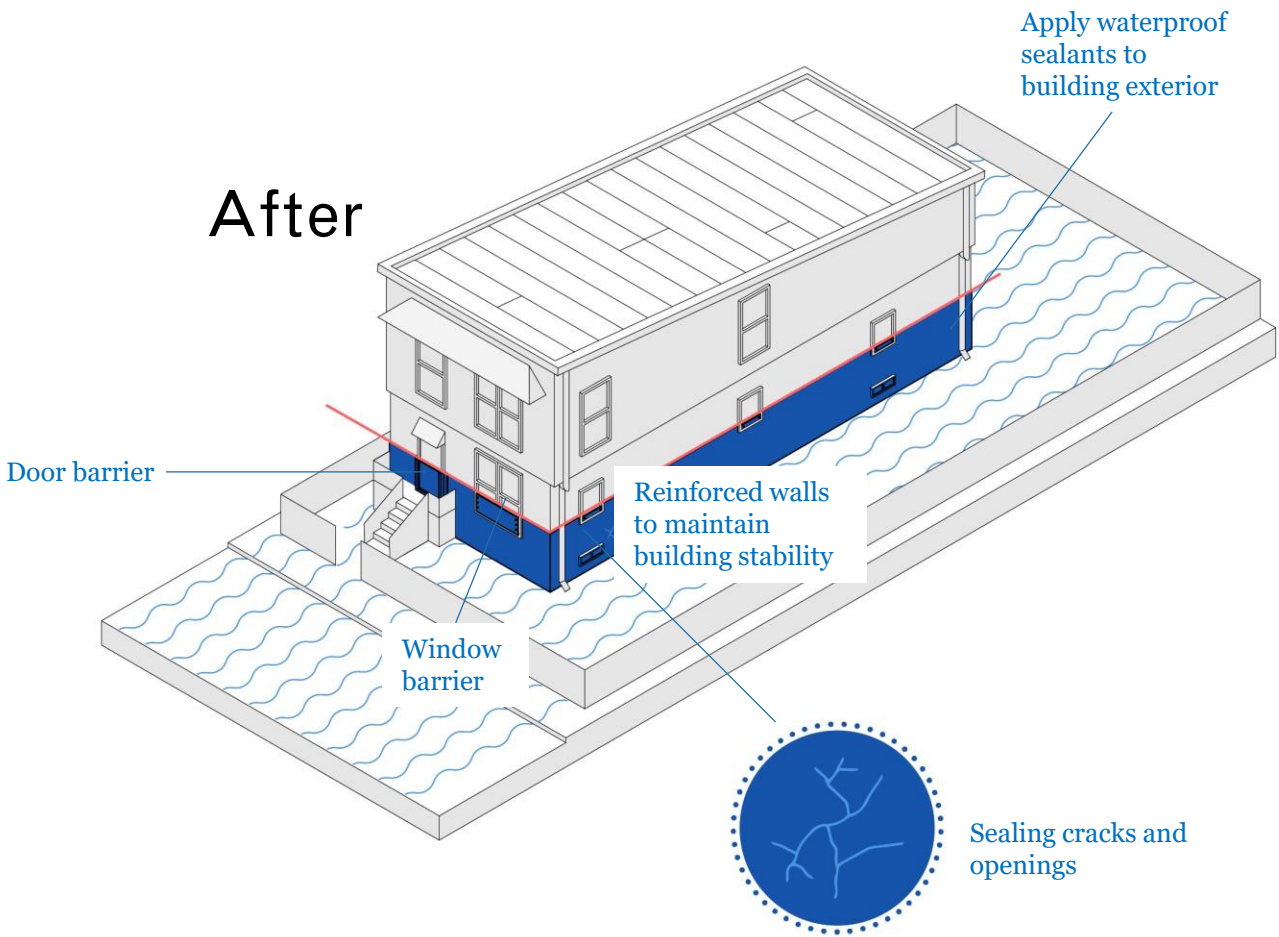
# Retrofit Strategies:

## Dry floodproofing

Before

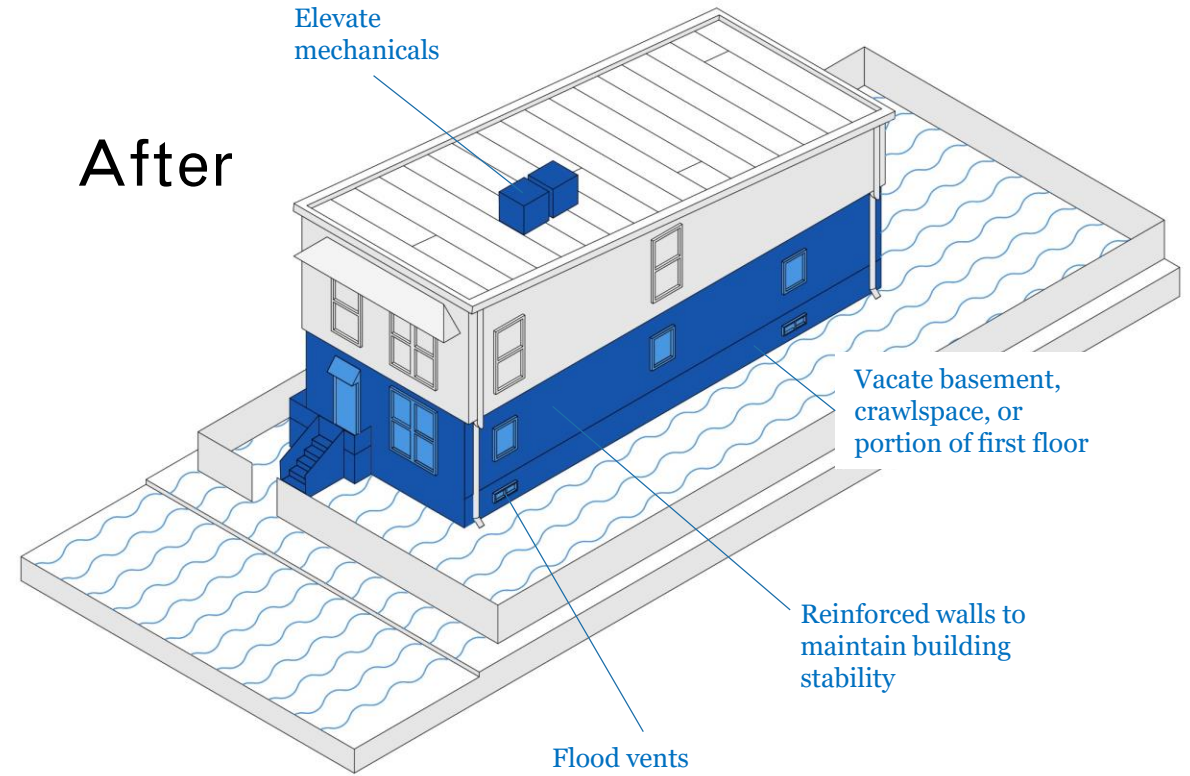
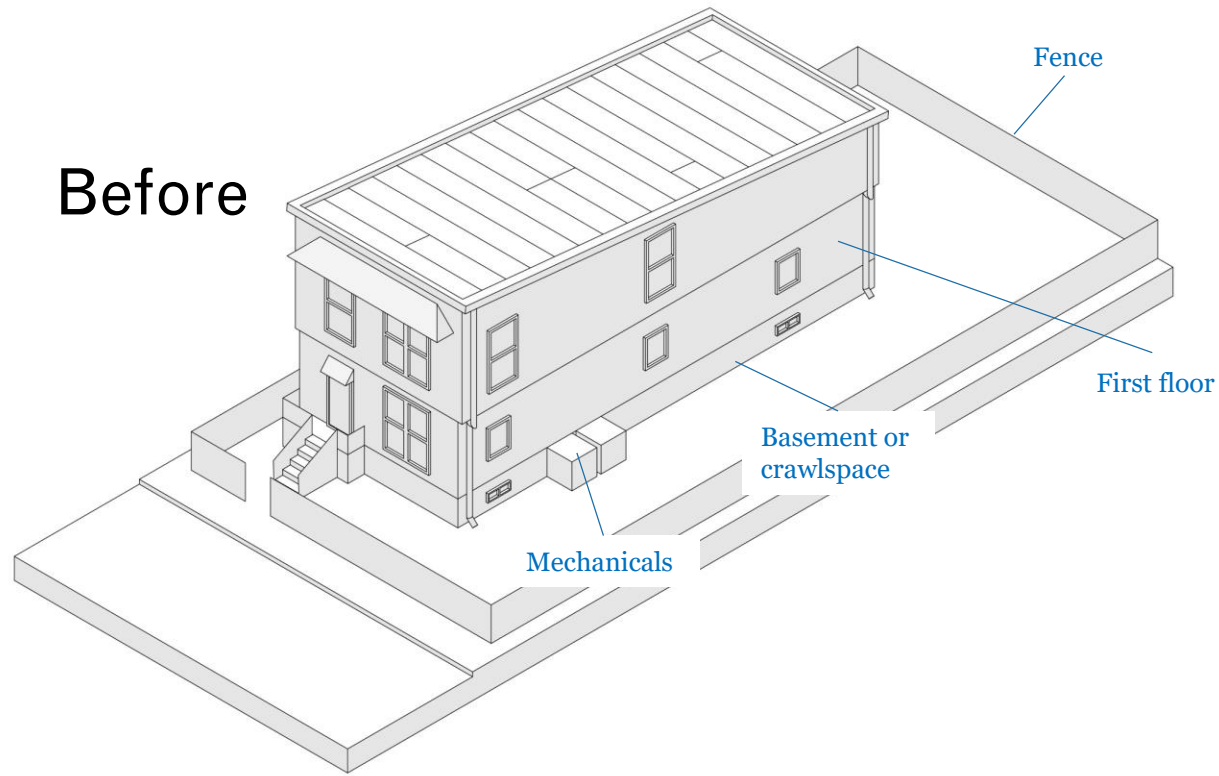


After



# Retrofit Strategies:

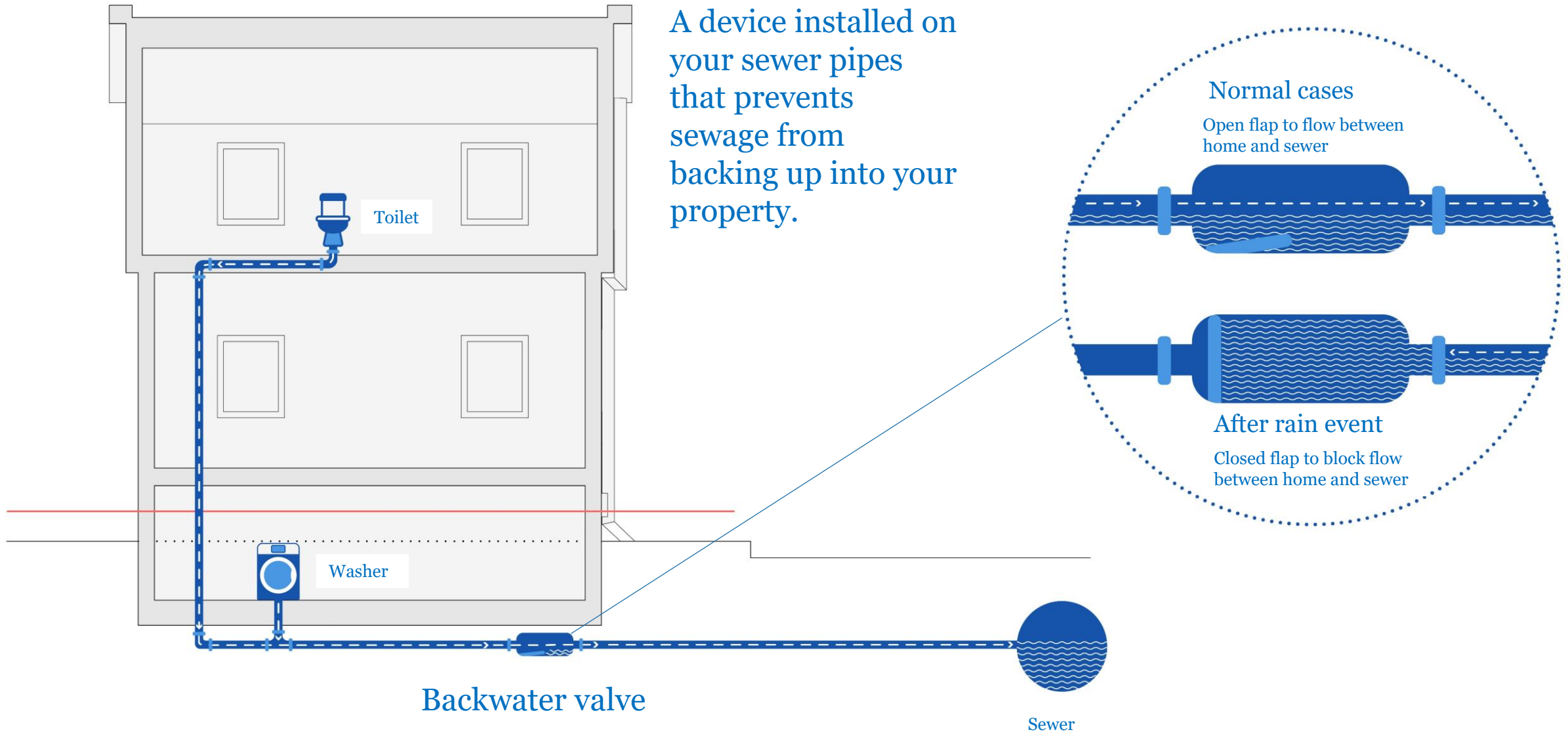
## Wetfloodproof and elevate mechanicals



Note: There may be an opportunity to recapture floor area elsewhere on site

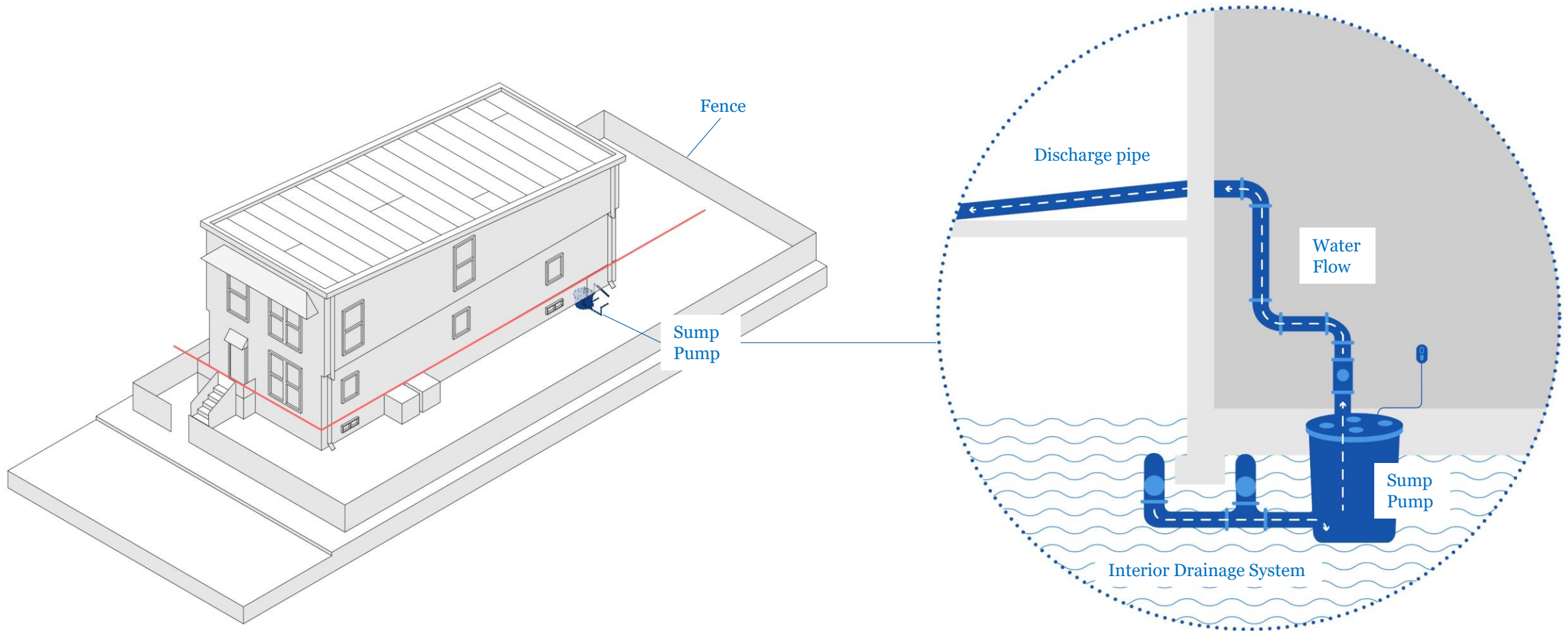


# Retrofit Strategies: Backwater Valve



# Retrofit Strategies: Sump Pump

Collects and pumps excess water found in a basement or crawlspace to exterior of property through a discharge pipe.



# End Uses for Acquired Land



## Acquisition for Open Space

- Open space that may be accessible to the public, such as:
  - Parks and community gardens



## Acquisition for Resilient Housing

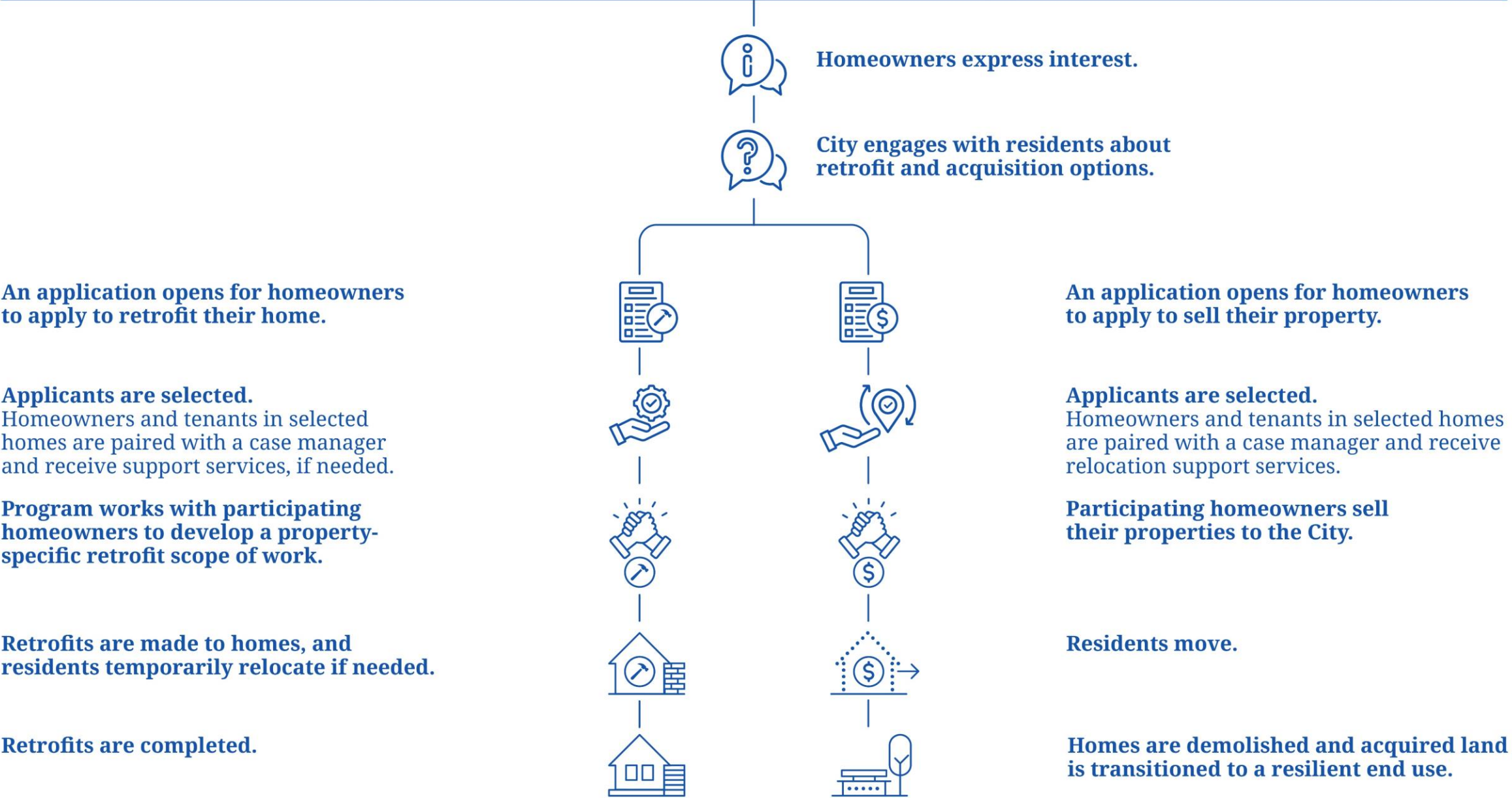
- Flood resilient housing developed where it is determined safe, resilient, and aligned with broader community needs.

# Coordination on End Use

- The City will work with the community through the neighborhood planning process to:
  - identify appropriate end uses for acquired lots
  - align with long-term neighborhood needs and goals
- The City cannot decide on the appropriate end uses until all residents express interest.
  - End use feasibility will depend on site size and location.



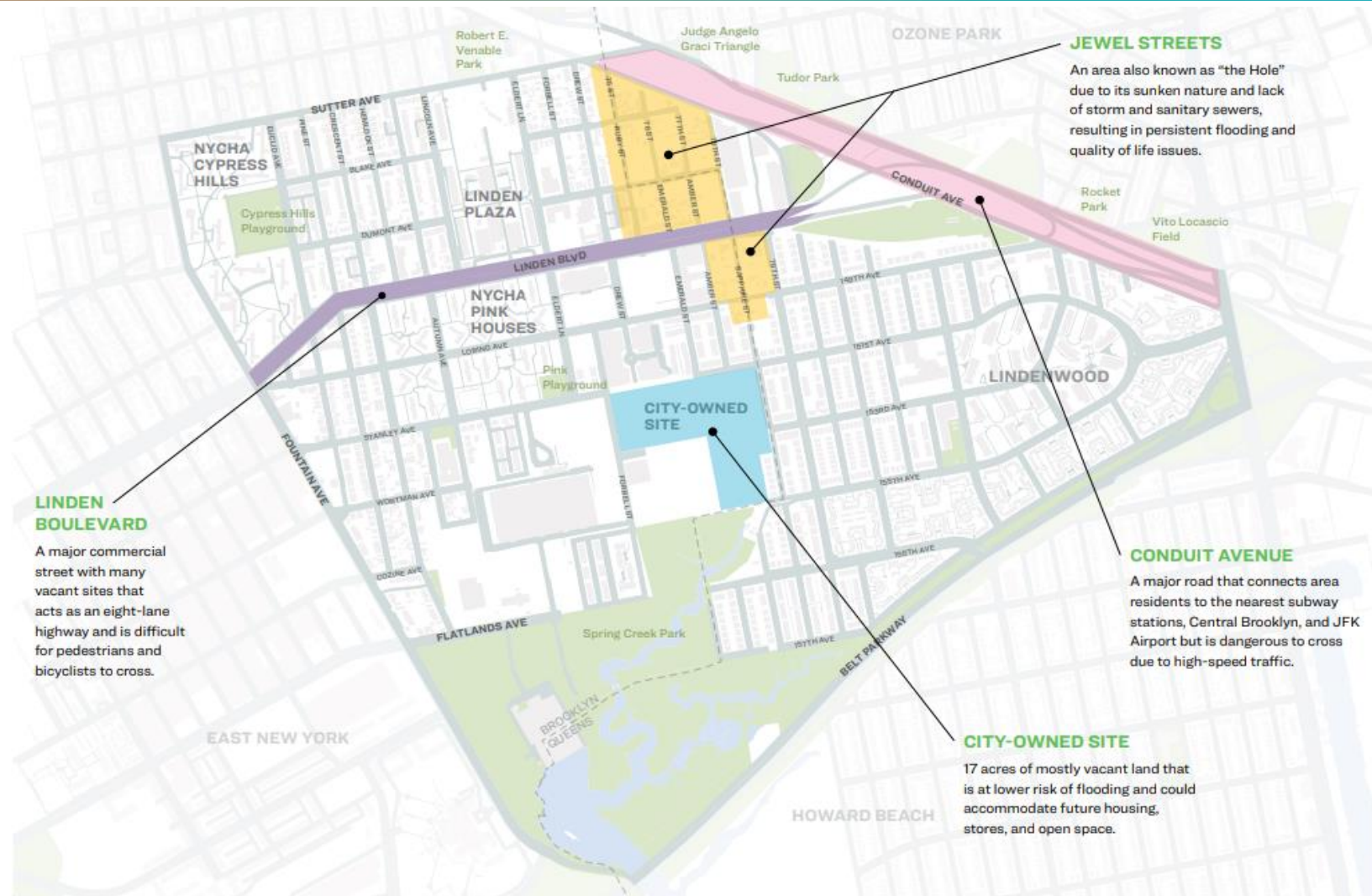




# Eligible Area: Neighborhood Plan Area

## Jewel Streets Pilot Project Area

Interested residents may apply if they live within the neighborhood-wide planning area.



# Program Resources:

## Expression of Interest Submission & Contact Information

- **How to apply:**
  - Fill out the expression of interest form at:  
<https://www.nyc.gov/info-RA>
- **How to contact:**
  - Reach out via email:  
[info-RA@recovery.nyc.gov](mailto:info-RA@recovery.nyc.gov)
  - Reach out via phone:  
844-208-3181



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# Appendix



# Jewel Streets Resilient Housing Strategies

## Strategies

- Install sanitary sewers where residents currently rely on septic systems
- Connect residents to government programs that make homes safe from flooding
- Invest in preserving existing affordable homes
- Develop NYC's voluntary housing mobility program ("buyout")
- Provide mitigation retrofits to properties that will remain at risk of flooding

## Spotlight: FloodhelpNY.org

- Provides resources to help residents understand their risk to coastal and rainfall flooding, and prepare for future storms.
- Offers financial counseling to lower flood insurance rates and connect to programs that mitigate flooding.
- Administered by the Center for New York City Neighborhoods through the Homeowner Help Desk.



FloodhelpNY.org is a part of the Homeowner Help Desk, *Source: Homeownerhelp.org*