



COMPREHENSIVE MODERNIZATION

ST. NICHOLAS HOUSES

\$342 MILLION TO RENOVATE AND MODERNIZE ST. NICHOLAS HOUSES

In 2019, NYCHA entered into an agreement with the federal government to accelerate critical improvements to better serve residents. As part of this initiative, funds have been dedicated to improve the quality of life for residents of St. Nicholas Houses through comprehensive repairs that address lead-based paint, leaks and mold, heating and elevator services, and pest and waste management.

Comprehensive modernization means holistic repairs, upgrades, and renovations

“Comprehensive modernization” considers all the needs of the buildings and property at the same time to holistically repair systems, apartments, common areas, and grounds that have not been upgraded properly for decades. By combining renovations into one overall project over several years, NYCHA can save time and money and limit inconvenience to residents. We will improve as many areas as we can with the money we have. **And NYCHA will continue to own and operate the property as public housing before, during, and after the renovations.**



Residents will be part of the project team from day one. With the extensive renovations, temporary moves out of the apartment for lead, asbestos, and mold remediation may be needed to ensure residents' safety. Any temporary moves will be collaboratively planned well in advance of construction.

- NYCHA will sign a Resident Rights & Moves Contract with all residents
- Residents will have a guaranteed right to return after a temporary move – **you will not lose your right to a public housing unit at St. Nicholas**
- NYCHA will provide temporary accommodations and will pay for relocation expenses
- Social services will be available for those who need additional assistance

We want your feedback before and throughout the project!

- How do you want to be engaged?
- What should be addressed in a Resident Rights & Moves Contract?
- What are your renovation priorities?
- What should the design requirements be?
- Which materials, colors, finishes, and fixtures do you prefer?
- Do you have thoughts on contractor requirements?
- How should construction and temporary moves should be planned?

Questions, comments, or concerns?

Email: CompMod@nycha.nyc.gov

Call: 212-306-6768