



# Journal

## Public Hearing On Draft Agency Plan For FY2003 At New York Hilton

*Listening To The Voice Of 'The Real New York'*

By Eileen Elliott

New York City Housing Authority (NYCHA) residents, elected officials, and the public at large expressed their concerns about the Housing Authority's Draft Agency Plan for Fiscal Year 2003, at the New York Hilton in Manhattan, on the evening of August 15, 2002. NYCHA Chairman Tino Hernandez, Vice-Chairman Earl Andrews, Jr., Board Member JoAnna Aniello, General Manager Douglas Apple, and New York City Police Department Housing Bureau Deputy Inspector Manuel Delarosa listened attentively to the comments for two-and-a-half hours, while Department of Community Operations Deputy General Manager Hugh Spence served as moderator.

Approximately 1,000 people, including NYCHA staff, attended. In an effort to allow as many people as possible to voice their opinions, the allotted time for comments from the floor was three minutes per speaker. The first hour of the hearing was designated for public officials.

There were no surprises. This, in itself, was not surprising since the Public Hearing was the culmination of an 18-week process that included eight meetings among the 54-member Resident Advisory Board (RAB), and five Town Hall meetings — one in each borough — with NYCHA staff on hand to respond to residents' concerns. The RAB was created to work with NYCHA in the creation of the Plan, and was expanded from its previous 41 members, allowing for increased representation.

The Agency Plan covers 17 areas of management and its submission to the U.S. Department of Housing and Urban Development (HUD) is required under federal law. Eighty comments

and recommendations from the RAB were considered in preparing the Draft Plan, which was available for review at a number of venues from June 28 through August 15.

State Assemblyman Scott M. Stringer commended the Housing Authority for working with residents on the Draft Plan, and on the public review and comment period. "Public input is essential for successful policy," he said. "The people that you and I represent are the real New York."

### Community Service

Foremost among residents' concerns was the issue of Community Service, a federal requirement that some public housing residents provide eight hours of service a month, or participate in eight hours of job training each month, as a condition of their tenancy. The requirement has temporarily been suspended, thanks largely to the efforts of

(Continued on page 3)

## NATIONAL NIGHT OUT AGAINST CRIME Mayor Bloomberg Commemorates September 11

By Allan Leicht

It was the 19th Annual National Night Out Against Crime and New Yorkers took to the streets, parks and playgrounds all over town on the afternoon and evening of August 6, 2002. Crime in New York City has continued to go down much to the credit of the New York City Police Department and the teamwork of the police and the public. But despite this victory, the effects of September 11 on the people of New York City still linger, and were referred to often in the opening ceremonies of National Night Out.

Mayor Michael R. Bloomberg launched National Night Out Against Crime 2002 on the shores of Staten Island — a significant setting, with its view across New York Bay taking in much of Brooklyn and Manhattan.

The New York City Housing Authority's (NYCHA's) Department of Community Operations and the Community Councils of the New York Police Department's 120th and 122nd Precincts were the hosts of Staten Island's Night Out Against Crime. The event in Staten Island was just one of ten such collaborations between NYCHA and the NYPD in all five boroughs. Thousands of New Yorkers city-wide, hundreds of religious and civic organizations, merchants, musicians and entertainers gathered in crime-defying demonstrations.

The beach of Staten Island's Turtle Circle was particularly jam-packed and joyful and things got going well before the opening ceremonies. Then, as a NYCHA kids' parade, community center banners, a U.S. Coast Guard honor guard and public speakers attracted the attention of the crowd towards the stage,



Mayor Michael R. Bloomberg in Staten Island.

a resident of Staten Island's New Lane Houses observed with a note of surprise,

"Look, it's the Mayor!"

This was the place to be.

After praising the NYPD and all New Yorkers for sustaining the City's record as the "Safest Big City in America," Mayor Bloomberg remembered the victims of September 11, with 207 Staten Islanders among them. Within view of the point on the horizon where the World Trade Towers stood across the bay, Mr. Bloomberg concluded, "We will create a fitting tribute to them. God bless America. God bless the NYPD."

And so along with the popcorn, ice cream, pony rides, and the NYCHA Chorus in full voice, was a community with a strong sense of reverence for the victims of the September 11 attacks. As written in the centerfold of the printed program: "On this day, as we gather as a people to support the fight against crime in our communities, let us pause for a moment to remember the brave men and women of the FDNY, NYPD, EMS, and PAPD (Port Authority of New York and New Jersey Police Department) who gave their lives in the line of duty September 11, 2001."

Police Commissioner Raymond Kelly told the audience that with respect to terrorism much had been achieved and there was much to be done. And lest anyone believe that the battle against terrorism is the job of law enforcement only, the Commissioner made it clear to the residents in this community, "We need

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Police Commissioner Raymond W. Kelly

### Inside:

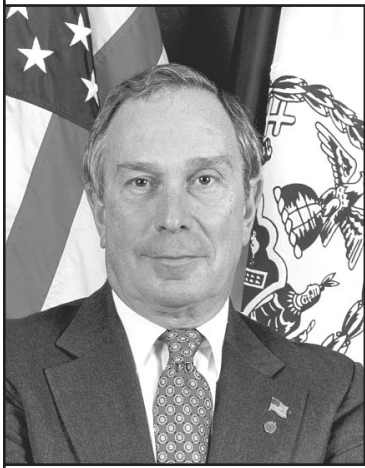
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# Remembering September 11th

**Message From The Mayor**

**New York's Finest And New York's Bravest Working Together For A Safer Future**



Last month the McKinsey & Company management consulting firm completed two independent, comprehensive studies on the responses of the NYPD (NY's Finest) and the FDNY (NY's Bravest) to the terrorists attacks of September 11. Their report confirms the tremendous bravery and heroism of our police officers and firefighters. These men and women conducted the most successful urban emergency evacuation in modern history, and as we are

all too painfully aware, many lost their lives in the process.

The findings of the McKinsey report illustrate both the strengths and weaknesses of the NYPD and the Fire Department in handling large-scale emergencies. We owe it to those we lost to learn what we can from this tragedy.

Over the past few months, our Police and Fire Departments have launched initiatives that mirror recommendations made in the McKinsey report. The initiatives focus on promoting communication and coordination between these two vitally important agencies, in order to improve their ability to respond to potential crisis situations in the future.

The NYPD has established several task forces to develop specific action plans in the areas of operational command, communications, personnel deployment, equipment and logistics, intelligence, training, and planning. In addition, since January 1, the Police Department has implemented a series of reforms independent of the McKinsey report. These include the creation of a counter-terrorism unit; an expanded and enhanced intelligence division; a revised command and operational succession plan; improved mobilization procedures and upgraded equipment for officers.

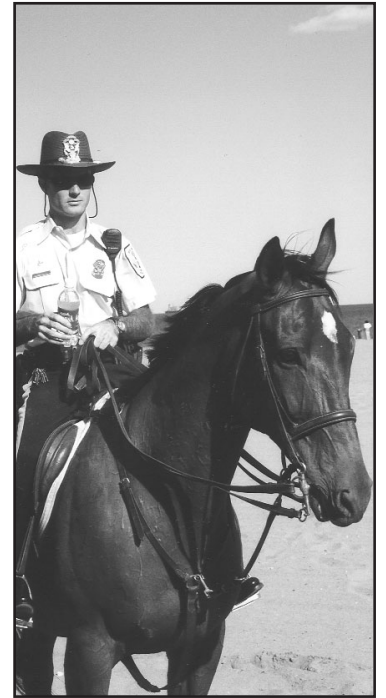
Likewise, the FDNY has already enacted measures aimed at achieving many of the goals set forth in the McKinsey report. These include expanding and reorganizing the Department's top uniformed ranks through the appointment of five Staff Chiefs as Borough Commanders.

In addition, since January 1st, the NYPD and FDNY have launched several initiatives and established various policies and procedures to improve inter-agency cooperation, coordination, and communication during emergency situations. Along with the regular meetings between NYPD Commissioner Raymond W. Kelly and Fire Department Commissioner Nicholas Scoppetta, the collaborative measures include: assigning Departmental liaisons for placement at the agencies' respective headquarters; establishing an interagency senior executive coordinating committee to review and resolve operational issues; placing FDNY Chiefs on NYPD helicopters in certain emergency situations; and examining ways in which the NYPD's radio infrastructure might enhance the FDNY's communication system.

I'd like to emphasize again, that the findings of the McKinsey group in no way detract from the remarkable heroism of the police and firefighters who responded on September 11. Implementing the suggestions made in the report can only leave the Police and Fire Departments better prepared if New York City is ever again confronted with a catastrophic emergency.

*Michael R. Bloomberg*

**NINETEENTH ANNUAL NIGHT OUT AGAINST CRIME** (Continued from page 1)



**Above:** An officer from the U.S. Parks Dept. at S.I.'s Night Out.



**Top photo:** NYCHA Staten Island residents gathered to assert their right to live free from fear. **Bottom photo:** Police Officer Joanne Bobb and Police Officer Letty Mojica of PSA #7 in the South Bronx present the plaques they were awarded for their work and friendship.

your help. You have the right to live free of fear and we need your support. Be continually vigilant."

Mr. Kelly was equally emphatic about the Police Department's "Operation Clean Sweep" campaign against quality-of-life violations and he praised the police and the public for the fact that New York's homicide rate is at a 42-year low. Still, there was no mistaking that the losses of September 11 were at the forefront of the occasion, as was the resolve to prevent such a thing from ever happening again.

NYCHA Chairman Tino Hernandez shared the dais with the Mayor, Staten Island Borough President James P. Molinaro, Richmond County District Attorney William Murphy, and a distinguished delegation of Staten Island governmental, law enforcement and community leaders. Chairman Hernandez then traveled from Staten Island to the Bronx, for the *Night Out Against Crime* event at Highbridge Houses. There, festivities included the NYCHA Symphony Orchestra Jazz Quintet, a carnival of rides and kids' activities and, of course, an abundance of food.

The *National Night Out* program was created by The National Association of Town Watch

(NATW), a non-profit organization dedicated to the development and promotion of organized, law enforcement-affiliated crime and drug prevention programs. *Night Out* has grown from 2.5 million

participants in 400 communities in 1984 to over 9,000 communities in the United States, Canada and U.S. military bases with the participation of over 30 million people.

The police officers, NYCHA staff and residents who put these events together have always had a common goal — to take back the streets. And this year, true to the New York and American character, the challenge of September 11 has ignited a new kind of solidarity. As Mayor Bloomberg said, "This success is not by chance, but because of courageous, dedicated police work and the cooperation of the best city in the whole world."

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of Public Housing  
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**Message From The Chairman****One Year Later...**

There is no doubt that September 11, 2002 — the one year anniversary of the attacks on the World Trade Center and the Pentagon — was a profound day for the people of New York City. In all five boroughs New York City Housing Authority (NYCHA) residents joined their fellow New Yorkers to pay tribute to the victims of the World Trade Center attacks, and the heroes of the rescue and recovery efforts. We paid tribute privately and publicly — through ceremony,

through prayer, through song, and through candlelight vigils.

September 11, 2002 was a solemn day. Here at 250 Broadway, Vice Chairman Earl Andrews, Jr., Board Member JoAnna Aniello, and I spent most of the morning walking through the building, meeting informally with Central Office staff to offer our support and thanks for another year of committed service to NYCHA and its residents. In the afternoon I visited our staff at our offices at 90 Fifth Avenue, in Manhattan, and on September 12, I visited our staff at Long Island City in Queens, and at 350 Livingston Street, in Brooklyn.

As I spoke with so many NYCHA employees about their personal experiences one year ago, the sense of sadness and loss was palpable. All of our staff members who were at NYCHA's 90 Church Street building have been displaced since the attacks, and perhaps because of their proximity to the World Trade Center, their impressions of that day still seemed to be painfully present. But when the conversation turned to their work here, and the work that they have been doing over the past year, I couldn't help feeling an incredible sense of pride in the ability of these employees — of all NYCHA employees — to move forward in spite of everything. I felt proud of our collective resilience and strength, and of our capacity to endure while maintaining an unshakeable vision of the future. These talks left me with a conviction that the tragic events of September 11th, and the way we all responded to them as a community, only made NYCHA stronger at its core.

I know that many residents were deeply affected by the events of September 11th, and that many of you lost friends and family members. I have asked NYCHA staff to immediately refer any resident requiring assistance to our Department of Social Services. **Residents should feel free to contact the following organizations themselves: for the Safe Horizon World Trade Center Support Group, in Brooklyn call 718-834-6688; in Queens, call 718-291-2555; in Manhattan, call 212-350-4042. You can also call Project COPE at 212-306-7597; and Project Liberty at 1-800-LIFENET, 1-800-543-3638.**

Residents who live in NYCHA developments in Lower Manhattan should make special note of the article on page 5 about the Residential Grant Program, made possible through the Lower Manhattan Development Corporation. You may be eligible to receive a grant.

Next month's *Journal* will feature NYCHA's Anti-Graffiti Mural Contest, with the theme, "Tomorrow's Vision Through Youthful Eyes". It's been my pleasure to see many of the murals painted by children and seniors at our community centers. These works of art are powerful testaments to our residents' hopes for a bright future.

Although the grief following the events of September 11 stays with us, we must all be thankful for our family, friends and colleagues who are safe. I am confident that we will all persevere and grow stronger as we continue to work to rebuild our great City.

*Tino Hernandez*

**DOMESTIC VIOLENCE CONFERENCE FOR  
NYCHA RESIDENTS IN ALL FIVE BOROUGHES**

**OCTOBER 7-11, 2002**

See página 7 for details in English and Spanish

## PUBLIC HEARING

*(Continued from page 1)*

Congressman Charles Rangel. The suspension is due to expire at the end of the month.

Objections from the floor centered around the fact that the Draft Plan doesn't set forth a procedure for implementing Community Service, if the requirement is not suspended again. Congresswoman Nydia M. Velázquez asked that NYCHA make the implementation of the requirement as "unobtrusive as possible," if it is not shelved again.

### Ceiling Rents

NYCHA was commended by officials and residents alike for its decision to maintain ceiling rent levels during the coming year. This program benefits approximately 38,000 households. A representative for Assembly Speaker Sheldon Silver asked that NYCHA "be accountable to residents by sharing the costs of operating and maintaining the buildings," before raising ceiling rents at some future date. "In addition, NYCHA must convince residents that increased rents will help to greatly improve building services."

### Section 3 and Resident Training

With regard to Section 3 and Resident Training Programs, a number of speakers applauded Chairman Hernandez' ongoing dialogue with the unions, largely through an organization called TRADES. TRADES is a coalition of over 40 labor unions and tenant organizations.

State Senator Velmanette Montgomery ticked off the names of the many NYCHA developments in her Brooklyn district, saying that she "represents an entire city of people that live in public housing."

She commented on the high population of NYCHA residents under the age of 18, calling for more facilities and programs for teenagers. "The people in the developments I represent are concerned about the opportunity to work, and the opportunity for training and educational facilities," she said.

Teenagers from an organization called YouthStay, asked NYCHA to work with TRADES to create lifelong jobs for residents.

### Income Mix

Noting NYCHA's policy of encouraging the admission of working families into public housing, Congresswoman Velázquez said that the Housing Authority should

*(Continued on page 4)*



## Deborah's Diary

*By Deborah Williams*

**A Volunteer Is A Precious Thing**—On August 1 in front of 175 Eldridge Street, the Hispanic Hershey Kiss Tour 2002 presented Mercedes Ruiz with the award for Citizen's Volunteer of the year. Ms. Ruiz was honored for her volunteer work as foster grandmother to the children of University Settlement Houses After School Program. After the ceremony, there was music and there were numerous fun-filled activities that the residents participated in. The Hershey Candy Company distributed delicious chocolate candy to the community. Ms. Ruiz, 81 years young, is quite the humanitarian. She not only devotes her time to the children, she is also the Tenant Association President of 175 Eldridge Street. *Ms. Ruiz it warms my heart to hear about folks like you that devote their time children. There are so many children that need just a little bit of extra attention to make their lives a little easier and I'm happy to hear that you do just that. Congratulations on your award. You deserve it!*

**Scholarships**—Thirty-six NYCHA youth are the recipients of \$1000 scholarships for their academic achievement, excellence and participation in the Inner City Summer Games that were held at St. John's University in Queens. At St. John's University, participating youth are taught math, computer skills and participate in recreational activities. The recipients were: Paula Ortigoza, East River Houses; Shawn Hill, Lehman Village; Michelle Cabrera, Riis Houses; Dominique White, Highbride Gardens; Juan Jimenez, Bronx River Houses; Cherish Byrnes, Campos Plaza; De Asia Moore, Sedgwick Houses; Jaquan Hayward, Soundview Houses; Chanel O'Brien, Eastchester Gardens; Raquel Adunum, Sedgwick Houses; Miranda Thomas, Manhattanville Houses; James Brown, Lehman Village; Miguel Ortiz, Polo Grounds; Allegra Blackwell, Polo Grounds; Dejhane Brown, Polo Grounds; Evelyn Holder, Sackwern Houses; Dahiana Rojas, Manhattanville Houses; Shawquille Stokes, Sedgwick Houses, Alan Colon, Todt Hill, Anne Rosa Martinez, Van Dyke Houses; Sylvia Egal, Woodside Houses; Kelly Parker, South Beach Houses; Jessenia Rivera, Berry Houses; Dannielle Tharrington, Woodside Houses; Nicholas Ong, Latimer Gardens; Evenia Adams, Markham Gardens; Tatiana Walker-Jones, Baisley Houses; Ashley Pinckney, South Beach Houses; Dumont Fennel, Van Dyke Houses; Sapphire Perez, Van Dyke Houses; Hollyann Phillips, Sheepshead Houses; Brian Denton, Sheepshead Houses; Jessica Figueroa, Sheepshead Houses; Ashley Nazaire, Hope Gardens; and Daisy Garcia, Hope Gardens. *Congratulations to you all and keep up the good work.*

**Dealing With Adversity**—Sometimes life throws you a curve — one that seems to be unbearable, unfair and yes, even cruel. Russell Hopkins of Cypress Hills Houses has used his strength and resilience to throw that curve right back. In 1987, at the age of 19, Russell had an accident that would change his life forever. While doing flips at Long Island City High School he landed on his head and broke his spine. For the next year his home was Elmhurst Hospital and he was later transferred to Mount Sinai. The final prognosis — Russell would spend his life as a quadriplegic. Nowadays, Russell spends most of his days strapped to a wheelchair but enjoys some comic book relief that often takes him into an alternate life — a life filled with superheroes that possess special powers similar to those of his favorite superheroes, the X-Men. At the age of 34, Russell began working on his first comic book entitled "The Guardians of Paradise", in which he and his wheelchair have the starring role. With limited use of his arm, Russell is able to type by hitting the keyboard with an unsharpened pencil in his right hand. His superhero characters are drawn by another comic book fan, his brother Michael. *Russell you should be applauded for your stamina, perseverance and strength. I know that your family, friends are also proud.*

**Editor's Note: Apologies** to Roman Jackson of 131 St. Nicholas Ave in Manhattan. In the August 2002 edition, Ms. Williams correctly listed Mr. Jackson's address and I changed it to St. Nicholas Houses. Roman, sources told Ms. Williams that you were upset and didn't think it was you mentioned in the *Journal*. Well, great news! It was you that Ms. Williams was reporting about. You deserve recognition and praise for making the "Who's Who Among High School Students", graduating with a scholarship and receiving many awards. *Congratulations and again my apologies.*

## The NYCHA “Not Wanted” List

In this issue we continue our editorial policy of publishing the names of individuals who have been permanently excluded from our public housing developments. Listing the proscribed persons is part of the effort to keep residents informed of NYCHA's ongoing efforts to improve the quality of life for all New Yorkers in public housing and to allow for the peaceful and safe use of our facilities. Here follows a list of the people excluded after hearings were held on April 1, 18 and 25, 2001, and May 2, 2001. **Remember, if you see any of these persons on Housing Authority property, please call your Management Office or the Police! This list is provided to all Police Service Areas.**

### Prohibited as of April 11, 2001

Brayon Yarbough	Case 1200/01 formerly associated with the eighteenth floor of 97 Wayne Terrace, West Brighton Houses, Staten Island.
Gregory Henderson	Case 1198/01 formerly associated with the first floor of 155 Seigel Street, Borinquen Plaza, Brooklyn.
Jose Rivera	Case 1209/01 formerly associated with the eleventh floor of 423 Baltic Street, Gowanus Houses, Brooklyn.
Derek Zachary	Case 540/01 formerly associated with the second floor of 106-56 160th Street, South Jamaica Houses, Jamaica, New York.

### Prohibited as of April 18, 2001

Colin Werts	Case 1239/01 formerly associated with the third floor of 23-02 34th Avenue, Ravenswood Houses, Queens.
William Jackson	Case 1304/01 formerly associated with the eighth floor of 2935 West 33rd Street, O'Dwyer Houses, Brooklyn.
Donnel Jackson	Case 1299/01 formerly associated with the first floor of 101 Centre Mall, Red Hook East Houses, Brooklyn.

### Prohibited as of April 25, 2001

Benjamin Jackson	Case 1379/01 formerly associated with the sixth floor of 218 Broad Street, Stapleton Houses, Staten Island.
Shawn Atkins	Case 1356/01 formerly associated with the third floor of 29 Avenue W, Marlboro Houses, Brooklyn.
Ramon Escalera	Case 1380/01 formerly associated with the twelfth floor of 1455 Harrod Avenue, Bronx River Houses, the Bronx.
Abraham Diaz	Case 1383/01 formerly associated with the fourth floor of 2680 Eighth Avenue, Drew Hamilton Houses, New York.
Danard Johnson	Case 1385/01 formerly associated with the fourth floor of 259 West 114th Street, Grampion Houses, New York.
Christopher Perez	Case 4709/01 formerly associated with the eighth floor of 725 F.D.R. Drive, Wald Houses, New York.
Modesto Ocasio	Case 1415/01 formerly associated with the second floor of 1216 Burke Avenue, Eastchester Houses, the Bronx.
Leonardo Perry	Case 3141/01 formerly associated with the second floor of 106 Wayne Terrace, West Brighton Houses, Staten Island.
Ann Richardson Anne Richards	Case 1372/01 formerly associated with the tenth floor of 800 Soundview Avenue, James Monroe Houses, the Bronx.

### Prohibited as of May 2, 2001

Rory Smalls	Case 1463/01 formerly associated with the fourth floor of 295 Osborn Street, Brownsville Houses, Brooklyn.
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## What's Happening In ... Staten Island and Queens?

*In an effort to keep NYCHA's residents informed about improvements in their developments, the Journal now includes a monthly column on recently awarded modernization contracts, focusing on different boroughs each month.*

### \$10 MILLION COMMUNITY CENTER FOR STAPLETON HOUSES

Stapleton Houses, the largest of 11 developments on Staten Island, will be getting a new Community Center under \$10 million in contracts awarded by the Board of the New York City Housing Authority. Former Staten Island Borough President Guy V. Molinari supplied \$1 million of the funding towards the new center.

The Gerard Carter Community Center is being named for a beloved Housing Police Officer who had for years been the development's Community Police Officer and worked with the softball team there. Carter, 28, made the ultimate sacrifice when he was fatally wounded on July 26, 1998, while on patrol at the West Brighton Houses.

The new 21,000-sq.-ft. Carter Center will include a gymnasium, a multi-purpose area with a stage, locker rooms, a weight room, recording studio, game and dance rooms, an arts and crafts area, a classroom, dining room and office. The preliminary sewer work for the Center has been completed and construction on the Center itself should begin by the end of September. It is expected to take two years to complete.

"The Center will be the focal point for this community of 2,148 residents," NYCHA Chairman Tino Hernandez said. "It is a fitting tribute that it is being named for Police Officer Gerard Carter who was devoted to making the area a better place for all."

Chairman Hernandez praised the contribution of Mr. Molinari in making the Center possible. "The dedication and support of Guy Molinari made this project a reality. It would not have happened without his leadership."

Stapleton Houses, completed in May 1962, has 693 apartments in six, eight-story buildings on almost 18 acres. Broad, Hill, Warren and Gordon Streets, and Tompkins Avenue border the complex.

### POMONOK HOUSES SLATED FOR NEW STEAM SYSTEM

Work is under way at Pomonok Houses in Flushing, Queens, for a new \$2 million underground steam distribution system.

"This new system will bring in modern, more efficient technology and will help Pomonok Houses remain a viable development for many years to come," said NYCHA Chairman Tino Hernandez. The existing steam system has been in place for 35 years.

The contract was awarded to TR Pipe Inc. and is expected to take a little less than a year to complete. The contract includes the excavation and installation of new steam mains and electrical conduits. Work on this project began in June.

Pomonok Houses, completed in 1952, has 2,070 apartments in 35 buildings in an area located between 71st and 65th Avenues and Parsons and Kissena Boulevards.

## Public Hearing On Draft Agency Plan

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not let "bad federal legislation be an excuse for maintaining the status quo." She was one of many speakers that evening who encouraged NYCHA to provide more housing for the very poor.

### Privatization

Nearly everyone who came to the microphones spoke against privatization. State Assemblyman Roger L. Greene called NYCHA developments the "last line of defense for many people who need low-income housing in New York City," and said that NYCHA has "a moral imperative to maintain affordable housing."

The Draft Plan maintains NYCHA's commitment to preserving the same number of units in its conventional public housing stock.

Peggy Thomas of Rockaway Beach Houses in Queens succinctly expressed the prevailing sentiments of the evening. "Keep ceiling rents. Make sure our buildings aren't privatized. Give us jobs and give our children jobs," she said.

Other issues raised were the need for increased security in the developments, and the expulsion of vicious dogs and criminals.

A number of community organizations and advocates for public housing residents also attended. They included The Legal Aid Society, the Resident Alliance, GOLES (the Good Old Lower East Side), the Center Against Domestic Violence, the Voices of Battered Women Organizing Project, the Coalition for Domestic Violence Residential

Providers, the Battered Women's Resource Center, and PHROLES (Public Housing Residents of the Lower East Side.)

Tables were set up in the reception area outside of the Grand Ballroom with information on NYCHA's Department of Community Operations' Citywide Programs and Social Services programs. A NYCHA Ombudsman was on hand to take residents' complaints. There was also a table where people could register for HealthStat and obtain copies of a summary of the Agency Plan.

After taking the comments made at the Public Hearing into consideration, NYCHA must submit a final Agency Plan to HUD no later than October 17, 2002.



## Ask Mr. Maintenance...

### CLOGS IN SINKS AND TOILETS

One of the most common maintenance service requests made by New York City Housing Authority (NYCHA) residents is for clogged drains in sinks and bathtubs, and clogged toilets. Residents can often prevent these stoppages by taking some simple precautions to make sure that substances don't build up in drain lines, and that objects don't fall into the toilet.

#### Kitchen Sinks

Some residents pour left over cooking grease down the kitchen sink to dispose of it after cooking. The average drain line in a kitchen sink is approximately two (2) inches in diameter. When grease is poured down the drain, it sticks to the sides of the pipes and reduces the diameter of the drain line, causing slow draining or a complete stoppage. Instead of pouring grease down the drain, it should be placed in an empty can with a lid (such as a coffee can) and disposed of with the regular garbage. It is best to give grease a chance to cool before pouring it into a container, but don't wait too long or it will solidify.

Also, please keep in mind that apartments in NYCHA developments are not equipped with garbage disposal units, which grind food into small pieces so it will go down the kitchen drain. Because there are no garbage disposals, leftover food should not be scraped into the sink but should go into the garbage, and then be disposed of properly.

#### Toilets

Toilets become clogged when objects such as hair brushes and tooth brushes fall into them, or when people attempt to flush paper towels and other paper products that should not go into the toilet. This can be prevented by keeping the lid on the toilet closed whenever it is not in use, and by only disposing of approved paper products in it.

#### What To Do When You Have A Clog

When plumbing fixtures start to drain slowly your first reaction may be to buy a commonly sold drain cleaner and pour it down the clogged drain. These products are designed to be thoroughly flushed from the drain as per the manufacturer's recommendation; if they are not completely flushed from the drain they tend to harden and only make the problem worse. Therefore, it is recommended that drain cleaners not be used. You should call your management office as soon as you notice that a drain is not working properly. This will make it easier for the maintenance staff to clear the stoppage. Do not wait until the drain becomes completely clogged.

Following these simple guidelines will help to reduce the frequency of clogged drains and toilets, freeing up maintenance staff to perform other services and repairs.

**Do you have a maintenance question? Please send it to: Mr. Maintenance, c/o New York City Housing Authority Journal, New York City Housing Authority, 250 Broadway, 12th Floor, New York, New York 10007.**

**Editor's Note:** In response to earlier Mr. Maintenance articles, we have received a number of letters from residents about outstanding repairs in their apartments. **Please keep in mind that Mr. Maintenance is here to provide answers to general maintenance issues and procedures in your developments, not to address individual residents' specific problems obtaining repairs or services.** If you are having difficulty obtaining a needed repair or service, please contact your development's Management Office first; if you are not satisfied with the response you receive at the development, you should then contact your Borough Management Office. Thank you.

### Lower Manhattan Development Corp. Residential Grant Program

Created in the wake of the September 11 tragedy, the Lower Manhattan Development Corporation (LMDC) through its Residential Grant Program, is providing financial incentives to encourage individuals to remain in lower Manhattan. New York City Housing Authority (NYCHA) residents who live in those buildings listed to the right of this article may be eligible to receive a grant.

There are three types of grants. **September 11, 2001 Residential Grants:** This is a \$1,000 one-time grant per household for on-going residents of Zone 1, Zone 2, or Zone 3, who lived in lower Manhattan on September 11, 2001. **Family Grants:** This is a one-time family grant for households with children under age 18 that make at least a one-year commitment to living in lower Manhattan. Zone 1 is eligible for a \$1,500 grant; Zone 2 is eligible for a \$750 grant; and Zone 3 is eligible for a \$750 grant. **Two-Year Commitment Based Grants:** Renters with at least two-year leases commencing on or before May 31, 2002 may be eligible for this grant. Since NYCHA doesn't issue two-year leases the LMDC is accepting alternative documentation from NYCHA residents for this grant.

There are three eligible zones. **Zone 1** is the area south of Chambers Street and west of Nassau and Broad Streets, including all buildings which face on these streets and the entirety of Battery Park City. **Zone 2** is the area outside Zone 1 but south of Canal Street and southwest of Rutgers Street, including all buildings which face on those streets. **Zone 3** is the area north of Canal Street and Rutgers Street, south of Delancey or Kenmare Streets, and east of Lafayette Street in Manhattan, including all buildings which face on those streets with the exception of Canal Street and Rutgers Street.

Residents will be required to submit documentation to verify eligibility. Applications will be accepted through May 31, 2003. Applicants will be able to apply through the mail, on-line, over the phone, with Mobile Application Teams, and at LMDC Residential Grant Program Offices.

For specifics on the program and the eligibility criteria, please see the LMDC's web site, [www.RenewNYC.com](http://www.RenewNYC.com), or call 1-866-RenewNYC, that's 1-866-736-3992. NYCHA has sent a letter about the program to affected residents.

### NYCHA Buildings In LMDC Residential Grant Zones

#### SMITH Zone 2

20 Catherine Slip  
10 Catherine Slip  
182 South Street  
180 South Street  
7 Saint James Place  
374 Pearl Street  
388 Pearl Street  
26 Madison Street  
15 Saint James Place  
40 Madison Street  
46 Madison Street  
54 Catherine Street

#### RUTGERS Zone 2

45 Pike Street  
65 Pike Street  
54 Rutgers Street  
38 Rutgers Street  
160 Madison Street

#### LAGUARDIA Zone 2

45 Rutgers Street  
55 Rutgers Street

#### LAGUARDIA Zone 3

65 Jefferson Street  
300 Cherry Street  
240 Madison Street  
250 Clinton Street  
230 Clinton Street  
340 Cherry Street  
280 Madison Street

#### LAGUARDIA ADDITION Zone 3

282 Cherry Street

#### TWO BRIDGES Zone 3

286 South Street

#### BARUCH Zone 3

525 FDR Drive  
521 FDR Drive  
64 Baruch Drive  
60 Baruch Drive  
308 Delancey Street  
312 Delancey Street  
296 Delancey Street  
298 Delancey Street  
288 Delancey Street  
50 Columbia Street  
60 Columbia Street  
292 Delancey Street

#### GOMPERS Zone 3

70 Pitt Street  
60 Pitt Street

#### SEWARD PARK EXT. Zone 3

45 Allen Street  
64 Essex Street  
154 Broome Street

#### VLADDECK I Zone 3

72 Gouverneur Street  
70 Gouverneur Street  
60 Gouverneur Street  
50 Gouverneur Street  
40 Gouverneur Street  
38 Gouverneur Street  
622 Water Street  
626 Water Street  
630 Water Street  
330 Madison Street  
326 Madison Street  
318 Madison Street  
648 Water Street  
644 Water Street  
640 Water Street  
342 Madison Street  
338 Madison Street  
334 Madison Street  
654 Water Street  
650 Water Street  
638 Water Street  
636 Water Street  
354 Madison Street  
350 Madison street  
658 Water Street  
662 Water Street  
666 Water Street  
668 Water Street  
364 Madison Street  
360 Madison Street  
684 Water Street  
676 Water Street  
670 Water Street  
384 Madison Street  
376 Madison Street  
372 Madison Street  
61 Jackson Street  
55 Jackson Street  
45 Jackson Street  
35 Jackson Street  
25 Jackson Street  
17 Jackson Street  
345 Madison Street  
351 Madison Street  
359 Madison Street  
367 Madison Street

#### VLADDECK II Zone 3

32 Jackson Street  
28 Jackson Street  
16 Jackson Street  
14 Jackson Street  
44 Jackson Street  
40 Jackson Street  
22 Jackson Street  
18 Jackson Street

Visit NYCHA's Web site at:  
[www.nyc.gov/nycha](http://www.nyc.gov/nycha)

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1 out of every 3 women develop osteoporosis, a condition that leads

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 NY, NY 10002 Tues.: 9 am—5 pm  
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## HISTORIC OCCASIONS



**JAMES A. BLAND HOUSES** in Queens celebrated its 50th Anniversary on August 17. Here, (left to right) NYCHA Chairman Tino Hernandez joins Bland Houses Manager Regina Chu, Resident Association President Donald Hinton, Superintendent Steven Feldman and NYCHA Vice Chairman Earl Andrews, Jr. for the occasion. Ms. Chu and Mr. Hinton are holding a Proclamation from Mayor Michael R. Bloomberg making August 17, 2002 Bland Houses Day in New York City.



**FARRAGUT HOUSES** in Brooklyn celebrated its 50th Anniversary on August 24. The development, which is across the street from the Brooklyn Navy Yard, was named for the first Admiral of the U.S. Navy, David Glasgow Farragut. Above, Chairman Tino Hernandez joins some young Farragut residents for a quick photo.

## Start Your Own Business

If you want to start your own business, please call NYCHA's Business Development Division. We are particularly interested in residents with the following skills: painting, electrical installation and maintenance, plumbing, door and cabinet hanging, building maintenance, general construction, landscaping, welding, and iron work. However, please call, whatever your business idea is.

**718-250-5987, 718-246-6510**

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- Must be a legal NYCHA resident



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New York City Housing Authority  
 Department of Economic and Business Initiatives

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