



## Nostrand Houses needs comprehensive renovations.

For decades, public housing in NYC and nationwide has received less and less Section 9 funding in the federal budget – meaning there’s not nearly enough to fund renovations in places like Nostrand Houses. Recently, the federal government has encouraged housing authorities to convert from Section 9 to Section 8 to access more consistent subsidy.

## Residents will decide on the future of Nostrand Houses.

NYCHA has developed innovative programs that will allow Nostrand Houses to receive Section 8 subsidy to fund renovations. Residents will get to vote on whether to pursue one of these programs or to remain in Section 9.

## What are the voting options?

Residents will choose from ONE of the three following options:

### THE TRUST

The Trust is a public agency that will partner with NYCHA to fund comprehensive renovations. NYCHA will continue to be responsible for daily operations and upkeep.

### PACT

PACT is a partnership with private and/or non-profit partners that will fund comprehensive renovations. A new private or non-profit property management company will be responsible for daily operations and upkeep.

### SECTION 9

Under Section 9, which is how Nostrand is currently funded, the development will continue to be dependent on federal funding allocated annually by Congress.

**Under all three options, rent will remain at 30% of household income, resident rights are maintained, and NYCHA will continue to own the land and buildings.**

## What kind of renovations will happen?

**Under the Trust and PACT, renovations will include:**

- Improved apartment interiors, kitchens, baths, and abatement of all lead and mold.
- Upgrades to building systems including heating and hot water, plumbing and electrical.
- Current work to upgrade roofing, CCTV, and elevators will continue.

The final scope of renovations will depend on the needs identified by in-depth site investigations conducted by technical experts. Residents will inform the final scope of work.



## Who is eligible to vote?

You are eligible to vote if you are:


- 18 years of age or older as of December 7, 2023; and
- Part of a household composition at Nostrand Houses

## All eligible voters will receive the following materials in the mail:


- A paper ballot you can use to vote by mail or in-person;
- An envelope with a mailing return address and prepaid postage you must use if voting by mail or in-person; and
- Information and credentials you can use to securely vote online

### Need more information?

Email, call, or go to our website to find opportunities to learn about the vote or ask questions you may have:

 [on.nyc.gov/voting-at-nostrand](https://on.nyc.gov/voting-at-nostrand)

 [vote@NYCHA.nyc.gov](mailto:vote@NYCHA.nyc.gov)

 (212) 306-6794

## How can I vote?

The voting period will begin Wednesday, November 8, 2023 at 10am and end Thursday, December 7, 2023 at 9pm.

**Use the 4 steps below!**



### STEP 1: Check your mail for voting materials package.

*This will be received at the beginning of the voting period.*



### STEP 2: Decide on voting method

*Residents are able to vote once either online, by mail, or in-person.*



### STEP 3: Mark your calendar

*Voting period opens November 8 and ends December 7*



### STEP 4: Vote!

**Voting online?** Use the credentials received to vote securely online.

**Voting by mail?** Mark the paper ballot with your vote. Put the ballot inside the prepaid postage envelope and drop at your nearest post office or drop box. Envelope must be postmarked by December 7.

**Voting in-person?** Bring your paper ballot and prepaid postage envelope to the polling place starting November 28 through December 7.