



Mayor Announces New Affordable Housing at MetroNorth Rehabs Site

By Eileen Elliott

MAYOR MICHAEL R. BLOOMBERG WAS JOINED BY GOVERNOR DAVID A. PATERSON, NEW YORK CITY HOUSING AUTHORITY (NYCHA) CHAIR JOHN B. RHEA, THE CITY'S DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT COMMISSIONER RAFAEL E. CESTERO, AND STATE DIVISION OF HOUSING AND COMMUNITY RENEWAL COMMISSIONER DEBORAH VANAMERONGEN IN A GRAVEL LOT OFF OF 103RD STREET IN MANHATTAN ON A SWELTERING AUGUST 17TH TO ANNOUNCE THAT NEW YORK CITY IS THE FIRST CITY IN THE NATION TO BEGIN CONSTRUCTION OF NEWLY AFFORDABLE HOUSING USING FUNDS FROM THE AMERICAN RECOVERY AND REINVESTMENT ACT'S TAX CREDIT ASSISTANCE PROGRAM (TCAP). The City is receiving \$85 million in new stimulus funding for the purpose of building or preserving affordable housing.

"We are, in fact, the very first municipality in the country to put this funding into action," the Mayor said. "And just as we have done with other stimulus funds, we are going to dedicate these federal dollars towards reviving projects that otherwise would have been abandoned in this economic downturn."

Twenty-six million dollars of the City's new stimulus funds will be used for the construction of the Hobbs Court-Sienna development, creating permanently affordable Section 8 housing on the sites of what was previously NYCHA's Metro North Rehabs. The balance of the \$143 million projected cost

for Hobbs-Sienna will be funded by a model public-private partnership between the City and the project's developer—the Phipps Houses and Urban Builders Collaborative.

NYCHA is providing a 99-year ground lease for the sites to ensure that the housing will be permanently affordable.

In addition to Hobbs Court and the Sienna, the stimulus funding will be used to help pay for the construction of two additional developments in Harlem and one in East New York, Brooklyn.

The Mayor announced that the four developments will increase the City's

(Continued on page 3)



MOVING FORWARD NYCHA's new General Manager, Michael Kelly, at microphone at a press conference held by Mayor Michael R. Bloomberg (front row, second from right) to announce his appointment. Also shown here (left to right) are Gowanus Houses Resident Association President Marguerite Scott, NYCHA Vice-Chair Earl Andrews, Jr., Chair John B. Rhea, Mr. Kelly, Deputy Mayor Dennis Walcott, the Mayor, Department of Housing Preservation and Development Commissioner Rafael Cestero and Board Member Margarita López.

MAYOR BLOOMBERG AND NYCHA CHAIR RHEA ANNOUNCE APPOINTMENT OF MICHAEL KELLY AS HOUSING AUTHORITY'S GENERAL MANAGER

MAYOR MICHAEL R. BLOOMBERG AND NEW YORK CITY HOUSING AUTHORITY (NYCHA) CHAIR JOHN B. RHEA ANNOUNCED THE APPOINTMENT OF MICHAEL KELLY AS THE NEW GENERAL MANAGER OF NYCHA ON A COOL, BREEZY OCTOBER 1ST AT BROOKLYN'S GOWANUS HOUSES. KELLY JOINS NYCHA FROM THE DISTRICT OF COLUMBIA HOUSING AUTHORITY WHERE HE HAD SERVED AS EXECUTIVE DIRECTOR SINCE 2000. "Seldom do you find someone as qualified as Mike Kelly to assume a position as important as General Manager of NYCHA," said the Mayor. "With the experience he brings, he will hit the ground running, together with Chairman Rhea, as NYCHA moves forward. I also want to thank Doug Apple for his extraordinary service to NYCHA and its residents over the last eight years, and could not be happier that he continues to serve New Yorkers as First Deputy Commissioner of our Department of Housing Preservation and Development."

For the past two years Kelly also served as President of the Council of Large Public Housing Authorities, a Washington-based national non-profit organization that works to preserve and improve public and affordable housing. He has a 25-year history of experience in public housing management across the country. Kelly served as Executive Director of the Housing Authority of New Orleans from 1994 to 2000, with the U.S. Department of Housing and Urban Development from 1993 to 1994, and for ten years at the San Francisco Housing Authority from 1983 to 1993.

"NYCHA has an ambitious agenda and we have recruited the best in the country as General Manager to our team," said Chair Rhea. "Mike Kelly clearly understands the importance of building better communities to serve our

residents and helping them succeed. We look forward to working together to advance NYCHA's agenda."

"After talking to Chair Rhea, it became very obvious that the next step in my career had to be with NYCHA," said GM Kelly. "He has a clear-cut vision of what needs to be accomplished and how to get it done. When you combine this with the support of Mayor Bloomberg for public housing, there was little choice but to make this important career move to New York."

As Executive Director of the District of Columbia Housing Authority, Kelly led a staff of 800 which administered over 8,000 units of public housing and 10,000 units of the Housing Choice Voucher Program. He is credited with developing community and business partnerships creating new

opportunities and enhancing the quality of life for residents.

His accomplishments at DCHA also include an \$80 million bond deal to finance the modernization of public housing and implementing the first Housing Choice Voucher Homeownership Program in D.C., with 173 graduated homeowners to date. Kelly has received numerous awards and recognitions. He received a Master's Degree in Education from San Francisco State University and a Master's in Architecture from the University of California, Berkeley. He received a Bachelor's Degree in Architecture and Urban Planning from Princeton University.

He began his position as NYCHA's General Manager on October 5th.



DEVELOPMENTS Mayor Michael R. Bloomberg with NYCHA Chair John B. Rhea, at microphone, announce new permanently affordable housing in East Harlem. Also, shown above is State Division of Housing and Community Renewal Commissioner Deborah VanAmerongen, and Governor David A. Paterson (at right).



MAYOR'S MESSAGE

Enhancing the City's Livability for Older New Yorkers



NEW YORK CITY IS A GREAT PLACE TO GROW OLDER WITH CONVENIENT PUBLIC TRANSPORTATION, QUALITY HEALTH FACILITIES AND THE SENSE OF COMMUNITY IN ITS DIVERSE NEIGHBORHOODS. Already home to 1.3 million older New Yorkers, that number is expected to increase by close to 50% by 2030. That's why in late August I announced Age Friendly NYC: Enhancing Our City's Livability for Older New Yorkers, a series of 59 long-term initiatives that will be implemented throughout the year, aimed at making New York

a more livable City for its growing senior population.

The initiatives in Age-Friendly NYC will fulfill a promise I made in my 2008 State of the City address, and are a blueprint for promoting active aging focused on four areas: community and civic participation; housing; public spaces and transportation; and health and social services.

This is especially good news for New York City Housing Authority (NYCHA) households, since over one-third of the nearly 174,000 families living in public housing here are headed by a person 62 years or older. In fact, I chose to announce this program at the Mark Morris Dance Company in Brooklyn where a special scholarship program provides free dance classes to NYCHA seniors.

Other initiatives include grants that will create new models of service for 50 Senior Centers; the expansion of the City's Assigned Counsel pilot program to provide eviction prevention services for seniors in Housing Court; placing artists in senior centers to provide free art programs; offering free bus transportation to supermarkets to increase access to healthy food options and discounted health club memberships.

Over the course of a year, through community forums hosted by the City Council, focus groups, and interviews throughout the five boroughs, more than 1,500 older New Yorkers, caregivers, service providers, and others expressed their opinions on growing older in New York and the opportunities and challenges they face. The initiatives outlined address many of those issues and aim to ensure that New York continues to be a place older residents want to stay, as well as a destination for retiring seniors and former New Yorkers.

Investment in Senior Centers

Enhancing Senior Centers to better serve a larger, more active and diverse senior population is a key part of creating a more age-friendly city. Using public and private funds, the City will provide innovation grants for the creation of new models of service at 50 senior centers across the five boroughs. The 50 centers will offer staff autonomy, attract new talent and entrepreneurial energy and bring a real sense of innovation and competition to the entire senior services system. They will also be held accountable for producing vibrant programs, high participation rates and better health outcomes for older New Yorkers. The centers will not only continue to provide older adults with healthy meals and the opportunity to socialize with their peers, but they will also become model centers of wellness offering innovative health programs.

The New York City Housing Authority is already ahead of the curve with its many senior programs and special events like the Senior Benefit and Entitlement Fair held in late September at Riverbank State Park in upper Manhattan. (See article, page 1.) More than 1,500 senior public housing residents were able to avail themselves of a variety of services at the fair, including free "seasonal" flu vaccinations, which are especially important for seniors.

Like NYCHA's programs, the initiatives we're launching will go a long way towards helping older New Yorkers live more connected, vibrant, and meaningful lives. Age-Friendly NYC is part of an international effort to ensure the great cities of the world not only support their residents as they age, but to also tap the tremendous resources older people can offer.

Michael R. Bloomberg

KEEPING IT GREEN AT BREVOORT HOUSES



GREEN TEAM (from left to right) Resident Gardeners and Green Committee Members Cyrila Rose, Jeanette McCoy, Eva Huntley, Essence Jackson (Green Committee Captain), Pansy Nettles, and Tamarrah Kearney.

By Ashley Grosso

SINCE APRIL, BROOKLYN'S BREVOORT HOUSES GREEN COMMITTEE HAS BEEN GROWING FAST, LIKE THE DEVELOPMENT'S NEWLY PLANTED TREES. With about 20 resident members, more seem to join at each monthly meeting. Brevoort is just one of 29 resident-led Green Committees that are part of the New York City Housing Authority's (NYCHA's) efforts to promote environmental sustainability.

Under the guidance of NYCHA's Environmental and Sustainability Coordinator Margarita López, members of Green Committees are tasked with instilling in their neighbors a sense of personal responsibility in the effort to conserve energy and reduce greenhouse gases.

Brevoort has several upcoming programs planned, including a recycling day, when residents can bring documents to shred using the paper shredder in the community center to be recycled afterward. Another idea of the Green Committee is to ask residents not to use electricity for one hour – an event similar to the Earth Hour that took place on March 28th, when several large buildings across New York City cut their lights to draw attention to the importance of reducing energy consumption.

Brevoort Green Committee Co-Captain, 28 year-old Essence Jackson, said she would like to see Brevoort's Committee help others get organized. "Even if you don't join our Green Committee, join one in your community," she urged. "And bring somebody," she added.

As part of the Million-TreesNYC initiative, trees were planted at Brevoort this past spring. MillionTreesNYC is

a public-private campaign to plant and care for one million trees over a decade. Residents can adopt trees around the development, taking responsibility for pruning and watering them. Many residents combined caring for their adopted trees with gardening, including Brevoort's Resident Association President Pansy Nettles, and Green Committee member Jeannette McCoy, who planted red and white impatiens around their trees.

The Green Committee Co-Captain Eva Huntley, emphasized getting the children involved in the environmental programs. "They play [outside] anyway," she pointed out, so she

encourages youth to help take care of the gardens and trees.

Ms. Jackson, whose own children have adopted trees, agreed that it is important to teach the younger generation how to keep the neighborhood green. She said, "The kids in the community are like the trees. Plant it in them, and they'll grow."

Brevoort Houses is located in the Bedford Stuyvesant neighborhood of Brooklyn. It has 896 apartments housing 2,016 residents. Visit NYCHA's website to learn more about our green initiatives, www.nyc.gov/nycha.

The Housing Authority Journal



ESTABLISHED 1970 • CIRCULATION 200,000

Published monthly by the New York City Housing Authority
Department of Communications
250 Broadway, New York, N.Y. 10007
Tel (212) 306-3322 • Fax (212) 577-1358
nyc.gov/nycha

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CHAIR'S MESSAGE

**Creating a New Vision:
My First 100 Days**



GOOD THINGS ARE HAPPENING AT THE NEW YORK CITY HOUSING AUTHORITY (NYCHA). When Mayor Michael R. Bloomberg appointed me as NYCHA's 21st Chair, the Board and I promised to work collaboratively with staff and residents to create a greener, more efficient, responsive and transparent agency—in short, to find better ways of doing what we do. October 16th is my 100th day as Chair. Here are a few highlights of what has been accomplished.

Instituting Change

The most recent and exciting change is the appointment of Michael Kelly as General Manager. Mike has a long history in public housing and comes to us from the Washington D.C. Housing Authority where he served as Executive Director. You can read all about him on page 1 of this *Journal*. He is passionate about public housing and has a stellar 25-year hands-on track record. Mike brings valuable skills like brokering community relationships to make NYCHA stronger and more efficient. He will be a crucial, innovative leader involving entire communities as we take on the important challenges.

Over the next few weeks, other experts, like Mike Kelly, will be joining NYCHA. Their specific knowledge will help us fix our finances, our elevators, our energy systems and our information systems. They will make contributions in the area of resident employment and help to expand our resources and deploy them more efficiently.

Soon after my arrival at NYCHA I promised to create an excellent level of service for our residents. I want to hear what people at all levels are thinking, not just those at the top. To better grasp the challenges and opportunities NYCHA faces, I had a voluntary, confidential staff survey conducted. The results were shared, as promised, in four town hall-style meetings over two days this month with all NYCHA employees. I want to thank the staff for the helpful, thoughtful feedback they provided. This is the beginning of an open, ongoing dialogue on areas that need improvement and finding the best ways to address challenges.

Listening to our staff is just a part of the process. I'm equally committed to hearing what residents have to say. That has been an important part of my job since day one. I'm listening to the Unions that represent our workers and to the members of the communities where NYCHA developments are located. Other City agencies, HUD and elected officials add to the input. My goal is to listen, to empathize, to analyze and then to take action in developing a plan. Although I am leading the charge, this is a team effort.

Investing in Capital Improvements

As *Journal* readers know, NYCHA was awarded \$423 million in federal stimulus funding under the American Recovery and Reinvestment Act of 2009. Seventy-five projects were identified to utilize this funding. We're already investing \$10.8 million on parapet and brick repair at Highbridge Gardens in the Bronx, \$2.91 million in heating upgrades at Kingsborough Houses in Brooklyn, \$3.93 million in roofing and asbestos abatement at Adams Houses in the Bronx, and \$7 million in apartment renovation at Whitman Ingersoll Houses in Brooklyn. The list grows and the improvements are measured daily.

Revitalizing Resident Employment through REES

The newly created Office of Resident Economic Empowerment and Sustainability (REES) oversees one of the most extensive Section 3 efforts in the country to ensure that NYCHA residents benefit from contracts NYCHA awards to bidders by providing not only jobs, but careers. We are focusing our attention to enhance economic prospects for residents by creating employment opportunities through public/private partnerships, extensive targeted training efforts in growth industries and the development of financial literacy initiatives. REES now reports directly to the Vice-Chair—one indication of the importance we are placing on resident hiring and training of one of our most important resources: NYCHA residents.

Driving the Green Agenda

NYCHA continues to move forward with its "green" agenda in support of Mayor Bloomberg's PlaNYC2030. This summer the Mayor joined me at Castle Hill Houses in the Bronx to announce an allocation of \$28 million from the city and the U.S. Department of Housing and Urban Development for green initiatives at the development. This project is also creating a dozen new jobs for residents.

NYCHA has installed over 500 instantaneous hot water heaters, 170,000 energy saving Compact Fluorescent Lamps, and an automated system in more than 200 boiler rooms, allowing for remote monitoring. And residents are getting involved too. NYCHA staff have worked with residents from 27 developments on the creation of resident led "Green Committees" to spread the message of personal responsibility.

The year ahead promises to be exciting. I will continue to share that progress with you and thank you in advance for your support.

John B. Rhea

MetroNorth

(Continued from page 1)

affordable housing stock by 739 units, and their construction will "produce some 2,800 well-paying jobs throughout the City."

"The Metro North project includes 17 turn-of-the-century tenements that NYCHA acquired in early 1980," said Chair Rhea. "After operating these buildings as project-based Section 8 housing for more than 20 years, NYCHA recognized the need for significant upgrades and capital investment."

The announcement was made at the site of what will become Hobbs Court. Located between 102nd and 103rd Streets, Hobbs Court will consist of a new nine-story building after 12 deteriorated walkups are demolished. Five six-story buildings on 100th Street will be rehabilitated and combined into a single structure—The Sienna. Hobbs Court and The Sienna will yield 340 units.

"This project truly demonstrates the power of partnerships and collaboration," the Chair continued. "Former residents of NYCHA's Metro North Rehabs will have the opportunity of returning to the new development, and up to 318 Section 8 vouchers will be made available to qualified households with incomes below 60% AMI (\$42,540 for a family of four). As always NYCHA is proud to contribute to the Five Borough Economic Plan."

Governor Paterson spoke about the importance of affordable housing, especially during a recession. "Here in New York City and New York State our recession lags by 10 to 20 months after the national average. After the last recession [in the mid-1980s] the area most affected was housing."

City Council Member Melissa Mark Viverito thanked the resident leadership of MetroNorth, "who organized and galvanized themselves to make sure that they will be able to come back. "This is a great day for East Harlem, El Barrio," she said. HPD Commissioner Cestero, and Phipps Houses President Adam Weinstein also spoke.

These developments contribute to the Mayor's New Housing Marketplace Plan to create or preserve 165,000 units of affordable housing over 10 years, which is enough for half-a-million New Yorkers.

DEBORAH'S DIARY

By Deborah Williams



Stepping Out of the Ordinary – The West Brighton Audition and Talent Show, is much more than your local talent competition: It's a new kind of talent competition in which participants don't just perform they attend a workshop where they create performance skits from the poems that they themselves write. It's a new approach to the standard talent competitions where according a representative from the All Stars Project (ASP), one of the co-sponsors, the youth experience "a performance-based approach to development, both on and off the stage."



The West Brighton Audition and Talent Show was held on August 19th and 26th at the West Brighton Community Center and was sponsored through a partnership with the NYCHA's Queens/Staten Island Community Operations and the All Stars Project, Inc. Nineteen young people, ranging in age from 5 through 25, excitedly performed on stage in front of an audience of 100 family, friends and neighbors. Now that took a lot of courage and I am sure it was a day to remember. NYCHA Queens/Staten Island Community Operations Senior Program Manager Ray Diaz said, "This partnership between the Housing Authority and the All Stars is one that has a lot of potential to reach a lot of young people and impact their lives in a positive way. I am looking forward to building on the relationship. This is just the beginning."

My congratulations to all of the 19 participants. From looking at your photo I can tell you guys had a great time! Just keeping those voices tuned and those dance moves intact and keep those acting skills sharp and one day you'll all be shining stars!

Financial Success—No, I am not referring to becoming rich and I am not about to tell you how to become rich, but I will tell you the story of financial success gained through learning financial management skills. Sabrina Craft, a resident of Queensbridge Houses and a participant in the East River Development Alliance (ERDA) Building Wealth Academy, learned how to save for short term financial goals such as paying off debt, repairing credit, and accumulating savings for emergencies, as well as long-term goals including planning for a child's college education, starting a business, buying a home, or planning for retirement. "When I came to ERDA, I had bad credit and no savings. I took their Money Management Training and learned how to save money and pay down my debt. Eventually I had to stop working because of a work-related injury, but because of the savings I had built, I was able to take care of myself and my family. At ERDA, they teach you how to manage your money," said Ms. Craft. That's something worth learning!

Ms. Craft, you should be really proud of yourself. I am sorry to hear about your injury but I am definitely happy to hear that your Money Management Training helped you and your family during your disability. I hope all goes well for you and your family. Get well soon and I wish you great success in all your future endeavors. Congratulations!

It's time to spread your good news! – Let me put your name in Deborah's Diary. All you have to do is drop me a few lines or even better give me a call at 212-306-4752. I'll be your Gossip Girl and spread your good news throughout NYCHA. We have a circulation of approximately 200,000 readers. I can't guarantee but I will do my best to see that you are number one on the Gossip Girl NYCHA network. I can't wait to get the 411 from you!

THE NYCHA NOT WANTED LIST

In this issue we continue publishing the names of individuals who have been permanently excluded from our public housing developments. The purpose of this list is to keep residents informed of the Housing Authority'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. What follows is a partial list of the people excluded after hearings were held on June 3 and June 10, 2009. For a full list of the "Not Wanted" visit NYCHA's website at nyc.gov/residentscorner. **Please note: These exclusions are based on NYCHA's Administrative Hearing Process and should not be confused with the Trespass Notice Program under Mayor Bloomberg's Operation Safe Housing Initiative.**

**REMEMBER,
IF YOU SEE ANY OF THESE INDIVIDUALS ON
HOUSING AUTHORITY PROPERTY, PLEASE CALL
YOUR MANAGEMENT OFFICE OR NYCHA'S
SPECIAL INVESTIGATIONS UNIT AT (212) 306-8595.**

Prohibited as of June 3, 2009

Anthony Turner	Case 2548/09 formerly associated with the third floor of 3222 Bayview Avenue, Gravesend Houses, Brooklyn.
James Russell	Case 3730/09 formerly associated with the third floor of 1830 Lexington Avenue, Johnson Houses, Manhattan.
Dawayne King William King Dwayne King	Case 3732/09 formerly associated with the seventeenth floor of 1694 Madison Avenue, Taft Houses, Manhattan.
Louis Henderson	Case 3736/09 formerly associated with the thirteenth floor of 1805 Crotona Avenue, Murphy Houses, the Bronx.
Jacqueline Garcia Bernard Garcia	Case 3383/09 formerly associated with the eighth floor of 1505 Park Avenue, Clinton Houses, Manhattan.
Raymond Cordero	Case 1140/09 formerly associated with the fourth floor of 154 Avenue D, Riis Houses, Manhattan.
Joseph M. Gonzalez	Case 3822/09 formerly associated with the fourth floor of 830 Amsterdam Avenue, Douglass Houses, Manhattan.
Stephon Davis	Case 7208/08 formerly associated with the third floor of 107-17 159th Street, South Jamaica Houses, Queens.
Michael Pledger	Case 3824/09 formerly associated with the sixth floor of 51-15 Almeda Avenue, Ocean Bay Apartments, Far Rockaway.
Jose Tesis	Case 3818/09 formerly associated with fifteenth floor of 1695 Madison Avenue, Taft Houses, Manhattan.
Conrad Dew Shaun Dew	Case 3841/09 formerly associated with the second floor of 2385 First Avenue, Wagner Houses, Manhattan.
Steven Burgos Edwin Burgos	Case 5619/09 formerly associated with the eighth floor of 440 East 105th Street, East River Houses, Manhattan.
Shawndell Robinson	Case 3676/09 formerly associated with the twelfth floor of 744 Park Avenue, Tompkins Houses, Brooklyn.
Jayson Rosa Christopher Zavala	Case 3716/09 formerly associated with the first floor of 554 Flushing Avenue, Marcy Houses, Brooklyn.

Prohibited as of June 10, 2009

Ian Hunt	Case 5214/08 formerly associated with the third floor of 169 Cypress Avenue, Mill Brook Houses, the Bronx.
Darren Holmes	Case 3894/09 formerly associated with the second floor of 123 Lorraine Street, Red Hook East Houses, Brooklyn.
Bruce Baker	Case 2125/06 formerly associated with the third floor of 1690 Watson Avenue, Bronxdale Houses, the Bronx.

For a full list of the "Not Wanted" visit NYCHA's website at nyc.gov/residentscorner.

NEW YORK CITY HOUSING AUTHORITY Board Meeting Schedule

Notice is hereby given that the New York City Housing Authority's Board Meetings take place every other Wednesday at 10:00 A.M. (unless otherwise noted) in the Board Room on the 12th Floor of 250 Broadway, New York, New York. The meetings for the remainder of the Calendar Year 2009 are as follows:

October 14, 2009
October 28, 2009
November 10, 2009
(Tuesday)
November 25, 2009
December 9, 2009
December 23, 2009

Please note that these dates are subject to change. Any changes to the schedule above will be posted on NYCHA's Website at nyc.gov/nycha and in the *NYCHA Journal* to the extent practicable at a reasonable time before the meeting. These meetings are open to the public. Pre-registration of speakers is required. Those who wish to register must do so at least forty-five (45) minutes before the scheduled Board Meeting. Comments are limited to the items on the agenda. Speakers will be heard in the order of registration. Speaking time will be limited to three (3) minutes. The public comment period will conclude upon all speakers being heard or at the expiration of thirty (30) minutes allotted by law for public comment, whichever occurs first. For Board Meeting dates and times, and/or additional information, please visit our Website at nyc.gov/nycha or contact us at (212) 306-6088. Copies of the agenda can be picked up at the Office of the Secretary at 250 Broadway, 12th floor, New York, New York, no earlier than 3 P.M. on the Friday before the upcoming Wednesday Board Meeting. Any person requiring a reasonable accommodation in order to participate in the Board Meeting should contact the Office of the Secretary at (212) 306-6088 no later than five (5) business days before the Board Meeting.

THE CHIEF'S CORNER

Trick or Treat: Safety Tips



**HOUSING BUREAU POLICE
CHIEF JOANNE JAFFE**

THE NEW YORK CITY POLICE DEPARTMENT WANTS TO REMIND YOU THAT HALLOWEEN IS ONE OF THE MOST ENJOYABLE DAYS OF THE YEAR FOR CHILDREN BUT PARENTS SHOULD BE AWARE OF THE POTENTIAL RISKS THAT CAN AFFECT CHILDREN WHO ARE NOT SUPERVISED PROPERLY.

Trick-or-treaters should always have adult supervision even if they are traveling in a group of friends, to ensure that the only scary experiences children have are those associated with the spirit of Halloween. The following recommendations are for parents and guardians.

- An adult should always examine Halloween treats before children eat them. Never eat opened or unwrapped Halloween foods.
- Costumes should be flame-retardant and should allow children to walk freely without tripping.
- Children's ability to see, hear and move should not be impaired by unwieldy masks.
- Make certain that any face paint or makeup used on skin or costumes is nontoxic.
- Extra care should be taken on streets and at crossings, especially at dusk and after dark.
- Emergency identification information should be placed discreetly inside clothing of small children, in case of accidental separation.
- Avoid having children wear their names outwardly on clothing or jewelry, which may allow a stranger to call them by name and appear to know them.
- As always, children should be cautioned to avoid strangers, as well as poorly lit areas and homes of people they do not know.
- Halloween treats should be consumed only if they are packaged appropriately. Parents can help protect their children by making sure that treats are wrapped in their original, unbroken packages — no loose candy, open glasses or bottles, fresh fruit, or homemade goods.

If after eating a Halloween treat there is evidence that it may have been tampered with, or it has a strange taste, or if a child feels sick, parents or guardians can call the NYC Health Department's Poison Control Center.

The Poison Control Center is open 24 hours a day, 365 days of the year, for emergencies and advice at (212) POISONS (764-7667), (212) VENENOS (836-3667) for Spanish language speakers, or (212) 689-9014 for TDD users. The National toll-free number, 1-800-222-1222, connects to the nearest poison control center. In case of emergency, dial 911.



Notice of HUD Inspections

Dear Residents,

The United States Department of Housing and Urban Development (HUD) will be conducting a physical inspection of your development within the next few weeks. The system that HUD developed for these inspections is called the Public Housing Assessment System (PHAS). As part of this process, a certain number of residents' apartments will be inspected.

You can assist us by reviewing the following items:

Electricity

- Your circuit breaker or fuse panel should not have any missing breakers or fuses (You should not see any of the wiring or parts inside the breaker or fuse panel)
- All light switches and outlets should operate properly and have cover plates over them
- In apartments with Call for Aide units, switches and pull cords should operate properly with pull cord hanging down
- Ground Fault Interrupter (GFI) outlets should test properly when pushing the Test button

Smoke Detectors/Carbon Monoxide Detectors

- Detectors should be installed. There should not be empty brackets with missing detectors
- Detectors should test properly (beep) when the Test button is pressed



Stove/Oven

- Check each burner. Each burner should light individually by turning the knob. The oven should work

Refrigerator

- The refrigerator door should close all the way. Door gaskets should not be cracked or broken.
- Lights should work



Doors

- Bathrooms, Bedrooms and Closets – Doors should close and latch properly
- Door knobs and latches should be in good working order.
- Doors should be free of holes or damage

Windows

- Windows should work properly, staying up when opened
- Window glass should not be cracked or broken



Faucets

- Faucets and their parts should not leak when either on or off
- You should have rubber stoppers for the sinks & tub

Exterminator

- You should not have any type of infestation condition

If any of the above items are not in good order, please contact the Customer Contact Center at (718) 707 - 7771 to schedule an appointment to have those items repaired.

If you have already scheduled an appointment for these repairs, it is not necessary to call the Customer Contact Center.

Thank you in advance for your continued cooperation.

GET YOUR FLU SHOTS EARLY!

“Seasonal” FLU shots are now available. These are the shots that are normally offered each year to prevent the flu. The NYC Department of Health recommends this vaccine for the following groups:

- Children aged 6 months to 18 years
- Pregnant women
- Health care workers
- People aged 50 and older
- Others

A different vaccine has been developed for the H1N1 virus (Swine Flu.) In addition to receiving the “seasonal” flu shot, the H1N1 vaccine is recommended for the following groups:

- Pregnant women
- People aged 6 months to 24 years
- People aged 25 to 64 years with long-term health problems
- People who live with or care for children younger than 6 months
- Others

For more information call your doctor or health professional. You can also dial 311 to find out where flu shots are available.



FREE 14-week job training program for homeless & low-income women

First Step Program

Computer Training - Microsoft Word, Excel, PowerPoint, Outlook
Internet Research • Resume Writing • Interviewing Skills
Job Placement Assistance • Self-Esteem Building
2 Month Internship • Case Management • Typing
Literacy Building • Mentoring • Yoga & Meditation
Support Groups • Empowerment

GED not required • New class starting soon!

FREE Continental Breakfast & Metrocards Provided

For more information, please call (212) 776-2074



Buying a home? Give us a call.

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URBAN BUSH WOMEN PERFORM AT LINCOLN CENTER



On the evening of August 20th, over 200 NYCHA residents attended a performance of the Urban Bush Women Dance Troupe and the Spanish singer, Buika, at the Damrosch Park Bandshell on Manhattan's West Side, as part of the Lincoln Center Out of Doors concert series. Framed by the towering Amsterdam Houses, The Harlem Samba Brazilian percussion ensemble, a group of students and alumni from the Frederick Douglass Academy here in the City, kicked off the event, followed by Buika, who sang a blend of flamenco, jazz, soul and blues, and finally the Urban Bush Women performed Give Your Hands to Struggle and Shelter. Shown above, from left to right, are: NYCHA Deputy General Manager Hugh Spence, Landmark West founder Arlene Simon, NYCHA Board Member Margarita López, Teamsters Local 237 President Gregory Floyd, Wise Towers Resident Association President and Community Board #7 Co-Chair Victor Gonzalez, City Council Member Melissa Mark-Viverito, NYCHA Chair John B. Rhea, Amsterdam Houses Resident Association President Margarita Curet, Resident Association Corresponding Secretary Diana Reyes, City Council Member Gale Brewer, and Lincoln Center Government Relations Officer Melissa Thornton. NYCHA Community Operations staff worked closely with Lincoln Center and Community Board #7 to promote the event to NYCHA residents on Manhattan's Upper West Side. Lincoln Center Public Programming Director Bill Bragin welcomed NYCHA to the concert and praised the spirit of public-private partnership this program represents.

— By Ashley Grosso

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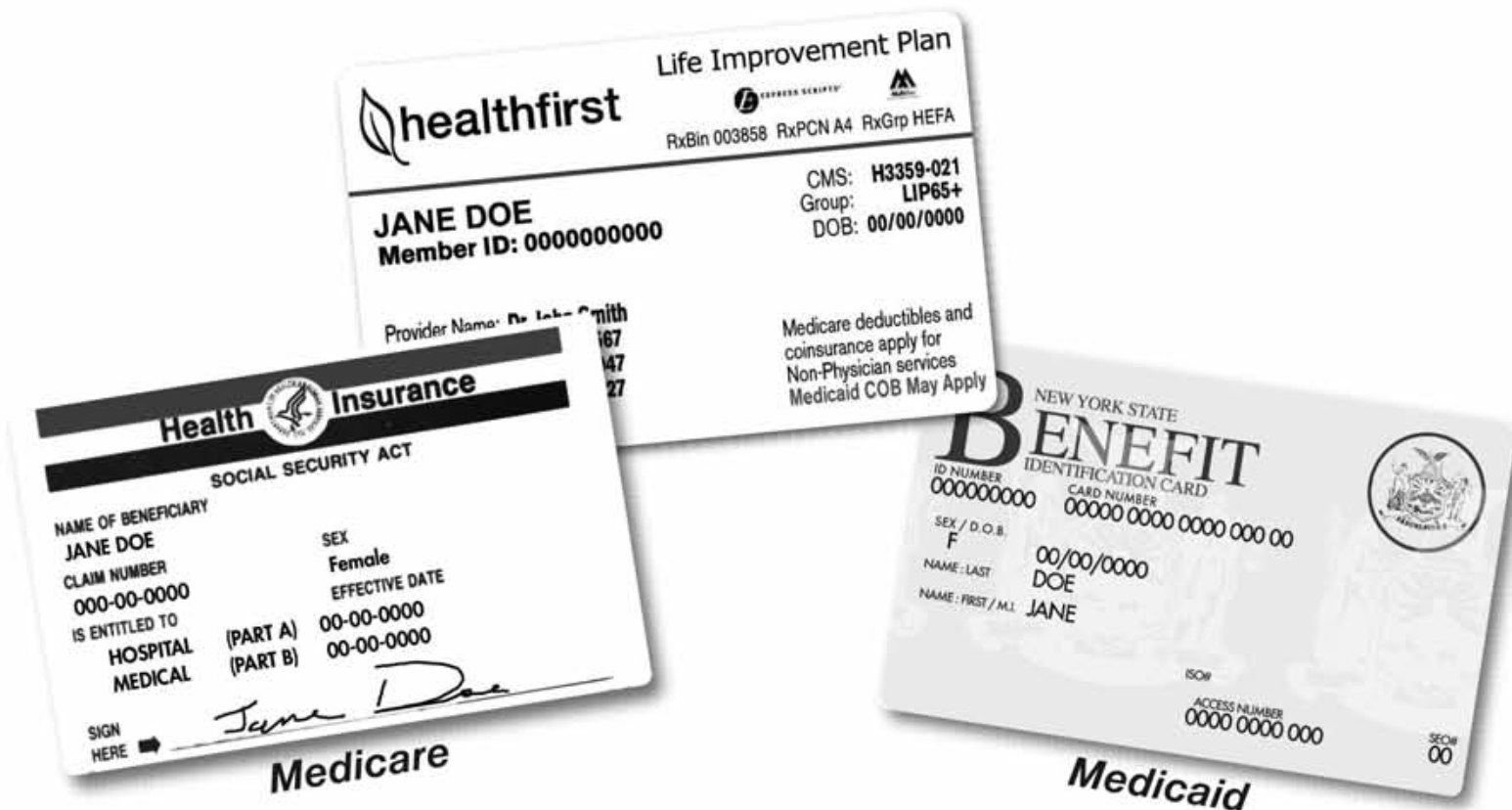
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2009 PLEASE JOIN US IN CELEBRATING NYCHA'S 75th Anniversary

BROOKLYN WEST	SUNDAY, SEPTEMBER 13 2:00pm - 6:00pm	WILLIAMSBURG COMMUNITY CENTER	195 GRAHAM AVE. BROOKLYN, NY 11206
BROOKLYN EAST	TUESDAY, SEPTEMBER 22 3:00pm - 7:00pm	VAN DYKE COMMUNITY CENTER	392 BLAKE AVE. BROOKLYN, NY 11212
STATEN ISLAND	FRIDAY, SEPTEMBER 25 3:00pm - 7:00pm	WEST BRIGHTON COMMUNITY CENTER	230 BROADWAY STATEN ISLAND, NY 10310
QUEENS	SATURDAY, SEPTEMBER 26 1:00pm - 5:00pm	HAMMEL COMMUNITY CENTER	81-14 ROCKAWAY BEACH BLVD. QUEENS, NY 11693
BRONX	SATURDAY, OCTOBER 17 1:00pm - 5:00pm	BRONXDALE COMMUNITY CENTER	1000 ROSEDALE AVE. BRONX, NY 10472
MANHATTAN	SATURDAY, OCTOBER 24 1:00pm - 5:00pm	CAMPOS COMMUNITY CENTER	611 EAST 13 ST. NEW YORK, NY 10009

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Celebrating 75 Years of Public Housing

As the New York City Housing Authority (NYCHA) celebrates its 75th year, we take special note of development anniversaries. Jefferson Houses in East Harlem, and Redfern Houses in Far Rockaway, Queens, both recently celebrated their 50th Anniversaries. The historical photos and captions below are courtesy of the LaGuardia and Wagner Archives.

Jefferson Houses' 50th Anniversary

The New York City Housing Authority (NYCHA) commemorated the 50th anniversary of President Thomas Jefferson Houses in the East Harlem neighborhood of Manhattan on August 28, 2009.

Bounded by East 112th Street and Third Avenue and East 115th Street and First Avenue, the 17-acre Jefferson Houses development provides homes for 3,601 residents. The Jefferson Houses site includes 18 residential buildings and the J. W. Johnson Community Center.

The Jefferson Houses are an important part of East Harlem. Famously known as El Barrio, East Harlem is one of the most important centers of Latino culture in the United States, and continues to be a hotbed of music, art, commerce, and political thought. Home of former Jefferson Houses residents such as boxer Hector "Macho" Camacho, and great cultural institutions including the Museo del Barrio, this quintessentially New York neighborhood represents the best of our city: culture, community, local pride, and economic opportunity.

In recent years, NYCHA has made improvements to Jefferson Houses, such as critical brickwork repairs and the replacement of boilers and water and fire mains. Trees were planted at the development in 2008 as part of the MillionTreesNYC initiative.

Jefferson Houses is named after Thomas Jefferson (1743-1826). The third President of the United States (1801-1809), Jefferson was a member of the second Continental Congress and drafted the Declaration of Independence (1776). His presidency was marked by the purchase of the Louisiana Territory from France and the Tripolitan War. A political philosopher, educator and architect, Jefferson designed his own estate, Monticello, and buildings for the University of Virginia, an institution he helped found. He was the first President inaugurated in Washington, D.C., a city he helped plan.



Children and teenagers hanging out in the street in East Harlem, September 16, 1952. This is the future site of President Thomas Jefferson Houses—18 buildings, 7, 13 and 14-stories tall with 1,487 apartments housing an estimated 3,729 residents.



Jefferson Houses Superintendent Harry Rivers, Resident Association President Abigail Javier and Manager Barbara Rosa with a proclamation from Mayor Michael R. Bloomberg commemorating the development's 50th Anniversary.

Redfern Houses' 50th Anniversary

For half a century, the Redfern Houses has been an outstanding source of affordable housing for residents of Far Rockaway in Queens. Bordered by Beach Channel Drive, Redfern Avenue, and Hassock Street, Redfern Houses has nine buildings with 603 apartments, providing homes for 1,677 residents. The development was completed on August 28, 1959.

Redfern Houses is part of the Far Rockaway neighborhood, which is home to an Orthodox Jewish community and, in recent years, immigrants from Jamaica, Guyana, Guatemala, Russia, and Ukraine.

The Department of Youth and Community Development and the Police Athletic League sponsor the Redfern Community Center, which is one of the locations for NYCHA's Lacrosse Program. Redfern also has an active tenant association, and residents participate in a dance group, tutoring programs, card tournaments, and computer classes.

In recent years, improvements have been made to the 18-acre Redfern Houses site, such as the replacement of exterior and interior compactors. The City Council also allocated \$2 million for the installation of cameras and a closed circuit television system at the development. These renovations and modernizations will help Redfern Houses better serve residents and their families.



People resting on the porch of 1124 Dabney Avenue in Rockaway, Queens, March 1950. This was part of the 19 acres cleared to build Redfern Houses.



(Left to right) Redfern Houses Manager Jacob Varughese, Superintendent Valdat Ramnarain, Queens and Staten Island Borough Director Carolyn Jasper, NYCHA Vice Chairman Earl Andrews, Jr. and Resident Association President Doris Jacobs with a proclamation from Mayor Michael R. Bloomberg, commemorate the development's anniversary.

**Apartments Available at
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The GrandParent Family Apartments located at 951 Prospect Avenue in the Bronx has available apartments. The 50 apartments built in 2005 are exclusively for grandparents, or elderly caregivers 62 years or older, who care for minor grandchildren (under the age of 18) or other relatives. A family relationship such as adoptive parent or legal guardian is required. A comprehensive program of supportive services provided by Presbyterian Senior Services (PSS) and the West Side Federation for Senior Support Housing (WSFSSH) is available on site.

If you are a NYCHA resident and interested in this unique opportunity, just ask your Development's Management Office for a "Tenant Request to Move "PSS/GFA" – NYCHA form 040.050G. Complete the form and return it to your Housing Assistant for further processing.

If you know of someone who is not a NYCHA resident who may be interested, he/she may request an application by writing to: NYCHA-GFA, Post Office Box 1342, Church Street Station, New York, NY 10008.

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(718) 324-1807</p> <p>Parkside Community Center
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- Metal Lathers & Reinforcing Iron workers Local 46
- NYC District Council of carpenters
- Operating Engineers Local 14
- Operating Engineers Local 15
- Ornamental Iron workers Local 580
- Painters and Allied Trades District Council 9
- Plumbers Local 1
- Roofers & Waterproofers Local 8
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