



HUB Third Avenue Business Improvement District
2825 Third Avenue, 3rd Floor
Bronx, NY 10455

Program Manager, Commercial Revitalization

Organization Description:

The “HUB” Third Avenue Business Improvement District’s (BID) mission is to keep one of New York City’s most trafficked commercial districts clean, safe, attractive and well programmed for businesses, employees, community residents, and visitors while promoting economic development in the South Bronx. Our programs include economic development and retail services, small business assistance, public space activation, sanitation, public safety, public health, streetscape and capital improvements, horticulture installations, event planning, and visitor services.

Job Description:

The Commercial Revitalization Program Manager will help the HUB, develop, design, and deliver commercial revitalization programs and services as part of the organization’s three-year Avenue NYC Commercial Revitalization grant funded by the New York City Department of Small Businesses Services (SBS). Avenue NYC grants strengthen community-based development organizations (CBDOs) to carry out commercial revitalization programs in low- and moderate-income (LMI) communities. The Program Manager will be responsible for leading a commercial district needs assessment process in the relevant commercial corridor(s) and spearheading a process to analyze the data collected through the needs assessment and engage community stakeholders. Following the completion of the needs assessment, the Program Manager will work in partnership with the organization’s leadership to develop and implement various commercial revitalization projects that will address the needs identified by the assessment. The Program Manager will be part of a cohort of other Avenue NYC grant-funded program managers dedicated to executing commercial revitalization programs in commercial districts across New York City.

The position is full-time and will report to the Executive Director. Applicants must be available to begin work by August 26th, 2024. In compliance with federal law, all persons hired will be required to verify identity and eligibility to work in the United States.

*Responsibilities include but are not limited to:

- Plan, develop, implement and evaluate commercial revitalization programs serving Mott Haven and Melrose; including but not limited to merchant organizing and engagement, business support and retention, public space activation and management, and commercial district marketing and promotion;
- Assess neighborhood conditions and needs by gathering and analyzing commercial district data through a rigorous district needs assessment process;
- Develop communication materials for local businesses, residents, and other stakeholders highlighting events or relevant services and programs;
- Facilitate conversations with a wide range of stakeholders on a range of complex issues and projects that impact the Third Avenue Business Improvement District;
- Build community partnerships through meetings and attendance at community events, including; special events, precinct council meetings, community board meetings;
- Liaise regularly with multiple City agencies including SBS, NYCHA, DOT, FDNY, NYPD, DSNY, and others to leverage resources and acquire the necessary support for projects and initiatives;
- Engage community stakeholders and partner organizations in designated commercial corridor efforts;
- Track and measure program metrics and impact;
- Participate in a series of cohort trainings focused on professional development and commercial revitalization best practices;
- Connect local stakeholders to additional economic development resources offered by the City of New York;
- Other tasks as assigned.

Minimum Qualifications:

The ideal candidate will effectively demonstrate:

- Two or more years of experience with commercial revitalization, community nonprofits, community-based planning and organizing, and/or neighborhood development issues;
- Familiarity with the Bronx, Mott Haven, Melrose or similar low-income, diverse neighborhoods;



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- Commitment to engaging diverse constituents in low- and moderate-income communities; be interested in understanding the different perspectives and needs of diverse community stakeholders.
- Strong aptitude for interpreting data and data trends;
- Demonstrated ability to develop and maintain strong relationships with governmental agencies, elected officials, non-profit organizations and other community groups;
- Ability to coordinate and manage multiple tasks and projects simultaneously, and provide timely and clear updates to supervisors;
- Ability to work in an organized, efficient manner with a high level of accuracy, attention to detail, and follow-through;
- Ability to complete tasks and projects with tight deadlines;
- Demonstrate a passion and commitment to creating and maintaining strong, vibrant neighborhoods and commercial corridors;
- An ability to be flexible and willingness to wear “multiple hats” if and when needed;
- Flexible schedule with the ability to work some weekends and evenings, if needed;
- High level of proficiency in Microsoft Office applications, including Word, Excel and PowerPoint;

Preferred Skills:

- Spanish language fluency
- Knowledge of successful community organizing, consensus and coalition building techniques and best practices;
- Experience with and knowledge of digital/social media marketing and campaigns;
- Proficiency in Adobe Creative Suite, ArcGIS.

Desired Qualifications:

1. A baccalaureate degree from an accredited college or university and a minimum of two years of full-time experience in one or more of the following fields: urban planning, community organizing, public administration, project management; real estate
2. An associate degree from an accredited college or university and a minimum of three years of full-time experience in one of the above fields;
3. Education and/or experience equivalent to “1” or “2” above.

Compensation:

Starting \$60,000 annually. Benefits include Metrocard and other approved expense reimbursements. Expected schedule is Monday through Friday 9am to 5pm, with some evening and weekend hours.

How to Apply:

Submit the following documents to [hiring@thirdavenuebid.org](mailto: hiring@thirdavenuebid.org). Please submit all documents as PDFs and write “Commercial Revitalization Program Manager” in the subject line.

- Resume
- Cover letter
- 2-3 professional references, preferably at least one former supervisor

Application deadline: August 2nd, 2024

Third Avenue Business Improvement District is an Equal Opportunity Employer, our offices are ADA compliant and everyone is encouraged to apply. We welcome resumes from candidates meeting the required skills and experience needed for this role.

Disclaimers: This position is subject to grant funding. Employment with the Third Avenue BID is "at-will." This means employees are free to resign at any time, with or without cause, and Third Avenue BID may terminate the employment relationship at any time, for any lawful reason, with or without cause or advance notice. As an at-will employee, you are not guaranteed employment with Third Avenue BID for any set period of time.

Only applicants under consideration will be contacted. No phone calls please.