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Gale A. Brewer, Borough President

April 24, 2014

Hon. Bill de Blasio
Mayor
City of New York
City Hall
New York, NY 10007

Dear Mayor de Blasio:

I write to thank you for your commitment to making the creation and preservation of affordable housing in the City of New York a priority of your administration. City government has tried to address the issue in several different ways in the past, yet there is much more work still to be done to meet what is now truly a crisis in the availability of affordable housing in this city. Here in Manhattan, we face the unique challenges that come with high property values, widely diverse levels of income in our neighborhoods, and the increasing costs related to new housing development in the Borough. I have made it a priority for my office to consult with members of our communities, housing policy experts, and many of the developers that are currently building affordable housing here in Manhattan in order to shape an approach that will help us succeed at developing new units in this Borough while preserving our current neighborhoods. My office has already provided you with a list of recommended sites that were suggested to us by the community where new affordable housing can be built within the Borough.

I would now like to share with you some of the ideas generated by these consultations and I hope these suggestions will be useful in crafting your administration's affordable housing agenda going forward. They include dedicated funding towards building affordable housing in Manhattan; diverting a portion of the Department of Homeless Services funding to build new permanent units; reducing the homeless population by giving them priority in new permanent affordable units built with city dollars; Mandatory Inclusionary Housing on all new developments in Manhattan; a neighborhood-specific approach to the current Inclusionary Zoning policy; potential development on New York City Housing Authority properties; and coordinated neighborhood rezoning.

Further, I continue to explore what can be done to preserve the current affordable housing stock as we struggle with the loss of the existing affordable units in our communities.

I look forward to working with you on this effort.

Sincerely,

Gale A. Brewer