



**Open New York Testimony before the New York City Council**  
**Subcommittee on Zoning and Franchises RE: 37-59 Hamilton Ave**  
**March 18, 2026**

Good morning, I'm Jack Connors, City Legislative Manager at Open New York – a statewide, grassroots advocacy group that advocates for abundant homes and lower rents. Thank you Chair Louis and members of the committee for the opportunity to speak in support of land use items 45, 46, ~~47, 48~~. These items would construct 300 new homes at 37-59 Hamilton Ave, 111 of them affordable.

New York City faces a historic housing crisis decades in the making. It's crucial we build more homes, especially in neighborhoods with good access to transit, green space, and other amenities. Hamilton Ave is a short walk to the Staten Island Ferry and Ferryhawks Stadium in Saint George, far and away the most transit-rich part of Staten Island. On top of 111 new affordable homes for New Yorkers making 80% of the Area Median Income, this project will yield 10,000+ new square feet of open and community space, complementing nearby Lieutenant Lia Playground and the North Shore Esplanade

Creating workforce housing with easy access to jobs, schools, services, and the Ferry Hawks is a home run. I urge the Council to vote yes on this proposal, thank you.

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**[EXTERNAL] Subcommittee on Zoning & Franchises meeting: 37-59 Hamilton Ave Rezoning**

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From Oliver Fultz [REDACTED]

Date Wed 3/18/2026 12:58 PM

To Land Use Testimony <landusetestimony@council.nyc.gov>

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Dear New York City Council Subcommittee on Zoning and Franchises:

I am writing to support the rezoning of the project being discussed for 37-59 Hamilton Avenue in Staten Island.

I am in favor of this change and this project based on my experience as a community member living in a similar project: Lighthouse Point, at 35A Bay Street in Staten Island.

I can say from personal experience that it has been a wonderful thing to have an apartment in a similar situation as this proposed project. Living in Staten Island, near the Ferry - with easy access to Manhattan and Brooklyn - has been great. I am grateful to the people who built this building (Lighthouse Point), and I can speak for the many people and families who will find a home in these new buildings.

There is obviously an enormous housing crisis in New York City, so I feel we should welcome anyone who wants to add to our housing stock. Therefore, I wanted to express full support for this project and the proposed rezoning.

It is important to get community input to avoid some of the abuses of the past, but in this case, I see no reason for concern about this project. It will create homes and memories for hundreds of New Yorkers, who - like me - can now enjoy the benefits of new housing near public transit.

And please feel free to contact me if you want more information or testimony.

Regards,

Oliver Fultz

Community Member



Staten Island, NY.