

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

Of the

COMMITTEE ON FINANCE
jointly with the
COMMITTEE ON YOUTH SERVICES
and the
COMMITTEE ON HOUSING AND BUILDINGS

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May 9, 2022
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HELD AT: Remote Hearing (Virtual Room 1)

B E F O R E: Justin L. Brannan,
Chairperson

Althea Stevens
Co-Chairperson

Pierina Ana Sánchez
Co-Chairperson

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A P P E A R A N C E S (CONTINUED)

Alan Cheng,
The Deputy Commissioner for
Administration

Susan Haskell
Deputy Commissioner, Youth Services

Valerie Mulligan
Deputy Commissioner, Youth Services

Darryl Rattray
Associate Commissioner, Youth Services

Daphne Montanez
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Department of Buildings

Guillermo Patino
Deputy Commissioner of the New York City
Department of Buildings

Timothy Hogan
Deputy Commissioner of the New York City
Department of Buildings

SERGEANT POLITE: Recording to P.C. All set.

SERGEANT BIONDO: Thank you.

SERGEANT POLITE: Cloud recording on.

SERGEANT BIONDO: Good morning and welcome to today's remote New York City Executive Budget Hearing for Fiscal Year 2023 on the Committee on Finance, Committee on Youth Services, and later the Committee on Housing and Buildings. At this time would all panelists turn on their videos for verification purposes. To minimize disruptions please place all electronic devices to silent or vibrate mode. Just a reminder, the date for public testimony is set for May 25th beginning at 10 a.m. If you would like to submit testimony, please send via e-mail to testimony@council.nyc.gov. Again, that is testimony@council.nyc.gov. Thank you for your cooperation. Chairs, we are ready to begin.

CHAIRPERSON BRANNAN: Thank you, Sergeant Biondo.

[Gavel] Good morning, welcome to this F.Y.23 Executive Budget hearing for the Department of Youth and Community Development. My name is Justin Brannan. I am the Chair of the Finance Committee. I am joined by my colleague, the Chair of the Committee

on Youth Services, Council Member Althea Stevens. I want to thank Deputy Commissioner for Administration, Alan Cheng, and the D.Y.C.D. Team for being here today to testify and answer questions on D.Y.C.D.'s F.Y.23 Executive Budget, including proposed budget actions taken in the Executive Plan. On April 26, 2022, the Administration released the Executive Financial Plan for F.Y.22 to 26 with a proposed budget of Fiscal 23 of \$99.7 billion. The Department's projected F.Y.23 budget of \$959.9 million represents less than 1% of the city's proposed F.Y.23 budget in the Executive Plan. D.Y.C.D.'s fiscal 2017 budget increased by \$96.9 million, an increase of 11.2% from the preliminary plan of \$862.9 million. The increase is a result of a number of actions taken, most significant of which are the \$101.1 million baseline addition for the Summer Rising expansion and \$9.5 million for O.E.O. funding adjustment, offset by a reduction of \$13.7 million for the Summer Youth Employment Program, the S.Y.E.P. funding adjustment.

Deputy Commissioner, there are a number of issues I will be questioning you and the Department on this morning, including Summer Rising, runaway and

homeless youth beds, the Saturday Night Lights program, and the issue of under-funding of youth employment programs.

The challenges posed by COVID-19 to our city's youth are many and varied. Challenges at home and school in academic achievement, food security, and meaningful after-school opportunities for at-risk youth in a whole range of areas make D.Y.C.D.'s budget more important than ever before. With D.Y.C.D.'s budget representing less than 1% of the city's proposed budget, this Council must use its oversight rule with a laser focus to ensure that every dollar spent by D.Y.C.D. brings fairness, equity, and most importantly, opportunity to all youth in this city. I look forward to hearing your testimony this morning, and answers to the questions that my colleagues and I have. I want to remind my colleagues that today is a very, very packed day of hearings, so we must adhere to the time limits so that we can hear from all the agencies we invited to appear before us today.

I want to thank The Council's finance division, especially Alea Ali, and my senior advisor, Jonathan Yedden for their work in preparing for this hearing.

I also want to thank all the staff of the finance team who is working behind the scenes helping us hold this remote hearing.

I now will turn it over to my Co-Chair for this hearing, the Chair of the Committee on Youth Services, Council Member Althea Stevens, for her opening statement.

CHAIR STEVENS: Of course I'm muted. Sorry about that. Good morning everyone, and welcome to Fiscal 2023 Executive Budget hearing for the Dept of Youth and Community Development. I am Council Member Althea Stevens, Chair of the Committee on Services, and I am pleased to be joined by my fellow colleagues, Council Member Farah Lewis, Council Member Richardson, Council Member Hanif, Council Member Williams, Council Member Riley, Council Member Farias, Council Member Carr, Council Member Kagan... um, I think that is all I see for right now.

_____: I'll be taking care of the rest, Chair, so don't worry.

CHAIR STEVENS: Thank you so much. We are here today with Alan Chung, the Department Commissioner from The Administration and Susan Haskell, the Deputy Commissioner for Youth Services, along with an agency

team of program-specific deputies and associated commissioners. Thank you for joining. D.Y.C.D.'s fiscal 23 Executive Budget totals \$9,509 million. This includes \$44.9 million in personal services, that reports a headcount of 549 positions, and \$914.9 million for other-than personnel. D.Y.C.D.'s Fiscal 2023 Executive Budget includes \$96.9 million, or 11.2% from the preliminary plan of \$8,862.9 million. The increase is the result of a number of actions taken, most specifically of which was \$101.1 million baseline additional for Summer Rising expansion and \$9.5 million for O.E.O. funding adjustment offset by a reduction of \$13.7 Million for summer youth employment funding adjustment.

I am happy to see that the Mayor added \$1.1 million baseline funding to expand the Summer Rising program in the fiscal 2023 Executive Budget. This expansion is vital for the program that provides unique, hands-on experience for young people as it creates opportunities for growth, for those collaborative spaces, young people will get the chance to connect and build professional relationships. Most importantly, they have a platform to discover their passion and to effectively

guide them on their future endeavors. The Council's fiscal 2023 budget response calls for investment in specific programs and priorities that will help ensure that we remain on a path to recovery for all New Yorkers, including youth. While the pandemic have cost opportunities for our youngest residents, now is the time to begin to rebuild and invest in the programs that will create a path to success for our children and youth. Hence, The Council called upon the Administration to invest \$57.1 million to expand the Youth Employment Program. Our city youth needs programming outside of school that provides work experience and the first step towards long-term workforce development. I am very disappointed to see that the Executive Budget does not include any additional funding to expand core youth programs such as Work [inaudible 7:51], advanced learning, and more closely-matched S.Y.E.P. slots. The Fiscal 22 includes an investment of \$7 million to expand the Saturday Night Lights program, and in the budget response, The Council urged the administration to further investment with additional funding of \$5 million annually to support the program. The goal of the program is to offer engaging activities and safe

spaces during the hours when the risk of youth-involved violence is at its highest while also creating opportunity for law enforcement and young people to build trusting relationships through the program. I am very disappointed to see that this additional funding was not included in the Executive Budget.

Addressing street homeless remains a challenge for our city, and more needs to be done in terms of outreach, mental health support for unsheltered homeless, and providing safe space for those individuals to reside while necessary wraparound services and supports. Hence, The Council calls upon the Administration to invest \$6 million to find 120 additional runaway and homeless youth beds to fill the need. Runaway and homeless youth populations still require a great deal of support and guidance in order to successfully transition into permanent housing and self-sufficiency. Both expansion and investment are needed to turn the tide on homelessness of some of New York's most vulnerable population. The Committee looks forward to working with the administration to secure funding for other programs in D.Y.C.D. The Committee wants to ensure

that those programs are serving as many young people as possible, and to do that we must have sufficient resources. I look forward to a productive conversation.

Before we begin, I would to thank my team, my Chief of Staff, Kay Connolly, Mr. Ty Brown, my Social Media Manager, and my deputy Ty Israel, Alia Ali, Head of Committee, Keisha Wright, Deputy Director, Amy Brakes, Counsel to the Committee, and Anastasia Sumner, Policy Analyst on the Committee. Deputy Commissioner Alan Chung and Susan Haskell, our Counsel will now swear you in.

CHAIRPERSON BRANNAN: Thank you Chair Stevens. I now want to turn it back to our Committee Counsel, Malcom Butehorn, to go over some procedures, and swear everybody in.

COUNSEL BUTEHORN: Thank you Chairs. Good morning and welcome everyone. My name is Malcom Butehorn, Counsel to the Finance Committee. For the record, I want to make that all Council Member present for the record are acknowledged. Council Members Lewis, Stevens, Brannan, Velázquez, Paladino, Richardson Jordan, Brewer, Hanks, Hanif, Williams, Farias, Riley, Kagan, Carr, Sánchez, and Barron.

Unlike in the past, Council Member and members of the Mayoral Administration will have the ability to mute and unmute themselves. When not speaking, we ask that you please remember to mute yourself, and if people forget to do so, and we hear background noise, we will go ahead and mute you ourselves.

Council Members who have questions should use the raise-hand function in Zoom. You will be called on in the order with which you raised your hand. We will be limiting Council Member questions to 5 minutes, and please note for the purposes of this virtual hearing, we will not be allowing a second round of questioning.

The following members of the administration are here to testify and/or answer questions:

Alan Cheng, Deputy Commissioner for Administration.

Susan Haskell, Deputy Commissioner, Youth Services.

Valerie Mulligan, Deputy Commissioner.

Darryl Rattray, Associate Commissioner.

Daphne Montanez, Associate Commissioner.

Jagdeen Phanor, Associate Commissioner.

Nevita Bailey, Assistant Commissioner.

Rong Zhang, Assistant Commissioner.

Dana Cantelmi, Agency Chief Contracting Officer.

I will first read the oath, and then after I will call on each of you to individually respond.

Do you affirm to tell the truth, the whole, and nothing but the truth before these committees, and to respond honestly to Council Member questions.

Deputy Commissioner Cheng?

Oh. You're muted.

Hold on one second. Can you try one more time?

Sorry. There we go.

DEPUTY COMMISSIONER CHENG: I do.

COUNSEL BUTEHORN: Thank you. Uh, Deputy Commissioner Haskell?

DEPUTY COMMISSIONER HASKELL: I do.

COUNSEL BUTEHORN: Deputy Commissioner Mulligan?

DEPUTY COMMISSIONER MULLIGAN: I do.

COUNSEL BUTEHORN: Associate Commissioner Rattray?

ASSOCIATE COMMISSIONER RATTRAY: I do.

COUNSEL BUTEHORN: Thank you. Associate Commissioner Montanez?

ASSOCIATE COMMISSIONER MONTANEZ: I do.

COUNSEL BUTEHORN: Associate Commissioner Phanor?

ASSOCIATE COMMISSIONER PHANOR: I do.

COUNSEL BUTEHORN: Thank you. Assistant
Commissioner Bailey?

ASSISTANT COMMISSIONER BAILEY: I do.

COUNSEL BUTEHORN: Assistant Commissioner Zhang?
Uh, Assistant Commissioner, you should be able to...
hold on with me one second. We're having a little
technical problem. Can you try unmuting one more
time?

ASSISTANT COMMISSIONER ZHANG: Okay.

COUNSEL BUTEHORN: There we go.

ASSISTANT COMMISSIONER ZHANG: Yes I do.

COUNSEL BUTEHORN: Thank you. Finally, Chief
Cantelmi?

CHIEF CANTELMI: I do.

COUNSEL BUTEHORN: Deputy Commissioner Cheng, you
may begin when ready.

DEPUTY COMMISSIONER CHENG: Thank you. Good
morning Chair Stevens and Brannan, and members of the
Youth Services and Finance Committees. My name is
Alan Cheng, and I serve as D.Y.C.D.'s Chief Operating
Officer. I am joined by Deputy Commissioner Susan
Haskell and Valerie Mulligan, Associated

Commissioners Darryl Rattray, Daphne Montanez, Jagdeen Phanor, and other members of our team.

We are pleased to be here to discuss the fiscal 2023 Executive Budget. The Budget stands at \$959.9 million, which is the highest amount of funding in the Executive Budget in D.Y.C.D.'s history. \$721.6 million, or 75.2% is city tax levy, \$92.4 million, or 9.6% is federal, and \$5.3 million, or less than 1%, is state funding. There is also about \$140.6 million, or 14.7% in other funding. This budget recognizes that young people have been significantly impacted by COVID-19, and that young people need the opportunities to help them thrive. As we discussed at the March 9 preliminary hearing, Mayor Adams and Council Speaker Adams announced 100,000 summer jobs and work-based learning opportunities for young people ages 14 through 24. This summer, the city will be making an investment of \$236 million, a record investment in the Summer Youth Employment Program. 90,000 of these experiences will be available through the S.Y.E.P., making it the largest number of opportunities in the programs 60-year history. To ensure that all young people have a chance to participate, last month, the D.Y.C.D.

extended the deadline to apply to S.Y.E.P. to May 6. To date, over 160,000 youth have applied.

Thank you, Chair Stevens, for asking your colleagues to sign up to be workplaces, and there is still time to sign up for any Council Members who are interested. We are working with other city agencies, which have committed to accepting more young people than ever before. The Executive Budget also includes \$101 million to support Summer Rising. As you know, in March, Mayor Adams, School Chancellor Banks, and Chair Stevens announced the launch of the largest New York City Summer Program ever. Summer Rising will connect 110,000 elementary and middle school students to fun, culturally relevant, hands-on enrichment experiences that strengthen skills, develop interest, and cultivate curiosity. Summer Rising enrollment launched on April 25th, and we are pleased that the response was tremendous. As of last week, we have received more than 83,000 applications. Following this initial phase of enrollment, D.O.E. will identify students for summer school, and in D75 extended school year for seats in the program. Combined Summer Rising, S.Y.E.P., and other center-based programs will serve 214,203 young people this

summer, with a record investment of \$396 million in the future of young New Yorkers. This is an amazing accomplishment, and the city is truly investing in our future.

On the administrative side, we are pleased that the Executive Budget adds 43 positions to D.Y.C.D.'s headcount. This adjustment reflects the agency's need for additional staff as we ramp up services such as S.Y.E.P. and Summer Rising. We have already begun recruiting for these important positions, and postings are available at the Department of Citywide Administrative Services Jobs Portal. While it's not in the Executive Budget, we also want to share with you some encouraging news for runaway and homeless youth. For the first time, the city has been awarded a \$15 million Youth Homeless Demonstration Program. This funding from the Department of Housing and Urban Development will support a wide range of housing and service interventions to prevent and end youth homelessness. The D.Y.C.D. has been collating this process in collaboration with the offices of Deputy Mayor Sheena Wright and Anne Williams-Isom. We look forward to briefing you in the time head.

Thank you once again for the opportunity to highlight the Executive Budget. My team and I are pleased to answer any of your questions.

CHAIRPERSON BRANNAN: Thank you Commissioner. Um, let's get right into it. So in the preliminary Budget Response, the Agency mentioned that for providers who are not performing well or meeting the terms of their contract, contract terminations are handled on a case-by-case basis, and according to the provisions of the contract. Are there providers currently receiving technical assistance and capacity building support for their contracts?

DEPUTY COMMISSIONER CHENG: The short answer is yes, we definitely have providers who are receiving technical assistance on an ongoing basis. That is our first intervention, as I shared in the previous hearing. We don't take contract terminations lightly. We try to help our providers succeed in all the ways that we can, so we invest in capacity building. We invest in, um, just, you know, other outside resources that we can provide to our contractors, so that they can meet the terms of the contract. I do not have specific numbers that I can share with you, but we can definitely follow up on

how many are currently undergoing technical assistance.

CHAIRPERSON BRANNAN: Got it. Okay. Um, so... be... before we go any further, The Committee today, we might not get to all the questions we have, or you might not have responses ready, but I hope that you will. So we will make sure we are going to send a followup letter for any of the unanswered questions. It is important to us that we get that information as we head into negotiations.

So, um, Summer Rising, um, it's... you know... we all know what it is: A free academic pro... enrichment program for New York City Students. It is a partnership between the D.O.E. and the D.Y.C.D. to connect elementary and middle school students to fun and culturally relevant hands-on experiences to strengthen their skills. It is universally loved by just about everybody. We are happy to see that the Mayor added \$101 million baseline funding for Summer rising in the Exec Budget. Can you tell us how many slots... how many Summer Rising slots that would fund?

DEPUTY COMMISSIONER CHENG: Uh, yeah. In the testimony, we did highlight that. We are looking at

110,000 seats for this summer, which is a record number of seats for this particular program.

CHAIRPERSON BRANNAN: Okay. So it's \$101 million and that is going to get us 110,000 Summer Rising seats. Right?

DEPUTY COMMISSIONER CHENG: Yes.

CHAIRPERSON BRANNAN: And... and the reason I prefaced before about the partnership between the D.O.E. and D.Y.C.D.: What will the distinct roles of D.O.E. and D.Y.C.D. be in implementing the... the initiative.

DEPUTY COMMISSIONER CHENG: That's an excellent question, and that's why we have some experts here, and I'm going to ask the Sergeant to unmute Susan Haskell, Deputy Commissioner for Youth Services.

COMMISSIONER HASKELL: Good morning. Thank you for that question about D.O.E. and D.Y.C.D. kind of division of roles and responsibilities. In the first part, we, in some cases share the schedule. So, um, D.O.E. teachers will be in the program, providing teaching and learning and project based hands-on activities for young people from around 8 to 12 in both elementary and middle school programs. Um. The D.Y.C.D. funded community-based organizations work

through from 8 a.m. to 6 p.m. in an elementary program, and from the afternoon, 12 to 6 in a middle school program, but all day on Friday, and that's a typical schedule. So we are sharing the direct activities for young people, and then administratively, we are taking on different roles, of course. D.O.E. is housing the buildings. All Summer Rising programs are going to take place in D.O.E. buildings. There is food. There is security. There is transportation. D.Y.C.D. providers are excited to be providing trips and exciting enrichment activities, everything from cultural arts, S.T.E.M. literacy, social-emotional learning, so just broadly speaking, that's kind of the, uh, differentiation for... between D.O.E. and D.Y.C.D. I'll just... I'll just add like our goal is to work as cohesively as possible, as we're... and we have a lot of plans this spring to make sure that we are communicating together, and we are meeting regularly almost every day, and that we are going to make that experience on the ground also [inaudible 23:38] working on professional development and learning opportunities between, let's say, principals and the site directors for the community based organizations.

CHAIRPERSON BRANNAN: Does D.O.E. anticipate challenges in getting enough teachers to sign up for the program?

COMMISSIONER HASKELL: I'm not aware of any concerns on D.O.E.'s part. As I mentioned, we are in very close conversation, and I... I haven't heard any concerns at all on their part about hiring enough teachers.

CHAIRPERSON BRANNAN: Okay. Um, how many slots are planned to be provided through federal funds this year versus city funds. Let's say that... since \$176 million in D.O.E. is just for Fiscal 23, how... how will this impact the program in the out years?

COMMISSIONER HASKELL: I'm going to... I'm not sure I know the answer to that question, certainly not with respect to the D.O.E. budget. I think, in all, if my colleague, Nevita Bailey or Jagdeen Phanor could be unmuted... my understanding that it is entirely C.T.L. for Summer Rising this summer, that there will not be any federal funding on the D.Y.C.D. part. I do not think we can speak to the D.O.E. part.

COUNSEL BUTEHORN: Um, everyone should be able to unmute themselves now. So, Assistant Commissioners, feel free to jump in.

COMMISSIONER PHANOR: Susan, that's correct. It's 100%. It's 100% C.T.L.

CHAIRPERSON BRANNAN: Could you just explain what that is?

COMMISSIONER PHANOR: City Tax Levy... city funds.

CHAIRPERSON BRANNAN: So... So... it won't... you're saying... it... the \$176 million in D.O.E. is just for F.Y.23, and you're saying it won't have an impact on the out years.

COMMISSIONER PHANOR: So we're not speaking to Department of Education funding. We're dealing with the \$101 million that you mentioned that D.Y.C.D. received. The \$110 is 100% C.T.L. funded.

CHAIRPERSON BRANNAN: Alright. So, staying on that... that federal funding question... line of questioning: The F.Y.22 budget included about \$57 million in federal revenue to support 5,000 additional S.Y.E.P. slots for C.U.N.Y. students and the learning labs, Summer Rising, Summer Sonic programs. Federal funding is not included in the budget to support the programs for F.Y.23? Does the

F.Y.23 Budget include city funding to support the C.U.N.Y. jobs, the Summer Sonic, and the learning labs?

COMMISSIONER BAILEY: Good morning Chairs...
Chair Brannan.

CHAIRPERSON BRANNAN: Good morning.

COMMISSIONER BAILEY: So D.Y.C.D., um, just for clarity, Learning Labs is a one-year initiative. So moving forward, that initiative will not continue to be funded. We are continuing to go back to our regular program regarding after school... and so, that was, um, a program that was initiated in response to the pandemic.

Regarding the C.U.N.Y. funding, that funding was continued to be funded with the city tax funding. Sonic Summer was an initiative of the former administration, and this summer we are going to be doing Summer Rising.

CHAIRPERSON BRANNAN: So Learning Labs and Summer Sonic will not be continuing?

COMMISSIONER BAILEY: Correct.

CHAIRPERSON BRANNAN: Okay. Are we making news here, or did we know that already?

COMMISSIONER BAILEY: The summer program is continuing. We have had a records number of slots available this summer, and that is Summer Rising, so while Sonic Summer was funding that was provided every summer... (crosstalk)

COMMISSIONER BAILEY: Excuse me. Sorry. So while funding this summer this year, it is a record, it is not for Summer Rising. It is not for Sonic Summer.

CHAIRPERSON BRANNAN: Are there a significant number of contracts or programs that D.Y.C.D. that we anticipate could be impacted by the state budget?

COMMISSIONER BAILEY: No sir.

CHAIRPERSON BRANNAN: No? Okay.

Um, I want to keep moving so I can let our Co-Chair jump in. On the runaway and homeless youth beds, The Council called upon the Administration to invest \$6 million to fund an additional 120 shelter beds in the Budget Response. Can you... can you give us an idea of why that funding was not added.

COMMISSIONER BAILEY: So, Chair Brannan, D.Y.C.D. values all funding for all of our programs. Again, the funding is based on what O.M.B. makes available. So at this point in the Executive Budget, that

funding was not made available, and so D.Y.C.D. can only do programming based on the funds that are available.

CHAIRPERSON BRANNAN: I mean, did D.Y.C.D. agree with The Council budget ask, that we need more runaway and homeless youth beds?

COMMISSIONER BAILEY: Chair Brannan, D.Y.C.D. always values the service for our young people, but I'm going to defer that question to our Deputy Commissioner Haskell, who manages the R.H.Y. Portfolio.

COMMISSIONER HASKELL: Yeah, I think that's a great question. I mean, the last several years have been a period of tremendous growth for runaway and homeless youth services. Everything from funding to support, mental health needs, um, improving LGBTQ access to services, a 24-hour drop-in center in every borough, tripling the number of beds that are available. At this time, I think we... and we would love to talk to you in more detail... we see an adequate number of beds for the 16-20 years olds. That has been traditionally the age of runaway and homeless youths.

CHAIRPERSON BRANNAN: How many bed... I'm sorry, Susan... How many beds do we currently have?

COMMISSIONER HASKELL: 831 in total, and that includes 60 beds for homeless young adults who are 21 to 24 years olds. That is a new eligibility per a state law that took effect, and in 2018, we added those 60 beds. So 813 in total.

CHAIRPERSON BRANNAN: And... I mean.. does D.Y.C.D. agree that there is a need for more beds?

COMMISSIONER HASKELL: I think we're... you know, we've been assessing this question very closely, as we've expanded, because, you know, it was a tremendous investment of the administration, and we issue... we have issued a report every 6 months to The Council talking about instances where a young person tried to access a youth bed and was unable to due to capacity. So, I think, like, our utilization, like I said, the 16-20 year olds, allows room, and, you know, we welcome anyone who has a young person in need, please bring it to our attention, we have beds available.

Um, for the 21 to 24-year-old population, as I mentioned, that's a newer investment. Those 60 beds, there tend to be statistically more... the older...

you know, the older age we are talking about, the more homeless people in that bracket, so we... we have seen that those beds are more highly utilized, and there are fewer of them.

CHAIRPERSON BRANNAN: Okay. Saturday Night Lights. The Council urged the administration to further this investment with an additional funding of \$5 million annually to support the program and the budget response. The Council was disappointed to see that it wasn't added. Um, do you not believe that this is a vital program that needs more money?

Who wants to take that one?

COMMISSIONER RATTRAY: Chair Brannan, good morning. So we do believe that the Saturday Night Lights program is a very important program across the city. Right now, we are in discussions on the potential on expansion. We are also taking Chair Stevens's recommendation at the last hearing on how to reopen that process up to get additional stakeholder feedback in regard to site locations. If it is decided to expand S.N.L., we are going to reach out to everyone to discuss the process and the next steps.

CHAIRPERSON BRANNAN: Okay. Um, I'll ask one more and then I want to hand it over to Chair Stevens. Um, the Council... in our Budget Response, the Council called on the Administration to continue to build on employment opportunities for our city's youth through an expansion of the year-round youth employment programs that matches the recent expansion of S.Y.E.P., which would make sense. Uh, these additional funds were not added in the Budget for Work-Learn-Grow and Advance-And-Earn to more closely match S.Y.E.P. spots. Can you tell us why that is? Why that was?

COMMISSIONER CHENG: Uh, I'll start and I'll hand this off to Deputy Commissioner Valerie Mulligan. For Work-Learn-Grow, the expansion last year was due to one-time stimulus, federal money, and most of those jobs went towards recovery efforts. Again, it was a one-time federal stimulus. So it expires at the end of the Fiscal Year, and at that time there are no plans to restore that money. Buh, uh... Deputy Commissioner Mulligan can speak to Advance-And-Earn and further details on Work-Learn-Grow.

DEPUTY COMMISSIONER MULLIGAN: Thank you Allen. So, uh, you know, first I want to say that we are

really thrilled to have baseline funding for 2200 worker and growth spots this year, and we are really excited that can become a core part of our programming. Last year, we did have a one-time opportunity to expand the Work-Learn-Grow program by, um, about 3000 slots, and we thought that was very successful, and the providers were able to implement that quickly and with tremendous success. Right now, we do not have funding for that program, so we are focused on the funding that we do have and making sure that we have the highest-quality Work-Learn-Grow spots come this fall. In terms of Advance-And-Earn, we love that program. That's a program that launched in the middle of the pandemic, had to pivot really quickly, and so despite that, we have seen tremendous successes in that program, but that is a really hard program to recruit in. It's targeting opportunity youth. So I would say any expansion of that program has to be done very carefully, very thoughtfully, and very gradually, so that we make sure we maintain the really high quality and high standards that we set out for that program, and don't grow it too quickly so that, you know, both of those programs can continue to... to succeed.

CHAIRPERSON BRANNAN: Okay. The Budget only includes one new need for D.Y.C.D. It's a significant one for Summer Rising, but it is only one. What additional new needs did D.Y.C.D. request from O.M.B.

DEPUTY COMMISSIONER CHENG: So since the... between the Preliminary Budget and the Executive Budget, D.Y.C.D. received close to \$180 million in new funding to support summer youth employment expansion and Summer Rising, as well as I testified earlier, additional headcount that the agency requested, uh, to support the expansions of those programs. Those were the new needs that we received, that we... we were looking for, and uh, you know, we're... we're happy with receiving all of that. There were no other new needs that the agency sought between those two plans.

CHAIRPERSON BRANNAN: Alright, just because you mentioned headcount, um, the Executive Plan includes funding for 560 full-time positions, um, decreasing to 549 in F.Y.23. What... what are the 11 roles that are being eliminated?

DEPUTY COMMISSIONER CHENG: Uh... I have to see. I think we do have some... some of these, um, heads

are actually seasonal per-diem ones, so they are brought on just for a short period of time to get a program started, so... such as Summer Youth Employment and Summer Rising, so I'm assuming that it probably has to do with the per diem heads that do drop off, uh, at some point during the year, but we did receive 43 full-time head count during this plan.

CHAIRPERSON BRANNAN: So you're... you're confident that the agency has enough staff to support all these programs we are discussing today.

DEPUTY COMMISSIONER CHENG: Yes.

CHAIRPERSON BRANNAN: Okay. Um, okay, I want to turn it over to Chair Stevens. I guess what... I think what we're getting at here is, speaking holistically, and the role that D.Y.C.D. plays, certainly as it relates to the Mayor's blueprint for... to... to end gun violence, for public safety. You know, if we're really doubling down on our investments in our youth, um, holistically across the board, I think it's important we're firing on all cylinders here and making sure that D.Y.C.D. is getting the money they need for O.M.B. for some of these... a lot of these programs, the Council was disappointed, because we're with you on this... we're

with you on investing in our city's youth, but there were several areas where the Council felt there should be increased investments made, and they were not made. So there is... there is sort of a... a bit of a dissonance here between really doubling down on investing in our youth, but not actually doubling down on paper in the investments that we're making, so hopefully our... we will dig into that a little bit more in our hearing today.

So I want to hand it over now to Chair Stevens for her line of questioning. Thank you Allen. Thank you everybody.

CHAIRPERSON STEVENS: Thank you Chair Brannan, and I couldn't agree with you more. I think we to invest in young people. I'm going to turn right into it, because we do have limited time. So I'm going to start with Work-Learn-Grow. So the Council also emphasized in the Budget... in the Budget Response that we should be ultimately funding and support approximately 30% of S.Y.E.P. participants. What steps is the administration taking to make this happen?

I mean... anyone.

DEPUTY COMMISSIONER MULLIGAN: Sure. I'll jump in. So, you know, obviously it's not my role to speak to the Budget. That's certainly a question for O.M.B. and I am happy to... you know, looking forward to the outcome of budget negotiations. On our end, from a program perspective, we are always looking at our programs, brainstorming models, bringing our partners together, you know, in terms of our career ready work, and not all focusing our partnership with C.U.N.Y. and D.O.E. to make the program as high-quality as possible, and then also of course, as you know, Chair Stevens is working closely with our providers to be assessing their capacities to prepare them for whatever funding we do have, so that they are ready to go and have high-quality programming once we get a final word on our budget.

CHAIRPERSON STEVENS: Yeah, and I... and I know it's not your job to speak on it, but I think it is D.Y.C.D.'s job to advocate for it. Like, I think there is a big difference. So, I think it is important as an agency that if you guys are not the ones sounding the alarm about "this is what we need", it seems like a disconnect, so I think that that is also important as well.

Um, my next question is Advance-And-Earn: In the Budget Response, the Council called for an additional funding of \$13.9 million for Advance-And-Earn to assist approximately 1000 disconnected young adults who currently not working nor in school. Why was that not funding included in the budget.

DEPUTY COMMISSIONER MULLIGAN: So again, you know, I can't speak to decisions made by our... our budget team, but I will say that from my viewpoint, Advance-And-Earn is an amazing program. Again, like I said before, it launched in the middle of the pandemic, and despite that, we've seen tremendous gains. We're in the middle of our fifth cohort right now and gearing up for our sixth cohort. We've served over 2300 youth in the program to date. So, uh, you know, I do want to say that this program... this population is very hard to engage with. It takes a lot of work. It is a high-lift program, a very comprehensive program, and so any scaling of this program should be done deliberately with a lot of thought, and... and in a sort of... in a gradual way so that we can make sure that as we invest resources into this program, every slot meets that

high-quality standard that we really want out of Advance-And-Earn.

CHAIRPERSON STEVENS: But do you... will the Administration go back to O.M.B. saying that we do need these investments, because I think that it is important, like you said, this is a high-need population and a hard population to go to, so that should mean that we should be fighting to make sure that we are getting adequate support and funding so that we can reach out to those young people.

ASSOCIATE COMMISSIONER PHANOR: So Chair Stevens, I'm going to jump in, and I mirror what Valerie says. When we respond in this way, we definitely... D.Y.C.D. is in continuous conversations with O.M.B. and, you know, decisions like this are... are at the discretion of, you know, the O.M.B., the Mayor, City Hall, and there is a finite amount of funding that is available, so we definitely as an agency are continuously advocating for programming for our youth. That is 100% a fact.

CHAIRPERSON STEVENS: I think it's important, and I'm going to keep pushing, because that's my job and I'm here for you. (background voice)

In the budget response, the Council emphasized that the Administration should be closely tracking the stats of both S.Y.E.P. hiring, of participants by companies. So can you... so we can monitor the progress and know how additional efforts are needed... are we monitoring this? And can you talk a little bit about what that's like?

DEPUTY COMMISSIONER MULLIGAN: So D.Y.C.D. is always actively monitoring and evaluating our programs, and this year, especially this administration has really charged us to think very hard about our key performance indicators and our evaluation progress. So our evaluation team is not represented here, but we have been meeting with them regularly to make sure that we have really thorough evaluation plans for this summer that includes participant surveys, deep dives with providers, and engaging with employers who participate in their programs, so that we can really assess their experience in the program as well. So that work is underway. We are really excited about it. And I think you'll see... you know... we will be really happy to share some of the outcomes after the summer when we are able to collect all of the... the

feedback from participants and let you know how it goes.

CHAIRPERSON STEVENS: Thank you. How many jobs currently are secured for summer S.Y.E.P. programming, and do you have a breakdown of private versus government?

DEPUTY COMMISSIONER MULLIGAN: I want to turn that over to my Associate Commissioner, Daphne Montanez, who has been leading masterfully our employer engagement work.

ASSOCIATE COMMISSIONER MONTANEZ: Yes, thank you Valerie. Uh, so currently, we are engaged in partner... post-partnership with Deputy Mayor Wright's office and the Mayor's Office of Youth Employment on a comprehensive employer engagement campaign, really focused on a number of industries, looking at the private sector, both large corporate companies, small businesses, nonprofits, and of course our city agencies.

Our worksite application is still open, and the deadline for that is early June. I am happy to report that as of today, we are far outpacing the numbers of worksite applications than we were in 2021, so we are feeling good, and there is still a

long way to go, but we are very pleased about some of the efforts that we have done from a centralized perspective, particularly around city agency perspective. The Mayor has put out a call to every city agency and mayoral office to take part in the S.Y.E.P. As of today, we have 66 city agencies that have pledged nearly 5000 opportunities for our young people. In comparison last year, we had just about 1800 placements, so we are breaking records there and we are thrilled about that.

Of course, I would be remiss without thanking you, Chair Stevens for your tremendous support in supporting worksites and engagement by the Council. Today, I am happy to report that we received pledges from 22 Council Members for 66 placements this summer, and we look forward to continuing that work with each and every one of your offices.

CHAIRPERSON STEVENS: Thank you, but do you have a number breakdown of government versus private-sectors?

ASSOCIATE COMMISSIONER MONTANEZ: So those numbers are still, uh, moving because we're still in the midst of recruitment. I can tell you that for the most part we are tracking around the same

numbers, percentage-wise, between private and public sector numbers. Last year, we had about 43% in the private sector, and we are tracking close to that number. But again it's a moving number. We still have almost a month to go, and we will be sure to keep the Council in the loop as, uh, we collect all the final worksite placements.

CHAIRPERSON STEVENS: Thank you.

Um, I would like to acknowledge that Deputy Speaker Ayala has joined us.

So, um, I have a couple more questions: How many providers have taken advantage of the advance funds for their contracts for assisting growing staff and other needs for [inaudible 46:24] expansion and how much has been advanced, and how much has been loaned, if any, for providers awaiting letters to contract.

ASSISTANT COMMISSIONER BAILEY: Good morning Chair Stevens. Thank you so much for your question. D.Y.C.D. values our providers and ensures that we do everything we can to help the cash flow. In response to the delayed registration, in addition to the 25% advance afforded to all contrast, D.Y.C.D. provides an additional 106 advances to 23 providers serving 80 sites at a total value of \$12 million. Additionally,

for providers who were unable to obtain additional advances due to limited funds, in collaboration with M.O.C.J., D.Y.C.D. was able to secure an additional 67 loans to 32 providers at a total value of \$8.4. So in total for this year thus far, D.Y.C.D. has provided an additional \$20 million to this effort to provide aid regarding cash flow.

CHAIRPERSON STEVENS: Has there been a specific recruitment around anti-gun violence, and are there any plans to increase Cure Violence funding through S.Y.E.P.?

ASSISTANT COMMISSIONER BAILEY: Chair Stevens, I'm going to defer that question to Deputy Commissioner Mulligan.

DEPUTY COMMISSIONER MULLIGAN: Thank you Navita. So yes, through S.Y.E.P., we have 300 spots that are specifically dedicated to our Cure Violence providers. We work in really close partnership with M.O.C.J. and those providers. You know, they have a huge charge. They also are small organizations with some capacity challenges, so we are constantly again working with M.O.C.J. to assess their capacity and give them the resources that they need to do as much as possible. I also want to highlight that we have

made a lot moves this year in particular to make sure that we are continuing to target specific communities. The one that I would like to highlight is that we are increasing the number of targeted N.Y.C.H.A. slots as well as prioritizing young people who are living in N.Y.C.H.A. developments through the lottery, so, um, given sort of the capacity challenges that we know that the Cure Violence providers have, we are... we are trying to do as much as we can with them, and also in addition to those programs to ensure we are reaching this population.

CHAIRPERSON STEVENS: Thank you. I'm going to move on, because I have some questions about Summer Rising expansion. So, there is a new need for \$101.1 million baseline for Fiscal 2023 to 2026 for Summer Rising expansion. With this expansion, what is the total budget for Summer Rising each... for each of the Fiscal Years, Fiscal 2022 to 2026.

ASSOCIATE COMMISSIONER PHANOR: Hi Chair Stevens. So, um there is a total investment of \$160.1 million that goes from Fiscal Year 23 through Fiscal Year 26.

CHAIRPERSON STEVENS: Okay.

ASSOCIATE COMMISSIONER PHANOR: For Summer Rising.

CHAIRPERSON STEVENS: Yes. Um, what will now be the total number of slots each Fiscal Year?

ASSOCIATE COMMISSIONER PHANOR: Um, it will still hover in the 110,000.

CHAIRPERSON STEVENS: And will those expansions have any new programming?

ASSOCIATE COMMISSIONER PHANOR: I'm going to defer to Susan Haskell on that.

DEPUTY COMMISSIONER HASKELL: Thank you Chair Stevens. When you say new programming... um, we are definitely expanding more seats than we have ever had before, so that is additional programming for young people, and we are... have... uh, looking very much into partnerships within different enrichment organizations and curriculum. Um, I'm not sure when you say... can you just ask a little bit more about what you mean with new (crosstalk)

CHAIRPERSON STEVENS: Well, I think you just explained it, like there is...

DEPUTY COMMISSIONER HASKELL: Okay.

CHAIRPERSON STEVENS: ...going to be new problems and expansions and things like, that, and we were trying to get around that.

DEPUTY COMMISSIONER HASKELL: Definitely, yup.

CHAIRPERSON STEVENS: And so thinking about this, I'm... I'm hearing from a lot of providers that with the expansion, we are expanding Summer Rising, but that we are not expanding in, like, community centers, and that there are a number of community centers that are not being funded over the summer. Can you talk about that?

DEPUTY COMMISSIONER HASKELL: Well, our baseline funding for community-based programs is, you know, still very much intact. That includes our, uh, cornerstone community centers, and other community centers funded through COMPASS programming, and families who are interested in that can go to Discover D.Y.C.D. and search "summer camp" to look for seats that are not Summer Rising. Summer Rising is like a term we are using strictly for D.O.E., school-based program that are the partnership. So, we still have a baseline commitment in community centers, but the increase and the focus this summer in terms of expansion is on, um, D.O.E. school-based summer programming.

CHAIRPERSON STEVENS: So I... I know they're going to include it in the expansion, but I'm hearing that there are some community centers that will be

closed because they were funded under Science, so there will be programs that will be closing because they are not getting funding this summer, correct?

DEPUTY COMMISSIONER HASKELL: No, I think... but... I... I know what you're talking about, and I think, um, my colleague Navita alluded this to some degree in... uh... the baseline commitments are 100% still with us. The previous administration from year to year funded some summer middle-school seats, um, that we are by far exceeding in our D.O.E. school-based investment this summer. In other words, we're funding way more middle-school seats this summer than we have in the past, but there are some community centers... like, year to year, the allocation changed, and the... the whole funding allocation would change, and the recipients of those allocations would vary, um, in terms of the seats. So that was year-to-year. It wasn't baseline. Um, we haven't increased center-based middle-school funding since 2019, um, in community centers, because the commitment... well, 2020 was the pandemic, and then, um, the last 2 years have been focused on Summer Rising D.O.E. school-based programming.

CHAIRPERSON STEVENS: Mmm-hmm, okay.

Interesting. Um, with Summer Rising being baseline to the plan, the Council raises the idea of pay parity across from the program, such as [inaudible 52:23] COMPASS, and Summer Rising. Does D.Y.C.D. have an estimate of how much would be required to bring those contracts in line with one another?

ASSISTANT COMMISSIONER BAILEY: Good morning Chair Stevens: So, we understand your concern and your question. Unfortunately, the funding regarding new initiatives is typically during the R.F.P. process, and so when we move forward regarding salaries and things of that nature, we will do that during the R.F.P. process. Additionally, D.Y.C.D. does not set the salaries for providers. We provide the funding, and then providers determine the salary for their staff.

CHAIRPERSON STEVENS: Yeah, I know. But if their contract is lower and they have a lower price point, there is no way for them to increase it, because then... then they are not able to do it. So I know you don't set the salaries, but you do set the price per participant, which sets how much they can actually pay. I just wanted to clarify that as well.

Um, so, just to talk about... a little bit about Fiscal 2023, the Executive Plan includes 25 additional headcounts for Summer Youth Program staff starting in Fiscal 22. What is the role of those additional staff?

DEPUTY COMMISSIONER CHENG: I'll start with that. Um, since it is a headcount, it means that we ask for... so most of the headcount that is going to Summer Youth Employment are what we call program managers, so they are the ones that are managing the contracts. They are, you know, moving on the budgets, contacting, reviewing the work sites, as well as, you know, monitoring how each of the contractors are doing in terms of recruitment of worksites and participants.

CHAIRPERSON STEVENS: What is the total budget for the Adult Literacy Program, and how many participants?

ASSOCIATE COMMISSIONER PHANOR: Sorry. Give us a second. I'm grabbing those numbers. I don't have them all in my head right now. I'm going to get that for you right now. Valerie are you able to find your sheet?

DEPUTY COMMISSIONER HASKELL: Sorry Chair Stevens, can you repeat the question?

CHAIRPERSON STEVENS: The question is: What is the total budget for the Adult Literacy Program, and how many participants?

DEPUTY COMMISSIONER HASKELL: Oh sure, I can answer that question for you. My apologies.

So for F.Y.23, the Adult Literacy Program is \$6.4 million and it is anticipated to serve 7,503 participants.

CHAIRPERSON STEVENS: In the Preliminary Budget hearing, you mentioned cuts to the funding of the pilot program. Has there been an evaluation of the pilot program?

DEPUTY COMMISSIONER HASKELL: No ma'am, because the pilot program is still underway. The pilot program began in January and will be ending in June. However, a lender has been identified, P.S.A., and so once the pilot is completed, we will move forward to evaluation.

CHAIRPERSON STEVENS: Wait. I'm sorry. Could you say that again? So you're going to evaluate after the program is completed?

DEPUTY COMMISSIONER HASKELL: Yeah. So it's ongoing, but we cannot complete an evaluation until the entire pilot has been completed. So we've identified a vendor, and they are beginning the process, but to complete the entire evaluation of the initiative, you have to ensure that the pilot has completed. So the pilot is completed at the end of June. Then at that point, the evaluation will continue.

CHAIRPERSON STEVENS: Thank you. Um, Fiscal 2023 Executive Budget Plan includes a decrease of \$13.7 million in the Fiscal 2023 for S.Y.E.P. funding adjustment. What is the reason for adjustment and how will it impact programming.

ASSOCIATE COMMISSIONER PHANOR: Sure. I'm going to start with that one. The \$13.7 million is funding that has gone out to the 10,000 slots that are designated for other agents that include does, C.U.N.Y., H.R.A., D.O.P., A.C.S., and M.O.C.J. So those series of fundings that were removed were transferred to those agencies directly.

CHAIRPERSON STEVENS: The Executive Budget includes an increased of \$0.9 million in Fiscal 2023 for the Mayor's Office of Economic Opportunity

funding. What initiatives and programs will this additional funding be used for?

ASSISTANT COMMISSIONER BAILEY: Good morning Chair Stevens. That funding will be used primarily for the Advance-And-Earn Program.

CHAIRPERSON STEVENS: So that money is for the Advance-And-Learn program that we talked about earlier. Okay.

ASSISTANT COMMISSIONER BAILEY: Yes.

CHAIRPERSON STEVENS: Um, so The Agency has a significant amount of contract with teams and services providers that rely on programming. The workers for this nonprofit have not had cost of living adjustments for 2 years, and the Executive Budget does not include one. We have heard from many nonprofits about staff vacancies, trying to retain staff who have been essential during the pandemic, while at the same time being compensated fairly for their work. Why does the agency budget not include a 5.4% C.O.L.A. for contract for human service workers that depend on those programs?

ASSOCIATE COMMISSIONER PHANOR: So C.O.L.A. is managed centrally by the city and not the city agencies. But, of course, if funding becomes

available, D.Y.C.D. is always willing to implement. It's just something that is not within our specific purview.

CHAIRPERSON STEVENS: In the Council's budget response, we asked for an increased number of runaway youths, homeless vets. The Council called upon the Administration to invest \$6 million in the 120 additional runaway youths. Do you believe that this still needs to exist? I think Brannan asked this question already, so I apologize if he did.

DEPUTY COMMISSIONER HASKELL: I'm sorry Chair. We... we mentioned a little bit about that, and the different... like all the beds we have for 16-20 and 21-24 year olds, and Allen mentioned, when he read his testimony, there is also in addition to the many investments we have had over the past few years, there has recently been a federal investment that is giving us the opportunity to work really closely with stakeholders in runaway homeless youth, and ask young people with lived experience, community based organizations running these programs, city government stakeholders, what is needed in this population, and we are working on a community plan that I think is due this month, um, to... to look at where the needs

are, and so we are in the middle of that... that process right now.

CHAIRPERSON STEVENS: So we understand that there is a current temporary funding [inaudible 58:50] in the D.Y.C.D. funded drop-in centers. At the March Preliminary Budget Hearing, the D.Y.C.D. testified that they were working with O.M.B. to maintain funding for those positions. Has this happened? Does D.Y.C.D. have the confirmation that the funding for those positions will continue?

ASSISTANT COMMISSIONER BAILEY: Good morning Chair Stevens. Yes. We have gotten confirmation from O.M.B. that the funding will continue in the next Fiscal Year.

CHAIRPERSON STEVENS: And so those positions will be filled?

ASSISTANT COMMISSIONER BAILEY: Correct.

CHAIRPERSON STEVENS: Thank you. Those are all the questions I have for now, so I will turn it over to my colleagues.

COUNSEL BUTEHORN: Thank you Chairs Brannan and Stevens. We will now turn... we will now call on Council Members in the order that they have used the Zoom raise-hand function. We will be limiting

Council Member questions and answers to 5 minutes, so please listen for the cue from the sergeants.

We're first going to turn to Council Member Barron.

COUNCIL MEMBER BARRON: Thank you so much. You know, my 2 Chairs, I want to thank you all for this hearing. And you asked the micro-questions, and most of the micro-questions, some can be answered, some can't be answered. But the macro-questions: This group assembled here has no real control over. And this is a woefully, pathetic investment in our youth, especially in light of the fact that crime is going through the roof, they need to do a needs assessment with every program that they mention, not just saying, "We have a record amount of money." I want to caution my colleagues not to fall for record spending. I was up in the State Assembly and every year Governor Cuomo said, "We're spending a record amount of money on education." Yeah, it's going to be a record every year because everything is going up.

The budget is a record budget, \$100 billion. So having a record amount of money spent does not mean that you are meeting the needs. We are in a state of

emergency with your youth, and this response is really shameful, and not on any of you sitting here, because you don't determine that. This is on the Mayor, who can have \$11 billion for his police... the 50,000 headcount of police, knowing that if this agency here doesn't supply our youth with what they need, they're going to jail, because they're going to be in the streets.

So when you have 100,000 summer youth employment, I'm not impressed when 160,000 youth need them, and maybe more. Some youth don't even apply no more, because they say they never it every time they apply. This number could be up to 200-to-250 thousand needy. When you're talking about the Advance-And-Earn program, and the amount of money for that, or you're unable to... youth are unable to access beds because they're filled to capacity, and you're not pushing that forward, 300 slots for Cure Violence, and you're saying, "Yeah, but they don't have the capacity." Capacity! Capacity! We hear that crap all the time. We're in a state of emergency, and this is a woeful, inadequate fiscal response to our youth, who are in this state of emergency with a \$99.7 billion budget and we don't have a greater investment to take care

of those youth who may not have a job or go to school. Thousands of them are in that category, and we don't meet that need. So, I'm urging the Council Members. You heard it here, and go ahead and explore the micro. But when we get to that table, we've got to tell this mayor that if he can invest \$11 billion in his police, then we've got to go much better for our youth in terms of the /year-round/ employment. They were not funded in the budget to the level that we needed. Year round youth employment! This whole summer... over the summer. They're finished in August. What about the rest of the year? That's a woeful, inadequate response, with \$100 billion budget. So, my colleagues, we got... we really have to get to work on the Mayor. The folks here are dealing with the hand that they were dealt. They don't determine the budget. Here... each one of them responded, "Well, I don't deal with the budge. That's O.M.B. That's the Mayor. That's The City Council." They've just got to deal with what the hand delivers to them.

So I'm calling on us to save our youth. This doesn't do it. We've got to save our youth and put far more into youth services than this here, or else

they are going to be filling the jails. No amount of police is going to stop crime. As you can see from January until now, crime has gone through the youth with the street crime unit that he changed to the neighborhood safety teams... the same old racist street crime unit that Giuliani had. It is not going to solve the problem. It can be solved right here... right here. And when some of that federal money, we'll be in even more trouble, because it is woefully and inadequately funded when it comes to saving our youth. So I just wanted to share that with you. Continue to go ahead with the micro discussion, but unless we really say to the Mayor, say to the Speaker, the Council's got to say "no" to inadequate funding our youth, "no" to overly funding the police, \$78 million more for the police for overtime, \$513 million the police get overtime. That's a third of the \$1.4 billion in overtime that all the city agencies get... overtime putting our youth in jail. And if we don't stop it here, we're in big trouble.

Thank you.

COUNSEL BUTEHORN: Thank you Council Member. I am not seeing Council Member Hanif on. We will turn to Council Member Lewis.

COUNCIL MEMBER LOUIS: Good morning and thank you Chairs Brannan and Stevens for this hearing and your advocacy for our youth. Thank you for the D.Y.C.D. representatives here today. Saturday Night Lights was highlighted earlier, but I'm still compelled to ask a question about Saturday Night Lights. It's a program I fought really hard for and constantly nag D.Y.C.D. about. (Sorry Darrel for all those e-mails.) But I just want to ensure that this program is running effectively, and while the administration has not included the \$5 million expansion for F.Y.23 that we asked for, I just had a quick question: With a \$5 million expansion, how many more programs can we get for Saturday Night Lights? Thank you.

ASSOCIATED COMS RATRAY: thank you Council Member Louis, and not a nag at all. I thank you for your advocacy to ensure that there was a Saturday Night Lights program at Ocean Park. As I mentioned earlier, we are currently in discussions on what a potential Saturday Night Lights expansion looks like. Um, to answer your question for 100 sites is actually \$5 million. But again, we... it hasn't been decided yet. If we do decide to expand, we are going to be

in contact with everyone and what that process and that timeline looks like.

COUNCIL MEMBER LOUIS: I wanted to know, and... as Council Member Barran mentioned earlier, we know that you all here are not the end-all-be-all to this, but I wanted to know if there was an advocacy that you all can provide and support us with, because this is a program that is very important to us, and what else do we need to do on our end to advocate for this program?

ASSOCIATED COMMISSIONER RATTRAY: I mean, I... I follow many of your social media presences, and what you... all do by highlighting the programs. I think that does two-fold. One, it supports the staff morale, and it also highlights the work that is happening through our nonprofit providers throughout the city. So I would absolutely always say to continue that approach.

COUNCIL MEMBER LOUIS: So we will definitely take it up a hike in advocating, but I do want to echo the sentiments of my colleagues earlier, expanding programs like Saturday Night Lights will keep our youth off the street and keep them active and constructive.

Thank you all so much. Thank you Chair Stevens and Brannan.

COUNSEL BUTEHORN: Thank you Council Member Louis. Next on the list was Council Member Brewer.

COUNCIL MEMBER BREWER: Thank you very much. Just, um, picking up on the notion of what the Mayor has issued in terms of figuring out how to deal with safety and making sure young people have an opportunity: I did ask the Independent Budget Office to look at what it would cost to have Cornerstone open later... almost 24 hours a day, and certainly during the week, weekend, and all year long, and at every single development. So I guess my question... I know it's not in the City Council's recommendations, but how do you... how are you thinking about dealing with the older young people who need such support. Summer Rising is Phenomenal, excellent last year. I'm sure it will be great this year. The Summer Youth Employment Program is a great program. But we still have a whole bunch of other young people who are not being addressed. In Chicago, and I think in a couple of places in Brooklyn, there are programs now who are... that are paying young people to participate, and I think that

is the way to go. But what are we doing for N.Y.C.H.A., because I think each Cornerstone is now operating around 2946 hours per year, but it is not a full 7-hour... uh, day, every single day, and it is certainly not every single weekend. So my question is: Are you thinking about these issues. Do you know any programs that would address the concerns that I think we're all trying to address in addition to the good programs that you're working. But to me, my understanding is that if you were to look at all the N.Y.C.H.A. development, and we love N.Y.C.H.A., but they need help. Many of them are not open on the weekends, certainly not many of them in Manhattan as I know it, and they are not... if you make all these settlement houses, community centers that are not Cornerstones into Cornerstones, would that help us to address the need for more year-round evening, weekend support. Because they're not open. So why do you expect young people to have something to do if it is not right there in their community? Thank you.

ASSOCIATED COMMISSIONER RATTRAY: Council Member Brewer, from the last hearing we had on the community centers, I just want to update you that we do have a meeting scheduled with N.Y.C.H.A. for this Thursday,

where we will talk about some of the other available community centers that we have been speaking about for some time now. In addition to that, you know, what we do with young adults and what we offer them is something that we have been speaking about. You know, Cornerstone programs during the summer are open 7 days per week until 11 p.m. Um, throughout the school year they are open until 10 p.m., on Saturdays 9 to 5, or 1 to 9, depending on whether or not they have a Saturday Night Lights program. We also have the Beacon for Print, as you well know, that is also open during the school year to 9:00 or 10:00 p.m. So we are... we are talking about it and looking at ways to innovate, and then, again, that meeting with N.Y.C.H.A. is happening this Thursday to talk about some of the other community centers and the feasibility of adding services to them.

COUNCIL MEMBER BREWER: You might add Cornerstone to those programs that don't have Cornerstone, because that's the only way, I think, they are going to be open at the hours you just described. I... I can tell you some... many of them are not. So... and to me, N.Y.C.H.A. needs help a whole lot, and I'm glad that you're meeting with them, but I hope that

there is more money to be allocated, and also to pay people to participate. Are you thinking about that also?

ASSOCIATE COMMISSIONER RATTRAY: We haven't, in my discussions, taking into account paying folks to participate, but that is certainly something I can bring back to the discussion.

COUNCIL MEMBER BREWER: Alright. Thank you, Madame Chair. Thank you Chairs. I hope this gets really, seriously discussed, because I promise you this is where we need to focus attention. Thank you.

CHAIRPERSON BRANNAN: This is Chair Brannan. I just wanted to jump in. Associate Commissioner: How many Saturday Night Lights sites are there citywide?

ASSOCIATED COMMISSIONER RATTRAY: So we have 106 citywide, of which there are 6 funded and coordinated by the Parks Department, so they are partners in this as well. (crosstalk) So 100 that the city funds with the \$5 million administrative to D.Y.C.D., and then another 6 that Parks is actually doing, um, in addition too.

CHAIRPERSON BRANNAN: Okay. Thank you.

COUNSEL BUTEHORN: Thank you. Next we will turn to Deputy Speaker Ayala.

DEPUTY SPEAKER AYALA: Good morning everyone.

Uh, I'm going to try to be as brief as possible. So I'll ask my questions... but I'm concerned about the Summer Sonic Program. I was hoping that you could kind of... because... I... I see her that Summer Rising is replacing... I heard in the testimony that Summer Rising is going to be replacing Summer Sonic, but yet on the website, I believe that there are still, um, slots available for grades 6 to 8, which is what we intended, right?, as part of Summer Sonic was to really engage the middle-schoolers, so that they didn't have, you know, too much idle time. So I'm wondering if anyone is paying attention to the number of young people that are enrolling in those grades, because that was really the intent of the program. I mean, obviously, I'm going to take everything that, you know, is offered because families need places to send their children, but when Council Member Rose -- and she fought for this program for many, many summers, and I know that because I sat with her as she did that -- the intention was always, because we understood that, you know, middle-schools have a... they're very vulnerable, so I would love to know what the status

of that is, and the rationale behind eliminating one for the other.

DEPUTY COMMISSIONER HASKELL: I don't... I'll jump in here, and if my colleagues want to add... I think when, you know, if you're looking at it, you know, at a funding stream, that's one thing. But from a practical, you know... options for young people. I mean, the goal is to get middle-school students engaged in the summer, and this administration has... again, the number of middle-school seats we're investing across the city through summer rising and through our baseline center-based programs is more than we've had before for middle-school students. So yes, please. If you're a parent or you have like middle-school student, grade 6 to 8, who you love, send them right now. Go to nyc.gov/summerrising. There... nothing went away. We have a lot of seats for middle-school students. I just want to add one more thing: In previous... the previous model for middle-school students was about 108 hours. We've doubled that this summer. We have doubled the number of hours that our middle-school is going to get, just through the D.Y.C.D. contract, so now they get a full day, Monday to Friday, 8 a.m. to

6 p.m. experience for 6 weeks in the summer. Our investment in middle school is definitely huge this summer.

DEPUTY SPEAKER AYALA: But I wanted... just... because I have boys at home, and I've had 6th, 7th, and 8th grades, and there is no way that I'm going to convince my son to go to school for the summer and do educational stuff. They're looking to have fun. They're looking to enjoy their time off. The Summer... the Summer Rising Program is more educational, you know, in nature. So I... if you're still asking... if the enrollment is still open, what I'm trying to gauge does... are the numbers comparable to the numbers that we were seeing in the Summer Rising Program... uh... in Summer Sonic that we are now seeing in Summer Rising, because I'm just trying to make sure that we're not leaving kids behind. Yeah, you know, we could increase the number of slots, but if the kids are not enrolling because they don't like... they don't want to be in the school setting, or they don't like all the educational stuff, then that... that's... to me it's concerning and is a waste of resources.

DEPUTY COMMISSIONER HASKELL: Yeah, good question. We can... we can monitor that and get back to you. As you'll remember through your advocacy, lots of times those summer seats were added at the very end of June, and this is an initiative that we started earlier than ever before. These seats are still out and available, so we can get back to you on what the ultimate picture looks like on enrollment, but in terms of opportunity, I do want to demystify that this is an academic only program. It is a full day of enrichment. There's going to be fun. There's going to be like physical activity, trips... um... I don't know what the young person is into, um, STEM activities, literacy. I want to demystify it as like a full day of summer school. Part of the reasons we are partnered with our community based organizations is they know how to engage middle school students and elementary students. Um, so yeah... please sign up.

DEPUTY SPEAKER AYALA: Okay, so you would be able... when does the enrollment end?

DEPUTY COMMISSIONER HASKELL: Um, I don't know exactly when... the portal is open right now... when it will not be available any more, but it is certainly open right now, um, for signup.

DEPUTY SPEAKER AYALA: Okay, but once it closes you... you'll have a better idea of how many kids signed up as compared to the number of kids last year. (crosstalk)

DEPUTY COMMISSIONER HASKELL: That's right. That's right.

DEPUTY SPEAKER AYALA: So that's the number that I'm look for.

Then secondly, in regard to the Cornerstone Programs, let me tell you I love the concept of the Cornerstone Programs, but I don't like the way that the Cornerstone Programs are run, and I'll tell you why: Because the age range is between 5 and 21. There is a huge difference between the interests and, uh, the level of service that kids between the age of 5 to young adult... age 21... need, and I walk into most of my sites, and they are, uh, you know, just like you can go and hang out, there may be a couple of activities, but there is no pipeline to anything happening at these sites. You know, one of my pet peeves has always been that we offer no wraparound services at these sites. You know, when we're talking about gun violence, and we do see gun

violence, we know that we need wraparound services. We need a social worker on site. We may need...

SERGEANT AT ARMS: Time's expired.

DEPUTY SPEAKER AYALA: Just one second. We may also need an employment specialist on site. And it doesn't... you know... that's not part of the curriculum that I'm seeing, so I'm just kind of gauging, is that because it's not budgeted is because we don't... that's not the intent of the program. How do... how do we ensure that those young people that we're trying to, you know, trying to attract into these settings are staying, and that we're, you know, allowing them to obtain some valuable skillsets?

ASSOCIATE COMMISSIONER RATTRAY: Deputy Speaker Ayala, that is something that we ask providers to do locally so that they do make those connections with other resources that can benefit the young adults and young people and families that they serve at the Cornerstones. You're right, we don't have a specific budget lines like a social worker or outreach worker, but that... that is absolutely something that we can take back to discussions.

DEPUTY SPEAKER AYALA: But I don't want to take it back, Darrell, because we've had this conversation like every summer, and you know, quite frankly that should be part of the terms and conditions for these contracts. There is no way that you're going to be providing the same service to a 5-year-old than to a 21-year-old, and if I'm advocating for Cornerstone Programs, I'm primarily doing it from the lens of the young people that are engaged already in gun violence. Right? So I want to know that I'm attracting that age range in, and that once they're in my possession... their in my sight that I'm offering them the tools, right?, that they need, the resources that they need to be successful. And I'm not seeing that. I've never seen that. And I think it's a waste of an investment and a missed opportunity. So I would welcome, you know, working with D.Y.C.D., but I think that the way that we currently run Cornerstone needs to change dramatically if we are really going to make an impact.

Thank you so much for allowing me the extra time chair.

CHAIRPERSON STEVENS: You're welcome. I just have a really quick question, because... I know that you just mentioned that the middle-school program has extended hours to 6. Who requested that? And how did you get that information around? Like extending these hours for middle-school students?

DEPUTY COMMISSIONER HASKELL: That was, a dialogue between City Hall, D.Y.C.D., D.O.E., and our community-based organizations. We... it was definitely, you know, a dialogue about hearing from families and for C.B.O. saying, "Hey, Fridays are really..." (crosstalk)

CHAIRPERSON STEVENS: How did you hear about it from families?

DEPUTY COMMISSIONER HASKELL: Through our community-based organizations saying, you know, a young person in the 7th grade, like Friday's a great day to engage a young person. We funded Friday activities on our own, but we weren't able to do what we wanted to do, because, you know, the city wasn't funding a full week, is an example.

CHAIRPERSON STEVENS: I mean... I... I asked that because it's just interesting, because I know we don't conduct surveys or participate in surveys, and

so the dialogue sounds like it came from adults. So I just... you know, I just wanted to ask, because I think it is important to highlight where that information came from.

COUNSEL BUTEHORN: Thank you. And our final questions will come from Council Member Ossé, Council Member Williams, and Council Member Avilés. We'll turn to Council Member Ossé first.

SERGEANT AT ARMS: Time will begin.

COUNSEL BUTEHORN: You cardiac unmute yourself, Council Member. There you go.

COUNCIL MEMBER OSSÉ: Hi. Good morning everyone. Thank you so much, Chair Stevens and Chair Brennan for hosting the most engaging hearing as well as The Administration for answering these questions. I just have a couple of points that I want to bring up and hope to hear answers of. The first question I have, and maybe this was touched upon, but it is something that is very specific to my constituency, but how much is D.Y.C.D. allocating to programs and resources for foster youth, especially with connecting youth to academic support and professional development as well as housing?

DEPUTY COMMISSIONER HASKELL: I'll just start, like, thinking about the programs in... in... that I'm working with, like Summer Rising as an example. We will be working with A.C.S. to track the number of young students who get access to that. Having been part of the foster care task force, we've been paying close attention to ways we can support outreach to foster care agencies, and make sure for D.Y.C.D. funded programs that they are aware of the resources, and that we have ways to connect foster families to know about the resources available to young people. So we will continue to do that, and we are open to ideas about how we can improve that outreach and continue to monitor. Also, runaway and homeless youth programs... there is a segment who access our drop-in centers, and maybe, ultimately end up, you know, needing shelter. Again, we work really close with A.C.S., if we have a situation like that with young people to make sure that the young person is getting the service they need, whether through us or through A.C.S. Yeah.

ASSOCIATE COMMISSIONER RATTRAY: And just add in... sorry Council Member. Just adding that we do have 15 Beacon Programs that are funded through

A.C.S. to provide foster care prevention services within those neighborhoods.

COUNCIL MEMBER OSSÉ: And do you think those 15 programs are enough, given the amount of our youth that are in foster care?

ASSOCIATE COMMISSIONER RATTRAY: I mean, we work closely with A.C.S. on the number and the locations. Is it enough? I... I couldn't say right now on the analysis, but, yeah, it's something that we could speak with A.C.S. about and get back to you on what their data is showing.

COUNCIL MEMBER OSSÉ: Okay. Thank you. Moving on: You know, last year more than 75 art and cultural organizations partnered with 199 schools during the New York City Department of Education Summer Rising Program via the pop-up murals and performance project. Some of New York City's most talented and inspiring teaching artists engaged students and school communities in beautiful outdoor mural installations and creative performances throughout all 5 boroughs. Knowing the administration's interest in building on the success centering arts and culture in Summer Rising, how will New York City's world-class arts and cultural

organizations be leveraged this summer, especially with your budget that is being proposed by the Mayor.

DEPUTY COMMISSIONER HASKELL: I really appreciate that question. I... I know that... you know, there is a team of us at D.O.E. and D.Y.C.D. working with City Hall to really dig into cultural trips, connections with cultural organizations to... to supplement the activities that are going on. We also are meeting bi-weekly with the Summer Rising community-based organizations, and this Wednesday's 11 a.m. convening is going to be focused entirely to introduce programs to free resources that they can bring in, whether it is National Academy of Sciences or mathematics activities, creative arts, so... We... we really feel a sense of urgency to make sure that programs are connected to high-quality enrichment activities to bring into programming.

COUNCIL MEMBER OSSÉ: Thank you for that answer. The last question I have is: Last year, the quick turnaround time from program announcement to implementation created barriers for small organizations to participate. You know, only 6 were M.W.B.E. owned. How do you plan to expedite or be time-sensitive to the needs of arts organizations who

are ready to support, but in need of time to adequately staff and hire these world-class artists?

DEPUTY COMMISSIONER HASKELL: Well, I think that's a great question. We would... I would... I'm very interested to know of any organizations who would like to support Summer Rising. We've been... some... we've had some reach out to us directly. We've learned of some through D.O.E. and other contacts, and we are putting them in touch with Summer Rising providers to see how they can support. We've heard from our Community-based organizations that they need to staff and to bring in activities into the programs, so we are doing our very best to make those connections. I would... you know, I'm interested in any groups that you're aware of who would like to support the program. We will keep, like I said, funneling and introducing to community-based organizations to see how we can use them directly to support Summer Rising this summer.

COUNCIL MEMBER OSSÉ: Thank you Deputy Commissioner. Thank you Associate Commissioner.

COUNSEL BUTEHORN: Thank you. Next, we will turn to Council Member Williams followed by Council Member Avilés. Council Member Williams.

SERGEANT AT ARMS: Time will begin.

COUNCIL MEMBER WILLIAMS: Hello. As was mentioned, we know that D.Y.C.D. has received... or the city, really, has received money from the federal government. D.Y.C.D. was allocated a portion of the money from the American Rescue Plan Act stimulus funds. So as these funds are set to expire, um, has D.Y.C.D. thought of any strategies or plans to support programs as the fund expire?

ASSOCIATE COMMISSIONER PHANOR: So I... I will start by saying: Yes, you're correct. We've got almost \$332 Million through Fiscal Year 25. We have front-loaded a lot of the programs to maximize, um, revenue city tax levies. In Fiscal Year 21, we spent \$187 million of... of the funding that came in. Um, and in Fiscal Year 22, we are slated to spend another \$89.5 million. Like I told your colleagues before, um, my staff... specifically the fiscal unit... are continuously in conversations with O.M.B. and advocating and making them aware of any shortfalls, and I'm confident that, um, before that clip hits, hopefully there will be a lifeline.

COUNCIL MEMBER WILLIAMS: Thank you. I will yield the rest of my time.

COUNSEL BUTEHORN: Thank you Council Member.

Next, we will turn to Council Member Avilés.

COUNCIL MEMBER AVILÉS: Oh, I can unmute myself. A new development. Hello everyone. Good afternoon. Thank you to the Chairs for this hearing. Thank you to the D.Y.C.D. staff for, um, presenting and fielding all these questions.

I wanted to know if, in any of the programming, in terms of summer-work opportunities that are paid have been allocated to undocumented students.

DEPUTY COMMISSIONER MULLIGAN: Thank you Council Member for that question. I'll take that one. Um, so I think I... I can speak on behalf of the Administration that we totally agree that it's a goal of ours and the Mayor's to reach any young person in New York City with an opportunity through our workforce programs. This is something I can say we are actively trying to solve, um, and that there is a lot of sensitivity around this issue, and so we need to be really deliberative and do things very carefully in the right way. But, yes: We are very seriously working on this in preparation for this summer. We have not solved it yet, um, but our partners in City Government, Law Department, D.O.E.

are all at the table, trying to find a way to reach, uh, any young person with an opportunity through one of our workforce programs.

COUNCIL MEMBER AVILÉS: Um, so does that mean that we are at zero?

DEPUTY COMMISSIONER MULLIGAN: Right now, there are federal regulations that prevent us from enrolling a young person in the Summer Youth Employment Program in the way that it currently exists. However, that is why we are all working together to try to find an alternative model or solution that can, um, provide services to any young person, regardless of their documentation status. But yes, right now we are at zero.

COUNCIL MEMBER AVILÉS: At zero. And so no other city levy monies can be allocated to serve this population? It is the... you can only do it through federal workforce moneies? Is there no flexible resources that can be allocated to this population? Prospective (crosstalk)...

DEPUTY COMMISSIONER MULLIGAN: It's not about the funding or the... the source of the funding. It's about the ability to, uh, pay wages through a program. Any wage-based program requires a certain

level of documentation, and requires young people to submit an I-9. The federal regulation is outside of our... our control, so we are... it's not necessarily about where the funding comes from. It's about those requirements, and those requirements apply regardless of whether it is city tax levy funded or federally funded. Um, and so that's where we are working on ways to come up with a... a flexible model, um, that can have broader eligibility requirements.

COUNCIL MEMBER AVILÉS: So my understanding is D.Y.C.D. ran a program that provided... I think it was stipended support to undocumented students. It was a different classification in the past. Am I mis-remembering that. Is that something that agency has never done before?

DEPUTY COMMISSIONER MULLIGAN: I do not believe that through D.Y.C.D.'s workforce program, we've provided... uh, we've had a program that can target undocumented young people. Our younger youth program is stipended, but right now that program has, um, the same sort of documentation requirements that our larger workforce program has, so again this is where we're trying to find a way to very carefully and deliberately come up with a model that can reach

young people regardless of documentation status. But no, I do not think we have -- a least through D.Y.C.D. -- done a program of that sort before.

COUNCIL MEMBER AVILÉS: Okay. I have... I'm going to have to investigate that further. Honestly, I... I'm flabbergasted that we have not figured out, as the city of New York, how to support undocumented children. I'm kind of left without words, honestly.

Um... I have actually forgotten all my other questions. I find this wholly upsetting. I yield my time.

COUNSEL BUTEHORN: Thank you Council Member Avilés. Chairs Brannan and Stevens: That concludes Council Member questions and this portion of the day focused on the Department of Youth and Community Development.

CHAIRPERSON BRANNAN: Thank you Counsel. Chairwoman Stevens, do you have any closing remarks you would like to make?

CHAIRPERSON STEVENS: No. I just want to echo some of the sentiments that my colleagues have already brought up around, like, you know, us not having assistance for undocumented workers, us not really looking at all of our community centers and

understanding that some programming is... is essentially, but how we are looking at our kids all year around. All these things are things that we need to be in the fight together. I know how hard everyone at D.Y.C.D. works together, but like, we are partners in this, so our advocacy together is so much stronger. So, just the last thing too, I just wanted to mention that when we talk about community centers and school programming, those two programs attract very different young people, and I think both of them are just as important, and both deserve investments, and we need to make sure that we continue this for our young people.

So thank you, Chair Brennan for doing this joint hearing with us, and we continue to fight for the funding for young people across the city.

CHAIRPERSON BRANNAN: Thank you Chair. Yeah, I'll just echo that. I know we have a busy day, but when we talk about the holistic approach to ending violence and gun violence in our city, we have to be thinking about at-risk youth, and D.Y.C.D. is at the ground floor, um, of making sure our... our youth is engaged, is safe, is given activities, is given things to do to stay out of trouble, and, um, to make

sure they have a fulfilling life as kids in this city. So we... the Council wants to be partners, um, with you, with D.Y.C.D. The investments that we called for we believe in, and we will continue fighting for to expand and bolster and support a lot of these programs, and we look forward to continuing our... our negotiations to get this right.

Thank you guys.

COUNSEL BUTEHORN: Okay, Chair Brannan, stand by one moment while we switch over to D.Y.C.D... uh, no... just the D.Y.C.D... to H.P.D. Sorry everyone. Um, and for the record, we just also want to say that we have been recognized by Council Member Mealey, Ossé, Avilés, Brooks-Powers, Ayala, Hudson, Dinowitz, Cabán, Powers, and Rivera. Uh, but first we are going to have the Sergeant's mic check, H.P.D., and those folks from H.P.D., just F.Y.I., you are unable to unmute yourselves.

SERGEANT BIONDO: Alright. We're going to begin with our Chair, Chair Sánchez. If you'll please test your audio.

CHAIR SÁNCHEZ: Testing. Testing.

SERGEANT BIONDO: You are loud and clear. Thank you.

CHAIR SÁNCHEZ: Thank you. Uh, Commissioner Carrión.

COMMISSIONER CARRIÓN: Hi. Check 1-2-3.

SERGEANT BIONDO: Yes, we've got you. Uh, Deputy Commissioner Santiago?

DEPUTY COMMISSIONER SANTIAGO: Check.

SERGEANT BIONDO: Uh, loud and clear. Thank you. Deputy Commissioner Hendrickson.

COMMISSIONER CARRIÓN: Uh, Hendrickson won't be here today. Something came up.

SERGEANT BIONDO: No worries. Deputy Commissioner McLaughlin.

DEPUTY COMMISSIONER MCLAUGHLIN: Check. Here.

SERGEANT BIONDO: Got you. Deputy Commissioner Tagani.

DEPUTY COMMISSIONER TAGANI: Check.

SERGEANT BIONDO: Thank you. Deputy Commissioner Johns, are you with us? And Acting Deputy Commissioner Darga?

ACTING DEPUTY COMMISSIONER DARGA: Good afternoon.

SERGEANT BIONDO: Gotcha. Executive Director Reynolds.

EXECUTIVE DIRECTOR REYNOLDS: Good afternoon.

SERGEANT BIONDO: Alright. I think I got everybody. If I missed anyone, feel free to chime in and test your audio. If not, uh, Malcolm, we are ready go to.

COUNSEL BUTEHORN: Thank you. We've also been joined by Council Member Feliz. Chair Brannan, I will turn it to you for your opening remarks.

CHAIRPERSON BRANNAN: Thank you Counsel. Good morning again everybody. Uh, we're now ready to begin our second Executive Budget hearing of the day, focused on the Department of Housing, Preservation, and Development. The Department's projected Fiscal 23 budget of \$1.19 billion represents 1.2% of the city's overall proposed F.Y.23 budget. In the Fiscal 23 Executive Plan, this is an increase of \$142.8 million or 13.7% from the preliminary plan released earlier this year. The increase is the result of a number of actions taken, most significant of which are recognizing federal funding for housing assistance payments, such as Section 8 housing choice voucher, and new needs mainly for a moderate increase in staff for housing programs and agency operational capacity.

Despite the increased funding added for certain programs, there are still some essential programs

that did not receive additional support in the Executive Plan. Encompassing the scale of the crisis in housing, the Council has called on the Administration to double the city's overall commitment to its broad continuum of affordable housing development and preservation projects and programs by increasing the city's average capital commitments for H.P.D. and N.Y.C.H.A. from \$2 billion to \$4 billion annually. The Mayor's Executive Plan added \$5 billion total over the entire 10-year capital budget for H.P.D. and N.Y.C.H.A. However, no new funding was added in a number of areas highlighted by the Council in our Budget Response to the Mayor's prelim, including supportive housing for justice-involved people, and supportive housing for foster care youth aging out, two vulnerable populations that deserve the same robust budget response received by any other segments of our city. This Council's commitment and my commitment as Chair of the Finance Committee is to ensure that this Council uses its power as a coequal branch of government to ensure that not only is the budget balanced, but more importantly that it is fair and equitable to all New Yorkers.

Commissioner Carrión, it's good to see you. I want to thank you and your team for being here today. I look forward to hearing your testimony and diving deeper into H.P.D.'s budget. I want to remind my colleagues joining us today, for this segment of the hearing that we still have a packed day of hearings, so we've got to adhere to time limits, so we can hear from all the agencies we invited to appear before us today. I also want to just take a second to extend a moment of thanks to the entire Council Finance Division, especially Daniel Kroop and Chima Obichere for their preparation for today's hearing. I will now turn it over to... uhhhh... I think my Co-Chair, Council Member Pierina Sánchez, Chair of the Committee on Housing and Building, so she can give her opening testimony.

CHAIRPERSON SÁNCHEZ: Thank you so much, Chair Brannan, and good afternoon everyone. I am Pierina Sánchez, Chair of the Committee on Housing and Buildings. Today, we will, as you heard, be hosting a hearing on Fiscal 2023 Executive Budget for the Department of Housing, Preservation, and Development, followed by the Department of Buildings. Thank you to Finance Chair Brannan for your leadership and

partnership throughout this budget process, and during these hearings. A reminder to those watching that members of the public are invited to testify on Wednesday, May 25th, and you may visit council.nyc.gov to learn more.

Uh, welcome back to Commissioner Carrión. Our work continues to increase the supply of affordable housing in New York City, and address a historic housing crisis. I will request that the Commissioner keep your oral testimony to about 10 minutes, so that we can move on to questions from Council Member.

H.P.D.'s Fiscal 2023 Executive Budget is \$1.19 billion, an increase of \$142.8 million, or 13.7% from the preliminary budget. H.P.D. serves as the city's fiscal conduit for N.Y.C.H.A. with \$236 million in funding, leaving H.P.D.'s true budget at \$954 million. I want to appreciate that H.P.D. was not subject to the new P.E.G.s in Fiscal Year 2023 or in the out years, which we see as a recognition of the discussion we had in the preliminary budget hearing, raising serious concerns about the level of attrition at the Department and the need for additional staff. Indeed, the administration has responded by adding 77 new staff positions, a

reversal from the 28 eliminated positions in the preliminary budget. H.P.D.'s budget headcount rises to 2698, although there remain hundreds of vacancies that needed to be filled immediately in order to accomplish the agency's core mission. We know that the Administration intends to showcase its new housing plan for New York City very soon, and in many ways this Executive Budget represents a transition between the past plans and the as-of-yet uncertain future. While I applaud the 14 new needs, they still only total \$13.9 million in Fiscal 2023, a modest adjustment in a billion-dollar agency. Additionally, one-time fiscal 2022 Council discretionary funding remains missing for programs that prevent foreclosures, preserve affordable housing, and support community land trusts. The capital plan at H.P.D. and N.Y.C.H.A. were a core part of the Council's preliminary budget response. Capital commitments for these agencies rose to \$1.6 billion across the first 5 years of the plan, compared to the preliminary plan, and \$5 billion, of course, over the full 10 years. It is good to see the much-needed additional investment in this plan. However, there are real concerns that rising interest rates and

building costs will mean the added funding does little to increase affordable housing supply overall, and that the funding is back loaded when we need it now. H.P.D. has one of the highest commitment rates in the city, and so you have a high capability to start from in terms of expenditures. Critically, the investments continue to fall short of the council's call to radically reshape the city's dedication to increasing the supply of new, deeply (and I'm going to again emphasize DEEPLY) affordable housing. By doubling the total investment to \$4 billion per year, with \$2.5 billion of that amount for H.P.D. and \$1.5 billion for N.Y.C.H.A. Effectively, the Mayor has added about \$500 million on average per year, but \$1.5 billion more is needed. This Council will continue to push on this. We will and we must build up our capacity to spend more in the city of New York, and to do more, particularly for the lowest-income New Yorkers. Whether housing the formerly homeless, seniors, low income, or those with serious mental illness, we know that housing is public safety, and that we can't have housing without deeper investment by the city and this Administration. Alongside capital funding and mental subsidies, we

need additional expense funding to restore H.P.D.'s staffing levels to adequately expand the development project pipeline. That is the Council's vision, and I eagerly await the Administration's matching commitment, so that we can partner to help answer the city's urgent housing question. Following H.P.D., we will then hear from D.O.B.'s new Commissioner, Former Council Member Eric Ulrich, and other senior leadership at D.O.B. The Committee looks forward to examining a few key components of the \$230.6 million expense budget, along with details in progress related to construction safety and training compliance. The Committee hopes to hear from D.O.B. on its enforcement efforts related to recently-enacted legislation, and the implementation efforts around green buildings and energy efficiency measures related to the Climate Mobilization Act, in addition to other initiatives reflected in the Fiscal 2023 Executive Budget.

My questions will focus on the headcount at D.O.B. and how it remains very far below other agencies, and we will look forward to hearing the Commissioner address these concerns. I would like to thank the Committee staff who helped prepare for this

hearing, Daniel Kroop, Senior Financial Analyst, Chima Obichere, Unit Head, Audry Sun, my Senior Counsel in Housing and Buildings, as well as Analyst Jose Condé, and Charles Kim, as well as my Chief of Staff, Sam Cardenas, and Legislative and Communications Director, Kadeem Robinson. I will now pass it back to Chair Brannan.

CHAIRPERSON BRANNAN: Thank you.

Okay, before we begin, uh, as I say, before we start our line of questioning and all these hearings, we may not get to all the questions or you may not have responses. Hopefully, that won't be the case. But if so, we will send a followup letter for any unanswered questions, um, to help inform our budget negotiations here. So, okay, I think I have to turn it over to the Committee Council first? Right? To swear to swear everyone in.

COUNSEL BUTEHORN: Yes. (crosstalk) I have to swear everyone in.

CHAIRPERSON BRANNAN: Okay.

COUNSEL BUTEHORN: Um, there are no new council members present. So I don't have to recognize anyone. Council members, please remember, use the raise hand function on Zoom. I'll call on you in the order with

which you raised it. You have five minutes. Please stick to the timer as we are behind schedule.

The following members of the administration are here to testify and/or answer questions for this portion of today's hearings. Adolfo Carrión, Commissioner, AnneMarie Santiago, Deputy Commissioner, Brendan McLaughlin, Deputy Commissioner, Ahmed Tigani, Deputy Commissioner, Rich Johns, Deputy Commissioner, Kim Darga, Acting Deputy Commissioner, and Aileen Reynolds, Executive Director.

I will first read the oath, and after I will call on each of you individually to respond. I remind everyone they are able to unmute themselves.

Do you affirm to tell the truth, the whole truth and nothing but the truth before these committees and to respond honestly to Councilmember questions?

Commissioner Carrión?

COMMISSIONER CARRIÓN: I do.

COUNSEL BUTEHORN: Deputy Commissioner Santiago?

DEPUTY COMMISSIONER SANTIAGO: I do.

COUNSEL BUTEHORN: Deputy Commissioner McLaughlin?

DEPUTY COMMISSIONER MCLAUGHLIN: I do.

COUNSEL BUTEHORN: Deputy Commissioner Tigani?

DEPUTY COMMISSIONER TIGANI: I do.

COUNSEL BUTEHORN: Deputy Commissioner Johns?

DEPUTY COMMISSIONER JOHNS: I do.

COUNSEL BUTEHORN: Acting Deputy Commissioner Darga?

ACTING DEPUTY COMMISSIONER DARGA: I do.

COUNSEL BUTEHORN: Executive director Reynolds?

EXECUTIVE DIRECTOR REYNOLDS: I do.

COUNSEL BUTEHORN: Thank you. Commissioner Carrión, you may begin when ready.

COMMISSIONER CARRIÓN: Thank you, Counsel.

Good morning, Chairwoman Sánchez, Chairman Brannan, and members of the New York City Council Committees on Housing and Buildings and Finance.

As you know, my name is Adolfo Carrión Jr. I am the Commissioner of the New York City Department of Housing Preservation and Development. I am joined by members of H.P.D.'s senior leadership team. I came back to public service as H.P.D. Commissioner because I know how important and impactful this agency is, and the... and the direct impact it has in providing safe, quality, and affordable housing and strengthening communities. I have witnessed this

mission come to life through the dedication of the H.P.D. staff who have time and again risen to face the challenges presented by the COVID-19 pandemic on their work and in their lives. In the face of staffing shortages, the folks at H.P.D. persisted and continued to deliver access to housing, and ensure that housing is safe for New Yorkers. Over the past few months, I have been working with my partners, Chief Housing Officer Jessica Katz, Housing Development Corporation President Eric Enderlin, N.Y.C.H.A. Chair Gregory Russ, and Department of Social Services Commissioner Gary Jenkins, on developing a housing blueprint that will lay out the course for how the Adams Administration will tackle our city's housing challenges and secure new opportunities going forward.

In close collaboration with our colleagues, housing stakeholders, and advocates, we will be presenting the housing blueprint in several weeks. I will begin my testimony today by providing a brief overview of H.P.D.'s fiscal year 2023 budget, and then I will describe how it will help us achieve our goals of expanding access to affordable housing, protecting tenants, and advancing equity and fair

housing in New York City. I will then be happy to take your questions on the F.Y.23 budget overview, our fiscal year 2023 expense budget, as you both mentioned, is about \$1.2 billion. That amount includes \$236 million in pass-through funding that goes to N.Y.C.H.A., which results in a net total of \$953 million for H.P.D.'s programs and operations. Of this total \$953 million, \$791 million comes from federal sources, \$6 million comes from state and other categorical grants, and the remaining \$156 million represents the city's investment in H.P.D., a 16% share of our operating budget. We are grateful for that funding, because that \$156 million goes a very long way to help fund 77 new positions and will go toward initiatives like our New York City or NYC-1515 Supportive Housing Program, Housing Connect, and funding our project managers, borough planning teams, asset management staff, and housing inspectors. H.P.D. offers a great value to the taxpayers with how much we can accomplish with limited city funding. With the current affordability crisis we are We urgently need to build more affordable and supportive housing. Working with our many partners, we were able to secure a \$5 billion investment in new capital

funding from 2023 to 2031, of which \$3.6 billion comes to H.P.D. so that we can keep our recent pace of development over the next 10 years, even in the face of rising costs and inflation. And so I want to especially thank the City Council and all our partners for the role you played in securing this new support. We're thankful for the critical role that the city's resources play in our expense budget in strengthening areas of the agency that are not otherwise eligible for federal grants. My testimony will highlight several areas where this city funding will help us further strengthen our programs and services.

A little bit on the housing blueprint and our priorities: As I mentioned earlier, we are working on developing a strategic housing blueprint that prioritizes people over process for New Yorkers in need of housing and related services. In our plan, we are seeking to accelerate and increase capacity for new housing supply, increase access to affordable home ownership, and improve the quality, sustainability, and resiliency of affordable housing to keep New Yorkers safe and healthy. Most importantly, we are unequivocally affirming that

homelessness is a housing problem. Homelessness is a housing problem. And as such, we it will be a central part of our housing blueprint that addresses our growing homelessness... homeless population. The blueprint will also invest in jobs, technology, and agency operations that we as city government can better serve... so that we a city government can better serve New Yorkers and ensure resources are allocated equitably. We will hire and train more inspectors to strengthen housing quality enforcement, improve processes, and increase efficiency to streamline development, modify our procurement process to address the disparity within the disparity and reduce administrative burdens so that New Yorkers can access the housing and help they need. We are also committed to promoting the participation of minority and women owned business... uh... business enterprises by increasing the number of M.W.B.Es that contract directly with H.P.D. and grow the size and diversity of the affordable housing community. We look forward to announcing the housing blueprint very soon, and working with our partner agencies, and you the City Council.

A few recent successes: Every New Yorker deserves a safe, affordable home and to live free from discrimination and harassment. This administration is committed to breaking down the barriers New Yorkers face in finding and keeping their homes, thriving in their communities, and ensuring the quality of the city's housing stock. Though we are early in the new administration, we are already start... uh... We already we have already started getting stuff done. Let me share some of our recent successes on these important policy priorities.

Last month, in partnership with the Department of City Planning, we launched the Equitable Development Data Explorer to implement Local Law 78 of 2021. Thank you New York City Council. This interactive website will allow New Yorkers to easily explore data about housing affordability, racial equity, displacement, and many other issues related to the future of New York City and its neighborhoods. Starting in June, developers and city agencies will use this data tool to create racial equity reports about projects that are going through E.U.L.A.R. With this data communities in the city of New York will be

better equipped to create policies that increase affordable housing opportunities and help New Yorkers stay in the homes and the neighborhoods they love.

In response to the tragic Twin Parks apartment fire that took place in the Bronx in January, Mayor Adams signed Executive Order 12 in March. This Executive Order will strengthen coordination between the Fire Department and H.P.D., supporting the Fire Department enforcement with our violation data to enhance their targeted approach to inspecting high-risk buildings. With our partners at the Fire Department, we will also launch a campaign to educate New Yorkers on fire safety. We are also currently working with the Council and our partner agencies on a number of proposals to enhance our enforcement around fire safety. This is just one example of our commitment to strengthen our enforcement tools with the goal of keeping tenants safe in their homes. I'm also pleased to announce that this summer, we are starting... we are restarting H.P.D. In Your District, where representatives from our Office of Enforcement and Neighborhood Services make our outreach van and staff available to spend a Tuesday or a Thursday at a location in a Council Member's

district, or in their offices providing one-on-one education and assistance on housing related issues in your district. I encourage you to reach out to our team, if you haven't already to set up a day for H.P.D. to be in your district this summer.

And I close by saying that we continue to push forward with one mission in mind: To get stuff done and to put people over process, and people over bureaucracy. This work cannot be done by H.P.D. alone. The council is and has been a critical partner in fighting to get the resources we need to ensure New York City works for everyone.

Thank you for that partnership. And I know we will continue to work together on critical legislative priorities and reforms, on affordable... affordable and supportive housing projects, on advocacy for tenant protection laws, and on a whole host of issues vital for... for the good of New Yorkers and for the future of our city. Thank you again for the opportunity to discuss H.P.D.s budget and our priorities in the coming year. And my team and I look forward to your questions.

CHAIRPERSON BRANNAN: Thank you, Commissioner. That certainly all sounds good to me, but the devils in the details, as they say.

COMMISSIONER CARRIÓN: Always. Always.

CHAIRPERSON BRANNAN: So what can we... I guess... I guess, you know, big picture, what can we expect to see in the forthcoming new housing plan? Will there be deeper affordability? Which we hope so... but if so, how does that impact the cost?

COMMISSIONER CARRIÓN: Okay, thank you, Mr. Chairman. First, let me say that the plan... the blueprint, which is what we're calling it... will be released shortly. We're... we're estimating in the next several weeks. Uh, let me share with you the building blocks of that blueprint.

I think one of the key features is that we are tying together the agencies that touch housing, and that whole housing experience in New York City. And so, as I said in my introduction, it includes N.Y.C.H.A., it includes H.P.D., and it includes the Department of Social Services, and the subsidiary agencies, as you know, or H.R.A. and the Department of Homeless Services. But the major building blocks that we will be part of this blueprint are, one,

transforming the New York City Housing Authority to make it work better for people, addressing homelessness and housing instability, creating and preserving affordable housing, which is central, obviously to our mission, improving the health and safety of New Yorkers, also central to the H.P.D. mission, and reducing administrative burden. We will also expand our partnership with minority and women owned business enterprises and build diversity, equity, and inclusion in all of our business lines. And that's important. And I know it's important to a number of the members here who I've had a relationship over many years, where that food chain of development to tenancy and management and... and post occupancy. All of those phases represent opportunities for local businesses, minority businesses, to participate with the city as its partner.

Another thing that you'll see in our plan will be an investment in jobs, certainly for H.P.D., technology, agency operations, and really, really beginning to look at it... reducing administrative burdens. One of the things that we hear from our customers, Mr. Chairman and members, is whether they

are a tenant, whether they are a community board, a Council Member, a building owner, a developer, is that things just take too darn long. There's a lot of redundancy, you will be hearing from the Administration about a larger efficiency effort... and you know, we now have a city-wide efficiency officer, who has brought all of the commissioners who touch the real estate experience in New York to come together to figure out where are we tripping over each other and making it harder for the customer to get through this process? I don't want to filibuster. But I'll say this...

CHAIRPERSON BRANNAN: No filibustering here, Commissioner.

COMMISSIONER CARRIÓN: Okay. (chuckles) It takes... if you walk in the door, and through any portal in in New York City, as a developer, or somebody with an idea related to real estate, on average, about 314 days to go from, "Hey, I have an idea" to "Oh, you can begin your construction." And that is not a good thing in New York City. We're holding progress back. So we will improve processes and increase efficiency to streamline development. Our work, guided by the housing blueprint will not

only help support the city's recovery efforts, but it will also be central to ensuring that this is an equitable recovery.

CHAIRPERSON BRANNAN: Yeah, it sounds good. I mean, the last thing, you know... supply is one thing, right? But bureaucracy should never be standing in the way of getting someone into affordable housing.

I want to I want to move quickly. So to what extent do you think that the \$5 billion added for both H.P.D. and N.Y.C.H.A. across a decade -- it's about \$500 million a year, on average -- to what extent do you think those investments will increase the supply of housing?

COMMISSIONER CARRIÓN: Um, it will increase it significantly. As you know, from the mayor's management report, we generated about 11,000 units so far this calendar year. We expect to -- while we will come up short of our target-- to be somewhere in the 16,000 unit range. But where we should be as a city is in excess of 20,000, and potentially closer to 30,000 units a year. So our... our goal is to increase over the next several years, our housing production. And our housing... housing production is

both new construction, which makes up about 30% to 40% of the production that we do, and another between 60 and 70%, naturally, which is preservation work, which is the very, very important work that we do in preserving a housing stock that's old, much of which is under regulatory agreements, rent stabilization laws, and is what has been coined the naturally occurring, affordable housing in many, many of the city's neighborhoods. So we think that this funding will get us there.

CHAIRPERSON BRANNAN: Okay. So the Fed just raise interest rates by half a percent, it's the highest increase since 2000. Um, with rising inflation and interest rates, are they liable to blunt the impact of these new investments? How are we preparing for that?

COMMISSIONER CARRIÓN: Um, I think that the... the rise in interest rates... and, you know, I'm glad to have an amazing group of professionals that surround me, Commissioner, because they can speak very eloquently to this, but I will say that, you know, we've created a system here in in our country, where with low income housing tax credit, coupled with subsidies that were able to give these

development deals where we can get that rent price to a much lower point than the market rate housing. That will... that effort will continue. The cost of production, I... to be honest, I think will... will... will increase naturally. But why don't I have Acting Deputy Commissioner Kim Darga just address that briefly?

DEPUTY COMMISSIONER DARGA: Thank you, Commissioner, um, and Chair. So we are watching the interest rates closely along with operating costs and other project costs. We have not gotten to the point yet that we have had to reevaluate our term sheets to... because they are not feasible, given the current cost of projects. That is something that we expect to monitor over the next year or so.

CHAIRPERSON BRANNAN: I know it's been said we... we campaign in poetry and we govern in prose.

COMMISSIONER CARRIÓN: Yes sir.

CHAIRPERSON BRANNAN: The Mayor, I know, on his campaign, he pledged to raise investments to \$4 billion a year to really, uh, make a dent in affordable and the affordable housing crisis. Is there a plan to get it to get to that level?

COMMISSIONER CARRIÓN: I think that every budget cycle, you know, presents an opportunity for us to continue to invest in larger ways. The Mayor... the Mayor is committed... fully committed to funding the develop... the development cycle, in New York City.

We understand that we're living through an amazing... almost without precedent housing crisis, and a crisis of affordability for New Yorkers, where they're paying far in excess of 30% of their income... family income for housing, and many families are... are facing an affordability crisis... or rent burden to the point where they're... they're paying 50% or more of their family's income to remain housed. So our administration is fully committed to funding the production of affordable housing, and following the need.

CHAIRPERSON BRANNAN: Okay. What do you think is the biggest thing missing right now? Before I made a note that you said you'd love, ideally, to get to a place where we're building 30,000 new units a year. What is missing to get us from here to there?

COMMISSIONER CARRIÓN: One of the biggest challenges that we face is that we have lost a significant number of staff. The pandemic really

slammed government, business, um, increased attrition rates beyond norms... beyond what's... what's normal. We... we have a shortage of project managers, we have a shortage of attorneys to close these deals. We are working very closely with O.M.B. as a partner to... to fill the vacancies that we have. And of course, we have been... um... we now have 77 new positions that will help us go a long way in addressing the production side, but also addressing other headcount issues that affect the entire housing food chain. So the 77 new positions, we're going to get 12 asset and project management staff for our asset management division, to protect the city's prior investments in affordable housing, by increasing proactive intervention, managing transactions, executing workouts that need to be executed, especially for extremely troubled buildings facing foreclosure or bankruptcy, digitizing paper files, for project managers... 4 project management and constituent services staff to support the huge Mitchell-Lama portfolio that, you know, we have a hand in that as well, by decreasing the application processing times, 2 E.E.O. staff, and on, and on. It goes... it impacts our M.W.B.E. efforts, our efforts

with zombie homes... you all know about the Zombie Homes Initiative... these properties that drag down neighborhoods and are a blight. We're getting 5 positions to deal with tenant resources, to ensure housing quality enforcement and timely appeals for our Section 8 housing voucher program, 27 positions in... in in our Office of Enforcement and Neighborhood Services. And... and let me just speak to this, and I'm sure it's going to come up later in the hearing. But you all know that we have a pretty big number of vacancies in our housing inspector corps, were budgeted for almost 470 inspectors. We're short 140-plus. The great thing is that in addition to these 27 positions that the new budget brings in, we're able to hopefully quickly backfill these 140 positions working with D.C.A.S. and O.M.B. And then there's... there's other positions. We can go into it a little later if you want. I can give you more detail as we go along.

CHAIRPERSON BRANNAN: Okay, I want to make sure I... I give significant time to my Co-Chair. But I want to ask about debt financing. The mayor's message says that as a percentage of tax revenues, the debt service ratio is 10.2% in 22, and is projected to

increase to 13.2% in Fiscal Year 26. So what is the administration's internal benchmark for an appropriate debt to taxes ratio?

COMMISSIONER CARRIÓN: I'm, I'm not... I'm not prepared to answer that. I think, you know, I'm on day 90 of my job.

CHAIRPERSON BRANNAN: (Laughs) Alright, well...

COMMISSIONER CARRIÓN: Literally, today, by the way, Chair. Today is... is to the day, month 3... the end of month three.

CHAIRPERSON BRANNAN: Perfect timing.

COMMISSIONER CARRIÓN: I don't know if Rich Johns can address that.

CHAIRPERSON BRANNAN: Yeah. I'd love... I'd love to know that. And then if the city is below that benchmark, then can it further increase its capital spending on affordable housing?

COMMISSIONER CARRIÓN: Right. Okay. We can follow up with that.

CHAIRPERSON BRANNAN: Okay. Yeah... yeah, that'd be... that's important.

Supportive Housing New Need. The budget includes a new need that enhances staffing for supportive housing, but the ramp-up is deep in the out years

only surpassing \$1 million in FY 25 and hitting a high of \$26.5 million in FY26. So the plan only shows six positions associated with the increase. Can we... can we talk about why the funding is so backloaded there?

COMMISSIONER CARRIÓN: Rich? Can you can you grab that question?

DEPUTY COMMISSIONER JOHNS: Yeah, of course, I'm happy to.

Um, when the New York City 1515 program was included in the budget, the... the years in question, were actually beyond the 5-year plan. So when, you know, the city's financial management system adds those new years it baselines the money deficit in previous years. So what we're doing is correcting the financial plan to... to show our actual forecasted expenditures for that year. And the... in the more current years, you're seeing, you know, the addition of 6 heads, which are intended to help us, you know, continue to process applications as the program continues to ramp up.

CHAIRPERSON BRANNAN: Okay. All right. I think I want to give it over to the chair Sánchez. I appreciate it. Thanks.

COMMISSIONER CARRIÓN: Thank you.

CHAIRPERSON SÁNCHEZ: Thank you so much, Chair Brannan. And hi, everybody again. So I'll just pick it up on... you know, right, right from Chair Brannan. So he started there. I'll start there: With the with the blueprint. So one large criticism that has been lodged at the Administration... at the Administration has been the silos that separate homeless services... social services from H.P.D., and the sort of construction and preservation work that that you all do. So can you... can you talk to us a little bit... foreshadow a little bit about what we can expect to see differently in the blueprint from before?

COMMISSIONER CARRIÓN: Well, I think, you know, what you're going to see is, one, a recognition of the history of silos, and that silos don't work. You know, we're one government, we should be rowing in the same direction. We have housing experience that has many manifestations, and we need to be responsive to the needs of New Yorkers, wherever they are. And sometimes they will be, unfortunately, living in a subway, living in a shelter, having mental health issues, a poor family, a working family, a moderate

income family, and middle income family. That whole continuum of... of experiences needs to be attended to, and it's it needs to be attended to often by multiple agencies that touch that family's life, or that individuals life. We're recognizing that and saying we need a blueprint that essentially ties all those things together. And so the experience of a New Yorker should... should be that wherever they are in that continuum, they can plug in and answer their family's needs. I don't know if any of my colleagues could add to that, maybe Mr. Tagani or Mr. McLaughlin.

DEPUTY COMMISSIONER TIGANI: Absolutely. So, uh Chair, there are three things I think, would be helpful to add. One, I think what the supportive housing community has asked for is more transparency and an easier time through the process... application process. So we need to move toward a more technologically, and easier-to-use division of tenant resources, which is the main component that deals with the application process here at H.P.D. We're working toward that, and there are investments in the budget to allow us to build both a more friendlier and easier use owner portal, as well as start on the

work that we need to do to build a tenant web portal, O that we're moving to a place where people are interacting, getting updated information, working with us to get the information we need to process their application without necessarily having to come down to us. Additionally, we're looking at our rules and regulations to make sure that we're only getting the information we need, Ather than going to a place where we are creating more barriers and creating stops that slow down applications. We're working with H.U.D. We're working with a number of number of other agencies to see where we can pull information that already exists, and not have to make applicants go and fill the same information two, or three, or four times. Additionally, we are -- and this is getting to the silo conversation -- we're looking to see how we can maximize our various voucher resources across the board, so we can get more projects done.

Very recently, the F.M.R. was updated so that basically, as of May 1, our vouchers will be able to give more dollar per voucher. So our voucher holders will be able to go out into the market that is very tough, very expensive, and be able to afford more units that are out there. And those who are part of

our exception payments standard program, those are areas where we work with H.U.D. and... and make the power of our voucher even more expensive, so they can afford a higher cost unit. We've now been able to add 11 zip codes to that, therefore maximizing the power of those managers. So we're trying to become more technologically advanced, break down silos, and not use duplicated processes to slow down applications and put more power and dollars behind our voucher to compete in a more competitive market.

CHAIRPERSON SÁNCHEZ: Thank you so much deputy Commissioner and Commissioner. So just as you know, we have a limited amount of time, O I'm going to try to rush through some of these. Please excuse me, if I... you know... if I interject or move us along.

So the second might be more of a comment than a question, but, you know, as we... as you finalize the blueprint and get that over to the public and to the Council in the next few weeks, you know, I'll... I'll just urge you to really give deep consideration to the deepest levels of affordability serving the lowest income New Yorkers. There has been a stunning failure by government at all levels of government to serve these individuals. In fact, the... the subsidy

per capita, for affordable housing to house lowest income Americans, not... not just New Yorkers, but that has decreased over time since the 1986 tax reform that, you know, brought in a very serious way the private sector into... into affordable housing development. So think New York City, you know, particularly because we have such an acute pain among those lowest income New Yorkers, and we're really going to be pushing here to see what more that we can do for them. You know, and is one of the big reasons that we need more and more and more subsidy dollars to serve affordability because it costs more to serve these New Yorkers.

COMMISSIONER CARRIÓN: Chairwoman, let me just comment on that for a second. On the on the production side for reaching low income New Yorkers, the... more than 65% of the units that that we produce are for low income New Yorkers below 80%, A.I.I. 50%... almost 50% are for folks that are extremely low income and very low income, you know, up to 50%, from about 30%. So that's not to say we can't do more, and we can't subsidize deeper and get to the rent burden issue that we need to tackle. But I think it's important for folks to know that better

than 65% of the production goes to folks that are considered low income by federal standards and our own standards, which is, you know, we can always debate the standards, right? That's a whole other issue. And... and let me just add to that, that, in the spirit of trying to put more resources in, we are working with our congressional partners, and we have... just last week, we had a discussion with the entire delegation to the House and... and Senator Schumer, sponsored by one of our housing advocacy agencies, where we again asked, in addition to what you've already done with the recovery and the \$200 million, et cetera that we've gotten. We need more. We need more housing vouchers. We need more Section 8, we need more H.O.M.E. funds.

CHAIRPERSON SÁNCHEZ: Absolutely. And... and Commissioner that the community that you once represented and that I get to represent today has an average... of an area median income of 10... 20% of A.M.I., right. So even these... these levels of affordability covered by what H.P.D. and the city have been doing, have not been helping us without vouchers, right? Without Section 8 vouchers without deeper support. So I... you know, I know that...

that we are understanding each other, but you know, have to, have to emphasize that... and really want to, you know, see... see that deep consideration for the lowest of the low income in there, as we, you know, address our city's needs. So... So my next question: You talked a little bit about M.W.B.E.s.

Can you... can you tell us a little bit about... well, actually, let me frame this as a... in relationship to a followup question from preliminary budget: We asked you to get back to us about the ways that

H.P.D. is increasing share of M.W.B.E. developers over the years, and efforts you've undergone, and one of the highlights in the response that H.P.D. sent over to the council was that since 2014, the agency has designated 24 sites, teams with M.W.B.E.s, where some sites, the agency-designated teams have more than one M.W.B.E., and... and the ownership is significant by M.W.B.E.s. And so 24 sites out of how many? I'm always going to ask about the denominator...

COMMISSIONER CARRIÓN: Sure.

CHAIRPERSON SÁNCHEZ: in any... any question. So how many sites are we talking about? How much more work do we have to do?

COMMISSIONER CARRIÓN: Fair... fair enough. And, you know, I don't I don't have that... that answer of the denominator on my... at my fingertips. I don't know if our Deputy Commissioner for development has that. You can indicate yea or nay? Or, we can get back to you on that. But what I will say is that, while we've made some progress, we have not made enough progress. And this administration... the Adams Administration, and the Carrión Administration at H.P.D., under the leadership of Chief Housing Officer Katz, and all of the partners, we are fully committed to increasing and expanding minority and women owned business enterprises participation in what is a multi-billion dollar industry in New York City. We'd like to grow the economic opportunity and inclusions program team to assist with our efforts to track and promote programs, like our build up program, which sets goals for M.W.B.E. contractor utilization on development projects, but we want to expand that -- I think you referenced it -- and our Pathways to Opportunity Program, which increases the

prevalence of M.W.B.E. marketing agents, which is also part of the opportunity to participate in this multibillion-dollar industry. And just additionally, staff in the Office of Neighborhood Strategies and Office of Development aid in advancing the use of M.W.B.E. developers that are awarded parcels or closed on construction financing. Additional staff in our administration will provide support to M.W.B.E. developers as we work to increase opportunities for them to... to successfully compete for development deals. We have a lot more to do. You know, we've... we've advocated for changes at the New York City Acquisition Fund, that fund was generally open. It is now targeted to M.W.B.E.s and nonprofits. So, you know, there... there's... there's some that has been done, and, I believe sincere and honest efforts to address this challenge. But we... we can... we can do more.

DEPUTY COMMISSIONER TIGANI: Commissioner.

CHAIRPERSON SÁNCHEZ: Yeah. Go ahead.

DEPUTY COMMISSIONER TIGANI: So just to answer your question chair, so 22... 22% of our projects... so we have 82 projects that we've counted since the beginning of the Housing New York Plans in 2014...

have gone to have been designated with M.W.B.E. developers who serves as either the sole developer or part of joint ventures.

I also want to note that this is a growing... this is a growing set of numbers, since at different points throughout the process, we've improved and increased our... our provision focus on M.W.B.E.s we've built up the pipeline to bring more M.W.B.E.s. So we expect this to be a number that if we had started from the beginning, it would be higher, but as we continue to move forward, and actually later on more, it'll continue to grow.

CHAIRPERSON SÁNCHEZ: Thank you so much Deputy Commissioner. And Commissioner... and just a followup note on that. My... my question during prelim had been: Break it down for me in terms of gender and in terms of race and ethnicity. And you know, just to just to flag that as you do this work to improve the M.W.B.E. numbers, you know, of the 24 breakdown that you gave me here were that 11 were non-minority women-owned firms, so white women owned firms, firms... 11 sites were, were minority-owned, 10 were black, 2 were Latino, 1 was Asian owned, and 3 sites where minority and women owned firms... 3...

3 firms were black, 0 Latina, and 0 Asian. And so we have... we have a lot of work to do here as these numbers, but particularly, you know, Latino and Asian representation is lagging behind city... city numbers, right? City representation. So we just want to make sure that that is at the forefront of the... those discussions and, you know, thinking about how to expand the [inaudible 2:26:05] as well.

COMMISSIONER CARRIÓN: Let me just say that we also look forward to sharing our internal report. When I looked at it, I was very disturbed by what I saw. There is disparity within the disparity that this administration wants to tackle. The lion's share of, of the business opportunities going to women owned firms, as you suggested is to white women owned firms, not Latinas and, and black women owned firms. And the same is true for... for the general, uh, you know, universe. In fact, the lion's share of many opportunities has gone to some minority groups that don't represent the overwhelming population that we serve. So you have, you know, an over-representation of Asians, Asian businesses, that are considered minority, and they are. So we have work to do and we look forward to that partnership with you.

CHAIRPERSON SÁNCHEZ: Excellent, thank you. Thank you so much, Commissioner.

I want to shift up quickly to homeownership.

I know that this is probably going to be covered in the in the blueprint, but for homeownership, can you give us a retrospective? How much of H.P.D.s, you know, recent history... How many how many placements for homeownership have we been able to, you know... How many families have we been able to put into homeownership units? And what does that look like for the future?

COMMISSIONER CARRIÓN: Let me... I'll give you kind of a bird's eye view, and then maybe have Kim Darja do a little deeper dive into numbers. But you know, we have... we have programs that are geared toward creating and preserving homeownership, and these programs are supported through a number of... these efforts are supported through a number of programs. We have preservation programs that include our Green Housing Preservation Program, the Participation Loan Program, the Housing Rehabilitation Loan Program, and then we have several tax exemption programs that provide support for like H.D.F.C. and Mitchell-Lama co-ops, all of which are

homeownership, and fall into that category. We have a Home Fix Program and Project Help, which provides loans for repairs for one- to four-family homes. You all know about Open Door and the Affordable Neighborhood Co Op program, and I know we... we've got some work to do there. We have a Downpayment Assistance Program, and we have something called a Community Restoration Fund where we acquired distressed, single-family mortgage... mortgages to help owners stay in their homes. These all are supported by capital expense from us and federal... federal home grant funding that we receive.

I don't know if, Kim, maybe you want to talk a little bit about who we've reached.

DEPUTY COMMISSIONER DARGA: Sure. So as the Commissioner said, we've... we've really tried to expand the options to help existing homeowners maintain good quality homeownership opportunities, remain stable, as well as to expand opportunities to create new homeownership opportunities or to help New Yorkers acquire homes. So, for example, recently, we expanded funding for our Downpayment Assistance Program to increase the amount that New Yorkers have available to be up to \$100,000 for a down payment.

We have also tried to reform our Open Door program to create... make sure that the funding that we're providing through that program is appropriate given the levels of affordability there. So... I don't have the number of placements per se, because the homeownership production is both preservation and new opportunities. But I do know that 1 out of every 4 units that we have financed in the last 8 years was a homeownership unit.

CHAIRPERSON SÁNCHEZ: Thank you. If you can... if you wouldn't mind following up with just a breakdown of each of those programs and how many families have been assisted. You know, homeownership is just a key component of building equity, right?, in the in the city and allowing more people to stay here. I want to move to... to, um... to actually a related question around the T.I.L. Program. And A.N.C.P., which you mentioned. I, as councilmember, and several of my colleagues have, of course, heard some very, very troubling complaints about T.I.L. Buildings and tenants who sort of been languishing as... as renters for many years, even after they were... they believe that they were going to become homeowners, and that they are, you know, going...

there's some buildings going through the A.N.C.P. program, and tenants are concerned about the mortgages that are going to be associated with these conversions, as they become... if they become homeowners at any point. So can you... can you just give me some context and background on T.I.L. Buildings? How many do we have? A.N.C.P.? How many buildings do we have slated to go through the pipeline, and sort of the general plan for... for T.I.L. Buildings stabilizing T.I.L. Buildings and getting them into homeownership in the future?

COMMISSIONER CARRIÓN: Okay, thanks, Councilmember. And what I'll try to do is talk a little bit, again, at a high level, and then... the staff can help me fill in some detail.

But I want to share with you that... I go back to the original T.I.L. When I was in graduate school, I was an intern at the Settlement Housing Fund, and the Urban Homesteading Assistance Board that you have. And when the city created the program, I had the opportunity to go organize a building in Williamsburg... the Williamsburg of then, not of today, which is very, very different of the 1980s. But, uh, it was a good idea. It reached thousands

and thousands of units. There's a lot of success stories. And then they... there are the glaring stories that we hear, where we have buildings that are in very bad shape, and we have our Office of Asset and Property Management that is in charge of working with these buildings... these troubled buildings, and these owners, right?, to get them to a place where they can stabilize the property. In some cases, the folks are living in dangerous conditions... unsafe and unhealthy conditions, and the team here has been working, in some cases for years, with some of these owners or tenant groups to try to get them over to the point where they sign an agreement that allows them to finance their property, stabilize it, and move forward.

The total T.I.L. Pipeline is 89 buildings and 1523 units. 52% have been assigned a developer, and we can... we can share metrics with you. I don't know if Kim is the... is the right person, or...

DEPUTY COMMISSIONER DARGA: Sure.

COMMISSIONER CARRIÓN: Okay, thank you.

DEPUTY COMMISSIONER DARGA: Sure. I'm happy to jump in. So we've actually made really significant progress in this pipeline in the last 5 or so years.

In the late 2000s, around the Great Recession, our ability to finance homeownership really was impacted by the recession, and lending for homeownership across the country. We launched A.N.C.P. in 2012, and the first few years were a little slow, but in the last 5 years, we have really increased our work. Unfortunately, the pandemic slowed things down. We couldn't do in-place renovations, but that work is picking back up again. We have a... I think over 4 dozen... I think about 50 projects, or buildings in construction right now. And, I actually would really welcome -- if any of you want to tour a couple of these sites that are completing, and where residents are going to be converting to cooperatives soon -- I would welcome the opportunity to take you out and see these projects.

It does take a while and it's unfortunate because I know these buildings have been in city ownership for, in some cases decades, and that residents have been waiting a very, very long time. But we are... we have made a lot of progress. And of the projects that remain in the pipeline or the buildings that remain in the pipeline, the vast majority are in pre-develop now, or will be very shortly.

And so like I said, if you want to come out and see any of the sites that we have that are completing soon, or when residents are converting, I'd be happy to take folks out.

CHAIRPERSON SÁNCHEZ: Thank you, Deputy Commissioner. I will be the first one as a former city hall employee and person who's... who's worked in this field for a little bit. I'll be the first to acknowledge that some things take time, but decades if not... decades is not things taking some time, right? That is a... that is a broken... that is something that is very broken and disrespectful to those tenants. So I would love to see some of the projects that are completed. But for those... you said 52% had been assigned to a developer. For those that are languishing, for those that continue on, I think you'll hear from some of my colleagues in northern Manhattan, who will... who will probably ask questions later. But we will... you will be following up right? Because I think we can do better than... than having things take decades and languish for decades.

COMMISSIONER CARRIÓN: We agree. We agree Chair.

DEPUTY COMMISSIONER DARGA: Just for clarification... We absolutely agree, but just a quick clarification: So there was a... I think we had a council hearing around 2017. And before that we had, I think approaching 200 buildings... 189 or so buildings that were still in T.I.L. At this point, there are 89 buildings remaining. More than 50% of those are in pre-development. So the number of buildings remaining that are not yet in pre-development with an assigned developer are about 3 dozen. That is... like you said, it's not acceptable. We'd like to move those forward. Unfortunately, there's only so many developers that are interested in working with us to renovate these buildings. And we don't... we want to make sure that when we move a building into pre-development, that we have a developer that is actively ready to work with the residents to move the project forward.

CHAIRPERSON SÁNCHEZ: Thank you, Deputy Commissioner. I want to move quickly to code enforcement. I have a couple of questions related to code enforcement.

So the first question is around the 77 new staff positions, or restoration of staff positions. So can

you just give us a quick breakdown of how much of those are frontline inspections staff, versus project management, uh, positions?

COMMISSIONER CARRIÓN: Sure. Um, let me, um, just get my notes here. So, let's see. Is AnneMarie... AnneMarie, can you address this?

DEPUTY COMMISSIONER SANTIAGO: Sure, Commissioner. Thank you. So for enforcement, neighborhood services, there are 27 positions. I think about half of those are actually housing inspectors or construction project managers. And the rest are support staff in various capacities. And that's 27 of the 77 for the agency as a whole.

CHAIRPERSON SÁNCHEZ: Got it. Supports staff. And when you say support staff, what are some of the affiliated titles.

DEPUTY COMMISSIONER SANTIAGO: So... these we use, like, um, community coordinators, outreach staff. These are mostly staff for our lead-based paint efforts. So they'll be analysts of documents and things like that.

CHAIRPERSON SÁNCHEZ: Thank you.

DEPUTY COMMISSIONER SANTIAGO: You're welcome.

CHAIRPERSON SÁNCHEZ: Great. And do we have for the other 50 positions?

COMMISSIONER CARRIÓN: We do, and I broke it down earlier. We can share it with you, um, pretty readily, if you want me to run through them, you know, but I think it would eat up your time.

CHAIRPERSON SÁNCHEZ: If you can get that over to us, that would that would be fine.

COMMISSIONER CARRIÓN: Yes, okay.

CHAIRPERSON SÁNCHEZ: Thank you so much.

Okay, and then next... next round, I just want to ask a few questions about vouchers. So new federal awards from H.U.D. for Section 8 and other programs have been reflected in H.P.D.s budget, which is great. How... how do we see this going in the upcoming years? How much federal support do we anticipate? And then just so quick... let me just couple these two questions together... I understand that there have been 8000 emergency housing vouchers assigned to New York City from the federal government through stimulus dollars, and that that... those vouchers are being rolled out to members of the public through a consortium of agencies of which H.P.D. is one. So that second part question on

emergency housing vouchers is: How many of these vouchers does H.P.D. have and how are how is H.P.D. doing with the rollout of those vouchers, getting families into... into using those vouchers?

COMMISSIONER CARRIÓN: Okay, thanks for the question. So we anticipate a sufficient calendar year 22 federal rental assistance funding. Based on Fiscal Year 22 appropriations. The Congress included an additional \$200 million for up to 25,000 vouchers nationally. H.U.D. has not yet indicated how the new vouchers will be allocated. In terms of emergency housing vouchers that have been issued, are in the process, or are left: As of this past Friday, we... we had issued 1,146 emergency housing vouchers out of a total allocation of 2,050. So it's... it's better than 50%. But importantly, we have about 1,000 applications in the pipeline in various levels of review. So there is a review process, but we expect that... and Ahmed can, you know, put some texture on this... but we expect that we will reach our... our the full complement of the available vouchers.

In terms of voucher funding... uh, voucher funding is based on an, as you know, an annual congressional appropriation. It's really unclear at

this time what funding will look like for Fiscal Year 23. For 22, as I said a total of \$24... almost \$25 billion was appropriated nationally, and it's estimated to be sufficient to cover the 22 expenses.

Based on current projections, we anticipate receiving approximately \$566 million in calendar year 22, which is the balance of fiscal year 22 and the beginning of fiscal year 23, as you know.

We currently provide rental subsidies to just over 42,000 households, which is about, in excess of 83,000 individuals.

Ahmed, do you want to add to that?

DEPUTY COMMISSIONER TIGANI: No. I think you covered a great deal, Commissioner. The only thing I'll say for those who are not familiar with the emergency housing voucher program, this was a... a very welcome program. It was a unique challenge for the city. We had to basically create a brand new system to bring these vouchers in and distribute it. We expanded for the first time the number of referring agencies. So we brought in a number of new agencies who are now feature partners in our voucher work, and we've never had as closely working with us before. And this is going to be another example of

how we built something new, so that if and when this opportunity comes again, we'll be able to expedite this sooner. And we built a system that has us on track to meet our obligation by the end. So while we always want to make it happen faster, we are on track to make sure that the vouchers are [inaudible 2:43:35].

CHAIRPERSON SÁNCHEZ: And not to put you in a position of speaking for your sister agencies, but H.P.D. is on track to meeting your goals? Or the administration is on track to meeting the Emergency Housing Voucher goals. I don't want to speak for our other... There are... are referring agencies who helped get the applications in. The public housing authorities with us and N.Y.C.H.A. are the issuing departments. As a city, we have a plan to reach our goal by the end of the year. And I would defer to N.Y.C.H.A. to any specifics on... on their piece. So a lot of our strategy for getting there is how we're figuring out ways to work together, combine our... our staff and our resources.

CHAIRPERSON SÁNCHEZ: Thank you so much. Okay... I'm going to ask... (crosstalk)

DEPUTY COMMISSIONER TIGANI: I'm sorry, just quickly... and this speaks, obviously to the blueprint and the streamlining process that we're getting into.

CHAIRPERSON SÁNCHEZ: Got it. Thank you so much. So I want to be... I want to give a chance to my colleagues. I just want to ask two more questions. One is also an follow up to a report that we received back that was related to code enforcement, a fall certifications report that you all sent. There were some issues with the report. I, uh, emailed and asked for clarification on... on some of those issues. But I want to just focus on the rate of false certifications. So, H.P.D... so a tenant... a tenant makes a complaint. H.P.D. goes out, issues a violation. The next step... and AnneMarie Santiago will correct me on all of this... but the next step is for the owner to correct. If they correct... when they correct, they send a letter or certify to H.P.D. that they have corrected. And then H.P.D. sends a notice to the tenant saying: "Hey, your landlord said that they fixed it. Let us know if they're lying, or if there's still any issues." And in very few of those cases, the tenants respond. And in some

of those cases, H.P.D. proactively does audits, those certifications of corrections. And so my... my flag here was that the number of class C certifications of corrections found to be false by the agency is at 32% of completed reinspections. Uh, can you... Can you just kind of highlight for us: How many... how many of these certified corrected results... or certified corrected violations Is H.P.D... is H.P.D. auditing? And if the 32% is... is the... the answer of how many are, you know, we're finding to have falsely certified, or maybe the issue came into disrepair again, how can we do better? How can H.P.D. help the city to do better and these members to be better?

COMMISSIONER CARRIÓN: I'll defer to AnneMarie on that.

DEPUTY COMMISSIONER SANTIAGO: Thank you, Commissioner, and thank you Chair Sánchez. I think, you know, our goal is always to reinspect as many class C certifications as we can. And as you know, we're facing staffing challenges, so we did only get to, I think, about 50% of... of all class C certifications this year, as we highlighted in the report that we are required to submit to council each year, a lot of those... a very good percentage of

those are pest violations. And unfortunately, I think the timeline for past violation certification may be too short to accurately correct that condition. We are talking with the Department of Health about trying to figure out a better methodology to allow owners the time that they need to really do an integrated pest management plan. And I think that might be part of how we can help owners comply better with that particular violation.

As you know, Councilmember, the Police is also looking into this issue in terms of fire safety violations. And so we're taking a... a better look, I think right now, at as you requested a breakdown by type of violation. What else can we do to address those violations, and help owners understand how to comply properly with those violations. And so we would love to continue those conversations with you as we go through our internal review around these issues.

CHAIRPERSON SÁNCHEZ: Thank you Deputy Commissioner. And if you can send us a breakdown of the... of those issues. So you said pests are a large percentage of these false certifications. That would be really helpful for us to understand.

DEPUTY COMMISSIONER SANTIAGO: Absolutely.

CHAIRPERSON SÁNCHEZ: I have a million more questions, but I'm just going to go with this last one on supportive housing construction. Can you just... for... you know, for the... for the sake of the public, can you share with us: What is H.P.D.s current estimate on the typical amount of subsidy and the total cost of a housing... a supportive housing unit? So with the wraparound services and the constructions that subsidy? And then what are the factors that shape that cost per unit? And how are they changing?

COMMISSIONER CARRIÓN: I'll give you the very high level on this. And then Kim can deep dive a little bit. But on the subsidy side, it's about \$120,000 a unit. And the cost of production for... for a supportive housing unit is about a half a million dollars. Kim?

DEPUTY COMMISSIONER DARGA: So in addition to the capital subsidy, we also provide tax exemptions to supportive housing projects, property tax exemptions, as well as the, um, service and remote assistance funding. And I don't have the per unit amounts of those, um, but we can follow up if necessary.

CHAIRPERSON SÁNCHEZ: That would be great. And the... the \$0.5 million, the half a million sorry, yeah, \$0.5 million figure for per unit: Is that over the entire lifespan of the... the supportive housing units? I don't know 30 year that's 15 years, whatever the case may be?

DEPUTY COMMISSIONER DARGA: The capital subsidy amount of \$120,000 per unit is the average subsidy over the last five years to construct a new unit of supportive housing.

CHAIRPERSON SÁNCHEZ: Okay, the half a million dollar figure?

DEPUTY COMMISSIONER DARGA: The half a million is the total development cost for that unit.

COMMISSIONER CARRIÓN: So as you know, right, the... you get the total development cost and then it's amortized across the life of the mortgage.

CHAIRPERSON SÁNCHEZ: Thank you so much. All right. Well, thank you so much. I will be following up with questions about fees and fee recovery. There were some follow up questions, and some... some follow up questions as well about code enforcement programs.

COMMISSIONER CARRIÓN: We created a whole table for you for the fee recovery. It's a... it's a breakdown. I don't know if you if you've got... received it yet, but we'll get it to you.

CHAIRPERSON SÁNCHEZ: Yes, I received it. And I have some questions. So we will be coming up on... on that. So thank you so much. I now want to... I don't know, Chairperson Brannan? Should attend it back to you or Committee Counsel.

COUNSEL BUTEHORN: No. I'll take over from here. Um, we're going to go over Council Member questions. Council Members, I want to remind you, please listen for the sergeant's queue. It will be five minutes for questions. We're going to first turn to Councilmember Barron, followed by Deputy Speaker Ayala, Majority Whip Brooks-Powers, then Council Member Lewis, Dinowitz, Ossé, Brewer, and Richardson-Jordan, but we'll first turn to Councilmember Barron.

SERGEANT AT ARMS: Your time will begin.

COUNCIL MEMBER BARRON: Thank you so much. I want to say that I am so impressed and fortunate we are to have the leadership of Chair Sánchez, I really appreciate the homework that you do. I appreciate the way you question. You don't go for the general

rhetoric. "We are fully committed." "It takes time."
"We are with you on that." But you press for the facts, and you press for the numbers. We are so fortunate to have your leadership, strong leadership, particularly when we want to get to the... as we say "nitty gritty", the real deal. So I'm just so impressed with your leadership. And I just want to thank you, for your commitment to affordable housing.

We have a housing crisis, I think everybody knows that. You know, over 50% of our income is for rent. We have gentrification happening in our neighborhoods. And then, Commissioner Carrión, a 10-year capital plan: They back-loaded a lot, they back-loaded a lot, when the need was really for the first five years. So even though they increased it from \$17 million to \$20 something million, it is backloaded. And we need it frontloaded. We need those first five years. We need to have much more money for, and land given to, Community Land Trusts. Right now, white men and profit-making corporations dominate the contract by far. And I'm glad to Chair Sánchez, broke down on the minority and women's business enterprises, and a lot of that.. a lot of it is subcontractors too, and then sometimes we've

got to look out for M.W.B.E.s being fronted by white corporations to make it appear that it's for us. So I want you to address those questions around gentrification that is occurring, what is your plan to stop it? And some real numbers for the M.W.B.E.s that has to increase, but also, what are we doing specifically for getting more to Community Land Trusts.

Then you said you didn't want to debate the standards. That's another issue of the A.M.I. But it is /the/ issue. A.M.I. has increased in New York City for a family of three, I think it's a-hundred-and-something-thousand. And so when you say 80% of the A.M.I., and 65% of our units are at 80% and 60%, you're talking a lot of money. You're talking about somebody making \$80,000, if it's 80% of \$100,000. And our neighborhood A.M.I.s are like \$36,000 for a family of three, and sometimes even lower. So we've got to really address these things concretely. We've had six months, going on six months in the year, and those numbers haven't really changed a great deal. And it can't be that we have a record amount of this, or we are doing much better. We're in a crisis and much better [inaudible 2:54:35] have to do it. We

have to get to the point where these issues are concretely dealt with. Also, I want to know what about the subsidies for home ownership. There are subsidies for rentals, but the subsidies for home ownership doesn't come near the subsidies for rental apartments, and you know, we cannot get out of [inaudible] renting for the rest of our lives. At some point, we have to make home ownership, very, very doable. Very, very important. Homeownership, as you know, leads to getting people out of poverty and leads to dealing with wealth, wealth. So overall... overall, Adolfo... why did I say Adolfo... Commissioner Carrión.

COMMISSIONER CARRIÓN: That's okay, you can call me Adolfo, Charles. I've known you a long time.

COUNCIL MEMBER BARRON: Yes, overall we've got to deal with this racism. It's deep. It's deep, Adolfo. We've got to deal with it. And you can't be placate us with "we're trying," and "we've got to work toward it", and "it takes time", especially for the Latino community, you know, for all of us that, you know, Latino, Latina... but the black and Latino... black and brown communities, it's really, really bad. And we could have already made more

progress by now, even though it's early. So, um, this is what we're very very concerned about. We can't play lip service, like "I'm down with you", "we're committed", "it takes a minute." And I love the way our Chair put it forward and said, "Yes, it takes time, but this is the deal, and this is where we gotta go." So thank you.

COMMISSIONER CARRIÓN: Thank you, Council Member. And I always appreciate hearing you and over the years watching your advocacy work. I can't agree with you more on a number of these issues. And we're here to work and honestly roll up our sleeves to address some of the issues of poverty, racism...

SERGEANT AT ARMS: Time.

COMMISSIONER CARRIÓN: ... you know that... you know, that the prior Administration put together Where We Live NYC, and a fundamental building blocks... that poured foundation that now we're building our blueprint on, was really to deal with discrimination, and racial inequities of opportunity, um, in housing, in all its manifestations. So I'm going to try to address a couple of the points that you raise and questions you raise, and I'm going to also ask my colleagues to help me with specifics,

because I do agree both with you and the chairwoman, and Chairman Brennan, that the devil is in the details, as Chairman Brennan said at the start.

I want to make a point of clarification on the A.M.I.s where, I don't know if it was misunderstood that... I said I... this is not something I would like to debate. I would... I think we need to debate it, on a large scale across the country, right? And we might need to look at micro markets, and figure out how best to target our big programs for small neighborhoods with specific needs. So they're open... open to debate and discussion and growth. We all recognize that gentrification is an issue we have to tackle.

I want to say something about the... the community land trusts. This... this Administration is committed to using that as a tool to build wealth in in low-and-moderate-income communities to create ownership opportunities. So I want to make a pitch for a bill that is in the legislature now called Affordability Plus, and Affordability Plus would allow us an expanded loan authority that would allow us... allow us to, uh, engage in more creative deals for homeownership using community land trusts as a

tool. It would allow us to do something that my colleague, Jessica Katz, the Chief Housing Officer says: Whenever you hear H.P.D. say, we can't do that, we can't do this, it's because we need expanded loan authority. My colleagues can add some texture to that. So to tee up... get in... get in the batter's box so you guys can talk about it a little bit.

On the M.W.B.E. front, I said it at the prelim and I'll say it again. We're going to work with you to address the disparity within the disparity. And I set it up in my remarks at the beginning. And you brought it up, Council Member, where you said, "Look, you know, the numbers tell us a different story about who's getting the opportunity here." We've... we've tried one step with the New York City Acquisition Fund where we said, "Look, let's target it to minority." We're... we're working on a guarantee fund, which I'll shed a little light later on, you know, when we... when we have the ability to talk about it publicly, and I've got everybody signed off. But it's a Minority Business Enterprise Guarantee Fund that would allow us to back up these emerging developers... what we call emerging developers

because they're small, they don't have the financial capacity in some cases. But that doesn't mean they should have... they shouldn't have the opportunity to participate in what we know in New York City is a multibillion-dollar affordable housing industry. It is what it is.

On the point... and I invite some... some of my colleagues to... to chime in on that. And then on the issue of subsidies for homeownership, we... we are... we have... I think I went... I ran through some of the programs on preserving homeownership and what we can do to help communities preserve homeownership, what we can do for homeowners who need to stay in their homes, but you know, their costs are running over, they can't keep up with it, the physical plant is falling down around them, and they don't have the income, or the ability to borrow enough money to fix their home. We have a... a program that reaches thousands of people. And a Home First Downpayment Assistance Program. And these cut deeper into the A.M.I.s, which again, you know, it's all about the A.M.I.s, unfortunately but... so there's a number of things that we are doing and that we are going to expand that you're going to see in

the housing blueprint on deeper expanded commitment to... to homeownership. And let me just say the... the Affordability Plus: I know you guys get elected alongside some of your partners on the Assembly side and the Senate side. They're working out Affordability Plus right now as a bill that's sponsored... co-sponsored on the Senate side by Kavanaugh and on the... on the assembly side by Cymbrowitz. That bill needs to get through to help us do our job and address some of these issues.

And I'll pass it on to... maybe Ahmed on a little bit on the C.L.T.s, and... and then whoever wants to pick up on the M.W.B.E.s and homeownership.

DEPUTY COMMISSIONER TIGANI: Thank you Commissioner. Where I think I'll start off with is, sort of, the R.F.P. work, and then actually, my colleague, Deputy Commissioner Kim Darga, who oversees the C.L.T. unit will go even further.

But simply put, there are a couple of tools that we're working with, and just to give you specific numbers, Council Member, you know, one tool being our M.W.B.E. only R.F.P. So it was something that we were able to put together after the city engaged in a disparity study that allowed us to try to get our

foot forward and explore different ways to do this work. We were able to issue out an R.F.P. in the first round at six sites that overall created about 467 units of housing in Brooklyn, Bronx, and Manhattan. After the success of that, we did issue out a second R.F.P. for two sites in Brooklyn, on Bergen, Dean, former H.P.D. properties, and we're hoping to announce the results of that. I think beyond those numbers, we know that's not enough, and...

What it told us is that this is possible. It's possible, especially when we create the opportunity for that to happen, that we can get successful designations, and how that worked. We talked earlier about the number of public sites overall, and that over time as the new rules that we put in place, the targeted funding from the acquisition fund, we expect more designations to... to come out of that work.

Additionally, I'll say that, from our work throughout the city, we have... we've made a great... we've made great progress in getting vacant lots out into the designation pipeline over... you know, we started at over 1100. We're down to 750. That we have gone through at least 75% of 750 are possible

sites that we can put into a program, move them forward. And so we're going to be looking to put more of those sites into a C.L.T. position, very recently, (inaudible) which is a homeownership project will actually be... the underlining regulation will be a C.L.T. So we know that we can do some homeownership projects and rentals. So we're testing tools and making sure that they're strong. And I'll turn it over to Deputy... Acting Deputy Administrator Darga.

DEPUTY COMMISSIONER DARGA: Thank you. So as Deputy Commissioner Tigani mentioned, we do... we're certainly trying to expand the work that we're doing with a range of owners including C.L.T.s, M.T.B.E.s, and other nonprofits as well on public sites, but most of our work today is actually not on public sites. And so I appreciate that our Commissioner mentioned Affordability Plus. Our current loan authorities really substantially limit our ability to fund homeownership as well as to provide financial support for C.L.T.s. Most of our loan authorities today don't allow us to actually provide financing where there is a ground lease. And the way a C.L.T. works is they own the underlying land, and then they

lease it to another entity. And so without the actual loan authorities to provide financing for CLTs, we are really limited in the work that we can do with them. We have... we have a number of projects in the pre-development pipeline at this time, but most of those are actually on public sites, because that's where we have the legal authority to do so.

So I think anything that you can do to support the... the work that we're doing at the state level to expand our loan authorities would be really appreciated. We're also limited in the amount of financial assistance that we can provide to existing homeowners based on our... our loan authorities, which is creating some limitations, particularly for one to four family homeowners, where we're trying to provide some additional support. And we are really interested in exploring the use of C.L.T.s, where we are creating or preserving specifically, but creating new homeownership opportunities. We believe that having that long term stewardship and government... governance of a C.L.T. can we really be beneficial, and supporting those homeowners long term and ensuring long term affordable housing. And again, that is limited by our loan authorities today,

I would be happy to spend the rest of the time of this hearing and talking about the challenges that we have, and how you may be able to support us. But if you have questions about that, and we can provide more information, I would be really happy to do so.

Just one other one other note: I do believe the commissioner mentioned earlier, but I do want to call out that we did change the New York City Acquisition Fund to make sure that it was only available for nonprofits and M.W.B.E.s, and C.L.T.s as a nonprofit are potentially eligible to apply, but unfortunately, we are limited in providing the subsidy that would take out that bridge financing at this time, because of the loan authority issue.

DEPUTY COMMISSIONER TIGANI: I just would add that a... a great example of the work is the R.F.P. we put out in tandem with the work we're doing and engineering to get a C.L.T. in place to coincide with both the resiliency work and the homeownership entrance work we're trying to do there. Because of the complications there to achieve all three goals, having more flexibility and financing tools is going to be key to long term success there as well. We of course will always work and try to find new ways, but

Affordability Plus will be possible be a great tool in that area.

COMMISSIONER CARRIÓN: I look forward to working with you, Councilmember.

COUNCIL MEMBER BARRON: Got it. Thank you.

COUNSEL BUTEHORN: Thank you. And next we'll turn to Deputy Speaker Ayala.

DEPUTY SPEAKER AYALA: Good afternoon, everyone. I think you've pretty much answered most of our questions, Commissioner. It's so nice to see you...

COMMISSIONER CARRIÓN: It's good to see you as well.

DEPUTY SPEAKER AYALA: We're really, really excited to have you at H.P.D.

So I just want to just reiterate, you know, some of what my colleagues have said. You know, I... In regards to the wait time for projects, I have, you know... I have a bunch... a list that I can share of really great projects that have been in the pipeline for a really long time. And it would be nice to see some of those, you know, be able to close this year. I know that we are approving a lot, at a faster rate than we can, you know, budget for, but, you know, there has to be at least some, you know, some

indication of where in the pipeline these projects are, because we're approving them. And there's a lot of concern in the council that, you know, while we are advocating for and negotiating certain A.M.I.s, that if we leave these projects in the abyss... for, you know, too long, then those negotiations don't matter. So that's... that's one thing that I wanted to kind of highlight.

And then in regards to the projects that are developed now, one of the things that we are seeing as well is that the subsidy is not high enough to really meet the needs of the local community. So we're developing a lot more smaller units because of the financing. And that in my district is a problem because, you know, by nature, we... you know, black and brown communities, we have larger families and we're not building in a way that truly accommodates for that. So that really concerns me, and, you know, the concern... the feedback that I'm getting from the developers is really that it is a financing issue. I don't have... I'm sure that I have a need for, but I don't... I don't believe that I have a huge demand, you know, in my district for studios and one bedrooms. To the contrary, we need a lot more threes

and fours. So I don't know, this is something that H.P.D. captures data on, to kind of determine based on the number of applications that we receive through the lottery system, like what is the largest demand, and that maybe we can kind of tailor the RFPs in a way that is more reflective of that... that data.

In regards to the C.L.T.s, I will add that I have... I have one in East Harlem, I'm really excited and really proud of that one. I prefer that model to the T.I.L. Program, because what we have seen throughout the years is that while the intentions were great, a lot of the buildings that did, you know, transition over and became... you know, and allowed community residents to become homeowners have been sold and become profit-bearing for those same tenants, and that was not the intent of the program. Right? The intent was to keep people in place, and the C.L.T. model does that more efficiently. And it allows a little bit more flexibility in terms of being able to move from one size unit to another size unit to better accommodate the needs of your family. It is better on succession rights. So there are a lot more benefits. So any assistance that we can lend on the state end to help with that, you know, I'm all

in. I've even suggested that, you know, through a third party transfer program, which is... I'm not sure what the status is on that... that maybe the C.L.T. be a place to transfer those buildings to, as opposed to transferring them to for-profit organizations.

And then the only questions that I do have are regarding the... solely out... of the out of the funding that we're receiving this year, what percent of that is going towards the construction of senior and supportive housing? And (2) what percent of that is going to helping H.C.F.C.s that are already in trouble?

COMMISSIONER CARRIÓN: Okay, well, Council Member, good to see you as well. And let me just say before we respond that I... I look forward to... I'm very familiar with your district. And, as you know, we look, we look forward to working in partnership with you. And I'll tell you that, um, in general, on the... on the pipeline waiting time, it's terribly frustrating. It's frustrating for us as well. And on a very high level, I'll just tell you that... repeat what I said earlier that the challenge is not necessarily budgeting right now. But it's filling the

positions, and we're working with O.M.B. to do that as quickly as possible, so we can get the project managers in place, so we can get the lawyers in place, so we can get the projects out through the door as quickly as possible.

And your help has been immense in terms of the Council's side of the advocacy, because this is a partnership, it is a conversation. We're all in this together. We want to go in the same direction.

So backfilling and adding the new positions that the new budget allows us.

SERGEANT AT ARMS: Time expired.

COMMISSIONER CARRIÓN: On the supportive housing... on the supportive housing front, projects for supportive housing, where H.P.D. is providing subsidy, the average project total development costs, as I said, earlier, is about a half a million dollars a unit, and you know what the subsidy is.

Um, I'll let Kim just speak a little bit to your question. And then, you know, just to touch on, um, you know, deepening the subsidy. That's a challenge we're looking at, and we're looking at it as an administration. We know that putting a family there at the 30% A.M.I. precipice, where they're barely

affordable in a big city like ours with the expenses that are added to living here. Um, we're putting in... it is a precipice. It's a dangerous place to be, right? One major event in your family's life can turn things... and get that family where they're missing rent payments, and they're missing other opportunities and potentially find themselves homeless. Which... which... What the blueprint does is it looks at this whole, uh, journey of a New Yorker family or an individual holistically. And how do we... how do we ensure that people don't fall off the precipice? How do we ensure that they have... the families who need the rental assistance are getting it, and are getting it as deeply as possible, relieving the rent burden, providing supportive housing, allowing that transition from homeless temporary housing to permanent supportive housing and ultimately, homeownership for many families. So that's... that's what we have to do, but I'll let Deputy Commissioner Darga talk a little bit to your question.

DEPUTY COMMISSIONER DARGA: Sure. So I just want to make sure I understood, Deputy Speaker Ayala: Your

question was specifically about the amount of resources that we put into supportive housing?

DEPUTY SPEAKER AYALA: No, no, no. I wanted to build what percentage of the \$5 billion was going towards the construction of senior and supportive housing.

DEPUTY COMMISSIONER DARGA: Okay, so maybe I'll start with senior housing. So we actually... Senior housing is created and preserved across a range of programs and initiatives within H.P.D. We certainly have the Senior Affordable Rental Apartment Program, the S.A.R.A. program, which is our main program for creating new senior-use-restricted housing... affordable housing. But we also do preservation of existing senior housing through our H.U.D. Multifamily Program, and we... our Aging In Place Program basically provides additional support for seniors across every single one of our preservation programs. So the budget there, it's just built into the existing program budgets. Um, I can get back to you on the amount of... of resources specifically for the S.A.R.A. Program if that's what you're interested in, but the... (crosstalk)

DEPUTY SPEAKER AYALA: Yeah, but I did want to... I did want to determine that, you know, by the year 2030, we're expecting to have more older adults in New York City than we have children in public schools. And even throughout the de Blasio administration, we did absolutely nothing to prepare for that influx of older adults. And that's older those that are living in dilapidated housing and public housing there... that are now shuttered... because they can't leave their apartments because they live in walk up apartments, seniors that are in the shelter system, because they can no longer afford rent, and so I know that there's a lot of commitment, and a lot of demand for affordable housing for families in general. But when we're talking about, you know, taking a holistic look at the individual, than we have to, you know... we have to look at the highest age bracket. And there is a tremendous need for more of that... that type of housing. And I want to make sure that we're doing our due diligence to... to get us to a point where... where we're going to be able to meet that demand.

DEPUTY COMMISSIONER DARGA: I understand. Okay, yeah, we... we completely agree with you. I think

there's some things that we've been trying to do and I... we could explore further. Um, that Aging In Place Initiative is about meeting seniors where they are today within our housing. And I think that... it sounds like that's what you're particularly concerned about is not just the 100% kind of senior housing need, but also trying to figure out how to support seniors more generally where they are today.

Um, that issue specifically offers seniors an option to modify the physical layout of their apartment in order to make it a safer place for them to live as they age, and to reduce trip hazards specifically. We've also built that type of assessment into our design work more generally across both new construction and preservation programs.

And with regard to housing costs, which I know can be particularly difficult to manage for households that have fixed income. We... In our projects, we try to offer what we can, either rental assistance through Section 8, or connect buildings to S.C.R.I.E. where there are households that are eligible for S.C.R.I.E., and that may help them control those costs long term. (crosstalk) I think

there's plenty of more opportunities. So I would love to (crosstalk)...

DEPUTY SPEAKER AYALA: Yeah, and we can talk about... about a lot of this offline, but the commissioner made a comment about the cost of supportive housing being a lot higher, right? Half a million dollar per unit. What is driving up the costs for that type of housing?

DEPUTY COMMISSIONER DARGA: So new construction in general is more expensive. But specifically, the more... there are two costs that we're looking at: The total development costs... the total development costs is a function of whether it's a new construction or preservation. In general preservation is cheaper, and I would say in general, because there are some exceptions to the rule there, there are a few programs we administer in preservation that are more expensive than new construction. But in general, new construction is more expensive: it's ground-up, you may have to do demolition, and then all of the... not just construction costs, but the soft costs associated with financing a project. So having a construction loan, et cetera, drives up the cost of the project,

so the more interest rates potentially rise, the more we potentially have higher development costs within our project... (crosstalk)

COMMISSIONER CARRIÓN: Yeah, but basically the... the cost of a supportive housing unit is the... is the average cost of a housing unit in New York City, which is about \$500,000 a year.

DEPUTY COMMISSIONER DARGA: Right.

DEPUTY SPEAKER AYALA: Understood.

COMMISSIONER CARRIÓN: I mean \$500,000.

DEPUTY SPEAKER AYALA: I know that the mayor's commitment to end homelessness, to... to at least make a real dent in it, you know, I'm assuming that part of it... I'm hoping that part of you know, these dollars are going towards the construction of supportive housing, because the only real way out of this homeless crisis is through the construction of, you know, these types of units. So, you know, I just want to put that out there in the universe. I don't want to take up any more time, because I know that I have... (crosstalk)

COMMISSIONER CARRIÓN: And just to say, you know, there was... there's a big commitment on the

supportive housing side to the safe haven, you know, spend on... on this.

DEPUTY SPEAKER AYALA: Yeah, but ends up being...
(crosstalk)

COMMISSIONER CARRIÓN: No, no... I under...
(crosstalk)

DEPUTY SPEAKER AYALA: (inaudible) temporary
but...

COMMISSIONER CARRIÓN: Right, it's...

DEPUTY SPEAKER AYALA: We're looking at more
permanent.

COMMISSIONER CARRIÓN: Right, it's one element of addressing a very large issue and a very complex issue. And then there's... you know, there's another bill in Albany. And I know, time is always working against us, but there's also the hotel conversion bill, which would allow us some flexibility, converting some of these underutilized hotels, to permanent supportive housing, which I think is what you're speaking to more, and I'll make a pitch for that as well, Council Members and say, look, right now, the state legislature is also debating that and we want to make sure that gets... gets through and gives us the flexibility to use those buildings.

DEPUTY SPEAKER AYALA: Thank you. I appreciate it. Thank you so much.

COMMISSIONER CARRIÓN: Thank you, Council Member.

COUNSEL BUTEHORN: Thank you. And next, we'll turn to Majority Whip Brooks-Powers.

SERGEANT AT ARMS: Time will begin.

COUNCIL MEMBER BROOKS-POWERS: Thank you, and good afternoon, Commissioner and to your team. I'm glad to hear you talking about M.W.B.E.s. That's a space that's very important to myself and my colleagues. I just wanted to go a little deeper and understand: Are there any new investments in the Executive Budget that will enhance H.P.D.s target for the M.W.B.E. partners on development projects?

Also, uh, on the labor side, I'm interested in understanding how H.P.D. engages with organized labor around some of the larger developments as well.

And then pivoting to homeownership programs, in my district in particular, and really across the city, I've seen a substantial amount of investments has gone into affordable housing that's been largely centered around rental units. And I know in some conversations, I've been told that H.P.D., I think, has maybe one or two programs that is like a home

owner program, but that they do not tend to utilize that program. I would love to see more homeownership opportunities, so that people in the community can have a greater stake in their neighborhoods. And so I'm interested in understanding the executive budget adds \$4 million in city resources in Fiscal 2022 for H.P.D.s down payment assistance program Home First, yet the funding is not baselined. Will the program only still benefit about 70 households this year? And is there a plan to ramp this up in upcoming fiscal years?

Also, does H.P.D. commit any resources to legal defense for low income homeowners? Are there any baseline programs? Or is it all Council discretionary funding for that?

And then just lastly, I would love to have a commitment under your new leadership with H.P.D. to see greater efforts to bring forth home ownership... affordable home ownership opportunities across the city.

COMMISSIONER CARRIÓN: Thank you, Council Member. Like I've told you through our numerous conversations, I look forward to getting out there. I love your district, and I want to get out by the

ocean... by the edge of our city and the edge of our country there.

COUNCIL MEMBER BROOKS-POWERS: And we're 25 with the beaches now.

COMMISSIONER CARRIÓN: Yes, yes. It's a great... great place. Let me... let me just make sure that we're covering the bases you... you brought up. On the M.W.B.E., you are asking whether we have any new support for that and new initiatives. Is that right?

COUNCIL MEMBER BROOKS-POWERS: Yes, any new investments.

COMMISSIONER CARRIÓN: New investments. And very directly on the, on the... on the new positions that we're going to be able to... that we've been able to secure, we are getting some compliance analysts to build up our M.W.B.E. build up program, which sets goals for M.W.B.E. contractor utilization and development projects. So it's really the... the keepers of the metrics of these programs, because, you know, that's part of the challenge is making sure that we set targets and then are we meeting them? How are we meeting them? Can we meet them?

So just to answer on that, on... on the M.W.B.E. effort and focus, I'll let one of one of my

colleagues address that in a little bit. But I want to just make sure we get to the other items that that you asked about.

Let me let me just say with regard to, in general to the M.W.B.E.'s, and I know you heard it in my initial comments, that we're committed... this Administration, the Adams Administration is committed to making sure that we fully engage the minority and business... and women-owned business enterprises in doing business with the city. And there's ample opportunity here in H.P.D. with the kind of capital budget we have, and with the kind of... size of agency that we are where we can engage minority businesses. So we'd like to grow the economic opportunity and inclusions program team to assist with our efforts to track and promote programs like the Build Up Program, as I said, which sets the goals and then... and measures the contract utilization on these development projects, and our Pathways to Opportunity Program, which increases the prevalence of... of minority and women owned...

SERGEANT AT ARMS: Time expired.

COMMISSIONER CARRIÓN: ... marketing agents. Additionally, staff in the Office of Neighborhoods,

Strategic Initiatives and Office of Development aid in advancing the use of M.W.B.E. developers that are awarded parcels or closed on construction financing, we want to continue to expand that effort. And as was said before, you know, we advocated for the... the change in the New York City acquisition fund to target minority women-owned businesses and nonprofits, which of course, by extension, as you heard, also will allow us to work with C.L.T.s. If we can get, to make a plug again, the Affordability Plus passed in the state legislature.

I don't know if Ahmed or Brendon want to chime in on this a little bit?

DEPUTY COMMISSIONER TIGANI: Well, I can answer... I can speak a little bit to the question about homeownership management. So Majority Whip Brooks-Powers, I want to first thank you for you and your office's time and attention to the conversation around affordable housing in Edgemere. As you know, we are both trying to, uh, address the issues around homeownership, rental access, but also around resiliency and protecting and making sure we're investing for those who have been there and helped build up that community. In both the Edgemere plan

that's currently before you and in the complimentary C.L.T. Oh... I do want to stress that both plans do foresee homeownership as part of the overall mix, and we can... we are happy to talk to you more offline and get into the nitty gritty about sort of the urban planning rationale, about what's where and how, but I will say that in... uh, we did hear very clearly from the community sessions and the conversations throughout your area, that homeownership is a very key piece of the identity, that they did not want a monolith of housing, and one type of housing. They want us to create a variety of different housing types and access points. And so homeownership was contemplated to be part of it. And again, the C.L.T. that's being sought after to come and be part of this program, in their... solicitation in our outreach and our R.F.P., we were very clear that we wanted people who are competent and understood how to bring homeownership to this area. As Commissioner Darga mentioned before, we see C.L.T.s and homeownership being a good match. So we do believe that both the zoning and the land use actions that we're taking, the C.L.T. we're moving forward and, the fact that we are we have current financing mechanisms plus future

ones we're trying to pursue to make homeownership a very possible mix of what your what your created.

COUNCIL MEMBER BROOKS-POWERS: Deputy Commissioner, thank you for that, and thanks for bringing up, um, Edgemere resiliency also. I would like... I know we're going to have more conversations offline about it. But I would like to, on the record, just share, like, when H.P.D. and city planning, look at communities in these rezoning opportunities, it's so important to look from... you know, a bird's eye view versus... you know, and see the full landscape of what's happening in a community. In Far Rockaway in... in particular, and I'm sure it's like this in other districts, there is substantial development underway. And we have thousands of... of, you know, apartments that are being brought up, similar to what the Deputy Speaker shared with a lot of studio and one bedroom apartments, not apartments, that's looking at larger families, or, you know, seeing sufficient homeownership opportunities, because even with Edgemere Resiliency, it's great when you talk about the resiliency aspect and the downzoning by the water, which makes sense, as well as the opportunity

for homeownership. But then you have lots that are looking to be up-zoned, literally, across one main street, from where Arbor and East is going to be. So when you look at all of the development that's happening, I think it's important to look at stuff like that. But I'm glad to hear that you guys are... you all are looking at this in this way, because it's critical to see more affordable homeownership and creating the pathways for people to have that opportunity which happened through grant opportunities, and first-time home buyer opportunities. And so I would love to see a commitment from H.P.D. to do more of that. I do have questions about the C.L.T. But I'll save that for offline as well.

DEPUTY COMMISSIONER TIGANI: We look forward to following up and talking to you more about that.

COUNSEL BUTEHORN: Next we'll turn to Councilmember Lewis.

COUNCIL MEMBER LEWIS: Thank you Chairs Brannan and Sánchez. Commissioner, great seeing you and thank you and your team for being here. I have two quick questions.

So in 2016, the city passed Local Law 152 that will require periodic inspections of gas piping... piping systems in districts like mine, Council Member Barron's, and some others that are for small homeowners who will be impacted by these inspections. So that being said, I wanted to know what was H.P.D.'s plan of awareness to constituents regarding Local Law 152, and a funds were allocated in the Executive Budget allocated for outreach components to this program.

The second one is a program that I love. This is the basement apartment program. I wanted to know, uh, with the pilot program being another... another pathway for affordable housing for some New Yorkers. We wanted to know... is that going to be expanded in the executive budget? I didn't see it in there. But I wanted to know, is H.P.D. advocating for this? Advocating for an enhancement to this program? And how is flooding being considered a part of that being that we have major infrastructure issues here in New York City? And last, last, last question is: I love H.P.D. and your district outreach program, and I wanted to know how much funding is in the executive

budget for that, and how much is needed to make sure it's successful in all 51 districts? Thank you.

COMMISSIONER CARRIÓN: Thank you, Councilmember Lewis. And let me... let me do the A.D.U.s first: the basement apartments / accessory dwelling units, which speaks to, you know, a lot of the work that you all have done as a city council. This generation of council members, the last class, the class before that, prior administrations... right now we have a bill in the state legislature that we're supporting. We're asking all our friends and colleagues everywhere to please talk to those legislators about getting that through. What it does, basically, it gives us local authority, it grants New York City the authority to set up rules and boundaries and waivers and permissions and whatever we need to do, code changes in the build... whatever it is we need to do to ensure that we can create a system where we legalize, make safe, and create opportunity for new housing, and legalize the existing units and make them safe. And, um, we think this is a way... one of a number of tools that we can use to create a affordable housing and to create housing in general. We have a real supply problem in New York City. So

yes, we support it. We'd love for you guys to you know, get behind this. And then of course, we're going to have a local debate about ensuring that it's safe but... and I'm not going to get into the weeds of it other than to say: Egress, light and air, you know, fire safety, ceiling heights... all these things, we're going... we're going to end up having to do certain tweaks of our rules over here.

Um, H.P.D. in your in your district: We look forward to being there. I'm going to defer to either Rich or someone else for... for what the funding is. I think... I think we fund it already internally, so they can speak to that.

Then on Local Law 152, I'll obviously defer to AnneMarie Santiago. So why don't... why don't... Rich, you want to take the In Your District, or something.

DEPUTY COMMISSIONER SANTIAGO: I can actually take both. So thank you, Councilmember. And I'm glad to hear that that you appreciate and support that program. We're really... really excited to get out to every district. We want to work closely with you to pick a spot in your district where you know we'll get a lot of foot traffic, and we'll get a lot of

people that we can supply information about housing lottery and owners with information about things like registration and tenants with how to make a complaint. So we're excited about that. That is part of our regular work. So it doesn't need to be funded extra in the budget or in the Division of Neighborhood Preservation. It is already staffed to come out and do this program for you every year.

On Local Law 152, I do believe that that's an issue for the Department of Buildings. And I know that they're up next. So I will defer to them. But to just let you know that in any way, we work a lot with Department of Buildings on getting messaging out to property owners. So I'm sure when they're ready to engage in some campaign, we'll work closely with them.

COUNCIL MEMBER LEWIS: I look forward to putting some funding in the budget for that as well, so that our constituents have that information. And with the funding that you've already allocated for H.P.D. In Your District outreach program, that's for the whole year? For all 51 districts to make it successful?

DEPUTY COMMISSIONER SANTIAGO: Generally, we focus on it during the summer months and the fall,

because at some point it gets too cold for people to want to stop by our outreach van. But we are committed to doing all 50 districts... 52 districts, I think it was?

COMMISSIONER CARRIÓN: 51.

DEPUTY COMMISSIONER SANTIAGO: 51. I knew it was in there. And so we are fully ready to meet that commitment.

DEPUTY COMMISSIONER TIGANI: I'll just add to Deputy Commissioner Santiago's comment: In addition to that, we also have our neighborhood... education outreach team. So we either supplement help... we make sure that if in other inside settings, virtual, we're still doing more so we actually have two different parts of H.P.D. working together or separately when necessary to do it... to make sure it's covered, funded, and available to council members who want us to be there.

COUNCIL MEMBER LEWIS: All right. And regarding the basement program, I know there's a legislative ask, but I wanted to know if there was a funding ask so we can have that conversation offline. But thank you for answering the questions. I will yield to our chairs. Thank you so much.

COMMISSIONER CARRIÓN: Thank you.

COUNSEL BUTEHORN: Thank you, Councilmember Lewis. And I just want to say we've been joined by councilmember Yeger, Moya, and Ariola.

Next, we're going to turn to Councilmember Dinowitz, followed by councilmembers Ossé, Brewer, Richardson-Jordan, and Hudson. I just want to remind everyone that we are behind schedule because the division, the Department of Buildings, still has yet to testify. But next we'll turn to Councilmember Dinowits.

SERGEANT AT ARMS: Your time begins.

COUNCIL MEMBER DINOWITZ: Thanks Sergeant, thanks Malcolm. Hello, commissioners. Thank you, Chair Sánchez, Commissioner Carrión. It's... it's great to see you. It's great to see a fellow Bronxite in that chair. I have questions based on the Mitchell-Lama Program, which you mentioned in your testimony or... or in your... in your response to Chair Sánchez's question. I actually grew up in a Mitchell Lama building. That's where I spent my life.

COMMISSIONER CARRIÓN: Yes, I know.

COUNCIL MEMBER DINOWITZ: And then as a young adult, I actually moved into Mitchell-Lama, and that was my wife's and my first apartment.

There's a Mitchell-Lama in my district, Tracey Towers, it's the second biggest Mitchell-Lama in the Bronx. You know, the rent guidelines board, for example, said there's going to be -- and people were apoplectic -- 6% increase. Tracey Towers over the next three years is going to see a 22% increase in their rents. /Twenty two percent./ I mean, that's almost unfathomable that anyone's rent would go up that much, particularly in a program that's designed for middle-income New Yorkers. And as we talk... and as you talk and your... your deputies and other commissioners talk, we really are focused on keeping people in their homes. Um, and we've been back and forth along with their local assembly member, and the local state senator, we've been back and forth with H.P.D. about reducing that number. But we've gotten nowhere. So as we talk about keeping rents, you know, manageable: Has H.P.D. made any progress and ensuring that the folks that Tracey Towers can actually stay in their apartments and not see that significant increase?

COMMISSIONER CARRIÓN: Councilmember, good to see you as well. And, and thank you for bringing up the Mitchell-Lama issue. It's an important, you know, part and a significant part of our portfolio. We're not responsible for all the Mitchell-Lamas in New York City, in terms of financing them or managing them or working with... with them directly, but we obviously inspect every multifamily building in New York City. And then of course, we have Mitchell-Lamas that are directly in our portfolio.

COUNCIL MEMBER DINOWITZ: This is a city-run... this is a city-run Mitchell-Lama. (crosstalk)

COMMISSIONER CARRIÓN: Yeah. Yes, yes, I know. (crosstalk)

COUNCIL MEMBER DINOWITZ: That's why I'm comfortable asking you.

COMMISSIONER CARRIÓN: (Laughs) I know, I know. You... you obviously did your homework. Let me... let me, uh, let me turn to Kim to see if she can help on this. I know that we have, uh, Deputy Commissioner AnneMarie Hendrickson, who unfortunately couldn't join us today. She had an emergency. But... is... is there someone that can help with this question?

DEPUTY COMMISSIONER DARGA: Yeah, Councilmember, I think we may have to get back to you on the rent increase, specifically for Tracey towers, as the... the housing supervision team couldn't join today. But, you know, generally, I know that operating costs have been going through the roof. And that's across all residential property in New York City. But particularly, we've seen operating costs in our affordable housing properties also going up. Insurance costs have gone through the roof. And so we are... we have been trying to balance, making sure that properties have sufficient revenue to cover their expenses with making sure that rents remain affordable for residents and where we can, I know, at least in the preservation portfolio that I've overseen, we have been trying to bring rental subsidies into support as needed. So I think on Tracey Tower, specifically, it might be better to have a followup conversation... (crosstalk)

COUNCIL MEMBER DINOWITZ: Sure. And because I have a minute, I don't mean to be rude, I just need to... (crosstalk)

DEPUTY COMMISSIONER DARGA: Yeah, no problem.

COUNCIL MEMBER DINOWITZ: I do want to talk about bringing those rental subsidies... for a sec... but I do need to say that there's... I think most people are reasonable. I think also most people would agree that 22% increase is unreasonable. And there's a number between zero and 22 that is reasonable, um, for the 800... I think it's like 800-some-odd apartments in Tracey. And not to mention that the facilities there are not really taken care of the way that dignified people... you know that the way people living with dignity should have their facilities... their homes being taken care of.

And... and Commissioner, you mentioned that we can't live in silos, and I agree very much with that. So what you've done, I think you've... you've done some outreach. And we've been asked to do some outreach, which we've done to ensure that the families... or the... especially the older adults there, who are eligible for S.C.R.I.E. get... you know... actually get the application. I'm just wondering if the if the income affidavit is actually sent to you... to... to H.P.D. What communication happens between H.P.D. and the Department of Finance...

SERGEANT AT ARMS: Time is expired.

COUNCIL MEMBER DINOWITZ: ... to actually make that process easier? In other words, if I'm an older adult...

COMMISSIONER CARRIÓN: Right.

COUNCIL MEMBER DINOWITZ: I'm already putting down almost all the information you need... or you have that information, why do I also have to fill out these extra forms for the Department of Finance? Isn't that something that H.P.D. could just do on behalf of the people living... really in this Mitchell-Lama, or any city run Mitchell-Lama?

COMMISSIONER CARRIÓN: Well, you know, you're pointing to one of the issues that you'll hear me talking about, you'll hear Chief Housing Officer Katz talking about, and that will be a major feature of our blueprint to reduce the burdens on people using and living in New York City Housing, right?

COUNCIL MEMBER DINOWITZ: Wait, wait. I just want to be happy for a second. So am I hearing that as part of the blueprints, you are going to make it easier by communicating with Department of Finance and automatically signing up older adults who are eligible for S.C.R.I.E. and not making them go

through extra hoops? Given that H.P.D. on their income affidavit has all the information they need?

COMMISSIONER CARRIÓN: Yeah, well, you know, we have some... we have a lot of forms we need to get rid of, or reduce redundancies across the board, for tenants, for owners, for everybody involved in... in housing in New York City. So the Mayor has charged us under the leadership of Maria... Deputy Mayor Torres Springer, to do streamlining. In the blueprint, we're talking about streamlining and reducing burdens. We're... we want to address this issue, you know, with our customer very seriously and very aggressively. So you're going to be hearing a lot about this.

It shouldn't be so hard to get help. It shouldn't be so hard to access a program in New York City. If you... if you already live here. And you're part of our rent stabilization system, or you live in... in New York City Housing Authority housing, or if you're in one of our developments that we finance, why are we making it difficult? And we're going to we're going to attack that problem very aggressively.

COUNCIL MEMBER DINOWITZ: I agree with you. And I you know, I hope that as part of that process, you

know, I think I'm presenting a very simple but very helpful solution to ensure that older adults get that... get that rental assistance they need in our in our Mitchell-Lamas, given that you... H.P.D. has that information. That is one idea right there that I think would really help our older adults.

And just very quickly, is this... the income affidavit -- given that there's some state and city Mitchell-Lamas -- Is this a New York City document? Or is this a state document that you are required to use?

COMMISSIONER CARRIÓN: I don't know if Executive Director Eileen Reynolds can speak to this. But if she can, I think that would be helpful.

EXECUTIVE DIRECTOR REYNOLDS: Yeah, we can get back to you with specifics. But, uh...

COUNCIL MEMBER DINOWITZ: This is the last... Thank you. This is the last thing. I know him over time, which is why I'm speaking quickly and I hope I'm not being rude by interrupting. The reason I'm asking is because my... my previous chair was the... I was the chair of the Veterans Committee on the Council. And one of the issues we dealt with was identifying veterans. Executive Order 65 from last

year charged city agencies with creating intake form or a question on the intake form to determine if... to get a better sense of the who is a veteran. And so specifically, because veterans very often have access to housing benefits, it should be the case that the... the income affidavit for the Mitchell-Lama program includes a question as to whether the the... the... the resident is a veteran. That is, if it is a city form, you are able to change, I think you should, because that would also lend itself to providing the information that you need, or the Department of Finance needs to ensure that our veterans are getting those housing supports that they are entitled to and would help even older people stay in their homes.

COMMISSIONER CARRIÓN: Duly noted. Duly noted.

COUNCIL MEMBER DINOWITZ: Thank you so much. And thank you all for the for the work. It's really... housing, you know, is top of the list for so many of us. So thank you for all of your work in trying to make sure we're housed and housed with dignity.

COMMISSIONER CARRIÓN: Thank you.

COUNSEL BUTEHORN: Okay, next we'll turn to Councilmember Ossé.

COUNCIL MEMBER OSSÉ: Thank you so much. And thank you Chair Sánchez and chair Brannan for hosting this insightful hearing. Hello to the Administration and Commissioner Carrión. Nice to see you.

You know, the city has an affordable housing crisis that has only been exacerbated by the pandemic as we all know, and working class black and brown New Yorkers are the ones most impacted by this housing crisis. With folks being pushed out of their homes due to gentrification, corrupt landlords, and eviction, the housing crisis has led to an influx of homelessness in our city, and with our shelters being overburdened, and our neighbors are forced to rely on our streets and open spaces for shelter. As the Commissioner has said and testified today, homelessness is a housing problem. Yet, Mayor Adams continues to run sweeps throughout our city and overly fund the N.Y.P.D. rather than fully funding H.P.D. You know, H.P.D. can play a huge role in solving... solving the homelessness crisis and the affordable housing crisis in our city. But it is key that we need to fund this agency. You know, in my district 85% of the calls I receive are from tenants who lack proper repairs in their buildings, lack of

heat, gas, water, complaints of trash and mold. And these buildings are the same buildings with over 50 open H.P.D. violations from the last year. As chair Sánchez stated in her opening statement, we need to fully staff H.P.D. Though, yes, the Executive Budget includes funding for an additional 77 positions of H.P.D., but these are related to lead paint remediation, equal opportunity, General Counsel and other administrative fields. Those are important Yes. But how are we ensuring that H.P.D. is fully equipped staff-wise and resource-wise to address all violations in the city, and to ensure that the backlog of repairs are being met?

COMMISSIONER CARRIÓN: Councilmember, I'll say thank you. You... you cover a number of critical areas where we are working very hard.

I'll start with the last point about how are we staffing to ensure that we can inspect and keep up with, you know, the many complaints that your office receives and community boards receive, And obviously we receive. We are budgeted for close to 470 inspectors, and currently we're in excess of 140 short. So we have 140 vacancies. We're working very closely with the Department of citywide

administrative services to do something that is unusual and somewhat creative... not terribly creative... which is do provisional hires, and hurry up and, and hire enough people enough inspectors to get ready for our next heat season, which starts in October.

In addition to that, we're going to, we're going to launch some job fairs with the Department of citywide administrative services, I believe, over the last, at the end of last week, we circulated a posting of those inspector positions to every one of the 50 council... 51 council members. You should take advantage of that and get that information out to your district and to your constituents. These are good jobs with good benefits. And we need good folks, you know, in there.

Let me share a little bit about the... the issue of homelessness. So far in Fiscal Year 22, our homeless placement services team has placed 1650 households into permanent housing. We anticipate making 2000 place... placements by the end of the fiscal year. And I think you all are aware of the Mayor's investment in safe haven and stabilization beds. So that as... as we try to deal with the issue

of public safety and clearing up public spaces, that we do this in a way that gives people the dignity that they deserve, and a place they can call home. And we have a lot more work to do in that regard. But a \$171 million investment is a start. I also mentioned the hotel conversion bill that's up in the legislature that looks to take underutilized hotels around the city, and work with our local building department, the Department of City Planning ourselves and other agencies to create permanent housing for formerly homeless individuals, and permanent housing for families as well. So, you know, we're doing a number of things to address what is really a very complex...

SERGEANT AT ARMS: Time expired.

COMMISSIONER CARRIÓN: ... a complex challenge.

I'll... I'll... I'll punt it to a couple of my colleagues who can address this issue a little further. I think...

COUNCIL MEMBER OSSÉ: I think before we... before... I know it's time inspired, but I would love to take as much time as Council Member Dinowitz had, but I do want to just go deeper into these, you know, violations and infractions, which... within the homes

of many New Yorkers that have not been inspected, nor fixed. If you were to give a price tag for how much monies should be allocated to H.P.D. to address, you know, these violations in many of our different apartments and buildings, what would that price tag look like?

COMMISSIONER CARRIÓN: Well, I will say this: Right now, our issue is more about being able to hire enough inspectors to keep up with the demand for inspections. So we need to backfill 140-some-odd vacancies in this agency. We also need to add new positions, and I believe we're getting in this new budget 27 new positions in enforcement on top of the 140 which would take us over 500 inspectors.

I think one of the issues that we're going to need to tackle is the capacity of our inspectors to go out there and do the inspections in the most efficient way. A lot of our inspectors are using their personal vehicles. A lot of our inspectors sometimes have to take mass transit. So there are issues that we should revisit in partnership with the City Council. And I'm happy to do a deeper dive in that area. But you know, we need... we need to use

the capacity we have, but we don't have the people in position to... to exercise that capacity.

COUNCIL MEMBER OSSÉ: Well, Commissioner, I just want to push us a little further because this is, you know, the Executive Budget hearing for H.P.D., and housing is the number one issue for many of my colleagues, if not all of us. Do you think that with over five 500 staffers on H.P.D. to do the work that needs to be done, that will be adequate enough to address the needs that we are presenting in this hearing? Or no?

COMMISSIONER CARRIÓN: I think we... I think we can keep up with the demand if we have the people in place.

COUNCIL MEMBER OSSÉ: And that's over 500. Or right around that?

COMMISSIONER CARRIÓN: Yes.

COUNCIL MEMBER OSSÉ: Okay. Thank you.

COMMISSIONER CARRIÓN: Thank you.

COUNSEL BUTEHORN: Thank you. And next we'll turn to Councilmember Brewer.

SERGEANT AT ARMS: Time starts now.

COUNCIL MEMBER BREWER: Thank you very much.
Thank you, Commissioner.

COMMISSIONER CARRIÓN: Hi councilmember.

COUNCIL MEMBER BREWER: How are you?

COMMISSIONER CARRIÓN: Good. Good. How are you
Gale?

COUNCIL MEMBER BREWER: Fine. I have a whole
bunch of little questions.

First of all, I 100% support the hotel
stabilization bill. I think it's S493786262. And I'm
writing letters of support. It's the assembly that's
the problem, so we got to focus on them.

COMMISSIONER CARRIÓN: Thank you. Thank you.
Thank you.

COUNCIL MEMBER BREWER: I hope and Albany also...
you also may be thinking about increasing the
S.C.R.I.E. amount, because so many people are not
able to fit into that \$50,000 maybe up to \$60,000.
Something to think about.

COMMISSIONER CARRIÓN: Mm-hmm.

COUNCIL MEMBER BREWER: Also the issue of T.I.L.
to H.C.F.C. There's... I thought there were 103. And
I know you said 89 left, but one of the concerns...
and you -- we always have smart, challenging people
in Manhattan -- is that they want to go not to a
A.N.C.P. but back to H.D.F.C. where are you and I

started some years ago. So taking some of that \$200... of the \$282 million that apparently is going to A.N.C.P. and use it to fix up the buildings and then give them to the tenants without mortgages, because otherwise when you're stuck with a mortgage, plus everything else, you ended up with a fairly high shareholder maintenance. So I'm just saying you're going... I'd love to have more discussion. Not now. But I think... I put some money in his Borough President to help some buildings do that. They still will not change over until they have more discussion.

So I think that at least is worth a talk.

COMMISSIONER CARRIÓN: We're happy to have the policy discussion with you.

COUNCIL MEMBER BREWER: Okay, F.D.N.Y., I know that your opening statement, correctly, takes too long to develop. And I have so many... we had this in a former hearing. F.D.N.Y. is just like H.P.D. They don't have enough inspectors. So you finish your building, you finish your childcare center, whatever, and you can't get an inspector for sometimes six or eight months to come and sign off on that building. So while you're doing... we need to fix up... fix the development, boy, you have to look

at F.D.N.Y. and, I'm sure, other agencies. I know you're collaborating, but without them, you can't sign off. So I... I hope you're looking at that.

I also... on your shelters to be converted issue: We love stabilization. We love Safe Haven. But I also think we should put money towards converting some of the shelters, where you got 40 people in a room etc. We've got to think differently. Then people are not going to join that. And it's not good, generally. So are you also thinking more out of the box about how to convert some of these shelters into safe havens, stabilization, et cetera? So it's permanent, long term, not a shelter? Well, how are you thinking about that?

COMMISSIONER CARRIÓN: We're looking for every option available to us to create permanent supportive housing for people who are in the shelter system, getting them out, getting them graduated to... to those permanent supportive units.

COUNCIL MEMBER BREWER: Okay.

COMMISSIONER CARRIÓN: And that's why we're looking at, you know... that the hotel conversion is so important that.

COUNCIL MEMBER BREWER: I know. I know I got the hotel conversion. I know S.R.O.s. I understand all that. But I'm just saying there are places that have permanent... that have transitional, you know, even for some of the women, it seems to me that we should make them permanent. So nobody's talking about that. You're only talking about new shelter... I mean, new Safe Havens, new stabilization, but not converting. We didn't do it during the pandemic. So I'd love to have that on the table.

COMMISSIONER CARRIÓN: Okay.

COUNCIL MEMBER BREWER: And then also, in terms of money, you know, when we do transitional housing, we have some city, some state some federal, and I've always wondered for the last 40 years, why we can't take, you know... I understand it's the math, so you have to fuss around with that. But, why can't we just take some of that city money and use it towards stabilization, conversion, Safe Haven. And that's... you know... and get away from this endless transitional. Now I know we have a right to shelter. I got it. But one of the ways to stop it is the following. There are 9000 people who come from upstate prisons every year to the city of New York

and 50% of them go to shelter. That's crazy. They should be going to Fortune Society. They should be going to Exodus. They should be going to people who know how to work with them. But we don't do that. We just said no right to the shelter. That has to stop. Because then you will have folks who will much more easily get permanent housing and get back on their feet. And also the same thing with the folks who come from the military. You have a lot of folks that come from the military. They shouldn't be going to shelter. They need to be going to something that's more appropriate, and they can definitely land on their own feet.

Then the issue of lead, I'd love to know what your percentage is in the private housing that is being found as a challenge. Do you have those numbers in terms of lead? I know about rats, and I know about so on, but I'd love to know the lead numbers, because I think they're going up...

SERGEANT AT ARMS: Time is expired.

COUNCIL MEMBER BREWER: ... which is so sad.

COMMISSIONER CARRIÓN: I don't know. Maybe AnneMarie... Can you help with that on the lead?

DEPUTY COMMISSIONER SANTIAGO: Sure. Thank you, Councilmember. If you can just be more specific about what exactly you want from us, we can certainly get it to you. We are... (crosstalk) as you know... as you know, the... the pool of buildings that are eligible now for lead inspections, and the levels of lead that's required, and all of that has changed. So the landscape has resulted in more complaints and more findings of lead. But if you have a specific question, we're happy to try and answer that for you.

COUNCIL MEMBER BREWER: Yeah. My specific question -- because you have to work with D.O.H. on this, I know -- is what... what is the percentage of complaints, and then closed cases on lead that you and D.O.H. work on together? I happen to know -- because I know everybody under your levels at all the agencies in the city of New York -- that there are issues between D.O.H. and H.P.D. on this issue. So it's not working well. Just F.Y.I. So I want to know, what is your number in terms of complaints, close cases, how they're being handled? Et cetera. I'll certainly ask, D.O.H. the same question.

DEPUTY COMMISSIONER SANTIAGO: Sure. We'll provide as much background as we can. Absolutely.

COUNCIL MEMBER BREWER: Okay. And then just finally, on Mitchell-Lamas, are you thinking about a Mitchell-Lama Light? We have to come up with that program in a different fashion. What are you doing to think about a Mitchell Lama Light?

COMMISSIONER CARRIÓN: Um, let me... uh, I'm not familiar with Mitchell Lama Light.

COUNCIL MEMBER BREWER: There is no such thing. We're thinking outside the box.

COMMISSIONER CARRIÓN: (laughs) You want us to create a new...

COUNCIL MEMBER BREWER: Yes, I do.

COMMISSIONER CARRIÓN: ...program?

COUNCIL MEMBER BREWER: Yes, I do.

COMMISSIONER CARRIÓN: All right.

COUNCIL MEMBER BREWER: And you can put in Ward Island. I'm a big believer that we have a huge piece of land there, and we need to look at it for affordable housing for the future.

COMMISSIONER CARRIÓN: Well, if... if the issue is creativity, you came to the right place and the right team. And we're happy to talk about the future of Mitchell-Lama, about being creative... the future of, you know, T.I.L., being creative... continuing to

be creative, to finish... you know, complete this... this process with those buildings, and any other opportunities we can get to make it easier for people to live in New York.

COUNCIL MEMBER BREWER: Okay, thank you very much.

COMMISSIONER CARRIÓN: Thank you.

COUNSEL BUTEHORN: Thank you. Next we'll turn to Councilmember Richardson Jordan.

SERGEANT AT ARMS: Time starts now.

COUNCIL MEMBER RICHARDSON JORDAN: Hi, yes. I would like to echo what some of my colleagues have said around the... the T.I.L. buildings. I have a good number of them in my district. And we also currently have an A.N.C.P. conversion project with 34 Morningside that is also happening in my district. I want to point out that there is private financing involved, and also a lot of times multiple mortgages.

In this particular case, there's three mortgages on these residents, and also that the residents do not want A.N.C.P. They want T.I.L.

So I wanted to ask: What do you think is the possibility of this Administration moving \$200 mil

from the A.N.C.P. budget over to... to the T.I.L...
to the T.I.L. program.

COMMISSIONER CARRIÓN: Council Member, first of all, nice to meet you, and congratulations. I look forward to getting to know you. And I know your district pretty well, so I look forward to walking it with you and working with our team.

On the... you know, the creation of A.N.C.P., we should probably have somebody talk just a little bit of a background on this. We know how... we know how far this program goes back. I don't know if you were here at the beginning where I talked about being a graduate student and working on organizing tenants...
(crosstalk)

COUNCIL MEMBER RICHARDSON JORDAN: I did. I heard that response.

COMMISSIONER CARRIÓN: ... Williamsburg. And look, you know the T.I.L. program in many cases worked very well. And some cases it didn't work well at all. In some cases, you know, we have a small group left of buildings that... where the tenants have, you know, as you suggested, resisted entering into the agreements. And you know, these are...

these are agreements that require investment, a developer. You know, you obviously need to...

COUNCIL MEMBER RICHARDSON JORDAN: Well, I'm sorry, I don't want to... I don't want to cut you off, but I know I'm going to have limited time. But I want to say that that the... the residents want the agreement they were originally promised. So that's what's... that's what's going on there. Also, the A.N.C.P. Program has profit for developers built in. I mean, this 34 Morningside project has \$3.8 million in pure profit... pure developer fee built in. So... so we're heavily subsidizing projects that are then, you know, making others millions.

But I did want to get in another question, which is just around the vetting process.

COMMISSIONER CARRIÓN: Mm-hmm, yeah.

COUNCIL MEMBER RICHARDSON JORDAN: So aside from having serious concerns, because we're not honoring the T.I.L. program, I'm also concerned around how we're vetting our development partners, including M.W.B.E.'s, because, you know, I do agree, it's important to have diversity. But the pimping out of the Harlem community to black development partners is, you know, certainly nothing new. So the mere fact

that it's M.W.B.E., does not mean that that is a reputable development partner. So I wanted to ask, what is what is the specific vetting process for those who are stewards of land and stewards of money?

COMMISSIONER CARRIÓN: : Yeah, I don't know. Kim, can be can you handle the vetting process? Or is there anybody else?

DEPUTY COMMISSIONER DARGA: Sure. So, um, we've had... so we have... we don't have a lot of city owned buildings left. There are... as we mentioned, there are still about 89 that are in the T.I.L. program. And we use an R.F.Q. -- a Request For Qualifications -- to qualify developers. Most of the developers that participate in this program are nonprofits, or M.W.B.E.'s. And there are a few other for-profit developers that are interested. These are turnkey developers. So they... the intent is not for them to own the property long term, but to help ensure that the renovations are done and financed successfully in the co-op setup to be successful long term. In addition to the R.F.Q., which looks at everything from management experience, development experience, we also in every single project that H.P.D. finances, we go through an integrity review

process. So we do the R.F.Q. upfront before we designate somebody. And then once we have a developer identified, before we close on any financing, we go through an integrity... integrity review. And that process requires submission of disclosures from the developer and everybody involved in the developer organization, as well as internal reference checks done by the city of New York and the Department of investigations, to confirm that we know who we're doing business with and identify any potential issues.

COUNCIL MEMBER RICHARDSON JORDAN: Okay, thank you. That is... that is actually really helpful. If I could just, I have two...

SERGEANT AT ARMS: Time expired.

COUNCIL MEMBER RICHARDSON JORDAN: Okay, I have two followups: which is just... Could I get a copy of the integrity review for Genesis Companies? This is Brian Benjamin's company that has a project coming down the pike, and there are serious ethical questions. And is... and is it also possible for me to get a list of all projects that are in pre-development in my district?

COMMISSIONER CARRIÓN: I... you know, I don't know what the... what the standards are, you know where the boundaries are... for privacy or releasing information. I... I will say we'll look into... into your request for the integrity review. Certainly all the projects that are active in your district, we can provide you a list for that.

COUNCIL MEMBER RICHARDSON JORDAN: Okay, thank you.

COMMISSIONER CARRIÓN: Sure. You're welcome.

COUNSEL BUTEHORN: Thank you. And next we'll turn to Councilmember Hudson.

SERGEANT AT ARMS: Time starts now.

COUNCIL MEMBER HUDSON: Hi, there. Thank you so much Chairs Brannan and Sánchez, and Hello Commissioner Carrión. Good to see you again.

COMMISSIONER CARRIÓN: Good to see you as well, Council Member.

COUNCIL MEMBER HUDSON: I wanted to just make a quick mention, piggybacking on Council Member Richardson-Jordan's comment: I also have a T.I.L. property in my district, and those residents have been very reluctant to proceed with the alternative program, I think just because, you know, similar to

what she was saying about her... her tenants, you know, they entered into the T.I.L. agreement, and now they're being offered something completely different, and it's been something actually that I... a project that I started working on behalf of when I was a staffer in the council, and then a staffer in the Public Advocate's Office, and now I'm the council member, and it still hasn't been rectified. So I'd love to maybe talk offline with you all about that specific property. But I wanted to ask some questions about the Senior Affordable Rental Apartments Program, otherwise known as S.A.R.A. As I'm sure you all know, the number of older adults is expected to increase by 40% between the years of 2010 and 2040. And by 2030 alone, we'll have a huge increase of older adults in New York City. And so I just wanted to ask a couple of questions:

Under the Housing New York plan, the previous Administration committed to creating or preserving 30,000 older adult households by 2026. Does the current administration support this goal? And I should also note, I've been sort of in and out. So my apologies if any of this is redundant. I think I heard somebody referencing that... Councilmember

Ayala... maybe has referred to some of this stuff. So apologies if it's redundant. But I'm just curious to know if the current Administration supports that goal? And if so, what's the plan to ensure it happens? How many apartments are currently in the pipeline for the S.A.R.A. program? And in what stage of the development process are these units? And overall, what's the administration's plan to house older adults, especially the 20% of older adults who live in poverty? And lastly, are there any additional accessibility requirements for S.A.R.A. properties, other than... than the federal A.D.A. standards?

COMMISSIONER CARRIÓN: Gotcha.

COUNCIL MEMBER HUDSON: Thank you.

COMMISSIONER CARRIÓN: Thank you, Councilmember.

And in the interest of time, I saw Commissioner Ulrich already in the queue. So we'll move to... uh... to the point right away, and I'll... I'll have Kim come back, because it's in that unit... the development unit. Kim, can you pick up...?

DEPUTY COMMISSIONER DARGA: Sure. Specifically with regard to design... so we absolutely are trying to continue all of the work that we have done

recently to support seniors. And, I know Council Member Ayala was also interested in this. So it might be useful to have a follow up conversation with you about some of that work, and where you may think there's additional opportunities to support seniors across the city and how we can do that better.

With regard to design, we... on the new construction and preservation work that we do... that we finance, we do look at accessibility within those buildings. And, for new construction, we... we build the buildings to be accessible, or to meet federal accessibility requirements. And for preservation, we give existing residents an opportunity to indicate where they want modifications done within their units in order to make the unit easier for them to move around within. So if there's other follow up questions, I'm happy to provide more information.

COUNCIL MEMBER HUDSON: Great, I'm just... just confirming that the A.D.A. is basically the floor, right? That's the baseline. That's the standard. There's nothing that we do that's above and beyond.

DEPUTY COMMISSIONER DARGA: We do have some additional design guidelines for S.A.R.A. buildings. So I can share that with you if you'd be interested.

COUNCIL MEMBER HUDSON: Yeah, it would be Thank you.

DEPUTY COMMISSIONER TIGANI: And councilmember, I'll just add that on the senior sites that we build, public sites, R.F.P.s often... are often asking to go above and beyond both in the units and also on the ground floor desired uses. So community facility activities, there's a lot of programming that goes along to make sure that the top and bottom, both services on site, and the buildings themselves are... are addressing senior populations. So we're trying to where we can maximize and push further... we maximize and push further. Also, we have active conversations with D.F.D.A. about ways that we can collaborate and get the latest and greatest in what we should be doing as part of our active policy.

COUNCIL MEMBER HUDSON: Thank you. And just... the... how many number of apartments are currently in the pipeline?

SERGEANT AT ARMS: Time expired.

DEPUTY COMMISSIONER DARGA: For S.A.R.A. specifically?

COUNCIL MEMBER HUDSON: Yeah.

DEPUTY COMMISSIONER DARGA: I'll... I'll have to follow up with you.

COUNCIL MEMBER HUDSON: Okay.

COMMISSIONER CARRIÓN: We'll get that number to you.

COUNCIL MEMBER HUDSON: Okay. And is there a specific plan that this administration has to address the housing needs of older adults?

COMMISSIONER CARRIÓN: I'll do kind of a high level, and then maybe Kim and somebody else can address that.

But the... the multiplicity, the alphabet soup of housing programs, you know, addresses the needs of seniors aging in place all throughout, whether it's preservation, new construction, issues of homeownership, ensuring that... that seniors can stay in the homes that... were they've lived for generations. Um, so it's... it's kind of a full court press to wrap our arms around the senior population in New York City outside of generating new units. There's... there's a big push, obviously and a big need for preservation. But Kim, you may add a little color to that.

DEPUTY COMMISSIONER DARGA: Sure. So we have tried to do three things, which are to create and preserve senior housing... senior kind of age-restricted housing, and that's for the S.A.R.A. program, but also through our multifamily program. In addition, as I mentioned, we're trying to meet seniors where they are. So in all the preservation projects that we finance, we do offer additional modifications for those households in order to make sure it is age-friendly housing, and look at rental assistance where it's appropriate. And we also through our Home Fix Program, have financing that is actually more affordable for senior homeowners, so that they can do necessary repairs within their homes to ensure that those homes remain safe for them to live in as they age as well as to help them finance any necessary improvements. And in that program, just under 50% of the applicants have been seniors since we've launched it a couple years ago.

COUNCIL MEMBER HUDSON: Okay, so nothing new explicitly from this administration?

DEPUTY COMMISSIONER DARGA: I think we're still we're open to conversations. We're still identifying new strategies that may need to be in place to help

supplement what has existed so far. And we're open to any conversations.

COMMISSIONER CARRIÓN: And councilmember, keep in mind that in a couple of weeks... several weeks, we're going to come out with a housing blueprint. And in each... almost... in every chapter, there will be the issue of senior housing, supporting seniors addressed whether it's new, preserved, homeownership, public safety, public housing has a whole chapter transforming N.Y.C.H.A. and they're going to... they're going to have elements in there. So it's... it's infused throughout the housing blueprint.

COUNCIL MEMBER HUDSON: I love to hear that. And I look forward to reading that. And thank you again to the Chairs, because I know I have gone over my time. So thank you.

CHAIRPERSON BRANNAN: Thank you, Councilmember, Commissioner and your... your staff, thank you all so much. We... you know, we want to get... the ultimate goal of creating or preserving 30,000 units a year is something we support, and we want to do everything we can to... to help you get there. If it's not at these funding levels, then we want to work together to get us to a place where we can make that happen.

COMMISSIONER CARRIÓN: And Chairman, I just want to be clear, you know, we are setting goals that, you know, we're... we're probably around 16,000 units this year. I don't expect that we're going to be at 30,000 units a year anytime soon, maybe at 20,000 next year, and we keep inching up. But I think it's really an aspirational number as... as we go through the next few cycles of budgeting and conversation with you all.

CHAIRPERSON BRANNAN: Absolutely. Thank you so much for your time today.

COMMISSIONER CARRIÓN: Thank you.

CHAIRPERSON SÁNCHEZ: Thank you so much. And Commissioner, I apologize. There is one more question that Councilmember Aviles sent to me and asked me to ask you, and that is the connection between N.Y.C.H.A. R.A.D. and P.A.C.T. conversions and H.P.D. So she is asking: On the one hand does H.P.D. account for increases in the number of units, I suppose, citywide in your in your staffing analysis and needs? And then the second part of it is: In terms of P.A.C.T. tenant... buildings that are converted to P.A.C.T., they no longer call the N.Y.C.H.A. call line when they have concerns they

call 311. So, is there a specific unit or anyone at H.P.D. that is... specializes in responding to these concerns?

COMMISSIONER CARRIÓN: On... on the... on the first question, you know, we have... we have a full complement... we will have a full complement as soon as we're done with, you know, our development team on the project management side and the legal side to do all of the deals. Whether it's our partnerships with N.Y.C.H.A., where we're... we're in the deal in one way or another, or all our other production.

Give me a little more clarity on the second question. I'm sorry.

CHAIRPERSON SÁNCHEZ: I'm trying to understand it, too.

DEPUTY COMMISSIONER SANTIAGO: I think I can adjust the question if that makes sense to folks.

So once, once someone... once a building converts from N.Y.C.H.A. and is being managed by the private company, the tenants are able to file complaints with 311 as any tenant is in New York City, regarding building maintenance conditions, and H.P.D. responds exactly the same way. So there is no, like, designated team. It goes if it goes to our borough

office, if it goes there, if it's a lead complaint, it goes to our lead unit, it flows through the regular process.

So those tenants should be able to call 311 and get the full enforcement services treatment, and the management company is treated like any other management company. They receive the notices of violation in the mail, if emergency repairs are warranted, that process goes on.

CHAIRPERSON SÁNCHEZ: What about in the... in the interim right at the beginning? During the transition N.Y.C.H.A. has a bunch of complaints from a... from a particular building that's about to be converted? Does H.P.D. receive those complaints? Or do tenants have to file them as new complaints?

DEPUTY COMMISSIONER SANTIAGO: Until the management company registers with H.P.D.? I can't speak on behalf of what N.Y.C.H.A. might have in its backlog on might have already received. So I think that may be a question for them. (crosstalk) But as soon as the property registers with H.P.D., we start from... from there.

COUNCIL MEMBER HUDSON: So currently, H.P.D. doesn't receive anything from N.Y.C.H.A.

DEPUTY COMMISSIONER SANTIAGO: Correct. We are only involved in N.Y.C.H.A. properties, and so far if someone files a complaint in housing court.

CHAIR SÁNCHEZ: Great. Well, thank you. That... that was the final one. Thank you for bearing with us and hanging with us during answering all of our questions. Very helpful. There were a number of follow up items. So we will be following up with... with you all to make sure the council receives all the responses. I would just want to thank you for your time today.

COMMISSIONER CARRIÓN: Thank you. It's been a pleasure.

COUNSEL BUTEHORN: Okay, Chair Brannan, we're just going to quickly... we're going to quickly mic check, the Division of Department of Buildings and then get started right away. I want to remind council members, we are extremely behind schedule. So please stick to the five minute mark. Questions that are not asked, the finance staff are listening, we can circle back and follow up with you and get answers to those questions.

So I will turn it to Sergeant Biondo.

SERGEANT BIONDO: Thank you. Commissioner Ulrich... you... you should be able to unmute yourself if you want to test your audio.

COMMISSIONER ULRICH: Yes. Can you hear me?

SERGEANT BIONDO: Yes, we can. Thank you.

COMMISSIONER ULRICH: Okay, it's good to see you.

SERGEANT BIONDO: First Deputy Commissioner Vilenchik?

DEPUTY COMMISSIONER VILENCHIK: Yes, I'm here. Can you hear me?

SERGEANT BIONDO: Yes, I can sir. Deputy Commissioner Neill. I cannot hear you.

DEPUTY COMMISSIONER NEILL: Good afternoon.

SERGEANT BIONDO: Got you now. Thank you. And Deputy Commissioner Patino, are you on? No. We'll go to Deputy Commissioner Hogan.

DEPUTY COMMISSIONER HOGAN: Good morning. Good afternoon.

SERGEANT BIONDO: Alright. It looks like you're all accounted for except for Deputy Commissioner Patino, but we're ready to go.

CHAIRPERSON BRANNAN: Thank you, Sergeant.

Good afternoon. Welcome to the final Executive Budget hearing of the day. We'll now hear from the

Department of Buildings, whose new commissioner is a familiar face now who sits on the other side of the ,table out of the frying pan into the fire, our former Council Member now Commissioner the Building Department, Eric Ulrich. Welcome. I'm still joined by my colleague, the Chair of the Committee on Housing and buildings, Councilmember Sánchez.

The buildings department projected F.Y.23 budget of \$230.6 million represents less than one half of 1% of the city's proposed FY23 budget in the executive plan. D.O.B.'s Fiscal 23 budget increased by \$14.6 million or 6.7% from the preliminary plan of \$216.1 million. The increase is the result of a number of actions taken, most significant of which are the \$2.4 million for the Office of Building Energy and Emissions performance, \$1 million for the Office of Special Enforcement, and \$312,000 for the SOHO NOHO rezoning.

I welcome my former colleague to testify here today and answer questions from these committees. We especially want to hear from D.O.B. and the team on the Climate Mobilization Act, the Local Law 97, the Office of Special Enforcement Law as it relates to the AirBNB Registration. How inspections get

prioritized at the department, and most critically, especially for the Council to be able to better exercise its power over the budget process, budget transparency on the D.O.B.'s budget. I want to give special thanks to the entire Council finance division, especially John Basile and Chima Obichere for their preparation for today's hearing. I will now turn it to my colleague, Council Member Sánchez, Chair of the Committee on Housing and Building, so she can give her opening testimony.

CHAIRPERSON SÁNCHEZ: Okay. Thank you Chair. I'm just going to go ahead and echo some of the priorities that you've already outlined. I really look forward to hearing more about O.B.E.E.P. and O.S.C. as it relates to AirBNB enforcement. I also am going to ask a number of questions regarding headcounts and vacancies at the agency, which has one of the highest vacancies of all agencies in the City of New York. And commensurate with that, I have heard many... probably the most concerns from industry about these vacancies and the ability for... for us to meet our affordable housing goals and just the impact on the industry in terms of safety of construction sites, and all... all of the rest of the

ways that D.O.B. keeps... or is meant to keep 1 million structures safe in the City of New York.

So thank you Chair and I'll turn it back to you.

CHAIRPERSON BRANNAN: Thank you, Chair Sánchez.

I'll now turn it back over to our Committee Council Malcom Butehorn to go over some procedures and to swear in our administration witnesses.

COUNSEL BUTEHORN: For this portion of the hearing, we're joined by Council Members Brannon, Sánchez, Baron, Brewer, Cabán, Carr, Farias, Hudson, Louis, Ossé, and Yeger. We are also joined by the following members of the Administration, who will testify and/or answer questions: Commissioner Eric Ulrich, Kazimir Vilenchik, First Deputy Commissioner, Sharon Neill Deputy Commissioner for Finance and Administration, Timothy Hogan, Deputy Commissioner of Enforcement, and Guillermo Patino, Deputy Commissioner.

I will first read the oath and after I will call on each of you to individually respond.

Do you affirm to tell the truth, the whole truth and nothing but the truth before these committees and to respond honestly to council member questions?

Commissioner Ulrich?

COMMISSIONER ULRICH: I do.

COUNSEL BUTEHORN: First Deputy Commissioner Vilencik?

DEPUTY COMMISSIONER VILENCIK: I do.

COUNSEL BUTEHORN: Deputy Commissioner Neill?

DEPUTY COMMISSIONER NEILL: I do.

COUNSEL BUTEHORN: Deputy Commissioner Hogan?

DEPUTY COMMISSIONER HOGAN: I do.

COUNSEL BUTEHORN: Deputy Commissioner Patino?.

DEPUTY COMMISSIONER PATINO: I do.

COUNSEL BUTEHORN: Mr. Ulrich, whenever you're ready.

COMMISSIONER ULRICH: Thank you so much. And good afternoon, everybody. It's great to see everybody, even though we're not in person, and looking forward to the day when I can testify in the chambers in person and see all of you in the chambers again. So hopefully soon. Good afternoon, Chair Sánchez, and Chair Brannan and members of the Committee's on Housing and Buildings and Finance.

I am no stranger to the members of this committee. My name is Eric Ulrich. I am now serving as the Commissioner of the New York City Department of Buildings. I am joined today, as was previously

mentioned by Sharon Neill, our Deputy Commissioner for Finance and Administration, and other members of my leadership team including our First Deputy Commissioner Kazimir Vilenchik. We are pleased to be here to discuss the Fiscal Year 2023 executive budget and the department's priorities for the upcoming year.

As many of you know, I was appointed Commissioner of the Department last week, and I'm honored to be testifying before you today. I know firsthand how important the work of the Council is in making sure that... and I make... and I am committed to working with you to improve the department for the benefit of all New Yorkers and that includes raising the bar to make construction sites safer for... for New York... for our city, and to... to make and to make our department more efficient and responsive. And that is what I plan to do as Commissioner. My door is always open to you and I look forward to hearing your ideas for improving the department's work.

Construction and real estate are the backbone of New York City, a built environment unlike any other in the country. As the primary regulator of these vital industries, the department helps facilitate the

creation of new residential and commercial space for our growing city, all while promoting safety on TENS of thousands of active construction sites throughout the city, for the for the city's nearly 1.1 million existing structures. This department strives to strike the right balance between compliant development and safety. To further its public safety mission, the department whether it's over 1600 dedicated public servants, enforces the city's construction codes, the zoning resolution, and the New York State multiple dwelling law to protect those who live, work, or visit New York City.

Turning now to the fiscal year 2023 Executive Budget, the Executive Budget allocates approximately \$231 million in expense funds to the Department of this funding. Approximately \$173 million is for personal services, which supports 1,965 budgeted positions, and nearly \$58 million for its O.T.P.S., or other-than-personnel services, which primarily supports contractual services, equipment, and supplies. This funding is critical to supporting the department's priorities. The department continues to make tremendous progress in key areas including facilitating compliant development in an efficient

manner, to improve safety at construction sites, to keep tenants safe in their homes and apartments, and to reduce emissions from buildings, all while continuing to provide the services we offer to our customers and members of the public. I am pleased to report that the executive budget includes additional funding that will support the department's implementation of Local Law 97, which I voted for, by the way, which aims to reduce greenhouse gas emissions from the city's largest buildings. We thank you, the Council, for your continued support during the budget process.

Focusing on Fiscal Year 2021, for... for just a minute the last fiscal year, there was an uptick in construction activity as the construction industry recovered from the lingering impacts of the COVID-19 pandemic, which included a pause on nonessential construction. During that fiscal year approximately 120,000 construction jobs were filed with the with the department and we issued nearly 160,000 initial and renewal construction permits combined.

As construction activity increases, so does the potential for construction related incidents, making construction safety a continued concern for the

department, which is why we will continue to prioritize construction site safety in the upcoming fiscal year.

In March, we issued our second annual construction safety report, which covers calendar year 2021. The report provides deep insights on construction safety trends in the five boroughs and examines department initiatives that lead to declines in building construction related incidents and injuries during that time. The 2021 report shows that the multi-year decline in building construction related incidents in the city has continued in 2021, dropping another 10% compared to the year 2020, and over 40% since the year 2018. While this decrease in construction related incidents is promising, the department is committed to doing more to drive down incidents and will work with its partners in the industry to accomplish this goal.

Last week, as you may know, was National Construction Safety Week, which the department used as an opportunity to remind the construction industry that safety must always be the top priority on construction sites. During the week we hosted our third annual digital build and titled Safety,

Innovation and Sustainability Conference, during which the department experts presented on important topics including construction safety, and protecting the public during ongoing construction operations. The conference also included several sessions devoted to upcoming New York City Construction Code changes, which go into effect later this year. The department will also be offering worker safety sessions in multiple languages throughout the month. Last month, we also used an opportunity to connect directly with workers and contractors at construction sites. During the week, department staff visited construction sites in all five boroughs to reinforce the message that implementing safety precautions on construction sites can help prevent construction related incidents. The department also participated in OSHA's national safety standdown to prevent falls and construction, an event designed to raise fall hazard awareness across the country in an effort to stop related fatalities and serious injuries. In June, the department will be implementing a new requirement that licensed construction superintendents cannot be responsible for more than five non-major construction jobs at any one time,

which represents a reduction from the current limitation of 10 jobs.

Further, by the year 2026, no construction superintendent can be responsible for more than one job. This measure ensures that dedicated site safety professionals have the capacity to provide appropriate oversight of the jobs for which they are responsible, and will improve safety at construction sites. Additionally, in the coming years, the department will be... will be requiring more site safety supervision at larger construction sites as well. These measures were the result of a collaboration with the City Council and the department. And we look forward to working together on additional common-sense measures to improve safety at all construction sites. To ensure that safety regulations are being complied with, the department will also continue to conduct its proactive unannounced inspections of larger construction sites, which includes inspections to ensure that workers have appropriate site safety training where such safety is required. We will also continue to sanction the bad actors in the construction industry

where appropriate, including when they take action to jeopardize public safety.

It is clear that safety is a shared responsibility and that we must do our part to continue to work to drive down construction-related incidents, injuries, and fatalities, so that the public stays safe, and so that every worker can go home to their families at the end of the shift.

In addition to focusing on improving the safety of construction sites, the Department is taking stock of its work and is making significant changes to improve the experience of its customers. Just last week, on my first day on the job, I expanded our in-person customer service hours in our borough offices and at the hub so that the public can walk into one of our borough offices to receive the assistance that they need. I'm continuing to review the services the department offers to New Yorkers, and I expect to make it... expect to make additional changes to continue to improve upon our customer service and the delivery of our services.

One of the areas we are increasingly focused on is small businesses, which are essential to New York City. We are participating in Small Business

Forward, which was announced by Mayor Adams at the very beginning of the administration. As part of this initiative, we are reviewing our... our regulations and will be proposing measures to reduce or eliminate penalties to do our part to improve the regulatory environment for the small business community. This builds on the work we have done with New York City Council to introduce more to cure... more cure periods for violations that may impact the small business, and to implement a moratorium on the issuance of business sign related violations. We are also proud to be running our free annual no-penalty business sign inspection program this month, which is a great opportunity for businesses to have their signs inspected by the department, to ensure that they are code compliant, and in safe working condition. We encourage businesses to call 311 to take advantage of this program.

In addition, we recognize that businesses may face hurdles when embarking on a construction project. As such, we are working with our partners at the Department of Small Business Services as part of the New York City Business Quickstart program to cut any unnecessary red tape a business might face

when taking on a construction project. In addition, we are preparing to launch a new program that will provide businesses with dedicated resources at the department who they can rely on even before they start a project or at any time during which the process... if they have any questions or face any hurdles, this innovative program will eliminate any uncertainties a business faces as they operate their business or work towards operating and opening their business.

As the construction industry continues to recover from the pandemic, we are also concerned with larger projects that contribute to New York Nity's economy. As such, we are preparing to launch our major project development program which will provide larger construction sites, and construction projects with dedicated resources at the department. The goal of this program is to engage with larger construction projects even before they begin their project, to review the project scope, and to work together to find the best path forward. The department's expectation is that this will be a hands-on approach, and that we will help prevent delays later on on these larger construction sites. With the goal of

keeping the industry working on safe and code compliant development projects. We are also transforming the way we interact with small property owners with the introduction of our Homeowner Relief Program last summer. Instead of receiving oath summonses from the department, which could result in monetary penalties being imposed, we are providing small property owners with the opportunity to correct violating conditions without ever incurring any financial penalties. This is a shift in the way that department has done business in the past. And it's an effort by the department to support homeowners who may not be familiar with the regulations they must comply with when conducting a small construction project in their home.

Further to support and empower new property owners we are reaching out with a toolkit they can use to maintain their property and comply with regulations before they run into any trouble. Now, property owners are receiving a mailing from the department that shares critical information about their property, including any open violations or permitting... or permitted construction jobs. And that tells them about compliance inspections they

must comply with, which may also include inspecting the elevators, their boilers, or the outside facades.

We are also reaching out to property owners when we receive a filing for a construction job at their buildings for the first time, so that they know what to expect as their job moves throughout... through the approval process.

We recognize the significant impact that our work can have on the public, whether they are planning a construction project attempting to resolve a violation, or wanting to find out more about the construction work in their community. As such, we will continue making our work transparent and accessible to the public. By providing them with resources they can understand and use, like our customer service dashboard, our real time map of after hours construction work, which allows the public to determine whether after hours construction in their neighborhood is occurring with... if it is occurring with the proper permits, and our interactive map of our construction projects in the city. We will also continue conducting outreach directly to members of the public impacted by our work, which includes sending letters to property

owners when their neighbors conducting construction work, so that they are aware of the work and any disruptions that may cause in their neighborhoods.

Thank you for the opportunity to testify today. We look forward to partnering with you to improve the work of the Department of Buildings for the benefit of all New Yorkers. And I'm pleased to say for the first time that I welcome any questions you may have. Thank you.

CHAIRPERSON BRANNAN: Thank you, Commissioner. Good job.

If there's anybody that can really dig into the Byzan... the often Byzantine nature of the Buildings Department, I think it's you. You have a healthy distrust for bureaucracy, which I... which I think will... will come in handy in your position.

So let's get right into it.

The committee may not get to all the questions we have, or you might not have the responses that we want. So we'll make sure we send a follow up letter of any unanswered questions as we go along today.

I want to jump into Local Law 97. You spoke a little bit about it in your in your opening. For those that don't know Local Law 97 of 2019

established the Office of Building Energy and Emissions Performance within the D.O.B. as part of the greater Climate Mobilization Act, which requires that buildings that are 25,000 square feet or higher must meet mandatory carbon emission limits by 2025, which is not that far away.

So, Commissioner, can you please provide the Committees with an update on the status of the Local Law 97 implementation?

COMMISSIONER ULRICH: Sorry about that, I had to unmute myself.

Thank you very much, Chair Brannan. And as I mentioned in my opening remarks, I was very proud to say that I voted for Local Law 97 to improve building energy and emissions performance. And this... the Administration wholeheartedly supports this law and the execution of this law. In its preliminary budget response the Council called for six additional positions to be dedicated to the implementation of Local Law 97. And I'm pleased to say that the department has received five additional positions to implement the law, nearly doubling the team responsible for Local Law 97. We also have a number

of other folks at the agency working on making sure that we fully implement this law.

CHAIRPERSON BRANNAN: So is there... is there... sort of just large print, is there a status update on how that's going?

COMMISSIONER ULRICH: You know, I have, as we mentioned, other members of the department on the call. I'm wondering if Sharon, you can give a brief update. Sharon is our Deputy Commissioner of Administration. Or Guillermo might also be able to chime in. Maybe Guillermo is better. Let's... let's hear from Guillermo first to elaborate a little bit.

DEPUTY COMMISSIONER PATINO: I'll jump in here. Thank you, Commissioner. And thank you, Chair Brannan, for that question.

So since the law was passed, we've been primarily focused on the advisory board process and the working group process that stemmed off of... out off of that advisory board. So to date, the Advisory Board and the working group has met over 200 times, and they're dedicated to providing the department with... with input as we work to implement the law. And the culmination of that work will be at the end of this year when we submit a report to both the council and

to the mayor with recommendations regarding the implementation of the law. So the advisory board and working groups have had been hard at work, and we're grateful for... for all their efforts and for the volunteering of their time, as they've worked through the law with us.

That's been the primary focus. But we've also been focused on reaching owners directly that are impacted by the law. So for example, the first group of owners that we targeted with our outreach were the owners that could benefit from some of our adjustment programs. So if... if building owners were significantly over their cap, they had the opportunity to... to apply to the department for an adjustment. So we've we focused on conducting direct outreach to those owners, and that outreach to owners will continue leading up to 2024, when they must first start meeting their emissions limits.

CHAIRPERSON BRANNAN: Thank you. That's... that's helpful. So do we know, today, how many of these buildings have met the emission limits set by the legislation?

DEPUTY COMMISSIONER PATINO: Sure so...
(crosstalk)... go ahead.

COMMISSIONER ULRICH: No, not at all. Go ahead.

DEPUTY COMMISSIONER PATINO: I was just going to say. So we have done some of that work and some of that analysis. So the first... for the first compliance period, about 75% of building owners, who are subject to the law will be in compliance, is what the data is telling us. So we have about 25%, who won't be in compliance, if... if they don't make changes today to start addressing emissions coming from their buildings.

CHAIRPERSON BRANNAN: And I'm not sure if... if Guillermo or if the Commissioner wants to take this but... um, the Preliminary Budget Response the Council called on the Administration to include the baseline funding, which then got us to the five extra... the five new positions. So it's a total of \$2.4 million. Do we anticipate that these five positions would be enough to carry out the work? Or do you anticipate needing more?

COMMISSIONER ULRICH: We do anticipate as we get closer to the year 2024 that that more staffers will be needed, and we have a number of people within the agency who are dedicated to our overall sustainability strategies and, and goals that are

also working on implementation Local Law 97. So it's not to say that there's only five or only six people that will be working on this. There'll be many more. And as we get closer to the full implementation and 2024, I think that the Council can expect to see that number grow.

CHAIRPERSON BRANNAN: Okay, that sounds right. And do we anticipate that all 50,000 affected buildings will comply with this legislation by 2025? Are we anticipating that we might blow past that?

COMMISSIONER ULRICH: Well, there are approximately 50,000 buildings that exceed 25,000 square feet, and we're going to have to partner with our partner agencies in the city to refine this universe. I think understanding the universe is very important.

CHAIRPERSON BRANNAN: Sure.

COMMISSIONER ULRICH: Rent regulated buildings make up approximately 42% of, uh, of the universe, so 21,000 buildings, and they're not subject to the emission limits in some instances.

So, you know, this... this is going to require collaboration with other agencies to make sure that we can get as many of them... as many of that 50,000

universe in compliance before we get to the... the full implementation, which of course, would have consequences for buildings that are not.

CHAIRPERSON BRANNAN: But at this stage, you're confident that we're as in this early stage, you're confident that we're on track.

COMMISSIONER ULRICH: The administration is doubling down on Local Law 97. I have regular conversations with City Hall about how important this law is an implementation of the law. I fully expect the administration to... to meet the goal by 2024. And, and whatever resources and staffing are needed, I'm sure we will receive the support that we need to... to get that goal accomplished.

CHAIRPERSON BRANNAN: I want to move on to the Office of Special Enforcement, which does a lot of great work with the illegal AirBNBs and the AirBNB registration. The executive budget includes \$1 million in F.Y.23, as well as the out years to implement the legislation we passed in... last December, 2309-A, which requires applicants seeking to rent their rooms and Class A dwellings to register with the mayor's office.

Does the D.O.B. plan to conduct any outreach to ensure... or have you been conducting outreach to ensure that AirBNB hosts comply with this law?

COMMISSIONER ULRICH: We have been doing extensive outreach since the law was passed. But more specifically, with respect to enforcement, I'd like to ask our Deputy Commissioner of Enforcement, Tim Hogan to chime in because he can provide a lot more detail than I can give you right now.

CHAIRPERSON BRANNAN: Thank you.

DEPUTY COMMISSIONER HOGAN: Good afternoon, everyone. So the issue with mayor's Offices of Special Enforcement is that although we fund the positions, and the lines come through the buildings department, they actually work independently for their director. And so the actual actions that they take related to these programs are handled through the Office of Special Enforcement and Christian Klausner, who's their director.

So we supply the manpower, we do supply some training for them on how to write types of violations, et cetera. But the actual work that's done is actually handled through their office

directly. And they would be best to address the issues related to the new program.

CHAIRPERSON BRANNAN: Okay, so they... so Christian, I guess then, and his... his team, they're in control of enforcing the legislation?

DEPUTY COMMISSIONER HOGAN: Correct. They... they're... our responsibility is to provide them with the inspectors who are properly trained. And then they... they get assigned over to their office, and he does all the day-to-day handling and the decisions on how to best enforce on that particular law.

CHAIRPERSON BRANNAN: Got it. Okay, I guess we should have asked for them to testify. So the role D.O.B. really has here is just... it's just supplying them with the inspectors.

DEPUTY COMMISSIONER HOGAN: We train their inspectors so that they know how to write the violations, what violations they can write. We train them through our regular inspector academy. And when they have vacancies, they come to us to have inspectors transferred to that unit.

CHAIRPERSON BRANNAN: Okay, I'll have to follow up with you on that.

Okay, talking about budget transparency. So for years the council has been requesting that the D.O.B.'s budget include additional units of appropriations to provide transparency on the D.O.B. budget. But despite multiple requests, there's been no attempt to break up the funding into more transparent buckets.

D.O.B.'s budget this year appropriates nearly \$173 million, or nearly 75% of its total budget in a... one unit, a single unit of appropriation. The remaining 25% is in a second unit of appropriation, and there's no further breakdown for the entire \$231 million budget.

What actions do you plan to take as Commissioner to expand the D.O.B. units of appropriations?

COMMISSIONER ULRICH: I mean, as someone who sat in your chair at one time, you know, I'm not... not chairing this Committee, but you know, that's something that we're going to refer defer to O.M.B. about because they're the ones that help us guide what the units of appropriation look like and... and how requests are made... and how those questions are answered. But... but I can appreciate your call for more transparency. And I'll be working with our

friends and our partners at O.M.B., and also in the Administration to see if that can be... to see if that can be accommodated. I want to ask our Deputy Commissioner for Finance Administration, if she has something to add, Sharon Neill, works very closely on this issue.

DEPUTY COMMISSIONER NEILL: So I would say that we've actually worked pretty hard to make sure that we are using the responsibility centers and budget codes in the supporting schedule that are part of the published budget documents. And we... we consistently update that. So there's plenty of budget transparency in terms of how resources are being allocated. If... if there were units of appropriation, it would make it more operationally difficult for us when we need to move resources around, especially since we're dealing with very hard-to-recruit types of positions. But we also... we separate them by inspectors, plan, exam, and administration. So I still think that, um, that we're providing full transparency without having to go through the constraints of what the unit of appropriation separations do.

CHAIRPERSON BRANNAN: Yeah, I mean, I would... I would push back on that, just because if in the entire budget, there's just two units of appropriation, so it's hard to really get clarity. I mean... what is the main barrier, I guess, to incorporating additional units of appropriation?

DEPUTY COMMISSIONER NEILL: Um, yeah, I would, again, that would kind of be deferred to O.M.B. at that... at that level. It... it could constrain how how funding is... is moved between the... the appropriations.

CHAIRPERSON BRANNAN: Yeah, okay. Yeah, I'd like to dig into that more. I mean, because that's obviously, why... I know, some agencies don't love units of appropriation, and why the council wants to see more units of appropriation, but I... I will... (crosstalk)

DEPUTY COMMISSIONER NEILL: Yeah, I mean, we would definitely work with Council and OMB on what that would potentially look like.

CHAIRPERSON BRANNAN: Okay. Alright. In the interest of time, I'm going to move on one last thing, and then I want to hand it over to my co-chair for this hearing.

With regard to how D.O.B. prioritizes different inspections. So D.O.B. receives safety complaints through 311, and I think by law, you have to respond to the complaints. But how... how does D.O.B. prioritize which of these complaints to investigate or inspect?

COMMISSIONER ULRICH: So that's a great question. Inspections in response to complaints that we receive via 311, or in some cases from elected officials or community groups, and community boards, or sometimes... in some cases we directly receive complaints to... to our central office or to one of the borough offices. They are prioritized, depending on the risk that those particular complaints pose to structures or members of the public. Tim Hogan can really go into more detail about the different classes or classification of... of complaints. And I think that that would be helpful. So Deputy Commissioner Hogan.

DEPUTY COMMISSIONER HOGAN: So we have various types of complaints. We have eight complaints which we have to respond to within 72 hours, those are usually ones that are extremely hazardous conditions, such as buildings partially collapsing, bricks

falling off, etc. Our actual response time currently is about 0.6 days. So we usually get there immediately within the day, on those types of complaints. Then we have B complaints which tend to be things such as illegal conversion, you know, damage to a property from... from a neighbor that is not structural. Those we have 40 days to respond to, and we're currently responding to those in less than 10 days. C complaints are a little bit more... a little bit less important as far as their severity towards the public. They would include things like you know, neighbor using a property for a backyard mechanic or drainage of water on the property that's... that's interfering with the neighboring property. We have a 40 day response time that's allowed for our guidelines and were responding to them in less than 15 days. And then D complaints which are things like a curb cod or an illegal fence. Um, those are a 90 day response time... a 60 day... I'm sorry, 60 day response time requirements, and we're doing them in less than 20 days.

Additional to that, we have certain areas where we have specialized enforcement. So if we have an accident on a construction site, we have a hotline

number for the contractors to call in. We respond to that immediately. Additionally, we have work-without-a-permit group that specializes just in properties where people are calling in with work-without-a-permit complaints, and we try to get to those in the shortest period of time possible. We're actually making some changes to... to get even a quicker response, but right now it's under eight days. And then we also have work-without-a-permit in occupied multiple dwellings, which are responded to within 12 hours.

CHAIRPERSON BRANNAN: Okay, Tim, I appreciate it. Commissioner, I appreciate it. Congratulations, again. I'm going to hand it over to chair Sánchez to take it from here.

COMMISSIONER ULURICH: Thank you.

CHAIRPERSON SÁNCHEZ: Thank you so much, Chair Brannan, and Welcome! Welcome, Commissioner Ulrich. It's a... I'm excited to work with you in this capacity, after knowing you for so many years. It's really exciting, and I just echo to Chair Brannan's, you know, statements about your healthy dose of skepticism... skepticism for bureaucracy. And I think that'll be a really helpful perspective to have here.

So I want to just start off with some clarification questions from your testimony. So you first... one of the things that you mentioned was change the requirement... or changing requirements for construction superintendents, they can only attend to five sites, five major sites versus 10 in the past: Just where's this requirement coming from?

COMMISSIONER ULRICH: Our Deputy Commissioner for External Affairs, Guillermo, was working on this issue most recently. You want to chime in?

DEPUTY COMMISSIONER PATINO: Yeah, thank you, Commissioner. So this is stemming from a package of local laws dedicated to improving construction safety that the Council passed at the end of the last administration. I believe these bills were passed at the last date in December. So this is Local Law 149 of 2021, where this requirement is coming from.

CHAIRPERSON SÁNCHEZ: Thank you so much. That's helpful. And then on... I feel like you... you made an announcement. So you're going to be starting a major project development program. Can you talk to us a little bit about the resources that are going to be required are going to be taken from D.O.B. to staff and resource this this program? Because, of

course, any time that we're focusing on anything new, you know... it's... it could be taking away resources that would have been, you know, for those more mundane homeownership... homeowner concerns, and other... you know, the other important work that the agency does. So are these new lines that are coming with the major project development program?

COMMISSIONER ULRICH: They are new lines, and I'd like Sharon Neill to give you a little bit more detail about how those are funded and where those are coming from. So our Deputy Commissioner for Finance and Administration, Sharon Neill, will be able to address that.

DEPUTY COMMISSIONER SHARON NEILL: So we received funding for major development in the... in the F.Y.23 November plan of 35 positions, and we also anticipate that there will be revenue generated from the major development program that would support these positions. So there shouldn't be... the whole idea is to provide more coordinated effort for these more complex jobs, so it should not interfere with other work streams within the agency that support residential or small property owners.

And as the Commissioner mentioned earlier, we also did receive some earmark funding specifically to support small business owners as well. So that also isn't going to end up causing conflict in terms of prioritizing the work with the agency.

CHAIRPERSON SÁNCHEZ: Got it. Thank you, thank you so much for clarifying that. It was helpful.

And then just picking up on Chair Brannan's line of questions around units of appropriation. Yes, it is it is absolutely something that I, you know, have heard the Council... many previous Councils complain about and really be concerned about for D.O.B. in particular, that there is no transparency, even you know, when I ask questions like you know, how many... how many... how many plant examiner's are there? How many inspectors are there? What are the kinds of inspectors? We have a hard time on the admin side... sorry, on the on the Council side, understanding those questions. So I am going to ask a series of questions, probably for followup items, but I do want to get them on the record.

So, um... So just starting off, you know, I understand that there are some 40 to 50 different units that are within D.O.B. Each of those are

staffed by different kinds of inspectors, a different kind of design professionals, different kinds of other professionals. And so can you give us... The question for right now, and then the question for follow up. The question for right now is: Can you give us a sense of how these different units are staffed? What is the mix of sort of inspectors and other sort of design professionals with within each of those, and I'm talking about, you know, the elevator... the elevator inspectors, the boiler inspectors, you know, all of these different units that there are within D.O.B. So what is the mix of... of staffing? And then the followup question is at the Council, and I'm requesting on behalf of the Council, a detailed listing of what are what are the titles in each of these units? You know, how many inspectors? How many plant examiners? How many design professionals at large? Other professionals? And how do they divide their work? And then a quick... a quick... another question for now, maybe for well... you can tell me... but are inspectors cross-trained, right? Is a boiler inspector able to inspect for electrical codes, and things like that?

So I'll stop there.

COMMISSIONER ULRICH: Let me let me begin by giving you some information that I think you'll appreciate, with respect to the staffing. You know, we have a budgeted headcount of 2,105. So 2,105 is our budgeted headcount. The actual headcount at the agency is 1,581... 1,581. With respect to the number of inspectors in particular, the budgeted headcount is 792. The actual headcount is 587. That means we have a vacancy rate of about 26%. With respect to plan examiners the budgeted headcount is 416. The actual headcount is 339, an 18% vacancy rate. The administration or management, people who work for D.O.B., the budgeted headcount is 640. The actual headcount is 436 or 30% vacancy rate. And our clerical staff, the budgeted headcount is 257. And the actual headcount is 219. Again, the budget... overall, the budgeted headcount at the agency is about 2,100. The actual headcount is is just shy under 1,600. It's a 24% vacancy that we're currently experiencing. But we don't hide in any way who's an inspector, who is a plan examiner, who works in the in the hub or in the central office, in a clerical position or otherwise. So happy to share that information with you, and... and to give you a better

breakdown. If you if you'd like that, send that request over, and our... our Finance and Administration team, I'm sure, can put something together for you.

CHAIRPERSON SÁNCHEZ: Thank you so much, Commissioner. That... that would be great. And are the... (crosstalk)

COMMISSIONER ULRICH: Oh, the question about cross training. I'm sorry, I neglected... I'm going to ask our Deputy Commissioner of Enforcement, Mr. Hogan, to answer that, because in some cases, I think the answer is yes, but in some cases, the answer is no. Tim?

DEPUTY COMMISSIONER HOGAN: So, we have a very limited number of inspectors that are called multi-discipline. It is literally a handful. They are trained... basically our Certified Home Inspectors that the Meet the New York State licensing requirement. So they can do some inspections of plumbing, electrical, and construction. When it comes to the electrical, elevator, and boiler inspectors, they are all trained under what's called ATC-45. ATC-45 is structural stability after a major storm. So they are cross trained to do response to Sandy events

or Ira events, where they have to inspect for structural stability of houses. So although that is not their particular expertise, they do get that training. We also give all our inspectors OSHA-30 and OSHA-30 is a training class for construction safety and how to be safe on a construction site.

So we can use those inspectors depending on what their day to day needs are. If they run into construction safety issues, they are authorized to do that.

There are other areas that are very, very niche. For example, an elevator inspector, you can't expect a person who's been a mason or a carpenter to start looking at the intricate parts of an elevator and how they operate. So we do have some... and boilers, high pressure boilers, low pressure boilers... the training on those are extensive. Cranes, for example: We send people to crane schools all over the United States to learn how to how to climb cranes and diagnose crane issues. So there are very specialized inspectors in certain units, but the majority of them are able to be called upon in the event of a natural disaster to assist the public.

COMMISSIONER ULRICH: If I can, too: I know that you've been on the call for a long time and maybe you want to move on to other questions, but our first Deputy Commissioner Kazimir Vilenchik, was the Borough Commissioner in the Borough of Brooklyn, and he served as the Deputy Borough Commissioner or Assistant Borough Commissioner in other boroughs throughout the city. And I'm just wondering if he wanted to add anything about how... how units are assigned, or how inspectors and plan examiners and how they are organized at the borough level? Maybe, Kaz, you want to chime in for a second?

DEPUTY COMMISSIONER KAZIMIR VILENCHIK: Sure, of course. Yes. Hi, everyone. I'm extremely proud to stand in front of this committee. It's my first time. So excuse me... amongst my colleagues and Commissioner Ulrich.

Yes, definitely our plan examiners are basically... based on their borough locations and the hub office, the majority of examiners reviewed... this examiners will review incoming work involved in the findings for building permits.

(loud noise)

CHAIRPERSON SÁNCHEZ: Deputy Commissioner I think we lost your audio.

COUNSEL BUTEHORN: No, we still can't hear you. Looks like something may have unplugged.

DEPUTY COMMISSIONER NEILL: Ed is going to go over and assist.

COUNSEL BUTEHORN: Okay.

DEPUTY COMMISSIONER NEILL: Okay, so just another point, as I mentioned before, we separate the unit by each budget code. So each unit that we have has its own represented budget code in the supporting schedule. So it seems a little overwhelming, which is why we... when we talk about our positions, we talk about them in the four categories that the commissioner reported on before, because field inspections and their supervision is very niche. And as Tim Hogan mentioned, they're also very aligned with the trades that are in the industry. So obviously, if you need to have a plumbing repair, you don't call an electrician, you call a plumber. And we have... our code is organized in according to trade as well. So in some ways, it seems... it seems as if the way that our department is organized seems a little overwhelming, as you mentioned before

between having potentially 40 to 50 units, but many of them would be sub units. So as Kaz was going to explain, we have the borough... the borough offices. There would be one for each borough, but planning exam happens in one... in each of those boroughs, but they're fundamentally doing kind of the same high level function, which is reviewing plans for permitting.

Kaz, did you get your audio fixed? Nope.

COMMISSIONER ULRICH: Okay, hey, no worries, we'll, we can come back to Kaz. That's alright. I just want. Kaz has on-the-ground experience, many years working for the agency. And he's a pillar... really a pillar of the D.O.B. and has, I think, a lot of great insight to provide the Committee. So I wanted him to introduce himself, but also to talk about the work that they do in the boroughs at the... at the more granular level.

CHAIRPERSON SÁNCHEZ: No problem. Thank you Commissioners. Yes, I am... I am going to move us along, but I did just want to sort of respond. It's not about the complexity. It's not overwhelming. It's just that we don't have the information, right? So... So share that with us, and we'd be happy to take a

look. And there's a lot more smart people than... than I who work in the Council Finance Division who can answer and understand these further.

Okay, so thank you so much.

And then on the vacancies, I mean, Commissioner, these are striking, these are really, really high. So given these vacancy rates, can you talk to us a little bit about the challenges to filling these vacancies? Are, you know, how many... yeah, are there employee retention issues? Is it pay? Are we losing inspectors to other industries? You know, what... what are some of the challenges that we're having with retention?

COMMISSIONER ULRICH: Well, let me just begin by saying that it may seem to the members of the council and to the public that the vacancy rate is particularly high at D.O.B. And certainly it's higher than we would like it to be, but that number that I cited before, it doesn't take into account the 81 positions that will be reduced as part of the peg. So the vacancy rate is slightly smaller, or less than what I previously stated. But you bring up the attrition rate. I think that's a challenge for all government agencies, not just D.O.B., there's a very

competitive job market and the private sector. And many times people are shopping around there's... there's no shortage of jobs right now in the market, and in some cases, in places where they're able to pay more, people will take those opportunities. So we focus on keeping the great employees that we have and attracting as many qualified inspectors, plant examiners, design professionals and other professionals to come work for the agency, because it really is a great place to work. All of the staff that I've spoken to since I started last Tuesday, they've all had one thing in common, everybody always said it was the best job they ever had and how much they... they appreciate and value working here. So that was a very good sign for me to see that morale is high at the Department of Buildings, that people know how important their work is, and that we have to do a better job -- we meaning the city as a whole -- do a better job of attracting more qualified people to come and work here at the Department of Buildings. I think it's a great place for people to start their career or to transition their career.

CHAIRPERSON SÁNCHEZ: Right. Thank you so much, Commissioner. And I just I just want to acknowledge

and thank you for being here a week into the... less than a week into the job. I really, really want to appreciate that you... you're participating with us today.

So are there sort of... on the on the hiring process side, are there any snags that D.O.B. is running into that... that may be also affecting the rates... the vacancy rates? Is it hard to onboard... is... are we not... are we doing a sufficient number of exams, civil service exams each year.

COMMISSIONER ULRICH: I'd like Sharon to chime in for a second, because there were some changes that the Council made, which is when I was there, I voted for them, which modernize the process and the qualifications that are necessary for people to be hired in the entry level examiner and inspectorial positions, but Sharon can speak better to that.

DEPUTY COMMISSIONER NEILL: So, I'm trying to make sure I'm unmuted on both devices.

So we've been using every available option to recruit our inspector positions as well as our technical positions, which happens to be like our plant examiners who are generally engineers and architects trained background. But D.C.A.S.

fortunately has been offering many exams. They have an established list, but we constantly canvass the filers. We hire people provisionally and oftentimes when the list come out we end up picking up the people that we've already hired provisionally or in the face of... temporarily until the lists come out. And we also have been doing a lot of outreach we've... we've expanded participation in job fairs, and as the Commissioner mentioned, updating our inspector job title to allow an Assistant Inspector has proven that we are able to attract those people who have a different set of backgrounds and experiences and have them be assigned lower level work until they meet the threshold of being promoted to an inspector level two.

So they're primarily in the... in the construction discipline. And they're very enthusiastic to be here. So we're hoping that they will continue to work at the Department and if not with the department, even with the city. But we still are not yielding the number of staff that we would hope to, with over this past year, year and a half, it's been incredibly difficult to just get the yields when you start going through the recruitment process,

through the... the interviewing, and then the onboarding piece. And we've worked pretty closely with O.M.B. to make sure that those hard-to-recruit positions are not being held up, and they have not been. So we're just, um, you know, really trying to be aggressive and competitive. And we're just going to continue to move forward. And we also do a lot of outreach with veterans groups, as well as individuals that may have disabilities to hire them through the 55A process. And, you know, just going to the job fairs at the schools, and just really pounding the pavement. And we've also... we have a pretty good youth program, which we've put into place over the last five or six years. And we're hoping that that also yields a pre-pipeline for individuals who, in the past, the agency wouldn't have hired because we weren't hiring people out of college in inspector level positions, or even in planning exam. So we've expanded the number of titles that we're also hiring people into. So I'm hoping that we see some movement so that we can fill our positions.

COMMISSIONER ULRICH: Chair, if I can elaborate just a little bit, I found in my notes here that it was Local Law 219, Local 219, that I also voted for

in 2017 to loosen the criteria in relation to qualifications for department inspectors. And that has allowed us to hire additional inspectors by expanding those qualifications and the roles and adding the title of Assistant Inspector, as Sharon alluded to earlier.

Sharon and her team have done a very good job working with C.U.N.Y., and also the Department of Education trying to match the qualifications that assistant inspectors and inspectors need to get hired by D.O.B. with the curriculum, and with the type of training that they receive at C.U.N.Y. and in the Department of Education through the C.T.E.A. schools, the Construction Trades in Engineering and Architecture trade high schools that we have throughout the city. So we're really being very creative and very aggressive in recruiting young people who want to come work for the Department of Buildings and who have a knack for architecture and development and construction and things that really pique their interest. This is a great career for them. And we want to... we want to hire as many of them as possible.

CHAIRPERSON SÁNCHEZ: That's, that's great. And you were... you were once on this side. But... but work with us. Use us... use a Commissioner... use a Deputy Commissioner at the Council to help with that. I have one of the highest unemployment rates in my district in New York City, and so I'd love to think about, and think through with you and talk through with you all on how the department can do more hiring here.

COMMISSIONER ULRICH: Certainly, if you have any job fairs or anything coming up, we'd love to participate and be a part of that as well.

CHAIRPERSON SÁNCHEZ: Perfect. Absolutely.

So my next question is about the impact of these vacancies. So I certainly have heard from many in the industry, you know, concerns about small businesses that need to shut down because, you know, it's taking forever to get a certification or... or reviews. You know, I, on the one hand wonder about the impact on the industry and the... the scale and kind of cadence of projects. But on the other hand, you know, just on construction safety, right? D.O.B. is required to conduct construction site inspections and enforcement. How are you doing what you need to

do what you're required to do in the face of such large vacancy numbers?

COMMISSIONER ULRICH: Well, thankfully, I don't think safety has been compromised in any way. As was mentioned previously, by Deputy Commissioner Hogan, the inspector staff throughout the borough's does an amazing job not only with enforcement, but also with compliance and just getting the information out there directly to the workers, to the construction managers, and the site safety superintendents. So making sure that people are aware of the fact that we are not going to compromise safety in any way on any construction site, no matter how big or small. Notwithstanding some of the staffing challenges that you have identified and that we've spoken about, we are still meeting the demand for the agency. I believe that us being able to reopen the borough offices fully to expand customer service for people throughout the city is going to be particularly helpful. There are some folks who may have put off construction projects during the pandemic for financial reasons or for logistical reasons. And now they're starting to dust those plans off and start those projects all over again. We want to be ready,

and we will respond accordingly to any staffing shortage, or perceived staffing shortage that exists in any part of the department. But for the most part, I'm very happy to say that we're on the job, we're meeting the demand that we currently have, despite the vacancy rate that we're experiencing, and... and if the work load increases, we will... we will bring on more people to help us meet those demands.

But as of now, no safety being compromised, no tremendous backlogs, and we're very pleased with the work that's being done so much so that we're actually able to restore service to pre pandemic hours of operation.

CHAIRPERSON SÁNCHEZ: Thank you, Commissioner. And, um, sort of as a natural next question, thinking about safety, thinking about safe... site safety: How many of the city's construction sites do receive a site safety inspection, say, in a fiscal year?

COMMISSIONER ULRICH: So the number of inspections... I have that number right here, maybe Tom, you want to jump in, you might have it more readily available.

DEPUTY COMMISSIONER HOGAN: So this is Tim Hogan. We do about, every... about every 10 weeks, we get a new list of about 6800 sites that need to be inspected. And we inspect close to if not all of those 6800 sites in that period of time. That is just on the... the construction Safety Compliance Group. And they're dedicated to just doing safety compliance inspections. Separate and apart from that, we have a construction safety engineering group that responds out whenever there's any type of incident and they do inspections. And if they identify a practice being done at a construction site that we consider to be a serious violation that leads to a serious injury or fatality, they then inspect every site that that contractor and subcontractor and safety professional has their fingers on as active sites to make sure that it is not a systemic problem, that it's limited to this particular site that we have the incident on.

CHAIRPERSON SÁNCHEZ: Okay. Got it. Thank you.

And can you for the record share with us? How many fatalities were reported in fiscal 2021? And fiscal 2022 to date?

DEPUTY COMMISSIONER HOGAN: I don't have it broken down in that way. I have it for 2021, we had nine. So far this year, we have had four. We have one additional that is in serious condition who has been in an intensive care for a number of weeks, who potentially may be our fifth, we hope not. But all of those were falls in the construction industry.

CHAIRPERSON SÁNCHEZ: Thank you, Deputy Commissioner. And understanding and acknowledging that these numbers are... are improved from previous years, particularly after the passage of you know, legislation and changes at D.O.B., can you tell us about, those nine fatalities in 2021? And the four so far this year? What... what are the causes? What are the... what are... what trends are we seeing and the causes for these worker fatalities? Is it falls?

DEPUTY COMMISSIONER HOGAN: So this year, all four were falls. Last year, we had a number of falls. We had a number that were electrocutions. There was some struck-by, where somebody was working and was... was hit by material that fell. So each year it varies, but primarily our... our major problem every year is falls.

CHAIRPERSON SÁNCHEZ: Got it. Thank you. And what are... what are some of the changes that the department is looking at to address worker falls and improve that statistic?

DEPUTY COMMISSIONER HOGAN: We continue to do outreach. We... we have various worker training that we've been doing. We're working with small business services to try and get more outreach, especially to the day labor community, so that they have a better understanding of the dangers and what their rights are. And we have put a number of different safety presentations. They are out on YouTube. They're in multiple languages so that people are able to look at those as... as workers that they don't have to take time and give... take a day off to view those and to learn about how to protect themselves.

CHAIRPERSON SÁNCHEZ: Great. Thank you so much, Deputy Commissioner. And then my last question, and I don't see any colleague hands up, so we'll turn it back to the chair, the Chair Brannan after this. But my last question is about diversity at the agency and diversity within the leadership of the agency. Commissioner, can you can you talk to us about the leadership ranks within the Department of Buildings?

What... What are we looking at in terms of race, ethnicity and gender diversity in leadership? And how does that compare with a sort of, you know, the remainder of the agency?

COMMISSIONER ULRICH: I certainly can. And if you give me just one minute, I anticipated that that question would come up, and I am going to be able to provide that for you right now if you can give me just one second.

CHAIRPERSON SÁNCHEZ: No problem. And please provide it however makes the most sense. Maybe executive versus, you know, planning examiners versus inspectors versus.

COMMISSIONER ULRICH: For sure. For sure, just give me one minute please. It should be here. Give me one second, please. I can't...

CHAIRPERSON SÁNCHEZ: No problem.

COMMISSIONER ULRICH: We do have agency wide data available. I know because I was just looking at it. Sharon, do you want to chime in in the in the interim? Because I can't find the... the fact sheet. I was just looking for that sheet that I have. I'm going to find that in a minute. But please... Thank you.

DEPUTY COMMISSIONER NEILL: So, we have a breakdown of the agency... the agency as a whole will have to get back to you on the breakdown of the leadership piece.

So right now, their diversity...

COMMISSIONER ULRICH: I found it.

DEPUTY COMMISSIONER NEILL: Okay. You want to you want to take it from there?

COMMISSIONER ULRICH: I apologize. I don't mean to cut you off then. Chair, I apologize for the delay. Yeah. We do have agency wide information available, which Sharon just mentioned, gender diversity. The department is 64% Male 35% female. Okay, and 1% non-binary, or other, or unspecified? Ethnicity: We are a 32% non-minority, 57% minority, and 11% other, two or more or unspecified? These are some of our E.E.O. staffing stats as of April 2022, which is last month. We mentioned the gender there. The minority breakdown, ethnicity-wise, Asian Pacific Islander is about 16%. Black or African American 27%. And Hispanic or Latinx is represented by about 14% of our workforce. And then there are others people who identify with two or more. That's 11% and

non-minority employees, that's 31%. So that's...
that's agency wide.

CHAIRPERSON SÁNCHEZ: Got it. Thank you so much.
And yeah, it would it would be great if you could
follow up on the leadership, you know, just break
down.

COMMISSIONER ULRICH: The... the leadership is
still being restructured and constituted. It's
something that we're working closely with City Hall
on, and something that we're very mindful of and the
Mayor himself has made mention of, on several,
occasions, that every agency should have a diverse
leadership and one that reflects the diversity of the
city.

CHAIRPERSON SÁNCHEZ: Thank you. Thank you.

And I appreciate an echo that, so I look forward
to seeing what comes out of your process.

I said that was the last question but I do have
one more. I apologize. The SOHO NOHO rezoning, there
is an Executive... Executive Budget item for
\$311,000. Can you share with the council what these
new positions are for and what will be the duties and
responsibilities with these individuals and
connection to the reason process?

COMMISSIONER ULRICH: Sure. So the department's primary role in the SOHO NOHO rezoning is to oversee the conversion of J.L.W.Q.A. units to... to residential use, which will allow non-artists to live in those apartments, in those units. And an agreement was reached with the Council, as you know, to add additional staff to the Loft Board, which is where this comes into play to facilitate the conversion of commercial and manufacturing spaces to residential, given that there are buildings undergoing this process. The department received funding to add three additional attorneys to the Loft Board. Sharon, do you have an update about those three attorneys? Have they been hired yet?

DEPUTY COMMISSIONER NEILL: No, because the positions would become available July 1, but we obviously would work with O.M.B. to get people on board prior to, and start the recruitment process now.

COMMISSIONER ULRICH: Yeah. So there are three attorneys... and it's sort of a tech... the Loft Board, as you know, is a very -- I want to use the right word -- is a very dated law that was passed and

one that we have to comply with, and one that guides this process in converting these units.

CHAIRPERSON SÁNCHEZ: Great. Well, thank you. Thank you for that clarification. Very helpful. So with that, I want to I want to thank you all on my own behalf. I don't see a colleague hands up, but if you do have any questions, please, please raise them and... Chair Brannan or Malcom.

COUNSEL BUTEHORN: We just want to make sure that we recognize that Councilmember Ariola joined us for this portion of the day. Chair Brannan, we turn it back to you.

CHAIRPERSON BRANNAN: Thank you, counsel. I don't see any more of my colleagues with their hands up. So with that, we will adjourn this hearing. Commissioner Ulrich, congratulations again.

COMMISSIONER ULRICH: Thank you.

CHAIRPERSON BRANNAN: I really look forward to working with you. And I appreciate you jumping on the hot seat just a couple of minutes after you were appointed. It means a lot to the council. And we appreciate that.

COMMISSIONER ULRICH: Thank you chairs.

CHAIRPERSON BRANNAN: All right with that,
Council, I will adjourn this hearing. Thank you so
much.

[GAVEL]

C E R T I F I C A T E

World Wide Dictation certifies that the foregoing transcript is a true and accurate record of the proceedings. We further certify that there is no relation to any of the parties to this action by blood or marriage, and that there is interest in the outcome of this matter.



Date JUNE 2, 2022