



THE CITY OF NEW YORK

BOROUGH OF THE BRONX

COMMUNITY BOARD 7



PAUL FOSTER, CHAIRMAN

FERNANDO P. TIRADO, DISTRICT MANAGER

HOUSING COMMITTEE MEETING MINUTES

Monday, September 27th, 2010 @ 6:30 PM

- I. Welcome and Introductions
- II. We had another strong showing of community leaders working to address housing and homelessness, along with a host of new and returning board members. See the sign in sheet on file at the CB 7 office for the full meeting attendance.
- III. Addressing Street Homelessness in our community:
 - A. We opened the meeting with an informative presentation by staff members from the BronxWorks Homeless Street Outreach Team. We asked them to come to discuss ways the community can be more actively involved in connecting homeless individuals in our community with the social services they need to move off the streets and into housing, particularly in light of the suspicious death of Billy Murphy- a long-time street homeless individual who frequented Whalen Park and blocks around the 206th Street D train entrance.
 - B. BronxWorks has mobile outreach teams that are on the street engaging street homeless individuals 24 hours a day, 7 days a week. They build relationships with the homeless and work to connect them to services: substance detox programs, shelter, mental health, and medical services. The outreach teams work to move the street homeless into permanent housing. They have seen a 70% reduction in street homeless in the Bronx since 2005.
 - C. Ways we can help:
 1. If you encounter a homeless person on the street, call 311 to inform the outreach team. Ask the operator to connect you with the mobile street homeless team in the borough. This directs the work of the outreach teams and makes them accountable to respond to the call. If you see a person in the train station, tell the operator this and they will connect you with the MTA Connections program. Be prepared to give a specific location of where you encountered the individual.
 2. BronxWorks needs community leaders to help them connect with the homeless. If you know a store owner, religious person, or anyone else who has relationships with homeless people, share their contact information to the BronxWorks Outreach team.
 3. As a community, CB 7 and other boards can help promote the development of more permanent supportive housing-affordable housing with services for individuals and families with special needs that create barriers to stable housing.
 - D. The Housing Committee will be working with Public Safety, Vicar Bob Rainer from Epiphany Lutheran Church, and the 52nd Precinct to make sure that a proper investigation is undertaken to understand the causes of Billy Murphy's death.
- IV. Tenant's Rights
 - A. Zellnor Myrie, Legislative Assistant in Council member Cabrera's office, provided us with an overview of legislation the Council member hopes to introduce in October that would require every owner of a multiple dwelling building to publicly post a basic list of tenant's existing rights and distribute this list with every lease signing and renewal. Owners who don't post or distribute these rights will face fines. These fines would be set aside to promote tenant organizing in buildings.
 - B. Cabrera looks forward to the introduction of this legislation starting a conversation among City elected officials about better informing tenants of their rights.



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- C. Members had a variety of suggestions, including:
 - 1. Ensure that the rights are not duplicative with existing riders
 - 2. Work with the Bronx State legislative delegation to help consolidate
 - 3. Once this conversation is moving forward, Cabrera should focus more on the City protecting tenant's rights through tighter enforcement

- V. FY 2010-2011 Priority Issues for CB 7 Housing Committee. We had a lively brainstorming session to close the meeting, identifying issues we'd like to more closely examine during our meetings this year. Suggestions included:
 - A. FY 12 Housing-related Capital and Expense budget requests
 - B. Housing development on Webster Avenue-
 - 1. Envisioning the future of housing in our community
 - 2. How can we encourage development of mixed housing models, including home ownership opportunities, middle-income housing, and affordable housing?
 - C. Home owner resources in our community
 - D. Promoting tenant organizing and tenant education efforts
 - E. Lack of affordable housing- DHS Transitional housing programs taking permanent affordable units off the market
 - F. Identifying and publicizing landlords with poor building management histories- Making building owners more transparent
 - G. Making multifamily building foreclosure process more transparent
 - H. Encouraging HPD to respond more quickly/forcefully to major building violations- Include boiler violations in focus
 - I. Using City Planning, the Borough President, and other resources to gain awareness of housing programs in our community- Citywide policy to ensure fair share distribution
 - J. Taking a closer look at permanent housing options for people with HIV/AIDS
 - K. Responding to street homelessness through formal and informal channels
 - L. Mental health issues and homelessness

- VI. Adjournment