

# ASSEMBLYMAN FARRELL and CITY COUNCIL MEMBER LEVINE Sponsor Housing Town Hall Meeting

**Saturday, July 26 from 10 a.m. to 1 p.m.**

**Church of the Intercession • 550 West 155th Street** (between Broadway and Amsterdam Avenue)

Featured will be:

**Commissioner Darryl C. Towns** — New York State Division of Homes and Community Renewal  
**Assemblyman Keith Wright** — Chairman, New York State Assembly Housing Committee  
**Deputy Commissioner Richard White** — Head of the Tenant Protection Unit

Commissioner Towns (pictured at left) and I have worked closely together on housing issues for many years since his election to the Assembly in 1992, and even more so since he was appointed Commissioner and CEO of DHCR by Governor Cuomo in 2011. It is a pleasure to bring him to the District so that you can share your stories and concerns with him directly as we work together to increase the availability of affordable housing in our communities.



*Commissioner Towns testifies at a budget hearing in Albany.*

The Commissioner is coming to the District at my invitation to talk about people's housing problems, the shortage of affordable housing, deregulation of formerly rent-stabilized apartments, as well as legislation I have introduced in Albany.

Council Member Levine and I are happy to also have as our guests Assemblyman Keith Wright, who is Chairman of our Housing Committee; Richard White, who is head of the Tenant Protection Unit; and Legal Aid Society attorneys Ellen Davidson and Adriene Holder, who have fought for tenants in my district in cases in which tenants go to Housing Court without a lawyer.

## Assemblyman Farrell Fighting for Tenants

Assemblyman Wright and I sponsored a bill, A2967, which would establish a program that would give New York City renters a tax credit. This tax credit on their income taxes would be similar to the credit property owners receive on their income taxes. Along with Assembly Member Linda Rosenthal and others, I helped pass a bill that would change the housing laws to make it harder for landlords to deregulate rent-controlled apartments.

## Closing Landlord Loopholes

Assembly Member Brian Kavanaugh and I sponsored a bill, A2060, that would allow tenants to sue for damages if they are evicted in bad faith by a landlord. Along with Assembly Member Daniel O'Donnell and I helped pass a bill (A5373) that would prohibit landlords from overcharging tenants for capital improvements to their apartment building.



*Assemblyman Farrell and City Council Member Mark Levine.*

## FROM TRASH TO TREASURE: FARRELL, CB9 and WE ACT Working to Reinvent 135th Marine Transfer Station

During the last few years, I have been working with WE ACT for Environmental Justice, Community Board 9 and others to find a new purpose for the abandoned Marine Transfer Station, which is on an island off of West 135th Street. As you may know, for many years this facility was a primary transfer station for trash collected in Manhattan before refuse was brought by barge to landfills. This practice, which caused many problems, ended when the Transfer Station closed in 1993. We are now looking to re-design and re-use the old facility for a better purpose. Pictured with me are, from left to right, Aissatou Bey-Grecia of The McKissack Group, who work to have local tradespeople hired for projects in their community, WE ACT Executive Director Peggy M. Shepard, and WE ACT Deputy Director Cecil D. Corbin-Mark.



Based on input from the community, this facility may have several potential future uses. It may become a waterfront educational center to foster educational literacy for local residents including students who attend nearby schools. It may become a farm where fish and plants are grown in beds of water. Or it may become a boathouse, exhibition space or other recreational facility. Care is being taken to provide recreational and employment opportunities in the community and to make the rebuilt facility far more environmentally-friendly than it once was.

## ASSEMBLYMAN FARRELL'S COMMUNITY OFFICE INFORMATION

I maintain full-time bilingual offices to serve you. If you need my help, you may contact me at either of my offices.

2541-55 Adam Clayton Powell, Jr. Blvd. • 212-234-1430 • Monday — Friday: 10 a.m. until 5 p.m.

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# FARRELL WORKING FOR PEDESTRIAN SAFETY

I am working with the Department of Transportation to make problem intersections on West 155th and West 157th Streets safer for pedestrians. As you may know, it can be difficult for children and older pedestrians to safely cross problem intersections, especially when traffic is heavy, as it often is.

You may have seen a project I have been working on with DOT, which made a section of West 157th Street between Broadway and Riverside Drive a one-way street to improve safety. This project is nearly complete and new lights have been added to make it safer to cross. DOT recently released a traffic report recommending changes that could make the intersection of West 155th Street where it meets Edgecombe Avenue and Harlem River Drive safer for pedestrians. The agency is considering suggestions I and other members of the community have made.

I oppose one part of the Department of Transportation's plan to end left and right turns at some locations on West 155th Street. My ongoing discussions with DOT seem to have yielded an agreement that changing the timing of the lights in some areas might create excessive traffic backups, especially east- and westbound traffic on 155th Street during the morning and evening rush hours.

However, the timing of the traffic signals on the three north-south streets in this area could be changed without causing problems while giving pedestrians more time to cross. The Harlem River Drive has a light at Dyckman Street and none for 50 blocks until the intersection with 155th Street. Edgecombe Avenue has no traffic lights between 155th and 163rd Streets. Northbound traffic on St. Nicholas Place does not encounter a traffic signal between 150th and 155th Streets. Those blocks can hold many cars without causing backups.

While most of DOT's suggestions are good, some of the DOT's suggestions would increase traffic around 155th Street and St. Nicholas Avenue, where there is a school. We do not need to add additional traffic in that area, which may affect the children and other pedestrians. Changing the timing of the traffic signals on the north-south thoroughfares could allow us to accomplish what we need to accomplish while also protecting pedestrians.



*Assemblyman Farrell takes part in a discussion of the Department of Transportation's plans to make a problem intersection on West 155th Street safer for pedestrians.*



## **Assemblyman HERMAN D. FARRELL, JR.**

***Reports to the People  
of the  
71<sup>st</sup> Assembly District***

July 2014

## ***Have an Enjoyable Summer!***

Dear Neighbor,

With the 2014 Legislative Session now behind us, I will be in the District working with you on problems in the community. Elsewhere in this newsletter you will see pictures of work I have been doing throughout the community during the last few months, including projects I am working on with the Parks Department, the Department of Transportation and the New York Police Department.

I am hosting a Town Hall meeting at Church of the Intercession on Saturday, July 26 from 10 a.m. until 1 p.m. Our featured guest will be Darryl C. Towns, who is Commissioner of New York State Homes and Community Renewal (DHCR). Commissioner Towns will be coming to the District to talk about our problems with affordable housing, bad landlords, vacancy decontrol and legislation I introduced during the 2014 Session to fix some of those problems. Assemblyman Keith Wright, City Council Member Levine, and Deputy Commissioner Richard R. White will also attend, plus others.

I am also working with the Department of Transportation to make a problem intersection on West 155th Street safer for pedestrians. As you may know, it can be difficult for children and older pedestrians to safely cross problem intersections, especially when traffic is heavy. DOT recently released a traffic report recommending changes that could make these areas safer for pedestrians, and the agency is considering suggestions that I and other members of the community have made.

Yours truly,

Herman D. Farrell, Jr.  
Member of Assembly