



**Brooklyn Borough President  
Recommendation**

CITY PLANNING COMMISSION  
22 Reade Street, New York, NY 10007  
FAX # (212) 720-3356

**INSTRUCTIONS**

1. Return this completed form with any attachments to the Calendar Information Office, City Planning Commission, Room 2E at the above address.
2. Send one copy with any attachments to the applicant's representatives as indicated on the Notice of Certification.

APPLICATION # 080447 HAK Hopkinson – Park Place

In the matter of an application submitted by the Department of Housing Preservation and Development pursuant to a) Article 16 of the General Municipal Law of New York State for the designation of property located at 1612 Park Place and 416 Hopkinson Avenue as an Urban Development Action Area and an Urban Development Action Area Project for such area; and b) Section 197-c of the New York City Charter for the disposition of such property to a developer selected by HPD to facilitate development of a residential condominium, tentatively known as Hopkinson/Park Place, with approximately 25 units, to be developed under the Department of Housing Preservation and Development's New Foundations Program.

COMMUNITY DISTRICT NO. 16 BOROUGH OF BROOKLYN

**RECOMMENDATION**

- APPROVE
- APPROVE WITH MODIFICATIONS/CONDITIONS
- DISAPPROVE WITH MODIFICATIONS/CONDITIONS
- DISAPPROVE

**EXPLANATION OF RECOMMENDATION – MODIFICATIONS/CONDITIONS**

The borough president supports projects that increase the supply of affordable housing for residents of Brooklyn. This project will provide affordable homeownership opportunities within the Brownsville community. Eleven of the units will be reserved for families earning approximately \$50,000. In addition to the affordable housing included in the project, the borough president praises the Department of Housing Preservation and Development and the designated developer in their efforts to incorporate energy-efficient building design features into this project.

As Brooklyn's housing stock continues to experience a loss in affordable units, the borough president advocates for the importance of sustaining affordable housing options. The borough president urges the designated developer to embrace his campaign for "Affordable Forever" by establishing resale considerations that result in these housing units being affordable for future generations of Brooklynites. Permanently affordable homeownership housing, also known as 'shared equity,' provides the benefits of building wealth for the

homeowner while assuring that the home remains an affordable housing resource when resold. At the borough president's hearing, the designated developer expressed an interest in pursuing permanent affordability and agreed to further investigate mechanisms to facilitate this concept. The borough president's office agreed to work with the project sponsor to provide access to information as well as those who advocate for permanent affordability.

The borough president urges the project sponsor to commit to the City Council as part of its disposition review, its intent to incorporate resale restrictions that retain the affordability of these units for future generations.

Be it resolved that the Brooklyn Borough President, pursuant to section 197-c of the New York City Charter, recommends the approval of this application by the City Planning Commission and City Council.



BOROUGH PRESIDENT

August 15, 2008

DATE