



**NOTICE OF PUBLIC HEARING  
Proposed Financing**

**NOTICE IS HEREBY GIVEN**, pursuant to the provisions of Section 147(f) of the Internal Revenue Code of 1986, as amended, that the New York City Housing Development Corporation (the “Corporation”) is contemplating the issuance of one or more issues or series of bonds pursuant to plans of financing (the “Bonds”) in an aggregate amount not to exceed \$4,586,657,054 in order to (i) provide a portion of the funds for the financing, refinancing, acquisition, rehabilitation and/or new construction of the residential developments described below (the “Developments”); and (ii) pay related costs including, without limitation, reserve amounts and costs of issuance of the Bonds for the Developments. The Bonds will not constitute a debt or obligation of the City or State of New York. The Corporation will conduct a hearing at **11:30 a.m. on November 16, 2022**, to receive comments from the general public on the proposed financing plans for the Developments and the Bonds. Pursuant to Internal Revenue Service Revenue Procedure 2022-20, such public hearing shall be conducted remotely, through the use of telephone conference.

Interested members of the public are invited to participate, and individuals will have an opportunity to make brief statements by dialing into the teleconference using the toll-free number **1-844-740-1264** and by entering the access code: **2304 418 2648**. The hearing will also be accessible as a free-to-join video conference accessible through the world wide web address: <https://nychdc.webex.com/nychdc/j.php?MTID=m68165a73a60fc3a76acf047e8cd2ea42>, with the meeting number **2304 418 2648** and passcode **Housing2022**. Additional information pertaining to the Developments is listed below.

<b>Project Name<sup>1</sup></b>	<b>Location</b>	<b>Approx. # of Units</b>	<b>Owner</b>	<b>Est. Loan Amount</b>
1001 Whitlock Avenue	1001 Whitlock Avenue; Block 2756, Lot 85; Bronx, NY	265	A single purpose entity to be formed by Stagg Group LLC.	\$110,670,000
112 East Clarke	112 East Clarke Place; Block 2839, Lot 49; Bronx, NY	122	112 Clarke Place LP	\$6,710,000
1380 University Avenue	1380 University Avenue; Block 2534, Lot 8; Bronx, NY	139	WFHA King Boulevard LP	\$7,692,165
14-14 Central Avenue	1414 Central Ave; Block 15536, Lots 12,15,18,22,28; Queens, NY	142	A single purpose entity formed by Mr. Kiumarz Geula.	\$9,230,000
160 Van Cortlandt Park South	160 Van Cortlandt Park South; Block 3271, Lot 150; Bronx, NY	340	A single purpose entity to be formed by TS Communities Holdings, LLC.	\$115,200,000
1601 DeKalb	1601 DeKalb Ave; Block 3237, Lot 23; Brooklyn, NY	128	A single purpose entity to be formed by Camber Property Group and RiseBoro Community Partnership Inc.	\$36,060,000
1727 Amsterdam	1727 Amsterdam Avenue; Block 2060, Lot 1; Manhattan, NY	205	A single purpose entity to be formed by Bowery Residents' Committee, Inc.	\$82,950,000
1921 Atlantic Avenue	1921 Atlantic Avenue; Block 1557; Lots 1-4, 23, 26, 28,31-38; Brooklyn, NY	236	1921 LIHTC LLC	\$16,455,000

<sup>1</sup> Project names disclosed at the time of a public hearing are subject to change.

2069 Bruckner	2069 Bruckner Boulevard; Block 3797, Lot 33; Bronx, NY	344	A single purpose entity to be formed by Azimuth Development Group and Joy Construction.	\$120,000,000
290 East 149th Street	290 East 149th Street; Block 2330, Lot 16; Bronx, NY	163	A single purpose entity to be formed by Vertical Community Development.	\$38,670,000
326 Rockaway	326 Rockaway Avenue; Block 3499, Lot 25; Brooklyn, NY	215	A single purpose entity to be formed by Slate Property Group and RiseBoro Community Partnership.	\$114,000,000
37 Hillside	37 Hillside Avenue; Block 2170, Lot 118; New York, NY	164	A single purpose entity formed by RiseBoro Community Partnership Inc. and Coconut Properties LLC.	\$12,000,000
50 Penn	50 Pennsylvania Avenue; Block 3669, Lots 13, 17, 20, 22, 26 (tbka lot 22); Brooklyn, NY	218	A single purpose entity formed by the principals of Pennrose Properties, LLC.	\$13,750,000
655 Morris Avenue	655 Morris Avenue; Block 2441; Lot 200; Bronx, NY	176	Morris Avenue Apartments LP	\$14,233,958
810 River Avenue	810 River Avenue; Block 2483; Lots 1101,1102,1103,1104; Bronx, NY	134	810 River Partners LLC	\$11,541,922
980 Westchester Avenue	980 Westchester Avenue; Block 2714, Lot 30; Bronx, NY	151	A single purpose entity formed by the DOE Fund and Bolivar Development.	\$9,505,000
Albert Einstein	1925 Eastchester Road, 1935 Eastchester Road, 1945 Eastchester Road; Block 4205; Lots 2, 500; Bronx, NY	471	A single purpose entity formed by Albert Einstein College of Medicine Staff Housing Co Inc	\$38,758,873
Archer Green Apartments	92-23 168th Street; Block 10209; Lot 115; Queens, NY	387	A single purpose entity formed by principals of Omni New York LLC.	\$36,000,000
Atlantic Chestnut Phase 2	254 Euclid Avenue; Block 4143, Lot 2; Brooklyn, NY	436	A single purpose entity to be formed by Phipps Houses.	\$212,500,000
Barrier Free Living Residences	637 East 138th Street, 616 East 139th Street; Block 02551; Lots 40,30; Bronx, NY	121	East 138th Street Owners LLC	\$3,562,253
Beach 21st	1047 Beach 21st Street; Block 15705, Lot 69; Queens, NY	224	A single purpose entity formed by The Community Builders, Inc.	\$15,000,000
Beach Green Dunes III	331 Beach 35th Street ; Block 15825, Lot 7; Queens, NY	146	A single purpose entity to be formed by L+M Development Partners LLC; Bluestone Arverne Associates, LLC; and Edgemere Avenue Development, LLC.	\$62,785,000
Bedford Union Armory	1555 Bedford Avenue; Block 1274; Lot 24; Brooklyn, NY	415	A single purpose entity formed by the principals of BFC Partners	\$22,000,000
Blondell Commons	1340 Blondell Avenue; Block 4134, Lot 1; Bronx, NY	228	A single purpose entity to be formed by Exact Capital Group LLC.	\$71,285,000
Cadman Plaza N Coop	140 Cadman Plaza West; Block 212; Lot 1; Brooklyn, NY	251	A single purpose entity formed by Cadman Plaza North Inc	\$4,617,351

Cadman Tower Coop	101 Clark Street, 10 Clinton Street; Block 232; Lot 1, Block 238; Lot 35; Brooklyn, NY	422	A single purpose entity formed by Cadman Tower Inc.	\$13,743,646
Carnegie Park	220 East 94th Street; Block 1539; Lot 8; New York, NY	92	Carnegie Park Preservation LP	\$25,900,006
Carol Gardens Apart	820-880 Thieriot Avenue, 820-2 Thieriot Avenue; Block 3642; Lot 1; Brooklyn, NY	315	A single purpose entity formed by Carol Gardens Associates and Carol Gardens Preservation LLC.	\$3,720,562
Caton Flats	794 Flatbush Avenue; Block 5063; Lot 58; Brooklyn, NY	255	A single purpose entity formed by the principals of BRP Companies	\$60,620,000
Clinton Broome Apartments	165 Broome Street; Block 341, Lot 158; Brooklyn, NY	232	A single purpose entity formed by the Association of New York Catholic Homes, Inc.	\$9,590,000
Coney Island - Phase I	1905 Surf Avenue; Block 7060, Lots 1, 3-5, 7-9, 14, 16-18, 19, 20, 21, 22, 24, 27, 31, 32, 35, 44-51,147; Brooklyn, NY	446	A single purpose entity formed by L + M Development Partners, Taconic Investment Partners and BFC Partners.	\$15,000,000
Coney Island Phase II	1607 Surf Avenue; Block 78062; Lot 28; Brooklyn, NY	376	Coney Island Associates 2 Moderate L and Coney Island Associates Phase 2 LLC	\$3,165,000
Cooper Park Commons Building 2	125 Maspeth Avenue; Block 2855, Lot 1; Brooklyn, NY	311	A single purpose entity to be formed by The Hudson Companies, Inc. and St. Nicks Alliance.	\$142,320,000
Creston Avenue	2239-41 Creston Avenue, 2323 Creston Avenue, 2333 Creston Avenue; Block 3171; Lot 27; Block 3172; Lots 25,28; Bronx, NY	122	WFHA Creston Avenue LP	\$5,206,382
Ebenezer Plaza 1B	96 New Lots Avenue; Block 3862, Lot 1; Brooklyn, NY	118	A single purpose entity formed by the principals of Brisa Builders Development LLC, Evergreen City LLC, Procida Development Group LLC, and the Church of God East Flatbush.	\$7,670,000
Edgemere Commons	51-19 Beach Channel Drive; Block 15843, Lot 1; Queens, NY	237	A single purpose entity to be formed by TS Communities Holdings, LLC.	\$104,455,000
Enclave on 241st	714 East 241st Street / 4641 Furman Avenue, Bronx, NY 10470; Block 5087, Lot 1; Bronx, NY	251	A single purpose entity to be formed by Enclave Equities.	\$112,730,000
Esplanade Gardens	2569 Seventh Avenue; Block 1744, Lot 1; Block 2016, Lot 50; New York, NY	1872	A single purpose entity formed by Esplanade Gardens Inc.	\$36,106,437
Far Rockaway Village Phase I	1725 Village Lane, 1720 Village Lane; Block 15537; Lot 1; Queens, NY	457	A single purpose entity formed by Phipps Houses.	\$25,800,000
Far Rockaway Village Phase V	16-25 Redfern Avenue, 30-74 Nameoke Avenue, 1626 Village Lane; Block 15537, p/o Lot 1, Lot 65, 71, 100, p/o Lot 60; Queens, NY	385	A single purpose entity to be formed by Phipps Houses.	\$158,385,000
Gateway Elton III	1062 Elton Street, 475 Locke Street; Block 4447; Lots 1,2; Brooklyn, NY	287	Elton Owner III LLC	\$16,656,251
Glenmore Manor	91 Junius Street; Block 3696, Lot 1001; Brooklyn, NY	161	A single purpose entity to be formed by Brisa Builders.	\$96,440,000

Goddard Riverside	711 Amsterdam Avenue; Block 1225; Lot 1; New York, NY	194	A single purpose entity formed by GR Housing Corp.	\$4,125,215
Greenpoint Landing G-2	21 Commercial Street; Block 2472; Lot 60; Brooklyn, NY	93	G LAMP Owner LLC	\$3,883,138
High Hawk Apartments	1776 Boston Road; Block 2991; Lot 5; Bronx, NY	73	High Hawk Owners LLC	\$8,408,869
Hunters Point South F&G	1-15 57th Ave (Site F); 57-28 2nd Street (Site G); Block 6; Lots 20, 30; Queens, NY	1132	A single purpose entity formed by Gotham Organization and Riseboro.	\$33,325,000
Hunters Point South Parcel C – North Tower	52-03 Center Boulevard; Block 6, Lot 60; Queens, NY	800	A single purpose entity formed by TF Cornerstone Inc.	\$125,000,000
Hunters Point South Parcel C – South Tower	52-41 Center Boulevard; Block 6, Lot 165; Queens, NY	394	A single purpose entity formed by TF Cornerstone Inc.	\$59,000,000
Jefferson Tower	700 Columbus Avenue; Block 1225; Lot 29; New York, NY	190	Jefferson Towers Inc.	\$3,180,480
Kingsbridge Arms	2865 Kingsbridge Terrace, 2801 Kingsbridge Terrace; Block 3256; Lots 75,156; Bronx, NY	90	Kingsbridge Court Owners LLC	\$1,879,636
La Central Phase II	625 & 671 Brook Avenue; Block 2361, Lots 26 and 50; Bronx, NY	420	A single purpose entity to be formed by The Hudson Companies, Inc. and BRP Companies, Inc.	\$264,000,000
Linden Plaza	675 Lincoln Avenue; 750-792 Eldert Lane; Block 4271, Lot 005; Block 4271, Lot 40; Brooklyn, NY	1527	A single purpose entity formed by NB Affordable.	\$100,110,000
Linden Terrace Phase I	2858 Linden Boulevard; Block 4496, Lot 29; Brooklyn, NY	235	A single purpose entity formed by Canyon Sterling Emerald, LLC and Radson Development.	\$15,000,000
Marcus Garvey Village	212 West 124th Street; Block 1929, Lot 158; New York, NY	169	A single purpose entity to be formed by Carthage Advisors and Rester Management.	\$77,430,000
MEC 125th Street	2319 Third Avenue; Block 1790; Lots 1,3,5,6,8,41,45,101; New York, NY	404	A single purpose entity formed by the principals of East Harlem MEC Parcel B West LLC.	\$84,000,000
Mott Haven Gateway	261 Walton Avenue; Block 2344, Lot 60; Bronx, NY	195	A single purpose entity to be formed by Knickpoint Ventures LLC and JCAL Development Group.	\$108,000,000
Mount Sharon	2432 University Avenue, 2085 Walton Avenue, 3058 Bailey Street, 3060 Bailey Street; Block 3213; Lot 14 Block 3179; Lot 47 Block 3261; Lots 15,17; Bronx, NY	106	A single purpose entity formed by Fordham-Bedford Housing Corporation.	\$1,233,737
North Cove	375 West 207th Street; Block 2188, Lot 1; New York, NY	609	A single purpose entity to be formed by Joy Construction and Madd Equities.	\$276,000,000

PACT Edenwald	1180, 1186, 1166, 1160 GRENADA PLACE; 3881, 3885, 38861, 38865, 3841, 3845 BAYCHESTER AVENUE; 1981, 1985, 1961, 1965, 1855, 1895 SCHIEFFELIN AVENUE; 1173, 1159, 1161, 1147, 1149, 1137, 1139, 1125, 1127, 1126, 1146, 1189, 1128, 1120 229TH DRIVE NORTH; 1107, 1111, 1135, 1141, 1145, 1151, 1165, 1175, 1195, 1140, 1150 EAST 229TH STREET; 1170, 1135, 1153, 1155, 1130, 1132, 1138, 1154, 1160 229TH DRIVE SOUTH; 4044, 4040, 4056, 4064, 4020, 4024, 4034, 4030, 4000, 4010 LACONIA AVENUE; 1187, 1183, 1169, 1165, 1145, 1151, 1141, 1131, 1135, 1138, 1130 226TH DRIVE; 1155, 1161, 1181, 1175, 1195 EAST 225TH STREET; 1149GAR 229th Drive North; Block 4905, Lot 1; Bronx, NY	2036	A single purpose entity to be formed by CSA Preservation Partners LLC.	\$436,395,000
PACT Fred Samuel	109 West 144th Street, 113 West 144th Street, 117 West 144th Street, 125 West 144th Street, 129 West 144th Street, 133 West 144th Street, 148 West 144th Street, 158 West 144th Street, 162 West 144th Street, 2537 Adam Clayton Powell Jr Boulevard, 2533 Adam Clayton Powell Jr Boulevard, 2529 Adam Clayton Powell Jr Boulevard, 2525 Adam Clayton Powell Jr Boulevard, 2477 Adam Clayton Powell Jr Boulevard, 2473 Adam Clayton Powell Jr Boulevard, 2469 Adam Clayton Powell Jr Boulevard, 2465 Adam Clayton Powell Jr Boulevard, 2461 Adam Clayton Powell Jr Boulevard, 163 West 143rd Street, 159 West 143rd Street, 151 West 143rd Street, 145 West 143rd Street, 143 West 143rd Street, 135 West 143rd Street, 131 West 143rd Street, 649 Malcolm X Boulevard, 645 Malcolm X Boulevard, 129 West 142nd Street, 141 West 142nd Street, 143 West 142nd Street, 145 West 142nd Street, 149 West 142nd Street, 2453 Adam Clayton Powell Jr Boulevard, 2449 Adam Clayton Powell Jr Boulevard, 2441 Adam Clayton Powell Jr Boulevard, 144 West 141st Street, 2409 Adam Clayton Powell Jr Boulevard, 2407 Adam Clayton Powell Jr Boulevard, 116 West 139th Street, 112 West 139th Street, 669 Malcolm X Boulevard; Block 2013, Lots 26, 24, 22, 18, 16, 14; Block 2012, Lots 52, 56, 58; Block 2015, Lots 5; Block 2012, Lots 61, 63, 64, 3, 1, 6, 8, 11, 14, 15, 18, 20; Block 2011, Lots 33, 31, 22, 15, 14, 13, 11, 61, 63, 1; Block 2009, Lots 44, 63, 64; Block 2007, Lots 45, 43, 25; New York, NY	664	A single purpose entity to be formed by Sam City Collaborative, LLC	\$116,920,000

Park Haven	335-349 St. Ann's Avenue; 542-544 East 142nd Street; Block: 2268, Lot 23-30 and 32; Bronx, NY	179	A single purpose entity formed by The Community Builders.	\$11,070,000
Peninsula Phase I	707 Barretto Street; Block 2738 Lot 35; Block 2763 Lot 29, Parts of Lots 1 and 2; Bronx, NY	183	A single purpose entity formed by The Hudson Companies Inc., Gilbane Development Company, and Mutual Housing Association of New York	\$11,895,000
Peninsula Phase II	707 Baretto Street ; Block 2738, Lot 35; Block 2763, Lot 2; Bronx, NY	359	A single purpose entity to be formed by the Hudson Companies and Gilbane Development Company.	\$175,670,000
Plaza Borinquen	465-471 East 137th Street, 477 East 137th Street, 473-477 East 138th Street, 485-491 East 138th Street, 470-476 East 139th Street, 478-484 East 139th Street; Block 2282; Lots 45,75 Block 2283; Lot 40; Bronx, NY	88	Plaza Borinquen 88 Owner II LP	\$7,756,691
Plover Apartments	1175 Gerard Avenue, 108-110 East 176th Street, 2292 Loring Place North, 760 Hunts Point Avenue; Block 2488; Lot 36 Block 2826; Lot 24 Block 3225; Lot 91 Block 2763; Lot 195; Bronx, NY	138	Plover Apartments LLC	\$2,858,256
PRC Monterey	555 East 178th Street, 1717 Vyse Avenue, 1681 Vyse Avenue, 547 East 178th Street, 2005 Monterey Avenue, 2015 Monterey Avenue, 2023 Monterey Avenue, 1665 Vyse Avenue, 1671 Vyse Avenue, 1687 Vyse Avenue, 1693 Vyse Avenue; Block 3061; Lots 22,26,32,34,36 Block 2990; Lots 27,34,37,40,43,50; Bronx, NY	330	2015 Monterey Avenue LLC	\$19,216,873
PRC Tiffany	960 Tiffany Street; Block 2713; Lot 2; Bronx, NY	162	A single purpose entity formed by Property Resources Corporation (PRC).	\$12,075,000
Prospect Plaza Phase I	1765 Prospect Place; Block 1458; Lot 140; Brooklyn, NY	110	Oceanhill LLC	\$2,502,480
Riverbend Coop.	2289 Fifth Avenue, 2301 Fifth Avenue, 2311 Fifth Avenue, 2333 Fifth Avenue; Block 1763; Lot 1, Block 1764; Lot 1, Block 857; Lot 1; New York, NY	626	A single purpose entity formed by Cadman Tower Inc.	\$4,848,014
Riverwalk	460 Main Street; Block 1373; Lot 9; New York, NY	343	A single purpose entity formed by principals of The Related Companies.	\$48,000,000
RNA House	150-160 West 96th Steet; Block 1226; Lot 45; New York, NY	208	RNA House Inc.	\$3,844,420
Scott Tower	3400-10 Paul Avenue, 15 West 205 Street; Block 3251; Lots 420,422,9421; Bronx, NY	352	Scott Tower Housing Co., Inc.	\$6,287,903
Second Farms	1932 Bryant Avenue; Block 3005, Lot 65; Bronx, NY	319	A single purpose entity formed by Second Farms Apartments LLC.	\$15,000,000

Spring Creek 4B-2	129 Gateway Drive; 127 Gateway Drive; 392 Schroeders Avenue; 396 Schroeders Avenue; 398 Schroeders Avenue; 400 Schroeders Avenue; 402 Schroeders Avenue; 389 Schroeders Avenue; 401 Schroeders Avenue; 1123 Lower Ashford; 1121 Lower Ashford; 1119 Lower Ashford; 1117 Lower Ashford; 1115 Lower Ashford; 1113 Lower Ashford; 1111 Lower Ashford; 498 Schroeders Avenue; 500 Schroeders Avenue; 502 Schroeders Avenue; 504 Schroeders Avenue; 516 Schroeders Ave; Block 4452; Lots 155, 156, 157, 158, 159,160,161,225,224,417,418,419,420,423,440,464,465,466,467,468,469; Brooklyn, NY	240	A single purpose entity formed by Monadnock Development LLC.	\$15,000,000
Spring Creek 4C	406-465 Vandalia Avenue; 71-95 Gateway Drive; Block 4452, Lots 110-119, 121, 204-207, 226-234, 236,237, and 249-252; Brooklyn, NY	240	A single purpose entity to be formed by Monadnock Development.	\$87,460,000
Spring Creek Site 26a	890 Erskine Street; Block 4586, p/o Lot 1; Brooklyn, NY	191	A single purpose entity to be formed by Monadnock Development and East Brooklyn Congregations.	\$89,590,000
The Henry Apartments	1676 Broadway; Block 1503; Lots 1001,1002; Brooklyn, NY	134	Broadway Decatur Owners LLC	\$11,627,674
The Watson	1755 Watson Avenue; Block 3751, Lot 1; Bronx, NY	326	1755 Watson Avenue LLC	\$15,000,000
Tri Faith House	1646 First Avenue; Block 1565; Lot 1; New York, NY	148	A single purpose entity formed by Tri Faith House.	\$3,322,444
Van Dyke III	405 Dumont Ave; Block 3777; Lot 2; Brooklyn, NY	180	A single purpose entity formed by Trinity Financial Inc. and Northeast Brooklyn Housing Development Company.	\$11,700,000
Victory Plaza	11 W 118th Street; Block 1717, Lot 28; New York, NY	136	Victory Plaza Owner LLC	\$7,480,000
Washington Square SE	505 Laguardia Place; Block 0524; Lot 1; New York, NY	175	A single purpose entity formed by Washington Square Southeast Apartments, Inc.	\$3,424,621
West 127th Street Residence	302-314 West 127th Street; Block 1953, Lots 36-41; New York, NY	117	CUCS West 127th Street LLC	\$6,895,000
Willets Point Building 1	Block 1833, Lots 141 (full lot), 103 (partial lot), 120 (partial lot) on Roosevelt Avenue and 126th Street; Queens, NY	534	A single purpose entity to be formed by Queens Development Group LLC.	\$253,540,000
Williamsburg Apartments	33 Ten Eyck Street, 37 Ten Eyck Street, 37 Maujer Street, 356 Bedford Avenue; Block 2791; Lots 35,37 Block 2785; Lot 42 Block 2430; Lots 1001,1003; Brooklyn, NY	53	188 Partners LLC	\$2,570,476
Woodstock Terrace	890 Trinity Avenue; Block 2638; Lot 1; Bronx, NY	319	A single purpose entity formed by Woodstock Terrace Mutual Housing.	\$5,511,319
WSFSSH at 108th Street	141-159 West 108th Street; Block 1863; Lots 5, 10, 13; New York, NY	199	West 108th Street, L.P.	\$11,935,000