

**RIDGEWOOD BUSHWICK SENIOR CITIZENS COUNCIL, INC.**

**Kings County**

**Project Name:** 29-31 Bartlett Street  
**Location:** Kings County  
**Number of Units:** 20 Units (2 1-bedroom and 18 2-bedroom)  
**Population Served:** Low and Very Low-Income Families

**Total Project Cost:** \$5,588,212  
**HTF:** \$2,500,000  
**HPD:** \$2,350,000  
**CPC:** \$ 709,212  
**NYSERDA:** \$ 29,000

This project is the substantial rehabilitation of a vacant 5-story building to create 20 units of affordable rental housing. The project will comply with the New York State Energy Research and Development Authority (NYSERDA) Multi-Family Performance program and will integrate energy-saving measures such as high efficiency windows, new HVAC systems, light fixtures and appliances which will result in lowered operating costs.

Funding for this project will be provided by the New York State Housing Trust Fund program (HTF), the New York City Department of Housing Preservation and Development PLP program (HPD), the Community Preservation Corporation (CPC) and NYSERDA.

The development team consists of Ridgewood Bushwick Senior Citizens Council, Inc. as developer, Ridgewood Bushwick Management Corporation as management agent, TMA Contracting as general contractor and PM Architecture as architect. Upon completion, the project will be owned by 29-31 Bartlett Street HDFC.

The gross rents (rent plus utilities) will range from \$864 to \$1447 a month and will be affordable to households with incomes up to 60% of the area median income. Three of the units will be set aside for formerly homeless families. Eight units will receive a Section 8 rental subsidy.

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