



NextGeneration NYCHA:

NextGen Neighborhoods at Wyckoff

November 16, 2015



Why Are We Meeting?

1. Introduction

2. Property Management Presentation

3. Capital Projects Presentation

4. Working Groups

5. Report Outs



Community Rules

- Safe space
- Treat everyone with respect
- Keep an open mind



Safe,
Clean,
and
Connected
Communities



What is Property Management?

- Day-to-day operation of development
- Repairs and Maintenance
- Customer Service

Property Management @ Wyckoff

Elevators

Mailboxes

Exterior Lighting

Pest Management

Waste Management

Layered Access
Doors/Intercoms

Financial Need

New Initiatives and Proposed Solutions

- Real-time Repairs
 - Apartment inspections = simple repairs
 - More complex repairs will be scheduled in real-time
- OPMOM - Optimal Property Management Operating Model
 - Local property managers have more control over planning for the development (ex. – budgets, staffing, etc)
 - GOAL: 7 day repair time for basic maintenance

What is Capital Projects?

- Complete major repairs to preserve public housing
- Provide design and construction guidelines for NYCHA building improvements
- Manage diverse portfolio of projects, including:
 - ❑ Physical Needs Assessment
 - ❑ Roof Replacement
 - ❑ Boiler Replacement
 - ❑ Fire Alarms Systems
 - ❑ Apartment Renovations
 - ❑ Hurricane Sandy Repairs



Capital Projects @ Wyckoff

Exterior Facade Repair

Community Center Rehab



Working Sessions



Report Outs



Learn More About NextGen Neighborhoods

Visit the NextGeneration NYCHA
website at on.nyc.gov/ngn

Email your questions and or comments
to NextGen@nycha.nyc.gov

Please fill out an Exit Survey

