

## PHYSICAL SPACE VISION

We envision a future when residents will have access to safe, clean, green, and activated spaces that promote play and recreation for all ages, offer opportunities for rest and community connection, and reflect and celebrate our diverse cultures and history.

## BUILDING + CAMPUS SECURITY

**PRIORITY ISSUE #1:** Building doors are frequently broken, leaving entrances to buildings unsecured and easily accessed by non-residents. Repairs are slow and costly. Residents & staff have identified a range of drivers, ranging from the cost of replacing lost keys, the inability of residents not on lease to get keys, the poor quality of the doors/locks, the small number of vendors able to replace the doors, trespassers, and lack of transparency and coordination on enforcement for vandalism.

**GOAL #1:** Take proactive measures to reduce door breakage and improve door repair

## Recommended Strategy #1

Increase availability of keys.

POLICY EVENTS	Timeframe	Champion	Agency Wide Action	Community Direct Action	Resources	Milestones	Notes
a Pilot free key access for people on lease at 1 or several buildings that have chronically broken doors		MOCJ with NYCHA support		X	MOCJ can cover the cost of key purchases		Who do we need to engage to pursue a pilot? how could we remove the financial barriers to key access?
b Pilot free key access for people NOT on lease at 1 or several buildings where residents suspect this is the issue		MOCJ with NYCHA support		X	MOCJ can cover the cost of key purchases		

## Recommended Strategy #2

Develop building by building strategy

POLICY EVENTS	Timeframe	Champion	Agency Wide Action	Community Direct Action	Resources	Milestones	Notes
a Identify buildings with the most chronic breakages		MOCJ with NYCHA		X	NYCHA data, resident networks		
b Work with residents to develop strategy for each building (key, cameras, campaign)		MOCJ with NYCHA		X			

## Recommended Strategy #3

Improve system for filing a work order so that there is greater efficiency and transparency.

POLICY EVENTS	Timeframe	Champion	Agency Wide Action	Community Direct Action	Resources	Milestones	Notes
a		NYCHA			NYCHA Plan for Transformation		Find out more about pilot at Astoria Houses

## Recommended Strategy #4

Change the way NYCHA contractors are selected.

POLICY EVENTS	Timeframe	Champion	Agency Wide Action	Community Direct Action	Resources	Milestones	Notes
a Diversify the network of potential contractors to increase the number of respondents and to ensure that racial equity is incorporated into NYCHA's contracting and services.					NYCHA Plan for Transformation		
b Redesign the contractor selection process to incorporate resident-centered decision making into the process through a community ranking system							
c Create a publicly accessible projects tracker to increase transparency around the contracting process							
d Change the Federal policy of having to select the lowest bid	Long (beyond 2022)						



<b>Recommended Strategy #5</b>							
Develop system to replace doors quickly							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							Learn more about the pilot at 2 NYCHA sites to replace doors with a faster turnaround time
<b>Recommended Strategy #6</b>							
Specify doors made out of durable materials							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							
<b>Recommended Strategy #7</b>							
Enhance functionality of intercoms							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							
<b>Recommended Strategy #8</b>							
Advocate for increased Capital Funding							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							

## BUILDING + CAMPUS SECURITY

**PRIORITY ISSUE #2:** Construction scaffolding and fencing is a common feature of NYCHA developments due to active projects and Local Law 11 requirements. Unfortunately this scaffolding and fencing often creates unsafe conditions on the ground, including dark passages, blind turns, blocked cameras, and zones where residents feel they will be ambushed. Although lighting has been upgraded at MAP sites, some areas are still too dark for safe passage at night.

**GOAL #2:** Develop rapid responses to construction and other unsafe conditions

<b>Recommended Strategy #1</b>							
Develop walkthrough protocol after construction starts with NYCHA, contractors, NYPD and residents							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a	Develop checklist of issues (camera blockage, low lighting, blind turns)						Who do we need to engage to pursue a pilot? how could we remove the financial barriers to success?
b	Work with NYCHA to develop response						
<b>Recommended Strategy #2</b>							
Develop rapid response kit to improve safety of construction sites and dark passages							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a	Identify tactical tools that could help address lighting and visibility issues						
b	Identify what's possible/affordable/fast						
<b>Recommended Strategy #3</b>							
Advocate for change to Local Law 11 (which requires scaffolding to be put up w/o providing funding to improve conditions)							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							
<b>Recommended Strategy #4</b>							
Pilot new approaches to improve lighting on NYCHA developments and surrounding communities (like Van Dyke & Brownsville)							
<b>POLICY EVENTS</b>	<b>Timeframe</b>	<b>Champion</b>	<b>Agency Wide Action</b>	<b>Community Direct Action</b>	<b>Resources</b>	<b>Milestones</b>	<b>Notes</b>
a							

GOAL 1: Take proactive measures to reduce door breakage and improve door repair

Yellow stickies are the RECOMMENDED STRATEGIES generated.

High Impact

Low Impact

High Effort

Challenging

Discard

Low Effort

Possible

Implement

Increase availability of keys.

Develop system to replace doors quickly

Improve system for filing a work order so that there is greater efficiency and transparency.

Enhance functionality of intercoms

Change the way NYCHA contractors are selected.

Develop building by building strategy

Master key held by NYCHA for special entry (like FDNY)

Advocate for increased Capital Funding

Specify doors made out of durable materials

Take the yellow stickies and put them in the quadrants. Any that end up in the Discard box don't need group analysis. Prioritize any that end up in Implement. If time allows, select 1 from possible, 1 from challenging.



GOAL 2: Develop rapid responses to construction and other unsafe conditions

Yellow stickies are the RECOMMENDED STRATEGIES generated.

High Impact

Low Impact

**Better direct oversight of work**

**More lighting opportunities behind buildings**

Advocate for change to Local Law 11 (which requires scaffolding to be put up w/o providing funding to improve conditions)

**Addressing indoor lighting (in stairs)**

High Effort

Low Effort

Develop walkthrough protocol after construction starts with NYCHA, contractors, NYPD and residents

Challenging

**Pilot new approaches to improve lighting on NYCHA developments and surrounding communities (like Van Dyke & Brownsville)**

Discard

Possible

**Develop rapid response kit to improve safety of construction sites and dark passages**

Implement

Take the yellow stickies and put them in the quadrants. Any that end up in the Discard box don't need group analysis. Prioritize any that end up in Implement. If time allows, select 1 from possible, 1 from challenging.

# BUILDING + CAMPUS SECURITY

Take proactive measures to reduce door breakage and improve door repair

## COMMUNITY

## AGENCY

### POLICY EVENTS

### ACCOUNTABILITY

### RESOURCES

### POLICY EVENTS

### ACCOUNTABILITY

### RESOURCES

Pilot free key access for people on lease at 1 or several buildings that have chronically broken doors

From NYCHA - Operations within Safety & Security. NYCHA Capital, Property Managers, HUD

Coordination between departments. From Capital, funding is needed. Currently piloting systems to find effective ways to triage this issue

### RECOMMENDED STRATEGY

Develop more flexible policy to address key loss or access of residents not on lease

**NYCHA**

**Approval from the top**

Pilot free key access for people NOT on lease at 1 or several buildings where residents suspect this is the issue

**MOCJ  
w/NSTAT  
Teams**

**More funding + coordination to get keys to proper residents**

**RECOMMENDED STRATEGY: Increase availability of keys.**

**Flexibility for PM to work with residents to meet needs**

**Need to include Public Housing team who oversee key access**

# BUILDING + CAMPUS SECURITY

Take proactive measures to reduce door breakage and improve door repair

## COMMUNITY

## AGENCY

POLICY EVENTS

ACCOUNTABILITY

RESOURCES

POLICY EVENTS

ACCOUNTABILITY

RESOURCES

Identify buildings with the most chronic breakages

Who is accountable / responsible for making sure progress is made?

What resources are needed?

RECOMMENDED STRATEGY

RECOMMENDED STRATEGY: Develop building by building strategy

POLICY EVENT

Who is accountable / responsible for making sure progress is made?

What resources are needed?

Work with residents to develop strategy for each building (key, cameras, campaign)

Who is accountable / responsible for making sure progress is made?

What resources are needed?

POLICY EVENT

Who is accountable / responsible for making sure progress is made?

What resources are needed?



# BUILDING + CAMPUS SECURITY

Take proactive measures to reduce door breakage and improve door repair

## COMMUNITY

## AGENCY

POLICY EVENTS

ACCOUNTABILITY

RESOURCES

POLICY EVENTS

ACCOUNTABILITY

RESOURCES

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY:** Improve  
system for filing a  
work order so that  
there is greater  
efficiency and  
transparency.

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

**POLICY  
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# BUILDING + CAMPUS SECURITY

Take proactive measures to reduce door breakage and improve door repair

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## AGENCY

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POLICY EVENTS

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RESOURCES

**POLICY  
EVENT**

**Who is  
accountable /  
responsible  
for making  
sure progress  
is made?**

**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY: Change  
the way NYCHA  
contractors are  
selected.**

Diversify the network of potential contractors to increase the number of respondents and to ensure that racial equity is incorporated into NYCHA's contracting and services.

Redesign the contractor selection process to incorporate resident-centered decision making into the process through a community ranking system

Create a publicly accessible projects tracker to increase transparency around the contracting process

Change the Federal policy of having to select the lowest bid

**Who is  
accountable /  
responsible  
for making  
sure progress  
is made?**

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is made?**

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**Who is  
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responsible  
for making  
sure progress  
is made?**

**What  
resources  
are  
needed?**

**What  
resources  
are  
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**What  
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Not all slides will be filled out. Only fill out the ones determined by quadrant on Slide 3.



# BUILDING + CAMPUS SECURITY

Take proactive measures to reduce door breakage and improve door repair

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EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY: Develop  
system to replace  
doors quickly**

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

**POLICY  
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Who is  
accountable /  
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# BUILDING + CAMPUS SECURITY

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ACCOUNTABILITY

RESOURCES

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY: Specify  
doors made out of  
durable materials**

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

**POLICY  
EVENT**

Who is  
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**What  
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RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY: Enhance  
functionality of  
intercoms**

**Connect  
Intercom to  
resident cell  
phones  
(building off  
pilot system)**

**NYCHA  
working  
on pilot**

Electronic  
infrastructure.  
Connection to  
NYCHA network  
(cybersecurity)

**POLICY  
EVENT**

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

**Broader  
inter-agency  
coordination  
around  
intercom  
issues**

NYCHA/NYPD/DHS/DSS

Communication  
Coordination

# BUILDING + CAMPUS SECURITY

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Who is  
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sure progress  
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**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY:  
Advocate for  
increased Capital  
Funding**

**POLICY  
EVENT**

Who is  
accountable /  
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sure progress  
is made?

**What  
resources  
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# BUILDING + CAMPUS SECURITY

Develop rapid responses to construction and other unsafe conditions

## COMMUNITY

## AGENCY

### POLICY EVENTS

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### POLICY EVENTS

### ACCOUNTABILITY

### RESOURCES

Develop checklist of issues (camera blockage, low lighting, blind turns)

Who is accountable / responsible for making sure progress is made?

What resources are needed?

### RECOMMENDED STRATEGY

RECOMMENDED STRATEGY: Develop walkthrough protocol after construction starts with NYCHA, contractors, NYPD and residents

**POLICY EVENT**

Who is accountable / responsible for making sure progress is made?

What resources are needed?

Work with NYCHA to develop response

Who is accountable / responsible for making sure progress is made?

What resources are needed?

**POLICY EVENT**

Who is accountable / responsible for making sure progress is made?

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# BUILDING + CAMPUS SECURITY

## COMMUNITY

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Who is  
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**What  
resources  
are  
needed?**

RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY: Develop  
rapid response kit to  
improve safety of  
construction sites  
and dark passages**

Identify tactical  
tools that could help  
address lighting and  
visibility issues

Who is  
accountable /  
responsible  
for making  
sure progress  
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**What  
resources  
are  
needed?**

**QR code  
explaining  
the status  
of work**

**NYCHA/PM  
Office**

Commitment from  
Subcontractor(Constr  
uction) to create QR  
code. Technology  
access for residents

Identify  
what's  
possible/  
affordable/  
fast

Who is  
accountable /  
responsible  
for making  
sure progress  
is made?

**What  
resources  
are  
needed?**

Site walks and rapid  
response  
techniques can be  
included in the  
contract for the  
sidewalk sheds

**NYCHA**

but if there is  
not funding to  
do the actual  
work, then  
they will stay  
up.



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RECOMMENDED STRATEGY

**RECOMMENDED  
STRATEGY:**  
Advocate for  
change to Local Law  
11 (which requires  
scaffolding to be  
put up w/o  
providing funding to  
improve conditions)

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RECOMMENDED STRATEGY

RECOMMENDED  
STRATEGY: Pilot new  
approaches to  
improve lighting on  
NYCHA developments  
and surrounding  
communities (like Van  
Dyke & Brownsville)

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