



THE CITY OF NEW YORK
OFFICE OF THE MAYOR
NEW YORK, N.Y. 10007

ROBERT C. LIEBER
DEPUTY MAYOR FOR ECONOMIC DEVELOPMENT

January 5, 2009

Mr. Andrew Hoffman
Hoffman Management
300 West 55th Street, Suite 2S
New York, New York 10019

Dear Mr. Hoffman:

Thank you for your letter of October 27, 2008 to Mayor Bloomberg regarding the former P.S. 64. While this building has had a contentious history since it was purchased by the present ownership, we are encouraged by the positive and constructive direction the project appears to be moving in and hope that it continues.

You specifically propose the existing building to be used as a dormitory serving an institution of higher education. We agree that higher education is an important economic engine for our economy, and that dormitories may help educational institutions attract students to our City. As a matter of policy we do not opine on the potential value of a specific proposed dormitory. As you know the building is a New York City landmark. As such any plans for the development or alteration of the site must first be approved by the New York City Landmarks Preservation Commission (Landmarks) before the Department of Buildings (DOB) can issue a permit for any work at the site. We note that you have already had initial discussion with Landmarks about the legally required process of seeking approval from it for the development of the site, which should expedite the rapid re-use of the former school as part of the City's educational complex.

We agree that this building is eligible to be converted to a dormitory use, subject to submission of adequate proof of a nexus between the dormitory and one or more qualified educational institutions. Upon submission of proof to DOB of such nexus with an educational institution, the building would qualify for a permit authorizing the construction of a community facility dormitory.

Sincerely,

A handwritten signature in cursive script, appearing to read "Robert C. Lieber".

