



Christopher Marte

紐約市市議員馬泰 Council Member, District 1

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65 East Broadway
New York, NY 10002

March 30, 2023

Conway Capital
162 Montague Street, 2nd Floor
Brooklyn, NY 11201

Subject: 111 Mott Street

To Conway Capital,

I write to you with demands related to the ongoing situation at 111 Mott Street. On March 1, 2023, the Department of Buildings (DOB) issued a full vacate order on this property following reports of defective masonry, detached facade elements, and a severely corroded fire escape. On March 14, 2023, the DOB partially rescinded the vacate order to allow residents of non-north-facing units to retrieve all personal belongings, and amended this vacate order again on March 21, 2023, to allow all residents to retrieve their belongings.

Since March 1, my office has been in close communication with many displaced residents of 111 Mott Street to assist with alternative housing options, additional support and resources, and to ensure that they can return to their homes as quickly as possible. It has come to my attention that issues of harassment and negligence on the part of ownership and management have been ongoing before and since the vacate order was issued. I have been notified of harassment toward residents by management, a severe lack of communication, open threats of eviction, handling of personal items without residents' consent, and a burglary at 111 Mott Street since the vacate order was issued.

It is unacceptable during a crisis such as this one that ownership and management would act in any way other than to accommodate displaced residents and to ensure that any necessary repair work happens as quickly as possible. Based on the current situation and what I know these residents are legally entitled to, I demand the following:

1. All residents must be granted ample time to successfully remove all belongings from the site to the extent they are willing and able to, with full access to their own units as well as any units where their belongings might have been moved to;
2. The site must be fully secured to prevent any further burglary or other potential damages;

3. Management must fully comply with any requirements of the police as residents report stolen items;
4. Management must communicate continuously and promptly to all residents any and all new information as it relates to 111 Mott Street;
5. Management must continuously and promptly respond to any inquiries by residents;
6. Once all residents have successfully retrieved their belongings, any necessary repairs or other work must happen as quickly as possible in order to allow residents to return to their homes; and
7. Ownership and management must commit to housing all residents who were displaced in their original units until the end of their existing lease agreements, at which point they must offer lease renewal if required by law.

I will continue to work closely with residents and relevant agencies until this issue is resolved and all residents are back home. If you have any questions, and to confirm agreement with these demands, please reach out to Conor Allerton in my office at callerton@council.nyc.gov.

Sincerely,

A handwritten signature in black ink, appearing to read 'Christopher Marte', with a stylized flourish extending to the right.

Christopher Marte
New York City Council Member