



NEW YORK STATE SENATOR

Malcolm Smith

Queens Pier To Be Purchased

MALCOLM A. SMITH August 7, 2008

Governor signs measure allowing Beach 84th Street Pier to be sold to longtime residents

(Albany, NY) – Governor David Paterson signed into law today a measure (S. 8289-A/ A. 11222-A) sponsored by Senate Democratic Leader Malcolm A. Smith (D-St. Albans) and Assemblywoman Audrey Pheffer (D-Far Rockaway) allowing the City of New York to sell the Beach 84th Street Pier to the residents living there.

"This decision to allow the residents to purchase these properties was the right decision," said Governor Paterson. "Home ownership stabilizes neighborhoods and allows families to build equity for the future. I thank Senator Smith and Assemblywoman Pheffer and their colleagues in the Legislature for their hard work on behalf of the residents of Queens."

"With the signing of this bill, Governor Paterson makes it possible for the homeowners on the Beach 84th Street Pier to end decades of uncertainty with repairs and ownership rights," said Senator Smith. "The pier is in disrepair and the bungalows have been there for almost 100 years. It appears to be in everyone's best interest to sell the property at the appraised value to the residents so they can legally fix up their property. The City of New York is still responsible for repairs on the pier and after many decades of indecision, the residents have a right to know that their home is theirs."

The 17 homes on the pier, which juts out into the Atlantic Ocean, have had the same immigrant families living there for many generations. The property was originally owned by the State and decades ago the State transferred ownership to the City.

An independent appraisal will be conducted in the coming months. Then a price for the property will be determined. If the City sells the property for less than the appraised fair market value, the city would have to commit the difference to other waterfront improvements in Queens.

Assemblywoman Pheffer said: "Home ownership is the backbone of a growing and vital community. This legislation allows the longtime residents of the area ownership of their property. I was most proud to have negotiated the mandate requiring the NYC Department of Parks provide funding equal to the assessed value of the property to remediate property in the borough of Queens."

The Department of Citywide Administrative Services is now the authorized agency to conduct the process from this point forward.