



News from STATE SENATOR

# *Martin Malave Dilan*

NEW YORK STATE SENATE • 18TH DISTRICT

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REPRESENTING THE COMMUNITIES OF BUSHWICK, BROWNSVILLE, CITY-LINE,  
CYPRESS HILLS, EAST NEW YORK, GREENPOINT & WILLIAMSBURG

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Contact: (Dilan) Graham S. Parker | [gparker@nysenate.gov](mailto:gparker@nysenate.gov) | (518) 45-2177 / (718) 573-1726  
(NYCLT) Zefrey Throwell | [zefrey@gmail.com](mailto:zefrey@gmail.com) | (718) 249-3309

## **Statement from Ximena Garnica New York City Loft Tenant**

(Harlem, N.Y.) – "Today we have a performance at a Community Garden in Harlem that is why we are not here. We have been in our live-work home for 22 years. We pay rent. We are active members of our community. Our home is not just our home is our workspace and it is an incubator for many artists in New York City. We tour internationally representing the United States of America, we teach at universities and share our work locally in galleries, theaters, museums, and in public and community spaces around the City.

"We run a small business from our loft. Our arts organization serves 4,000 New Yorker's per year and contributes to the cultural and an economic fabric of New York City and of the country. We wouldn't be able to do the work we do if we did not have access to our live-work home. Creating what we do in an apartment will be impossible, if we had to pay for both an apartment and a commercial space it will be cost prohibited.

"If bill S6828 does not pass in the next hours of this session, Shige Moriya and I will lose our homes and our jobs. The livelihood of many other artists like us depends on their live-work spaces. Our case is a perfect example of a law that was weakened with exclusionary language in 2010. Our coverage is in jeopardy because lawyers, boards, and judges are trying to interpret what it means to have a window "facing to a street." We have windows, I poke my head and if I reach outside I can even touch the sidewalk, and yet we have had to spend several thousand in legal fees to prove our windows are windows. We have to spend so much in legal fees just because we want to make our home safe, to legalize its live-work status. And now we are faced with eviction, even though for 22 years it has been our live-work home.

"I urge Majority Leader Flanagan in the Senate, Speaker Hestie in the Assembly, bill sponsors in the Senate led by Senator Dilan and bill sponsors in the Assembly lead by Assemblymember Glick this is a loud call from the creative entrepreneurs and artistic community of New York City please PASS the Loft law Clean Up Bill THIS season. Don't leave us homeless don't leave us jobless. Thank you all. Ximena Garnica."

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