

Stuyvesant Town–Peter Cooper Village Tenants Association Questionnaire for State Senate Candidates 2022

Thank you for participating in the Stuyvesant Town–Peter Cooper Village Tenants Association’s meet and greet event. We know you heard from residents who attended about the issues topmost on their minds. To inform our neighbors who weren’t unable to attend, we’ve put together this questionnaire.

Email *

themikecorbett@gmail.com

Candidate name *

Mike Corbett

Do you rent or own where you live? *

Rent

Own

How well do you know the Manhattan part of the new district? *

I have lived in the Manhattan part of the new district my entire life, in the same rent-stabilized apartment in Murray Hill. I attended local public schools, graduating from P.S. 40 and M.S. 104, and played in the Peter Stuyvesant Little League. I have had a connection to Stuyvesant Town/Peter Cooper Village virtually my whole life, going back to elementary school and little league. I could walk the entirety of the Manhattan part of the district and tell you a different story for each block and every corner. I firmly believe that having someone with a historical perspective of the district is best suited to represent us in Albany. In addition, I maintain excellent working relationships with Council Member Powers and Assembly Member Epstein, both of whom I talk to on a regular basis. In fact, I have known the Council Member for 15 years dating back to our days in Manhattan Young Democrats.

Who has endorsed you? *

Congress Member Carolyn Maloney, Manhattan Democratic Leader Keith LT Wright, Gramercy Stuyvesant Independent Democrats, Samuel J. Tilden Democratic Club, Eleanor Roosevelt Democratic Club, Stonewall Democrats NYC, The Lesbian and Gay Democratic Club of Queens, Teamsters Local 814

The STPCV Tenants Association has long enjoyed close and good relations with its elected representatives, allowing us to seek and gain their support on the many issues that confront our community. *

Will you appoint a dedicated liaison for Manhattan?

Yes

No

Other:

Will you have a Manhattan office?

Yes

No

Maybe

HOUSING AND RENT REGULATIONS

The Housing Stability and Tenant Protection Act of 2019 was a game changer, but it didn't go far enough, and free market tenants are still vulnerable.

How do you think HSTPA could be strengthened for all types of tenants?

The immediate way we can strengthen protections for tenants is to pass Good Cause Eviction. The HSTPA provided historic protections on rent increases, but it left a gap in terms of removing someone who is still unable to pay it. Now, many renters have been out of work as a result of the pandemic, unable to pay their rent. Current laws still give landlords too much power in removing people from their homes. As a rent-stabilized tenant myself, I am strongly in favor of this. Additionally, we must make sure that the cost of upgrading buildings is not passed onto tenants, which I will get into for the next answer.

What loopholes do you think should be closed?

Two loopholes I think should be closed involve Major Capital Improvements (MCI) and Individual Apartment Improvements (IAI). I know there is an ongoing lawsuit that was filed by STPCV TA on these very issues (and I support that effort). In addition, there are two active bills that I would strongly support: S3693/A6322, which would eliminate landlords' ability to pass the cost of MCIs onto renters, and S3770/A6465, which prevents landlords from making IAIs that would cause the rent to increase past the \$5000 deregulation threshold. The HSTPA took a major step by capping the increase on MCIs, but I believe we must completely eliminate them. Lastly, HSTPA did not fully eliminate preferential rent, which I believe is one of the biggest scams in housing. The Act merely ensured the landlords cannot raise the rent upon a tenant's lease renewal, but left them with the power to increase it once a tenant vacates the unit (under certain conditions). This means thousands of units can be tipped toward deregulation whenever someone moves.

What is your position on the good cause eviction legislation proposed last session? *

- Support
- Against
- Needs to be modified

In 2020 the STPCV TA brought a lawsuit (still pending) against our owner, Blackstone, per a provision of HSTPA, to prevent thousands of our apartments from being deregulated due to the expiration of a J51 tax benefit. Following the *Roberts v. Tishman Speyer* class action suit, these illegally deregulated apartments were re-regulated but at high rents. *

Are you familiar with this lawsuit?

- Yes
- No
- Somewhat

Do you support our position? *

- Yes
- No
- Need more info

The STPCV TA is bringing legal action against state agency HCR (Homes and Community Renewal) regarding the Reasonable Cost Schedule for MCIs* and IAIs,** which we think has set costs too high and was not properly devised in accordance with the terms of HSTPA. *

Are you familiar with the RCS?

*Major Capital Improvements **Individual Apartment Improvements

Yes

No

Do you support our position? *

Yes

No

Need more info

What plans do you have or what actions or legislation would you support to maintain affordability in STPCV and the rest of the state? *

As a lifelong rent-stabilized tenant, I believe I have a unique perspective on how we can fix tenant protections in New York City. As I wrote above, preferential rent is a good place to start. As State Senator, I would explore eliminating the system altogether because it fosters too much volatility around affordable units. It should be replaced with a program that permanently keeps rents at a lower rate, not subject to vacancies.

New York State also has an opportunity to reform its patchwork system of tax abatements that landlords exploit given that several have since expired. The J-51 program is a good example of a program gone bad. This was meant to incentivize landlords to upgrade buildings without the cost passed onto tenants, yet we saw how an owner abused that at STPCV. Especially with the goals of Local Law 97 approaching their deadlines, I want to create a system such as PACE financing at the state level. This or another incentive must ensure that buildings become greener, and thus cheaper to operate in the long term, but do so without forcing middle-class families to shoulder the financial burden.

Affordability is also in such a crisis because we are significantly low on our housing stock. The first thing I want to do is replace the 421a tax abatement, which has been a 1970s solution that cannot solve a 2020s problem. Instead, we must find a new incentive system to develop housing for low- and middle-income New Yorkers, with specialized housing for seniors, veterans, and those experiencing homelessness. Part of this must also include finally converting vacant office buildings in Midtown into actually affordable housing. This has the potential to create hundreds of units – if not thousands. That in turn will take the pressure off of Manhattan rents, which earlier this summer hit a shocking average of \$5,000 per month.

Our owner, Blackstone, has warehoused lower-rent *unrenovated* apartments for years and was financially able to withstand keeping high-rent *renovated* apartments vacant during Covid. This allowed them to return the renovated apartments to the market at substantially higher preferential rents, undermining the affordability of our community.

*

What is your position on apartment warehousing?

- Opposed
- In favor
- Need more info

Legislation at the state and city level is being worked on to curb apartment warehousing, which contributes to the housing shortage.

*

Would you be willing to support such legislation?

- Yes
- No
- Need more info

CRIME AND RESIDENT SAFETY

There is a perception that the recently enacted bail reform has resulted in offenders being released only to commit further offenses.

What is your position on the recent law? Do you have any changes to recommend? *

The bail reform passed by the legislature in 2019 was poorly executed because there was a lack of appropriate funding. Without the appropriate post-incarceration social services, professional development opportunities, and a lack of well-funded mental health services, bail reform became an unfunded mandate. Returning some judicial discretion in the FY 2023 budget was a sad concession in response to public outcries on recent crime spikes that had no correlation to bail reform. I will stand against a full rolling back of bail reform that would only see an increase in pre-trial incarceration and seek to fix the aforementioned judicial discretion provisions.

What actions would you take and what programs and services would you support for mental health treatment, substance abuse treatment, and homelessness? *

"Wraparound Services" is the phrase I have most commonly used in this campaign. That is because we are not funding these programs anywhere near the level we need to be. This includes greater training for our police to identify when individuals have an underlying disability or mental health issue that can be serviced by an on-call Licensed Social Worker or Mental Health Professional.

In regards to substance abuse, funding should be dedicated to full-service programs, such as Reality House in western Queens, which offers both inpatient and outpatient tracks. The road to recovery becomes a bit easier when you have counseling, job placement and training, and other auxiliary services available. New York State also has an underutilized tool in the Office of Addiction Services and Supports. I'd like to expand its budget to take a more proactive approach in preventing people from falling into the cycle of substance abuse.

A similar approach is needed to serve the homeless population. One of the main reasons people choose to sleep on the street rather than in a shelter is because the conditions are more preferable. We need to make sure shelters are more than just a bed and a roof, that they are a welcoming place where people can come for food, mental health services, job training and placement, and other services. In addition, we need more affordable housing units. There are many people who either sleep on the street or in a shelter because they simply cannot afford "affordable" housing.

A good model we can follow is the 2019 City Council bill that requires large projects receiving public financing to set aside 15% of their units for people experiencing homelessness. This is a major step toward securing permanent, safe housing for these New Yorkers.

Will you commit to sufficient funding for new and existing elementary and secondary schools, including libraries and mental health? *

Yes

No

Other:

CUNY used to be essentially free. Will you commit to making CUNY financially accessible again to those with the least means? *

Yes

No

Other:

Will you commit to funding additional faculty for SUNY and CUNY?

Yes

No

Maybe

SMALL BUSINESSES

The loss of small businesses, which give a neighborhood its individual character, is of concern. The Small Business Jobs Survival Act has languished in the City Council for years.

Are you in favor of some form of commercial rent regulation? *

- Yes
- No
- Maybe

What else do you propose to keep small businesses viable? *

The pandemic has been especially tough on small business owners. We need to ensure that every resource is available for these entrepreneurs to succeed. One way we can help is to provide information and resources for small business owners in every language to update the regulations and provide support. In addition, we need to make the state grant and loan programs more accessible by cutting red tape to get the money to those in need. As mentioned above, we also need to provide commercial rent support to help business owners and landlords remain whole and prevent businesses from relocating due to missing or back rent.

ENVIRONMENTAL CONCERNS

With the support of residents and our elected representatives at all levels, we recently stopped a fossil fuel combined heat and power plant on the property from being put into operation and stopped the construction of a second, larger plant. According to city data, we have some of the worst air in the city, and health outcomes in the area south of 14th Street are bad.

What forms of clean energy do you support? *

The short answer: all of them. Clean energy is vital to the success of the historic Climate Leadership and Community Protection Act (CLCPA), which commits New York State to a zero-emissions electric grid by 2040. I will use the State Senate's oversight power to ensure the New York Power Authority and other state agencies live up to this promise by fostering truly renewable energy in New York. An example of this investment is Renewable Ravenswood, a project by Rise Light and Power in the Queens part of Senate District 59. This converts one of the most notorious fossil fuel-burning power plants in the city into a renewable energy storage hub. The proposal will integrate many clean energy sources, including offshore wind and upstate wind and solar, directly into New York City's electric grid.

Another untapped source of clean energy is geothermal. This is highly efficient and clean technology that has been available for decades but remains largely underutilized in New York City. These systems can help replace fuel oil and natural gas to transform how the city heats and cools its one million buildings. According to the Environmental Protection Agency, geothermal systems are about 48 percent more efficient than gas furnaces and 75 percent more efficient than oil furnaces. The U.S. Energy Department says consumers can cut their energy bills by up to 65 percent when compared to traditional heating and cooling systems. We already have a model for geothermal's success in Manhattan at St. Patrick's Cathedral. In the early years of adopting the technology, the Archdiocese estimates it has saved nearly 220 barrels of oil from being burned at the church.

What would you recommend to improve our air quality? *

Lowering carbon emissions is one key to improving air quality. This was the motivation behind what eventually became Local Law 97. I worked on this bill directly with my then-boss Costa Constantinides, who was Chair of the City Council Environmental Protection Committee. We found the worst polluters are office buildings of over 25,000 sq.ft., which are 1 percent of the city's buildings but account for 30 percent of the city's carbon emissions. Through this legislation, we enacted the largest carbon emissions reduction of any major city in history. It would be my duty as a State Senator to ensure the benchmarks are being met and Local Law 97 comes to fruition by 2030.

We also need to close the out-of-date fossil fuel burning plants, especially those in environmental justice communities. This is not just an environmental issue, but a moral one as well. In these areas, asthma hospitalizations at five times the national average and at rates 21 times higher than other NYC neighborhoods. That's because the State used scare tactics over 20 years ago to force high-polluting power plants into Black and Brown neighborhoods against the community's will.

Last, we need to limit the amount of for-hire vehicles on the road. There are now some 80,000 of these active New York City, largely because commuters don't trust our transit system. As State Senator, I will have oversight of the MTA to ensure subways and buses are reliable. I think we would all rather a city with more MetroCard swipes and less usage of the Lyft app.

CONGESTION PRICING

Manhattanites living below 60th Street would be taxed by congestion pricing, while those living above 60th Street, even in high-income neighborhoods would not.

What is your position on congestion pricing? *

- In favor
- Against
- With exemptions

SCRIE/DRIE

Do you favor raising the cap on SCRIE/DRIE? *

- Yes
- No
- Maybe

CAMPAIGN FINANCING

As tenants of the largest real estate owner in the world (and still expanding) and since the property has always been owned by large corporate interests, we are especially alert to the presence of real estate money in any campaign, in whatever guise it is donated.

Are you accepting contributions from real estate interests, e.g., PACs, super PACs, REBNY, RSA, and independent expenditures? *

- Yes
- No

Has your campaign accepted contributions from Airbnb or other short-term rental platforms? *

- Yes
- No
- Don't know

Are you accepting contributions from private energy developers, investor-owned utilities, or fossil fuel executives? *

- Yes
- No
- Don't know

Please explain any yes answer.

FINAL QUESTION

Please list any other issues that are of particular importance to you.

An issue of great importance to me is workers' rights. As a third-generation Teamster, I believe that workers have the right to form or join a union, and should be allowed to do so free of harassment and retaliation from their employer. Today, I am inspired by all the unions organizing at places like Starbucks in Astoria and Williamsburg and Trader Joe's in Kips Bay/Murray Hill. However, workers have been dismissed for leading the unionization efforts, and I want to make sure that does not happen again. I also have plans to increase Career and Technical Education programs in high schools, which provide students hands-on lessons in trade fields yet have not always translated into long-term careers.

However, the most important thing I can do as your State Senator is listen to my constituents. For all the great plans I have to improve our community, the best idea is one I have not heard, and will come from one of you. So if I am not actively seeking your input, I am not doing my job. If you take away one thing from this, know that I will always listen.

Please do not hesitate to reach out. My email is corbett@mikecorbett.nyc, and that comes directly to me. And for more info on my plans, visit my website at www.mikecorbett.nyc.

Thank you for responding to our questionnaire. We look forward to working productively with our next state senator.

This form was created inside of Stuyvesant Town-Peter Cooper Village Tenants Association.

Google Forms

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Email *

info@elizabethcrowley.com

Candidate name *

Elizabeth Crowley

Do you rent or own where you live? *

Rent

Own

How well do you know the Manhattan part of the new district? *

Very well. I worked in the district before getting elected to the NYC Council, and even the years when I served as a Council Member, I was chair of the Fire, Emergency Management, and Criminal Justice Committee, where my work often brought me to the Manhattan neighborhoods of the district.

Rosemary's East is one of my favorite places to dine. And I have often visited your top-rated hospitals, sadly in recent years I've spent far more time in the hospitals with ill family members, both at NYU Langone on 34th street and Rusk Rehabilitation Center on 16th Street.

I am a lifelong New Yorker. After attending college at SUNY, FIT on 27th Street, I became an active member of the Painters Union, my union headquarters were (and still are) on 14th Street near Union Square and I took the L train to get there.

After college I worked as a restorative painter, and had the privilege of painting by hand, the walls and ceilings of many NYC landmarks including the Central Synagogue on Lexington and 53rd. As a painter I spent many workdays on the East Side of Manhattan.

After September 11th, my union nominated me to work with the Central Labor Council (CLC), near Union Square at the time, and a Manhattan worker-based nonprofit, the Consortium for Worker Education (CWE), where I worked before getting elected to the NYC Council. While working with the CLC and the CWE, I traveled the five boroughs to help hundreds of businesses and workers in need with grants and many recipients lived within the boundaries of the new 59th State Senate district. During that time, I also attended graduate school at Pratt (on West 14th Street) and earned a MS in City and Regional Planning.

In 2009, I was elected to the NYC Council as the first woman and democrat to represent the district. And during those years, I worked closely with your former Council Member, Dan Garodnick.

Who has endorsed you? *

I am proud of the many endorsements that my campaign has received. It is important to note most have endorsed me because of my record of service, not just assisting my constituents, but working on many citywide issues.

Over my nine-year tenure as a Council Member, I was known as an independent fighter for the people and against the status quo. I served with distinction, and never once was accused of being in-the-pocket of special interests. Some may call unions special interest, but they have overwhelmingly endorsed my campaign because of my record of service delivering for working families. To date, 25 different Unions including, the United Federation of Teachers, Doctor's Council, 32BJ SEIU Building Service Workers Union, and my own union fondly known as the Painters Union (aka DC9 IUPAT) have also endorsed.

Congressman Meeks and the Queens County Democratic Organization have endorsed. Representative Ritichie Torres, Mayor Eric Adams and Speaker Adrienne Adams and many other local elected officials have supported and endorsed my campaign.

The STPCV Tenants Association has long enjoyed close and good relations with its elected representatives, allowing us to seek and gain their support on the many issues that confront our community. *

Will you appoint a dedicated liaison for Manhattan?

Yes

No

Other:

Yes of course, in addition to staff, I too will be present. The board will have my personal cell number and you will be able to get a hold of me even if my schedule has me in Albany.

Will you have a Manhattan office?

Yes

No

Maybe

HOUSING AND RENT REGULATIONS

The Housing Stability and Tenant Protection Act of 2019 was a game changer, but it didn't go far enough, and free market tenants are still vulnerable.

How do you think HSTPA could be strengthened for all types of tenants?

First, right now I believe strengthening New York State rent regulations, providing greater housing stability and tenant protection is of the highest priority and given the opportunity to be your new State Senator I will continue to be a pro-tenant advocate as I have been for my career, and strengthen the law.

What loopholes do you think should be closed?

I would codify more clearly these laws because far too many aggressive landlords are not following them, and they have been subject to many lawsuits and the law should be better detailed and easier to interpret.

What is your position on the good cause eviction legislation proposed last session? *

- Support
- Against
- Needs to be modified

In 2020 the STPCV TA brought a lawsuit (still pending) against our owner, Blackstone, per a provision of HSTPA, to prevent thousands of our apartments from being deregulated due to the expiration of a J51 tax benefit. Following the *Roberts v. Tishman Speyer* class action suit, these illegally deregulated apartments were re-regulated but at high rents. *

Are you familiar with this lawsuit?

- Yes
- No
- Somewhat

Do you support our position? *

- Yes
- No
- Need more info

The STPCV TA is bringing legal action against state agency HCR (Homes and Community Renewal) regarding the Reasonable Cost Schedule for MCIs* and IAIs,** which we think has set costs too high and was not properly devised in accordance with the terms of HSTPA. *

Are you familiar with the RCS?

*Major Capital Improvements **Individual Apartment Improvements

Yes

No

Do you support our position? *

Yes

No

Need more info

What plans do you have or what actions or legislation would you support to maintain affordability in STPCV and the rest of the state? *

As a tenant advocate, I refuse to take any contributions from big real estate developers. I will fight aggressive landlords who try to unfairly push out tenants. As a Council Member I helped start an "access to counsel." In addition to preserving our rent stabilized housing, I also have a plan to build real extensive affordable housing for working families.

Our owner, Blackstone, has warehoused lower-rent *unrenovated* apartments for years and was financially able to withstand keeping high-rent *renovated* apartments vacant during Covid. This allowed them to return the renovated apartments to the market at substantially higher preferential rents, undermining the affordability of our community.

*

What is your position on apartment warehousing?

- Opposed
- In favor
- Need more info

Legislation at the state and city level is being worked on to curb apartment warehousing, which contributes to the housing shortage.

*

Would you be willing to support such legislation?

- Yes
- No
- Need more info

CRIME AND RESIDENT SAFETY

There is a perception that the recently enacted bail reform has resulted in offenders being released only to commit further offenses.

What is your position on the recent law? Do you have any changes to recommend? *

I believe that the intent behind the bail reform was good, and people arrested for non-violent offenses should not be remanded on bail. However, there are people arrested for violent crimes, hate crimes and serious drug dealing that should be remanded. I also think we need to hold our District Attorney's office accountable. However, we should be aware of the fact that violent offenders and other specific circumstances pose significant public safety risks and must be handled differently than non-violent cases where in the past offenders are held for weeks at high bails for minor crimes or simply being accused.

What actions would you take and what programs and services would you support for mental health treatment, substance abuse treatment, and homelessness? *

We need to revamp mental health services and start providing them to all in need, those involved in our justice system and those who are not. We have to retain and attract more clinical workers to work in all corners of our city and have trained professionals respond to situations of mental health crises. The State can work with providers to better connect those with insurance to therapists and psychiatrists to provide the services many need but feel unequipped to navigate. In addition, we need to incentivize more people to become therapists and do that work to enhance the availability to all people with and without insurance.

We need to build supportive housing with wrap around services. Far too many homeless and mentally ill do not feel safe in our current shelter system and prefer to sleep on the streets- we need people to have their own permanent dwelling where they feel safe and have access to care. Additionally, we cannot have families sleeping in hotel rooms, and must ensure working families who find themselves homeless have access to the services and housing that can be a productive gap to permanent, sustainable housing.

EDUCATION

Will you commit to sufficient funding for new and existing elementary and secondary schools, including libraries and mental health? *

Yes

No

Other:

CUNY used to be essentially free. Will you commit to making CUNY financially accessible again to those with the least means? *

Yes

No

Other:

Will you commit to funding additional faculty for SUNY and CUNY?

Yes

No

Maybe

SMALL BUSINESSES

The loss of small businesses, which give a neighborhood its individual character, is of concern. The Small Business Jobs Survival Act has languished in the City Council for years.

Are you in favor of some form of commercial rent regulation? *

Yes

No

Maybe

What else do you propose to keep small businesses viable? *

On the city council, I fought to make sure women-owned businesses got a fair shot. In the State Senate, I am committed to working towards making the economy fairer for women by pushing for equal pay for equal work and to put in place stronger protections from sexual harassment.

I will prioritize helping small businesses as they continue to recover from the COVID pandemic. As State Senator, I will work to eliminate red tape for small business grants and expand the small business tax credit program that helps create jobs. I have already worked to help bring relief grants to hundreds of local businesses and am committed to cutting the bureaucratic delays involved in accessing these important programs.

ENVIRONMENTAL CONCERNS

With the support of residents and our elected representatives at all levels, we recently stopped a fossil fuel combined heat and power plant on the property from being put into operation and stopped the construction of a second, larger plant. According to city data, we have some of the worst air in the city, and health outcomes in the area south of 14th Street are bad.

What forms of clean energy do you support? *

I support all forms of clean energy that help us transition away from fossil fuels, including wind, solar, nuclear, tidal etc. If New York wants to set the bar for clean energy production in the United States, it will help to diversify the grid with as many available clean energy sources as possible. Particularly, I think it is important for New York State and City to see our system of energy as one of generation, transmission, and consumption, where it is key to focus on elements of each that grow and expand family-sustaining jobs, while also confronting the war on carbon.

What would you recommend to improve our air quality? *

The Commercial Waste Zone program proposed earlier this year will go a long way to reduce greenhouse emissions from heavy, gas-guzzling municipal trucks and vehicles, but expanding the transit system now is a very effective way to improve air quality in the long run. On top of that, adding more EV charging stations and transit alternatives will give people options other than driving.

CONGESTION PRICING

Manhattanites living below 60th Street would be taxed by congestion pricing, while those living above 60th Street, even in high-income neighborhoods would not.

What is your position on congestion pricing? *

- In favor
- Against
- With exemptions

SCRIE/DRIE

Do you favor raising the cap on SCRIE/DRIE? *

- Yes
- No
- Maybe

CAMPAIGN FINANCING

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Are you accepting contributions from real estate interests, e.g., PACs, super PACs, REBNY, RSA, and independent expenditures? *

- Yes
- No

Has your campaign accepted contributions from Airbnb or other short-term rental platforms? *

- Yes
- No
- Don't know

Are you accepting contributions from private energy developers, investor-owned utilities, or fossil fuel executives? *

- Yes
- No
- Don't know

Please explain any yes answer.

FINAL QUESTION

Please list any other issues that are of particular importance to you.

Thank you for responding to our questionnaire. We look forward to working productively with our next state senator.

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Email *

info@gonzalezforny.com

Candidate name *

Kristen Gonzalez

Do you rent or own where you live? *

Rent

Own

How well do you know the Manhattan part of the new district? *

As a born and raised New Yorker, I have a deep love and appreciation for this city. While I've spent time in the Manhattan part of the district, I also know that nothing can substitute the experience of growing up in a particular neighborhood. That's why once Manhattan was added to the district, I turned to longtime community leaders, electeds, and door knocking to deepen my understanding of Manhattan. I've met with Harvey Epstein, Keith Powers, and Stuy Town tenant association leaders to understand the community. My knowledge of the district has also deepened in the last four months, because I have personally knocked on doors in Manhattan several times a week, which has given me the opportunity to speak to hundreds of local residents about their concerns for their neighborhood and for New York State as a whole. I look forward to learning more from my constituents once I am elected. I promise to spend equal amounts of time in all parts of my district, listening to New Yorkers and making sure I am representing them properly.

Who has endorsed you? *

Elected Officials:

Congressmembers Alexandria Ocasio-Cortez and Nydia Velázquez

New York City Comptroller Brad Lander

City Councilmembers Chi Osse, Tiffany Cabán, Lincoln Restler, and Jennifer Gutiérrez

State Senators Michael Gianaris, Julia Salazar and Jabari Brisport

Assemblymembers Zohran Kwame Mamdani, Emily Gallagher, Jessica González-Rojas, Marcela

Mitaynes, and Phara Souffrant Forrest

Democratic State Committee Member Brian Romero

Democratic District Leaders Shawna Morlock (AD34), Zachariah Boyer (AD36), Émilia Decaudin and Nick Berkowitz (AD37)

Brooklyn Borough President Antonio Reynoso

Former Candidates:

Activist and Actor Cynthia Nixon, Activist

Former Lt. Governor Candidate Ana Maria Archila

UNIONS: 1199 SEIU, UAW Region 9A, NASW-NYC PACE

Organizations:

NY Working Families Party

NYC-DSA

Tenants PAC

Streets PAC

Met Council

Planned Parenthood Empire State Votes PAC

Sunrise NYC
Make The Road
Food & Water Action
TREEage
Downtown Women for Change
New York Immigration Coalition Action
The Jewish Vote
Muslim Democratic Club of New York
DRUM Beats
New York Communities for Change
Churches United for Fair Housing
Central Queens Independent Democrats
Lambda Independent Democrats of Brooklyn
504 Democratic Club
Downballot Progress
Run for Something
Women of Color for Progress
Voters for Animal Rights

The STPCV Tenants Association has long enjoyed close and good relations with its elected ^{*} representatives, allowing us to seek and gain their support on the many issues that confront our community.

Will you appoint a dedicated liaison for Manhattan?

Yes

No

Other:

Will you have a Manhattan office?

Yes

No

Maybe

HOUSING AND RENT REGULATIONS

The Housing Stability and Tenant Protection Act of 2019 was a game changer, but it didn't go far enough, and free market tenants are still vulnerable.

How do you think HSTPA could be strengthened for all types of tenants?

HSTPA was passed as a compromise, at a time when landlords and developers were pressing to end rent stabilization and rent control, and Sen. Julia Salazar was pressing for the Just Cause Eviction Act. The HSTPA preserved rent stabilization and rent control in areas where they existed, and banned landlords from unilaterally evicting tenants; it required for the first time that a judge approve each and every eviction. The latter was a powerful new tenant protection, but not enough. Now, the need for something stronger is even more evident: Nearly a quarter of New Yorkers are spending the majority of their income on rent, and rents are skyrocketing to record highs. Working-class people and many middle-class professionals are being pushed out of their homes. New Yorkers are facing homelessness at levels not seen since the Great Depression, while luxury real estate developers are getting rich. We have to recognize housing as a universal human right, and expand housing protections and affordable options to everyone.

What loopholes do you think should be closed?

The bill does not stop landlords from raising rents by huge amounts in buildings or apartments not subject to rent control or stabilization. Some renters are now seeing increases of 50% or more, which pushes them out of their homes and communities. It also doesn't define legal grounds for eviction well enough.

What is your position on the good cause eviction legislation proposed last session? *

- Support
- Against
- Needs to be modified

In 2020 the STPCV TA brought a lawsuit (still pending) against our owner, Blackstone, per a provision of HSTPA, to prevent thousands of our apartments from being deregulated due to the expiration of a J51 tax benefit. Following the *Roberts v. Tishman Speyer* class action suit, these illegally deregulated apartments were re-regulated but at high rents. *

Are you familiar with this lawsuit?

- Yes
- No
- Somewhat

Do you support our position? *

- Yes
- No
- Need more info

The STPCV TA is bringing legal action against state agency HCR (Homes and Community Renewal) regarding the Reasonable Cost Schedule for MCIs* and IAIs,** which we think has set costs too high and was not properly devised in accordance with the terms of HSTPA. *

Are you familiar with the RCS?

*Major Capital Improvements **Individual Apartment Improvements

Yes

No

Do you support our position? *

Yes

No

Need more info

What plans do you have or what actions or legislation would you support to maintain affordability in STPCV and the rest of the state? *

Passing the Good Cause Eviction Act (S3082) is one of my top 3 priorities. This bill would, in effect, extend rent stabilization to 1.6 million New Yorkers by capping rent increases at 3% or tying it to inflation, giving tenants the right to renew a lease; and ensuring that landlords cannot evict tenants without legal reason. (The bill would not apply to owner-occupied buildings with four or fewer units.) This bill would help the many Stuyvesant Town and Peter Cooper residents whose apartments are no longer covered by rent stabilization, usually because of vacancy decontrol.

I would fight to pass the Tenant Opportunity to Purchase Act (S3157), giving tenants the right to purchase their building when it goes up for sale and create a co-op. I would also seek to build tenant power by working alongside neighborhood tenant unions and housing activists to keep our neighborhoods affordable and diverse. I would also seek to protect working-class homeowners from bank foreclosure and unfair property tax hikes while luxury developers continue to profit off of our neighborhoods. Property taxes are not equitable right now, with working and middle class paying more than their fair share, while millionaires skirt property taxes.

To prevent homelessness, I would fight to make the state reinvest in affordable and social housing for New Yorkers who need it most, building more than 600,000 units of housing over the next 10 years, creating both jobs and homes. I would also support real rental assistance for those in need through the Housing Access Voucher Program (HAVP) (S2804A), covering everyone living on fixed incomes like retirement and social security, working low-wage jobs, and those facing homelessness or at risk of becoming homeless. To ensure that landlords accept the vouchers (many do not), I would support fining landlords who decline to house people with vouchers.

I would also fight to fund the Housing Our Neighbors with Dignity Act (HONDA), which allows hotels at risk of bankruptcy to be converted into rent-stabilized housing for those at risk of homelessness. Last year, in the midst of a pandemic, the act was passed but not funded to do its work. We must fully fund these projects for them to be truly operational.

I would organize against the mayor's terrorization of our homeless neighbors and support local mutual aid and housing activists in their work, like the Ridgewood Tenants Union and North Brooklyn Essentials. Tearing down and throwing out the only things people have, and thus destroying the communities they have created for support, is cruel. If we don't want people on the street, we need to house them.

We should also fully fund our public housing through the New York Housing Authority (NYCHA), securing \$3.4 billion in capital funding and \$2.8 billion in operation funding to protect and improve the largest public housing system in the country. We can tax the rich to help fund NYCHA and extend management powers to housing residents so they have a say in how money is spent.

We should also create a state-chartered public bank in New York City that will invest in equitable housing projects instead of luxury condos. And we should promote and fund the creation of community land trusts — affordable housing and public space owned and controlled by our communities — to fight aggressive land speculation and work to greatly expand public housing in New York and nationwide as part of a Green New Deal.

Our owner, Blackstone, has warehoused lower-rent *unrenovated* apartments for years and was financially able to withstand keeping high-rent *renovated* apartments vacant during Covid. This allowed them to return the renovated apartments to the market at substantially higher preferential rents, undermining the affordability of our community.

*

What is your position on apartment warehousing?

- Opposed
- In favor
- Need more info

Legislation at the state and city level is being worked on to curb apartment warehousing, which contributes to the housing shortage.

*

Would you be willing to support such legislation?

- Yes
- No
- Need more info

CRIME AND RESIDENT SAFETY

There is a perception that the recently enacted bail reform has resulted in offenders being released only to commit further offenses.

What is your position on the recent law? Do you have any changes to recommend? *

Cash bail laws created one justice system for the rich and another for the poor and working class, because those who could afford bail could simply get out. No one should have to sit in a jail cell simply because you don't have the money to pay to get out. The bail reforms enacted a few years ago were just, because they reduced the number of people who were jailed before conviction (or trial), simply because they didn't have the money to post bail. Rather than languishing in jail awaiting trial, more New Yorkers are attending school, working jobs, feeding their families, caring for their loved ones. If we believe people truly are innocent until proven guilty, we cannot go backwards – and the data backs this up. Over 99% of cases where someone was released pretrial in New York City did not lead to rearrest for a violent felony. In fact, the rate of rearrest for violent felonies in New York City has not changed since reforms were enacted. And even the NYPD's own data debunks its claim that bail reform led to a spike in gun violence. Simply put, there is no evidence linking bail reform to any "crime wave." However, keeping someone behind bars, breaking apart families, preventing someone from working a steady job, that's the kind of destabilization we need to worry about contributing to a cycle of trauma and instability down the line, that can cascade into violent outbursts and petty crime if this is how we treat people.

It is no surprise that we have seen a rise in violent crime, and especially gun violence, in the wake of the COVID-19 pandemic and associated surge in gun purchasing across the United States. Evidence shows that people are more prone to violence in intense moments of stress or destabilization, like right after losing a job, a home, or some other type of financial strain or personal loss. Pandemic-related unemployment, eviction, debt, and grief, have been concentrated in the city's COVID-vulnerable communities. These flow directly from the city's public policies and lack of protection, and leave communities vulnerable to the twin epidemics of COVID-19 and gun violence.

This is where a public health approach to understanding gun violence begins. A true blueprint to end gun violence (unlike Mayor Adams's) would start by removing and alleviating those sources of stress and destabilization. The way to address crime is by addressing the underlying issues of much of the uptick: homelessness, mental illness and the economic stresses brought on by the COVID crisis, which have fallen mostly on the working class; it's by investing in the things people need to stay off the streets. This includes homes, healthcare, education, and good paying jobs. We need community-centered alternatives, our communities are crying out for support, for money and resources and better institutions serving their needs.

What actions would you take and what programs and services would you support for mental health treatment, substance abuse treatment, and homelessness? *

Everyone has a right to feel safe and be safe. As mentioned, we know that community stability and well-being are the best ways to promote safety. Research shows that states that invest in their support systems have improved health and decreased violence in their communities. That is why I believe in increasing funding for mental health services, supportive housing, and fighting for permanently

affordable housing to keep the 1.6 million New Yorkers at risk of eviction in their homes. I have also been an active supporter of the New York Health Act, and as a part of this bill I believe we should provide mental health and substance abuse treatment to all who need it. Addiction is an illness, and should be treated as such. Buprenorphine should be available over the counter to help people suffering from opioid withdrawal.

When it comes to mental health, homelessness and substance abuse we cannot be business-as-usual. Today, Albany is filled with business-as-usual politicians who have no interest in actually figuring out how to solve our city's problems. They don't want to fund public services; their knee-jerk solution for everything is more police and more prisons. For example, the business-as-usual approach has been to ignore the mental health and housing needs of homeless New Yorkers. They prefer to arrest their way out of a problem, or have our at-risk neighbors cycle through homeless shelters, subway stations, and jails, rather than the obvious solution of finding permanent, supportive housing for folks who need it. Astoundingly, these business-as-usual politicians can't even see the inefficiency of their ways: it is cheaper to house and support and nurture someone than to have them cycle through shelters and emergency departments and jails. Not to mention that there are more vacant apartments in NYC than there are homeless New Yorkers.

My vision for building safe communities will rely on funding evidence-based violence prevention programs, and investing in historically disenfranchised communities, to root out the drivers of violence and plant the seeds of safety. In Albany, I will:

Create a universal healthcare system and eliminate for-profit control of our healthcare system by passing the New York Health Act (NYHA) (S5474) and advocating for its passage. The NYHA would provide quality care for every New York – including mental healthcare, dental care, vision and long-term care – regardless of their immigration or employment status or the size of their bank account.

Pass Indigent Care Pool Reform (S5954) to change public funding distribution to hospitals that serve poor and working-class communities, a vital safety net for many communities.

Fund Community-Based Violence Prevention Programs (S1049/A10865), which leverage the connections that community members with lived experience can make with young folks at high risk for being victims or perpetrators of violence. When these credible messengers can build trusted mentorship relationships with young people, without the fear of police intervention, they can be incredibly effective at preventing violence and recidivism.

Protect people experiencing a mental health crisis, by passing Daniel's Law (S4814/A4697). In 2020, Daniel Prude was in crisis in Rochester NY and his family called 911, only to have the police respond and ultimately kill him. They did not understand his condition or his needs. Up to half of the victims of police violence have a disability, a majority of whom have a mental health disability. Building a robust mental health crisis response system that does not involve police, but instead consists of first responders with relevant expertise will help keep New Yorkers with mental health needs and their families, friends, and communities safe in times of crisis.

EDUCATION

Will you commit to sufficient funding for new and existing elementary and secondary schools, including libraries and mental health? *

Yes

No

Other:

CUNY used to be essentially free. Will you commit to making CUNY financially accessible again to those with the least means? *

Yes

No

Other:

Will you commit to funding additional faculty for SUNY and CUNY?

Yes

No

Maybe

SMALL BUSINESSES

The loss of small businesses, which give a neighborhood its individual character, is of concern. The Small Business Jobs Survival Act has languished in the City Council for years.

Are you in favor of some form of commercial rent regulation? *

- Yes
- No
- Maybe

What else do you propose to keep small businesses viable? *

In addition to commercial rent regulation, I am in favor of equitable property taxes for small businesses. Often, large corporations are able to skirt their taxes, while small mom and pop shops are stuck with a large property tax that sometimes makes it hard to stay in business. I am a big fan of shopping small, and will continue to patronize small businesses and encourage my constituents to do the same by highlighting these businesses on social media, driving business there.

ENVIRONMENTAL CONCERNS

With the support of residents and our elected representatives at all levels, we recently stopped a fossil fuel combined heat and power plant on the property from being put into operation and stopped the construction of a second, larger plant. According to city data, we have some of the worst air in the city, and health outcomes in the area south of 14th Street are bad.

What forms of clean energy do you support? *

One of my highest priorities Pass the Build Public Renewables Act, intends to develop publicly-owned, union-built wind and solar energy through the New York Power Authority. We should also explore the use of geothermal and tidal energy.

We could reduce Con Edison bills by immediately moving New York State off dirty and expensive fossil fuels like fracked gas and transitioning to wind and solar. I favor passing the Clean Futures Act to ban new and major fossil fuel infrastructure, and taking New York's energy system under public and democratic control, as states like Nebraska have done.

I would also seek to pass the Fossil Fuel Subsidy Elimination Act (S7438), which repeals over \$330 million in tax exemptions provided by the state to the fossil fuel industry. I would also seek to close existing fossil fuel infrastructure in and near the district. They pollute densely populated areas, driving up asthma rates and perhaps cancer rates.

What would you recommend to improve our air quality? *

We can reduce pollution as well as carbon emissions by replacing fossil fuel power plants with renewable energy by moving to all-electric buildings and vehicles, expanding public transit, and building more bicycle lanes. Many parts of my districts, including Peter Cooper and Stuy Town, suffer from air pollution related illnesses. The Astoria part of my district has some of the highest asthma rates in the city due to the fossil fuel plants which are built disproportionately around low-income, BIPOC public housing. For example, the Big Allis natural gas plant is directly across from Ravenswood Housing. I support turning that plant into a renewable energy battery station.

I would fight to pass the All-Electric Building Act (S6843A) to move new buildings in New York State to renewable heat, and to transition all New York public schools net-zero through deep retrofits and the installation of renewable energy and battery storage.

We also need increased and efficient public transit. I would fight to expand the MTA with new bus lanes and select bus service, electrify New York City's bus fleet, and bring subway service to unserved and underserved parts of the district, such as the proposed QueensLink project.

Planting more street trees and parks, and encouraging green roofs will also reduce air pollution and moderate indoor and outdoor temperatures

CONGESTION PRICING

Manhattanites living below 60th Street would be taxed by congestion pricing, while those living above 60th Street, even in high-income neighborhoods would not.

What is your position on congestion pricing? *

- In favor
- Against
- With exemptions

SCRIE/DRIE

Do you favor raising the cap on SCRIE/DRIE? *

- Yes
- No
- Maybe

CAMPAIGN FINANCING

As tenants of the largest real estate owner in the world (and still expanding) and since the property has always been owned by large corporate interests, we are especially alert to the presence of real estate money in any campaign, in whatever guise it is donated.

Are you accepting contributions from real estate interests, e.g., PACs, super PACs, REBNY, RSA, and independent expenditures? *

Yes

No

Has your campaign accepted contributions from Airbnb or other short-term rental platforms? *

Yes

No

Don't know

Are you accepting contributions from private energy developers, investor-owned utilities, or fossil fuel executives? *

Yes

No

Don't know

Please explain any yes answer.

FINAL QUESTION

Please list any other issues that are of particular importance to you.

Two additional issues I'd like to add are abortion rights and care for seniors.

I am proud to be the only candidate endorsed by Planned Parenthood, and in Albany I'd like to protect and expand protections to abortion and fight for free, universal reproductive care, including abortion access, prenatal, and maternal care. This would mean passing the following legislation:

Pass S8778 to protect legal abortion providers by prohibiting law enforcement from cooperating with out-of-state investigations related to abortion.

Pass S757 to establish a state fund for abortion access which allows New Yorkers to contribute through their income tax returns.

Pass S7002 to require that all private insurance plans in New York that offer maternity care coverage also cover abortion care.

Pass S362 to ensure that more parents can access care from doulas by including doulas as medical service providers for Medicaid recipients.

Seniors are particularly vulnerable, we need to ensure that seniors have permanently affordable housing and quality healthcare. In addition, we should limit for-profit nursing homes (S5269) by allowing the Public Health and Health Planning Council to deny the construction or expansion of any for-profit nursing homes. New York's COVID-19 response revealed widespread corruption in the management of New York's for-profit nursing homes, which make up two-thirds of all nursing homes in New York.

Finally, we should pass Fair Pay for Home Care (S359A) to grant dignity to patients and workers by ending the practice of wage theft and 24-hour shifts and raising the minimum wage of home care workers, who are predominantly immigrants and women of color, to at least \$45,000 per year.

Thank you for responding to our questionnaire. We look forward to working productively with our next state senator.

This form was created inside of Stuyvesant Town-Peter Cooper Village Tenants Association.

Google Forms

Stuyvesant Town–Peter Cooper Village Tenants Association Questionnaire for State Senate Candidates 2022

Thank you for participating in the Stuyvesant Town–Peter Cooper Village Tenants Association’s meet and greet event. We know you heard from residents who attended about the issues topmost on their minds. To inform our neighbors who weren’t unable to attend, we’ve put together this questionnaire.

Email *

patrickjordan@nomikiforny.com

Candidate name *

Nomiki Konst

Do you rent or own where you live? *

Rent

Own

How well do you know the Manhattan part of the new district? *

I know it well from when I used to live in Manhattan when I first lived in New York City. I also have taken a vested interest in Stuyvesant Town itself, in particular after reading Saving Stuyvesant Town by Fmr. Council Member Dan Garodnick.

Who has endorsed you? *

Congressman Ro Khanna, Environmental Activist Attorney Steven Donziger, Environmental Documentarian Josh Fox, Fmr. NAACP President Ben Jealous

The STPCV Tenants Association has long enjoyed close and good relations with its elected representatives, allowing us to seek and gain their support on the many issues that confront our community. *

Will you appoint a dedicated liaison for Manhattan?

Yes

No

Other:

Will you have a Manhattan office?

Yes

No

Maybe

HOUSING AND RENT REGULATIONS

The Housing Stability and Tenant Protection Act of 2019 was a game changer, but it didn't go far enough, and free market tenants are still vulnerable.

How do you think HSTPA could be strengthened for all types of tenants?

The tenant landlord proceedings section of the legislation is an improvement, but by no means strong enough as is. All notices, demands, and paths to correction should be increased to at least 30 days instead of 14. This allows for greater flexibility for tenants who are always at a disadvantage in landlord-tenant proceedings. Additionally, removing application fees altogether because they can be used as a form of housing discrimination and takes advantage of those looking for housing.

What loopholes do you think should be closed?

The surcharges loophole allows for surcharges to be added as long as they are removed "at the end of 30 years" that period of time is far too long for it to be beneficial to tenants. We need to close the length of time that surcharges can be added to under 5 years.

What is your position on the good cause eviction legislation proposed last session? *

- Support
- Against
- Needs to be modified

In 2020 the STPCV TA brought a lawsuit (still pending) against our owner, Blackstone, per a provision of HSTPA, to prevent thousands of our apartments from being deregulated due to the expiration of a J51 tax benefit. Following the *Roberts v. Tishman Speyer* class action suit, these illegally deregulated apartments were re-regulated but at high rents. *

Are you familiar with this lawsuit?

- Yes
- No
- Somewhat

Do you support our position? *

- Yes
- No
- Need more info

The STPCV TA is bringing legal action against state agency HCR (Homes and Community Renewal) regarding the Reasonable Cost Schedule for MCIs* and IAIs,** which we think has set costs too high and was not properly devised in accordance with the terms of HSTPA. *

Are you familiar with the RCS?

*Major Capital Improvements **Individual Apartment Improvements

Yes

No

Do you support our position? *

Yes

No

Need more info

What plans do you have or what actions or legislation would you support to maintain affordability in STPCV and the rest of the state? *

In order to ensure STPCV stays affordable I would pass legislation that permanently freezes the rate that can be charged to tenants for major capital improvement so that they can never go above a fixed percentage of your rent. Additionally, I would support legislation that prevents major capital improvements from causing units to be removed from rent stabilization status. I would also sponsor and support legislation to impose a pied-a-terre tax to disincentivize speculative purchasing of housing stock which would discourage leaving apartments vacant.

Our owner, Blackstone, has warehoused lower-rent *unrenovated* apartments for years and was financially able to withstand keeping high-rent *renovated* apartments vacant during Covid. This allowed them to return the renovated apartments to the market at substantially higher preferential rents, undermining the affordability of our community.

*

What is your position on apartment warehousing?

- Opposed
- In favor
- Need more info

Legislation at the state and city level is being worked on to curb apartment warehousing, which contributes to the housing shortage.

*

Would you be willing to support such legislation?

- Yes
- No
- Need more info

CRIME AND RESIDENT SAFETY

There is a perception that the recently enacted bail reform has resulted in offenders being released only to commit further offenses.

What is your position on the recent law? Do you have any changes to recommend? *

The records of the NYPD itself are being called into question as to their impact on the actions of repeat offenders. We need to expand mental health services and affordable public housing and end racial targeting. You shouldn't be put into jail for jumping a turnstile and that shouldn't be part of the crime data.

What actions would you take and what programs and services would you support for mental health treatment, substance abuse treatment, and homelessness? *

We need to expand our mental health services budget at the city and state level and in schools. We need to increase the numbers of beds available for mental health services. Whether it's therapy, medication or crisis support, our city should expand on its infrastructure to support its people and find them homes and help, rather than arresting and releasing folks who demonstrate mental illness. We have all been under a tremendous amount of stress since the pandemic and our city needs to take a more humane approach to dealing with these crises.

EDUCATION

Will you commit to sufficient funding for new and existing elementary and secondary schools, including libraries and mental health? *

Yes

No

Other:

CUNY used to be essentially free. Will you commit to making CUNY financially accessible again to those with the least means? *

Yes

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Will you commit to funding additional faculty for SUNY and CUNY?

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No

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SMALL BUSINESSES

The loss of small businesses, which give a neighborhood its individual character, is of concern. The Small Business Jobs Survival Act has languished in the City Council for years.

Are you in favor of some form of commercial rent regulation? *

Yes

No

Maybe

What else do you propose to keep small businesses viable? *

Every day I learn of a new small business that has been shut down, disrupting our community. The community is what keeps the soul of New York alive. Small businesses, store fronts, restaurants need rent control - it's past due. Furthermore we need to target our speculative real estate market which is making it so unaffordable for people to live and operate small businesses in New York. Small businesses should receive significant rent support from pandemic related disruptions and if big developers were taxed we wouldn't question how we would pay for it.

ENVIRONMENTAL CONCERNS

With the support of residents and our elected representatives at all levels, we recently stopped a fossil fuel combined heat and power plant on the property from being put into operation and stopped the construction of a second, larger plant. According to city data, we have some of the worst air in the city, and health outcomes in the area south of 14th Street are bad.

What forms of clean energy do you support? *

I am in support of solar, wind, and geothermal energy.

What would you recommend to improve our air quality? *

Green roofing all New York State buildings including schools would go a long way to improving the air quality as well as creating incentives to do the same for private homes, business, and apartment buildings. In addition to this we need to install geothermal boilers to replace the current boilers and heating systems with ones that will use the natural heat of the earth to make sure the system used to keep us cool or warm are able to do so long term. This must be done for all NYC Housing Authority buildings to make sure we are providing a future for the residents. We need to end our use of natural gas, shut down power plants, and invest deeply in public renewables. This district houses cancer ally and there have been very few studies on the long term consequences of breathing toxins from power plants and toxic spills.

CONGESTION PRICING

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- In favor
- Against
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- Yes
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Are you accepting contributions from private energy developers, investor-owned utilities, or fossil fuel executives? *

Yes

No

Don't know

Please explain any yes answer.

FINAL QUESTION

Please list any other issues that are of particular importance to you.

It is incredibly important that New York State has a plan to recover from the Covid-19 pandemic, the effects of which we are still seeing today. Our campaign has a pandemic relief plan as well as using it as the baseline for future pandemics. No state in the country has a plan for the next pandemic and as Monkeypox is already upon us we cannot be caught unprepared again.

I support an economic bill of rights. The first to be presented in NYS written by FDR scholar and professor Harvey Kaye which invests in public works and protects the dignity of all New Yorkers and their rights to housing, education, healthcare, and a well paying job.

I am also campaigning on a platform for women's health justice which expands beyond the NY Health Act investing in women's health research, screening, early detection and reproductive rights.

Thank you for responding to our questionnaire. We look forward to working productively with our next state senator.

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