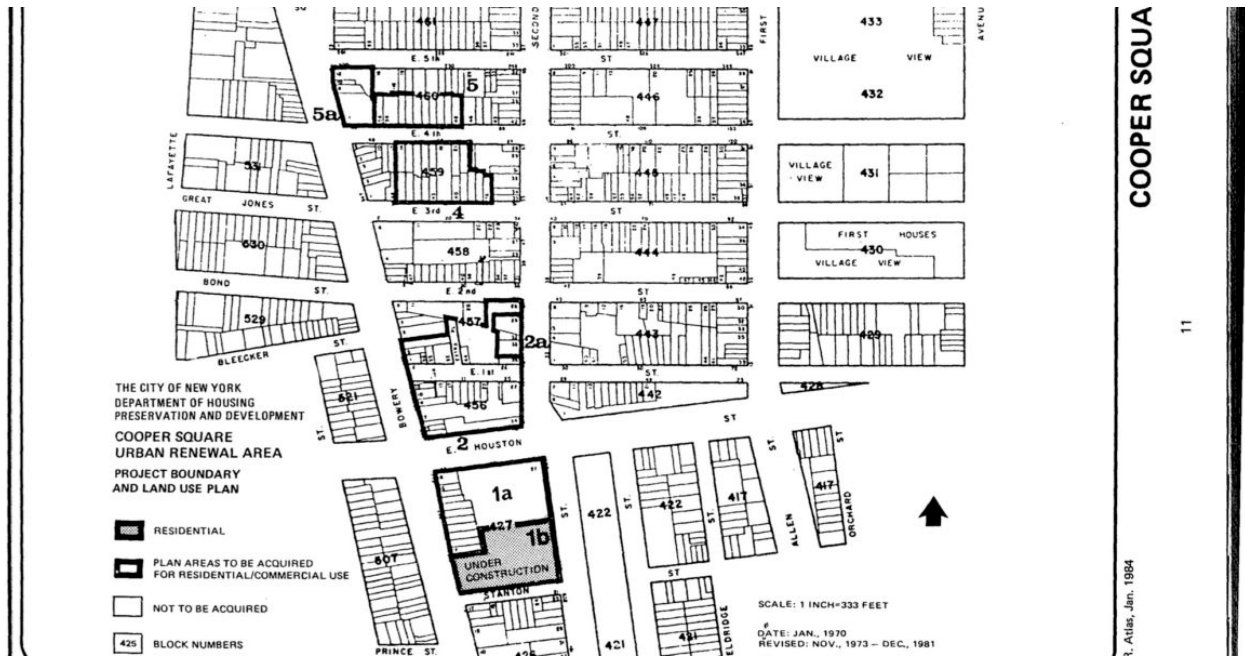


# Cooper Square

## New York City



Fully established CLT in Lower East Side. 328 units, spread across 21 buildings. Most of the units were converted from rentals to low-income co-ops. Also may acquire two HDFC buildings including 18 units each and would like to gain the desanctified Church of Nativity, which might fit 80 to 100 units of housing.

Cooper Square Committee (CSC) is the longest running community-based, anti-displacement organization in the United States. Founded in 1959 to oppose a “slum clearance plan” for their neighborhood, the organization developed an Alternative Plan for Cooper Square, premised on the idea that urban renewal should benefit, not displace, local residents. In the 1980s, the CSC played a key role in neighborhood-wide efforts to reclaim vacant buildings, control real estate speculation, kick out drug dealers and prevent residential displacement. The CSC remains a vital force today, organizing tenants with housing problems, promoting local arts organizations, developing affordable housing and managing the only community land trust in New York City.

- In the late 1960’s, the Cooper Square Committee’s members created a community based plan, known as “The Alternate Plan,” which established basic principles that are still relevant to the neighborhood:



- » *Displacement must be minimized*
- » *Development must be carried out in stages*
- » *Site tenants must have first priority for the housing that is developed*