



HEALTH ADVOCATES
FOR OLDER PEOPLE

**PRESENTS THIS NINTH REVISION OF SENIOR
HOUSING OPPORTUNITIES IN THE BOROUGH OF
MANHATTAN, NEW YORK, NY**



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Dear Reader:

March 2023

Health Advocates For Older People invites you to take advantage of the 2023, Ninth Revised Edition of

Senior Housing Opportunities in the Borough of Manhattan, New York, NY

If you have an earlier version of the resource guide, we suggest you delete the old file and replace it with this updated version.

In this PDF version the links should be “clickable” allowing you to access the referenced websites just by clicking the underlined links; otherwise, you may manually copy and paste (or type) the URL (web address) into your SEARCH/browser's address bar to access a particular site. There are phone numbers provided for most of the various residences or sponsors or managers.

For the best use of the linked websites we recommend that you consider downloading this PDF guide onto your desktop and opening the file. Instructions for downloading our PDF file to your computer will vary from browser to browser and from Mac to PC so you may need to use a search engine for instructions using your particular system.

Be patient, the PDF file is over 10 MB and may take a few minutes to download depending upon your connection. To recommend the guide to your friends, here is the direct link on the HAFOP website where the guide may be downloaded at <https://www.hafop.org> under “resources”.

Information gathered in this Resource Guide has been garnered from many remarkable individuals and organizations as well as city, state and federal government departments. Most was found on the web, by mail and telephone. It is the hope of HEALTH ADVOCATES FOR OLDER PEOPLE that you will find this guide a helpful resource. Our first goal is to provide a tool for all to use when an older adult may find it preferable or necessary to consider moving into a home with services for the aging. [While doing this research it was encouraging to discover so many resources available to help seniors remain more safely in their own homes.]

Because it may be preferable for one to move into or find services in nearby neighborhoods, this guide is organized by zip code.

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Various descriptions of housing types can be confusing to say the least. In order to help with the definitions here, you will find descriptions from City, State, Federal and other resources. Available housing runs the gamut from private for-profit to non-profit market rate for affordable housing, assisted living housing and nursing homes. Many of these have been built with the help of different government and non-profit agencies. Some rents are lowered with the help of non-profits or governmental agencies when financial assistance is needed.

When applying for an apartment or space in a residence, one needs to understand that the process is often long and complicated. A lot of detailed paperwork must be filled out. We include some helpful suggestions.

Many members of the HAFOP Advisory Board and other supporters have participated in the research needed to help update the information found in this resource guide. We are so grateful for their help.

We wish you good luck in your search for a new home or assistance while remaining in your current home!

Health Advocates Advisory Board

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READY TO CONSIDER A MOVE?

When a senior citizen is ready to consider a move there are a lot of very helpful resources to use, some of which are listed below. In the next pages you will find suggestions and information to think about when you are ready to begin your search. Following this section of pages are the names, addresses (by zip code, alphabetically), types of housing and contact information for the choices you may want to consider.

Links to descriptions/definitions of each type of housing and things to consider:

- **LeadingAge, New York**, formerly known as The New York Association of Homes and Services for the Aging (NYAHS), has published a *2023 Consumer Guide to Continuing Care*, a description and discussion, the link for which is described as a user-friendly guide to New York's not-for-profit public long-term care and housing options. <http://www.leadingageny.org/publications/consumer-guide/>
- **The New York City Department for the Aging** describes the sorts of housing and senior services available:
www1.nyc.gov/assets/dfta/downloads/pdf/publications/HousingManhattan2017v2.pdf
- **The New York State Office for the Aging** also describes various types of housing for senior citizens and resources in the State of New York: <http://www.aging.ny.gov>.
- **NYHousingSearch.gov**, or <http://www.nyhousingsearch.gov> and <https://www.myhousingsearch.com/CallCenter.html>

Application Process Advice and a Business Plan:

Joseph B. Breed, IV, formerly Executive Director of Saint Margaret's House in New York City, has been kind enough to share some suggestions for the Application Process, a Business Plan for success and other helpful resources.

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Founded in 1961, LeadingAge New York, formerly the New York Association of Homes & Services for the Aging (NYAHS), represents not-for-profit, mission-driven and public continuing care providers, including nursing homes, senior housing, adult care facilities, continuing care retirement communities, assisted living and community service providers. Leading Age New York's more than 600 members employ 150,000 professionals serving more than 500,000 New Yorkers annually. LeadingAge is a not-for-profit 501(c)(4) organization that represents its membership of not-for-profit and government-operated aging and continuing care services organizations in New York State. LeadingAge's mission-driven members cover the spectrum of aging care and services, including senior housing and retirement living communities, skilled nursing facilities, adult care facilities, continuing care retirement communities, home and community-based services and PACE/MLTC.

The 2023 LeadingAge New York Consumer Guide provides helpful information to consumers and those who wish to learn more about the services available to the people of New York state. Call for a free, printed copy of the LeadingAge New York Consumer Guide: 1-877-LTC-BOOK. Please click to access the digital version of their 2023 Consumer Guide or go to <https://www.leadingageny.org/publications/consumer-guide/>

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<http://www1.nyc.gov/site/dfta/index.page>

www1.nyc.gov/assets/dfta/downloads/pdf/publications/HousingManhattan2017v2.pdf

The NYC Department for the Aging encourages seniors to learn about housing opportunities through their portal at nyc.gov/housingconnect

NYC Housing Connect is New Yorkers' portal to find and apply for affordable rental and homeownership opportunities across the five boroughs of New York City. Visit NYC Housing Connect now to register, then find and apply for affordable housing opportunities!

New York City Housing Authority

<http://www1.nyc.gov/site/nycha/index.page>

The New York City Housing Authority (NYCHA) Public Housing provides decent and affordable housing in a safe and secure living environment for low- and moderate-income residents throughout the five boroughs. NYCHA works to enhance the quality of life at NYCHA by offering our residents opportunities to participate in a multitude of community, educational and recreational programs, as well as job readiness and training initiatives. NYCHA is also the largest public housing authority in North America and manages more than 175,000 apartments in its Conventional Public Housing Program.

NYCHA Public Housing

Comprising over 300 developments located throughout the five boroughs, NYCHA Public Housing provides subsidized

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rental apartments to low and moderate income residents, with access to social services as needed. Income guidelines are revised annually. Majority of these buildings are for the general public, most are not specifically reserved for seniors. 56 developments contain at least one building constructed for seniors; 42 are full senior buildings only and 14 are partial senior developments mixed developments that each contain at least one senior and one non-senior building. Although NYCHA policy does not allow application to a particular residence, Clients are given the opportunity to indicate on the application form whether they would be interested in living in senior developments as a category of Public Housing.

The NYCHA residences named in this directory are full senior developments. To view partial senior developments or projects available to people of any age, log on to <http://www1.nyc.gov/site/nycha/index.page>. Information on eligibility requirements and other assistance may be obtained by calling NYCHA's Customer Contact Center at 718.707-7771

Adult Care Facilities

Adult Care Facilities (ACFs) offer temporary or long-term housing in combination with a package of services, which may include housekeeping, laundry, congregate meals, socialization and recreational activities, arrangement of medical visits, medication distribution, personal care (e.g. assistance with bathing and dressing), supervision, and/or case management. Services provided differ amongst the residences, depending on the type of Adult Care Facility and the residence itself. Periodic health inspections and surveys are conducted by the New York State Department of Health.

Adult Care Facilities provide housing and services to at least five clients, all of whom must be 18 years of age or older; therefore, younger adults with physical and/or mental impairments due to disease or injury may also be residents. In New York City, the four major types of Adult Care Facilities are adult homes, enriched housing, Assisted Living Programs (ALPs), and Assisted Living Residences (ALRs). If placement within a facility is considered, a physician can assess an individual's overall health condition and level of functioning, and identify the type of residence that is appropriate for the patient's needs. Following is a brief summary/description of these four ACF models.

Adult Homes

Adult homes provide 24 hours of supervision, three congregate meals a day, and a private or semi-private bedroom. Adult homes may also serve mentally ill adults. To be admitted a client cannot be chronically bedfast and cannot be incontinent

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or have unmanageable incontinence. The resident should be able to walk without the assistance of another person or be able to transfer from wheelchair to bed without the assistance of another person. Residents cannot require intermittent or ongoing skilled nursing care that exceeds the level offered by home care service agencies.

Additional admission and retention criteria for adult homes are posted on the New York State Department of Health's website <http://www.health.ny.gov> under "Admission/Discharge Criteria".

Assisted Living, Enriched Housing, Enriched Housing programs serve the elderly, usually 65 years of age or older, in a community-integrated setting. Enriched Housing programs offer greater independence than adult homes. The basic, private residential unit is an efficiency apartment and each apartment is equipped with a kitchen. The law only mandates part-time supervision and less than three meals a day, but most operators choose to provide 24 hours of supervision and all meals. The program does not serve persons with mental disabilities or behavior that may adversely affect other residents or staff.

Assisted Living Programs (ALPs) New York State's Assisted Living Program (ALP) provides home health care (e.g. physical, speech, and occupational therapy) and nursing care to residents who are nursing-home eligible. Clients are medically stable, do not require continuous medical attention, and are not chronically chair or bed bound. ALPs are less restrictive and less expensive than nursing homes. To operate an assisted living program, a facility must first be certified as an adult home or enriched housing program.

Assisted Living Residences (ALRs) Introduced in 2004, Assisted Living Residences (ALRs) follow regulations established for adult homes or enriched housing programs, plus an additional set of requirements. Assisted Living Residences (ALRs) are classified as Basic Assisted Living Residences, Enhanced Assisted Living Residences,

(EALRs), or Special Needs Assisted Living Residences (SNALRs). ALRs provide 24-hour supervision and private quarters

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consist of a single or half shared bedroom or an apartment. Individualized Service Plans (ISPs) are required to be prepared/reviewed at least once every six months for each resident of the facility with input from the physician, patient and his/her representative, and home health care agency, if appropriate. ISPs assess changes to a client's needs, identify services to be provided and how they will be delivered, and list staff responsible for providing those services.

The admission/retention criteria for Basic ALRs are the same as for adult homes or enriched housing.

Please refer to the outline under Adult Homes above. Individuals who need assistance from another person to walk or to transfer from bed to wheelchair, or who have unmanageable incontinence, may be admitted to an **Enhanced Assisted Living Residence (EALR)**, which is an ALR with an additional layer of certification.

EALRs are required to provide nursing services to its clients. ALRs cannot admit individuals who have 24-hour skilled nursing or medical needs that would require placement in a higher level setting (e.g. hospital, nursing home, etc.), however, if the client is living in an ALR that has EALR certification, he/she can be retained if all of the following conditions are met: the physician and the care team determine that the client's needs can be satisfactorily and safely addressed in the EALR, the patient agrees to hire additional medical, nursing, or hospice staff for the increased care needs, the operator consents to the responsibility of coordinating care provided by both the additional personnel (nursing, medical, etc.) and his/her own staff, and the patient is otherwise eligible to live at the residence.

Special Needs Assisted Living Residences (SNALRs) are designed to serve individuals with Alzheimer's disease, other dementia, or other special needs. Environmental modifications, staff members with additional qualifications and training, specialized programs, and plans of action for managing challenging behaviors distinguish SNALRs that have a specialty in dementia from other types of facilities. Any Adult Care Facility advertising or marketing itself as having specialized services for Alzheimer's patients or persons with other special needs is required by law to obtain certification as a SNALR. Facilities can obtain separate, dual certification as both an EALR and SNALR. Depending on the operator, SSI Congregate Care Level III or Social Security may be accepted as payment in full for base-rate room and board at adult homes, enriched housing programs, Assisted Living Programs, or Assisted Living Residences. Amenities may be offered with additional charges. Because SSI Level III is not enough to cover the cost of housing and services, the number of facilities accepting this arrangement is limited. The source of payment for most Adult Care Facilities is from a client's

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own private funds or through long term care insurance. Please review policies for limitations and conditions for accessing coverage. Medicaid and Medicare may pay for medical services, and with Assisted Living Programs (ALPs), Medicaid can also pay for personal care, home health care, nursing services, and physical, speech and occupational therapy.

Home Sharing/Shared Living Residences

Home Sharing or Shared Housing programs match elderly with other elderly, younger adults, or the developmentally disabled into homes owned by an individual or a non-profit agency. The “host,” or person offering a home to a home seeker, can also be a renter. Most programs require that matched individuals be healthy and self-sufficient. Shared Housing programs facilitate appropriate matches and provide limited follow-up support, including home visits and assistance in obtaining social services. A Shared Living Residence is a residence developed specifically for unrelated individuals to live together. It typically consists of private bedrooms and some common living areas. Roommates usually function as a household, sharing daily chores and expenses. Visit <https://www.nyfsc.org/home-sharing/> to find out how to apply as a guest or host.

Section 202 Supportive Housing for the Elderly Program

The federal Section 202 Supportive Housing for the Elderly program provides housing with supportive services and rental assistance for low income elderly, including elderly with disabilities (buildings funded before 1991 may accept disabled adults 18+ years of age). Prior to 1991, the program did not include funding for services, so Section 202 projects vary in the services provided, ranging from none to a full complement of support services, which may include a daily congregate meal, housekeeping, transportation, social services, and other activities that help residents maintain independent living. Most buildings have a number of accessible units for the disabled. Residents pay 30% of their income for rent, with federal subsidies covering the balance of the unit’s fair market price. To be eligible for residency in most Section 202 projects, applicants must have low or moderate income and at least one household member needs to be 62 years of age or older. Two tiers of income guidelines exist, with older developments using the higher maximum income limit. In general, wait times for available apartments at existing Section 202 buildings are considerably long.

Many residences may no longer be accepting applications. Please call the contact numbers for additional information.

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HUD provides capital advances to finance the construction, rehabilitation or acquisition with or without rehabilitation of structures that will serve as supportive housing for very low-income elderly persons, including the frail elderly, and provides rent subsidies for the projects to help make them affordable.

Purpose:

The Section 202 program helps expand the supply of affordable housing with supportive services for the elderly. It provides very low-income elderly with options that allow them to live independently but in an environment that provides support activities such as cleaning, cooking, transportation, etc. The program is similar to Supportive Housing for Persons with Disabilities (Section 811).

Type of Assistance:

HUD provides interest-free capital advances to private, nonprofit sponsors to finance the development of supportive housing for the elderly. The capital advance does not have to be repaid as long as the project serves very low-income elderly persons for 40 years.

Project rental assistance funds are provided to cover the difference between the HUD-approved operating cost for the project and the tenants' contribution towards rent. Project rental assistance contracts are approved initially for 3 years and are renewable based on the availability of funds.

Eligible Applicants:

Private nonprofit organizations and nonprofit consumer cooperatives that meet the threshold requirements contained in the General Section and the program Notice of Funding Availability (NOFA) are the only eligible applicants under this Section 202 program. Neither a public body or tribe nor an instrumentality or agency of a public body or tribe is eligible to participate in the program. Nonprofit entities associated with public bodies or tribes must establish their eligibility by providing an attorney's opinion stating that under state or tribal law the associated entity is not an instrumentality or agency of the public

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body or tribe and confirming that such entity:

- Meets the definition of “private nonprofit organization” under part 891;
- Has Articles of Incorporation which provide no more than minority control by the public body or tribe; and
- Is not receiving a majority of its operational funding from the public body or tribe.

Eligible Customers:

Occupancy in Section 202 housing is open to any very low-income household comprised of at least one person who is at least 62 years old at the time of initial occupancy.

Application:

Applicants must submit an application in response to a Notice of Funding Availability (NOFA) posted on Grants.gov.

Technical Guidance:

The Section 202 Supportive Housing for the Elderly Program is authorized by section 202 of the Housing Act of 1959 (12 U.S.C. 1701q), as amended. Program regulations are found 24 CFR Part 891. More information about the Section 202 program, can be found in HUD Handbooks 4571.3, Supportive Housing for the Elderly and 4571.5, Supportive Housing for the Elderly--Conditional Commitment; HUD Notices H96-102 REV 00-23, H2009-10 and H2011-18. Access to program guidance is available via Internet at https://www.hud.gov/program_offices

U.S. Department of Housing and Urban Development lists Affordable Rental Housing rules and waiting lists can be found and applied for at https://www.hud.gov/sites/documents/2017_AHG.PDF. You may sign up for [AHG Section 8 Help](#) through this site.

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<https://aging.ny.gov/programs/housing>

Our Mission is to help older New Yorkers be as independent as possible for as long as possible through advocacy, development and delivery of person-centered, consumer-oriented, and cost-effective policies, programs and services which support and empower older adults and their families, in partnership with the network of public and private organizations which serve them.

NYSOFA - Housing options for older people in New York State

(Free Language Assistance is available at 1-800-342-9871)

The overwhelming preference of older people is to age in place in their own homes and apartments, and most older people are able to do that. Aging in place can be a safe and successful experience if the physical aspects of a home accommodate a resident's physical and mental frailties, if the home is affordable, and if residents have easy access to necessary services and activities.

For some older people, changes in their physical, emotional, or mental health, or in their family, social, or financial situations may compromise their ability to continue living where they are. Such changes may persuade an older person to consider relocating to a more supportive living environment.

Whether choosing to age in place or to relocate to another living environment, being an informed consumer-by gathering appropriate information-is critical to making the best housing choice, one that meets a person's needs and preferences. Housing Resources. <http://www.nyhousingsearch.gov/https://www.nyhousingsearch.gov/>

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The Process to Acquiring Housing

Joseph B. Breed, IV, formerly Executive Director of Saint Margaret's House in New York, NY, graciously offers these hints:

1. One should be aggressive, persistent and cheerful through the entire process.
2. Applicants will need to:
 - a. Be organized. (Keep papers in an alphabetical file so that you may reach the ones you want in a moment's notice.)
 - b. Organize your financial information. (Keep all receipts from rent and other monthly expenses, medical bills and those relating to medically related conditions.) (Keep these papers filed by year.)
3. Think of an application as insurance for the future and apply now.

Get computer assistance if needed or for those who are computer-capable, prepare to use it in your search. Ask friends, relatives and social workers for some tips. What do they know about specific homes?

Ask your Minister, Priest or Rabbi for help and suggestions. Call aging/housing associations to find out more about them. Call or visit the NYC Department of Aging.

4. Plan to apply to several/many housing sites, as many have waiting lists.
5. Determine your geographic areas of interest.
6. Be prepared to make visits and calls to each house where you want to apply.
7. Create a list of possible housing facilities.
8. When you visit:
 - a. Ask to meet with the manager/social worker in charge, collecting business cards and telephone numbers.
 - b. If appropriate, ask to be placed on the applications waiting list. If there is no waiting list, ask when applications will be available or when there will be openings and call monthly.
9. Follow-up once your name has been placed on a waiting list. This lets the staff know of your active interest and lets you know about any progress.
10. When receiving mail from an organization, respond immediately and certainly within their time framework.
11. Do not be late!

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12. Read all materials to understand the conditions and process for applications.
13. Remember that no two housing settings are the same. Ask questions if there are things you do not understand.

Some Housing Myths:

1. I will never need the safe environment/assistance.
2. I need to be really old to apply.
3. If I need housing, I shall find it quickly!
4. I will never be accepted!
5. Elderly housing is depressing; everyone is dying.
6. I will never find a place I like.
7. I don't have to visit the place first.
8. I can only apply to one place at a time.
9. I must live in the state of the facility.
10. I cannot transfer from one subsidized house to another.
11. An applicant can choose the apartment of his/her choice.

Questions to Ask and What to Watch Out for:

1. Would I have to move out if I become frail, ill or disabled?
2. Are there accommodations for aging-in?
3. Are there rigid policies stating limitations?
4. What are the house rules? Read and understand them.
5. What are the Pet rules? Read and understand them.
6. Is there a meal program and what is the cost?
7. Be sure to read the Resident Rights Statement.
8. Prior to signing a lease, be sure to read a copy of the lease.

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9. Is the apartment ready for occupancy?
10. One would want to see:

A clean, freshly painted apartment with safe or new floor coverings/finish

All systems cleaned and working properly (especially electricity and plumbing) Functioning windows – try to open a bottom sash.

The Search for Affordable Housing - A Business Plan, 2018

suggested by Joseph Breed, formerly Executive Director of St. Margaret's House, NY, NY

First Things First – Organize!

1. Organize yourself – set aside an area for paperwork.
2. Purchase a fine black tip marker (so you can read your writing)
3. Purchase some file folders and a pouch to hold them.
4. Acquire a small note book for address, names, numbers.
5. Develop a log book of calls you make for each Housing call.
6. Get business cards: Name, address, telephone, email address.
7. If you don't have an email address, go to the library and learn how to create and access an email account – you will need this.
8. Get a calendar for the housing search only.

Second – Find an assistant!

1. A younger person is ideal.

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2. This assistant will accompany you on your trips to the various housing sites you have chosen.
3. Two sets of eyes, noses, ears is much, much better than one!
4. This is your assistant, so when the time comes, you do the talking.
5. If the conversation is directed to the younger person, redirect it to you.
6. The assistant should take notes for you as you will be far too busy to do so affectively.
7. The assistant should prompt you if you have forgotten to ask for something.

Third – Find Resources

1. Read the newspapers that advertise the opening of the application process for affordable housing – take notes – plan to visit immediately and get details.
2. Go onto the web and look up HAFOP Housing Directory, by zip code.
3. Go to the NYC Department of Aging housing listings for names and numbers.
4. Go to your local social service agencies and enlist their assistance in identifying good housing opportunities in your neighborhood that you will qualify for.
5. Choose five different agencies you think might be candidates.
6. First screen each agency by telephone and make notes on your impressions.
7. Open a file for each of these agencies as you will be visiting them and keeping a call log of when you have called.

Fourth – The Visit

1. Bring your assistant.
2. Dress up – look good – feel good – present well.
3. At the security desk or reception area, ask for the manager.
4. Present your business card – calling card.
5. If the manager is not available ask for the assistant or the social worker, admissions person.
6. If they are not available ask: “Who is available?”
7. Present that person with your card and ask to be placed on the waiting list.

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8. No List! Ask how does your application process work? Make notes,
9. Ask for any literature, schedules etc.
10. Ask how often you should call to determine when the application process will begin.
11. Ask if you may wander around for a look see.
12. Talk to residents, visitors, staff, especially the security people who know everything that is happening.
13. Look for security equipment: cameras, video displays, locked doors, surveillance.
14. Look for good housekeeping, polite staff, happy, well-adjusted, good-looking residents, tenants.
15. Check out the neighborhood for easy to get to stores and safety, hills, lights.

Fifth – Homework

1. Back at home make notes in the file for the house you just visited.
2. Make plans for a second visit – you want to be known by the staff at the home and you want to see it at different times with different people.
3. Note on your calendar your next visit, perhaps a month away and your next phone call, perhaps six weeks down the road.
4. If the application process is underway, make notes on your calendar of important deadline dates to be sure you meet them.
5. If you don't understand something do not be afraid to clarify what it is you want to understand; Be Bold!
6. Read the application process carefully and have your assistant read it and comment on it. Understand it.
7. Follow the instructions carefully – a missed date could cost you dearly!

Sixth – The Decision

1. Be flexible and nimble and when the opportunity comes leap at it! Don't hesitate! Affordable apartments are like rare pearls and will be snatched up quickly.
2. When you go to sign the lease bring your assistant with you – this will stabilize the environment.
3. After signing the lease ask to see the apartment and check it out carefully.
4. Any apparent problems you see make known. Run the water, check for hot water, flush the toilet, check the fridge,

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wall heating elements etc. Remember, this apartment is now yours – get the keys and ask for the house rules.

5. The home you get into may not be your first choice – but it is a beginning, move in.
6. When the favorite comes up and is available you can move into it at that time.
7. If you have a spell in rehab/nursing home keep your process moving, this where an assistant can be very helpful.
8. If you need to downsize (who doesn't?) do it, grit your teeth and start the old heave ho and get rid of whatever you can. The lighter your load the easier it is to move.
9. Remember – This is a process, takes time, takes patience!

Good Luck!!

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Affirmative Fair Housing Marketing Plan Media

(Met approval of federal regulators)

Suggested by Joseph Breed, formerly Executive Director of St. Margaret's House, NY

These are the media outlets through which you will find listings for affordable housing that is about to become available.
The information will appear in the form of an announcement or an advertisement.

1. Indian Country Today (weekly)
2. Amsterdam News (weekly)
3. El Diario (daily)
4. Filipino Reporter (weekly)
5. Able Newspaper (monthly)
6. Irish Echo (weekly)
7. Russian Bazaar (weekly)

The rule of thumb: Look for papers and magazines that are focused on minority interests and members of our society.

Social Service Agencies

- American Indian Community House; 331-901-0011, 646-575-3638
- Institute for Puerto Rican/Hispanic Elderly; 646-654-0450, 212-677-4181
- Philippine Human Services; 718-883-1295
- Chinese American Planning Council; 212-941-0920
- Search & Care; 212-289-5300
- Good Shepherd Services; 212-243-7070

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NEW YORK, NY (MANHATTAN)**

- Services for the Underserved (SUS); 212-633-6900

Community Contacts and Agencies

Suggested by Joseph Breed, formerly Executive Director of St. Margaret's House, NY

New York City Council Members

Find your Manhattan Council Member on the web under Manhattan Council Members. There are ten members representing all of Manhattan by region. (an excellent source for assistance)

Community Boards Find your community board on the web under NYC Community Boards. There are 12 boards covering all of Manhattan by region. Ask for Senior Resources.

Housing by Non Profit and city sponsored housing:

- New York Foundation for Senior Citizens
- JASA Housing Management
- West Side Federation for Senior Housing
- James Lenox House Association
- ArchCare
- Village Care
- Isabella Home Housing company
- Goddard Riverside Settlement Housing
- Phipps Houses Services, Inc.
- Metropolitan Council on Jewish Poverty
- Salvation Army
- Chinese American Planning Council
- West End Residences HDFC, Inc.
- NYCHA – New York Housing Authority

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Borough of Manhattan, New York City ZIP Codes



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Senior Housing possibilities found in these Manhattan zip codes:

10001	10021	10032
10002	10022	10035
10003	10023	10036
10009	10024	10037
10010	10025	10038
10011	10026	10039
10013	10027	10040
10014	10028	10065
10016	10029	10075
10017	10030	10128
10019	10031	10282

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10001

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10001"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

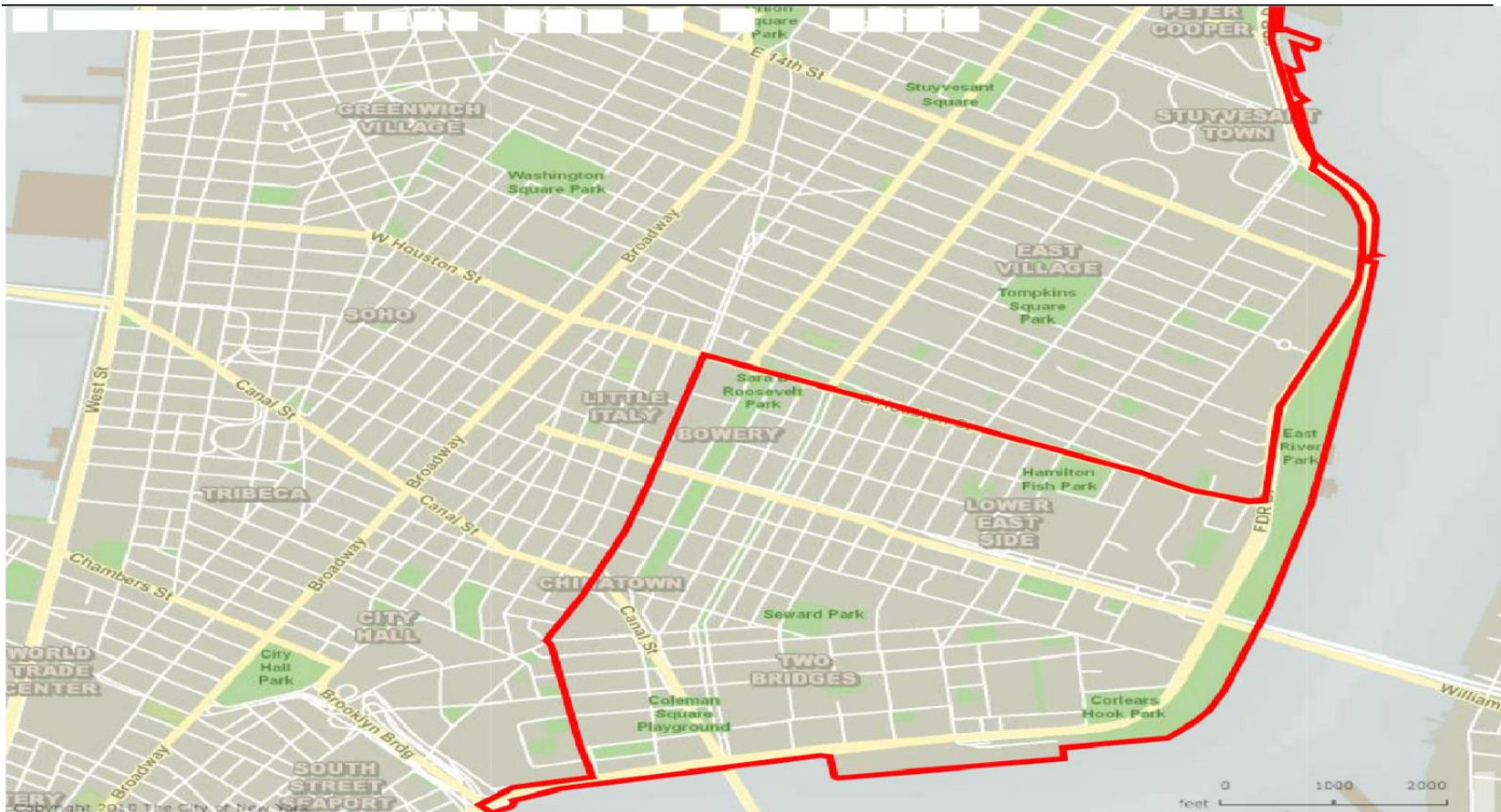
10001

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Coterie Hudson Yards 505 West 35th Street New York, NY 10001</p>	<p align="center">“Luxury Senior Living” Coterie brings the world's most discerning, influential, and driven older people together in an inspiring, life-enhancing environment where they can confidently continue to pursue their interests and make a difference in the world.</p>	<p align="center">Atria Senior Living https://www.atriaseniorliving.com/</p> <p align="center">Visit https://coterieseniorliving.com/luxury-retirement-communities/coterie-hudson-yards-new-york-ny/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10002

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10002"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10002

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
David L. Podell House 179 Henry Street New York, NY 10002	Section 202 (HUD) Supportive Housing for very low-income 62+ Some apartments for disabled 18+ Section 8 with social workers 49 units; wait list closed.	T.U.C. Management 212.765.7900, 212.238.7897 The Educational Alliance 200 W. 57 th St., Suite 702 https://greenhomenyc.org/building/david-podell/ https://www.myhousingsearch.com/CallCenter.html
Gouverneur Health (Hospital) 227 Madison Street New York, NY 10002	210 bed skilled nursing facility and rehabilitation Medicare and Medicaid, JCAHO <u>2017</u> <u>U.S. News & World Report</u>	NYC Health and Hospitals (212) 238-7897 For general information (212) 441-5000 https://www.nychealthandhospitals.org/locations/gouverneur/
Helen Harris Building 80 Rutgers Slip New York, NY 10002	Section 202 (HUD) 109 unit senior apartments. Supportive Housing for very low-income elderly with rent subsidies and other support services.	Two Bridges Neighborhood Council 212.566.2729 https://twobridges.org/programs-and-projects/affordable-housing Grenadier Realty Corp 212.267.3296 https://www.hoursguide.com/grenadier-realty-corporation/new-york/6296496/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10002

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Hong Ming Housing for the Elderly 50 Norfolk Street @ Grand Street New York, NY 10002</p>	<p>Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services No vouchers needed, waiting list (No longer NYCHA)</p>	<p>Asian American Federation Housing Management Corp. 212.475.7730 Apply to residence enclosing stamped, self-addressed envelope.</p>
<p>LaGuardia Houses Addition 250 Madison Avenue New York, NY 10002</p>	<p>Adult Home One of many under the auspices of NYCHA Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) https://www.nyc.gov/assets/nycha/downloads/pdf/La%20Guardia.pdf, Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page</p>
<p>New East Side Nursing Home 25 Bialystoker Place @ Willett Street New York, NY 10002</p>	<p>58 Certified beds For-profit corporate ownership Medicaid and Medicare Certified</p>	<p>New East Side Nursing Home, LLC Wayne Orlowitz 212.673.8500, https://neweast sidenursinghome.com/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10002

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Ridge Street Gardens 80 Ridge Street New York, NY 10002</p>	<p>Section 8 eligible, subsidized, enriched low-income housing with elevators; services for low income seniors with modern kitchens and bathrooms. One hot meal served daily. Communal dining area and socialization space for residents.</p>	<p>NY Foundation for Sr. Citizens Grenadier Realty Ridge Street Gardens 212.598.4148, Enriched Housing Programs 212.369.5523, Downloadable application http://www.nyfsc.org/wp-content/uploads/2017/12/Ridge-Street-Gardens-EHP-Application.pdf</p>
<p>New East Side Nursing Home 25 Bialystoker Place @ Willett Street New York, NY 10002</p>	<p>58 Certified beds For-profit corporate ownership Medicaid and Medicare Certified</p>	<p>New East Side Nursing Home, LLC Wayne Orlowitz 212.673.8500, https://neweast sidenursinghome.com/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10003

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10003"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10003

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Evelyn and Louis Green Residence at Cooper Square 200 East 5th Street New York, NY 10003</p>	<p align="center">Senior Housing Low-to-moderate income rental apartments with some social services 150 units/14 floors Wait list closed</p>	<p>Cooper Square HDF JASA Housing Management 212.598.9088, JASA Health Center 212.273.5272 https://www.jasa.org/services/housing/ manhattan-cooper-square</p>
<p>Moravian Open Door 347 East 18th Street New York, NY 10003</p>	<p align="center">Housing and supportive services to New York's homeless, distressed and underserved older population. 501(3)c – 41 beds</p>	<p>First Moravian Church 212.995.5810 http://www.moravianhouse.org/</p>
<p>The Penington Friends House 215 East 15th Street New York, NY 10003</p>	<p>24 long-term rooms Housing, shared baths, common spaces, some dinners. Housekeeping duties shared. Ages vary. Preference given to Religious Society of Friends members and those having the same ideals.</p>	<p>Religious Society of Friends 212.673.1730 http://www.penington.org/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

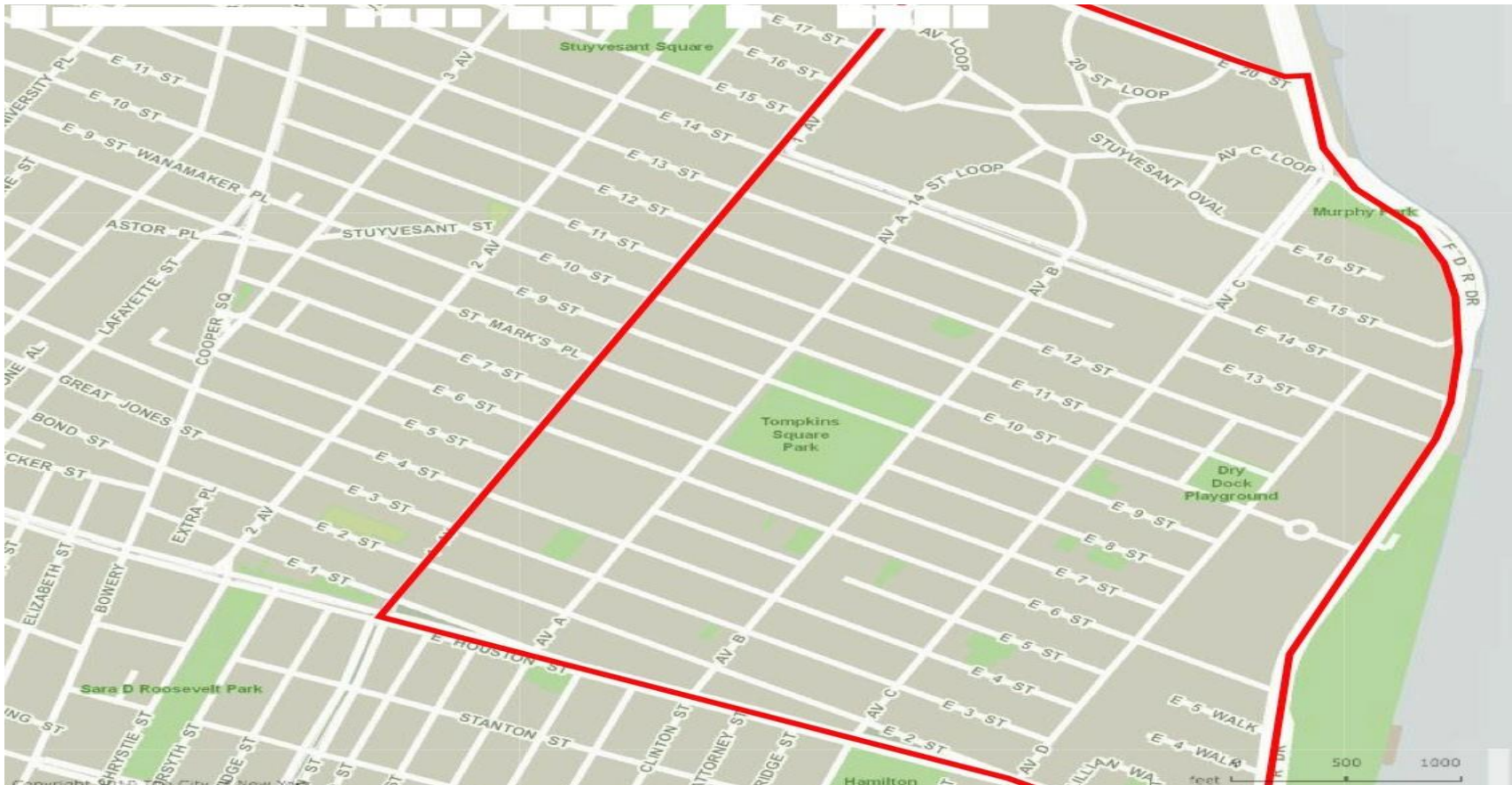
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RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Robert Mapplethorpe Residential Treatment Facility Mount Sinai/Beth Israel 327 East 17th Street (1st & 2nd Aves) New York, NY 10003</p>	<p>Nonprofit Residential Treatment Facility Full medical and social services for those with HIV/AIDS 28 beds; Medicare & Medicaid accepted Other services</p>	<p>Mt. Sinai/Beth Israel 212.420.5690 Joshua Berkowitz, Administrator https://www.mountsinai.org/locations/beth-israel</p>
<p>Cabrini Apartments 220 East 19th Street New York, NY 10003</p>	<p>The 70 one-bedroom apartments serve persons age 62 and older who meet income guidelines set by the Department of Housing and Urban Development. Because of overwhelming demand, however, the application waiting list is closed.</p>	<p>Seniorhousing.net https://www.seniorhousingnet.com/seniorliving-detail/cabrini-apartments-220-e-19th-st-new-york-ny-10003-530001 800-304-7152</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10009

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10009

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Casa Victoria 308 East 8th Street New York, NY 10009</p>	<p>Section 202 (HUD) 80 units of Supportive Housing for very low-income elderly with rent subsidies and other support services</p>	<p>Lower East Side Coalition for Housing Development, Inc. Evergreen Management Company 212.677.4772 http://www.leschd.org/our-buildings</p>
<p>Doña Petra Santiago Apartments 717 East 9th Street New York, NY 10009</p>	<p>Section 202 rental assistance 57 units of affordable senior housing</p>	<p>Lower East Side Coalition Housing for Housing Development, Inc. https://www.lescoalition.org/ For more information about Dona Petra Santiago Apartments https://www.lescoalition.org/affordable-housing-development-2</p>
<p>George Daly House 269 East 4th Street New York, NY 10009</p>	<p>Short term Transitional Housing and Homeless Services for those 45+ 88 single and double occupancy rooms</p>	<p>N Y Federation for Senior Citizens, Inc. 212.260.9825 For more information about George Daly House, visit: http://www.nyfsc.org/housing-services/transitional-housing-and-services-for-the-homeless/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10009

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Harry and Jeannette Weinberg Alliance Apts. for the Elderly 174 Avenue A (E. 11th -E. 12th St) New York, NY 10009</p>	<p>Section 8 Low Income Housing Independent living for 62+ Social worker available 50 units Wait list closed</p>	<p>The Educational Alliance 646.602.9026, Info@Edalliance.org T.U.C. Management Company 212.865.6985 Applications needed.</p>
<p>Meltzer Towers 94 East First Street New York, NY 10009</p>	<p>Public Housing Built Exclusively for the Elderly under the auspices of NYCHA Specific residences may not be requested</p>	<p>NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page For more information about Meltzer Towers, visit: https://www.nyc.gov/assets/nycha/downloads/pdf/Meltzer%20Tower.pdf</p>
<p>Tanya Towers 620 East 13th Street New York, NY 10009</p>	<p>New York City Mitchell- Lama Built or Set-aside for the mentally ill Adults, deaf and hearing impaired 40 units</p>	<p>The Jewish Board 646.350.2880 https://jewishboard.org/listing/tanya-towers/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10009

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Upside New York City 310 East 2nd Street New York, NY 1009</p>	<p>Upside is a uniquely designed senior living alternative to help you live completely independently. The Upside team helps you find a luxury-style apartment living option and provide you with extra layers of care and assistance, whenever and however you need it.</p>	<p align="center">Seniorhousing.net https://www.seniorhousingnet.com/seniorliving-detail/upside-new-york-city-310-e-2nd-st-new-york-ny-10009-656294 Call 800.304.7152</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10010

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10010

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>332 East 22nd Street (1st-2nd Avenues) New York, NY 10010</p>	<p align="center">Supportive Housing 13 one-bedrooms, 1 studio for moderate income seniors 62+ with less than 80% of median area income Short Waiting List – check website Downloadable application</p>	<p align="center">Met Council on Jewish Poverty 212.453.9519 https://www.metcouncil.org/ For more information about this location, visit https://www.metcouncil.org/housing-for-the-elderly And scroll down under the Manhattan section. Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>
<p>Mira Lederer Salomon Residence 141 East 23rd Street (Lexington) New York, NY 10010</p>	<p align="center">Supportive Housing 1 studio, 18 one-bedrooms for moderate income seniors 62+ with less than 80% of median area income Short Waiting List - check website Downloadable Application</p>	<p align="center">Met Council on Jewish Poverty 212.453.9519 https://www.metcouncil.org/ Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10011

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

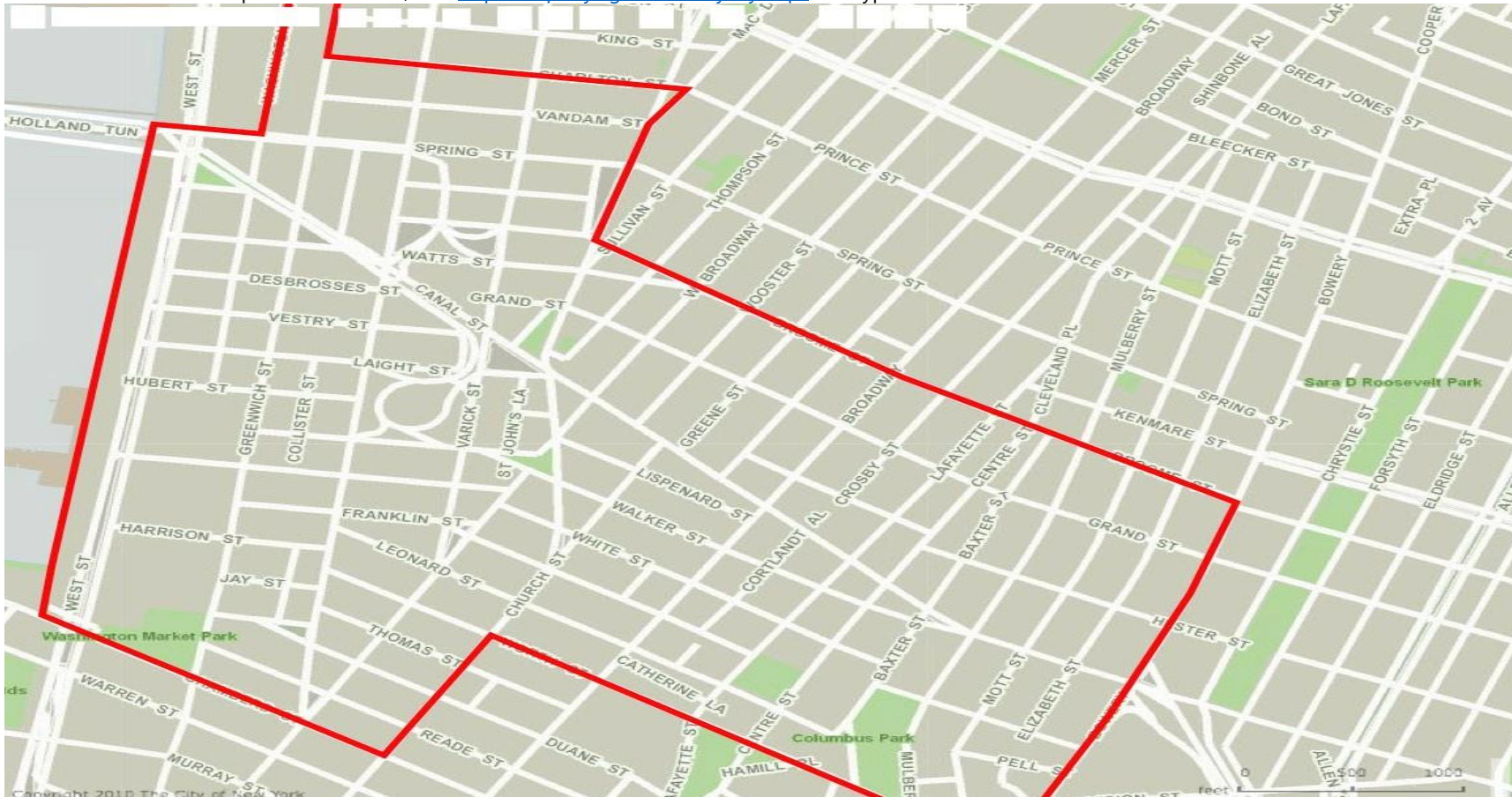
10011

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Frederick Fleming Residence 443-445 West 22nd Street New York, NY 10011	Documented periods of homelessness, serious mental illnesses – 47 beds Certificate Number 420-E-374	West Side Federation for Senior Housing 212.242.5277 https://www.wsfssh.org/building/frederic-fleming-house/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10013

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

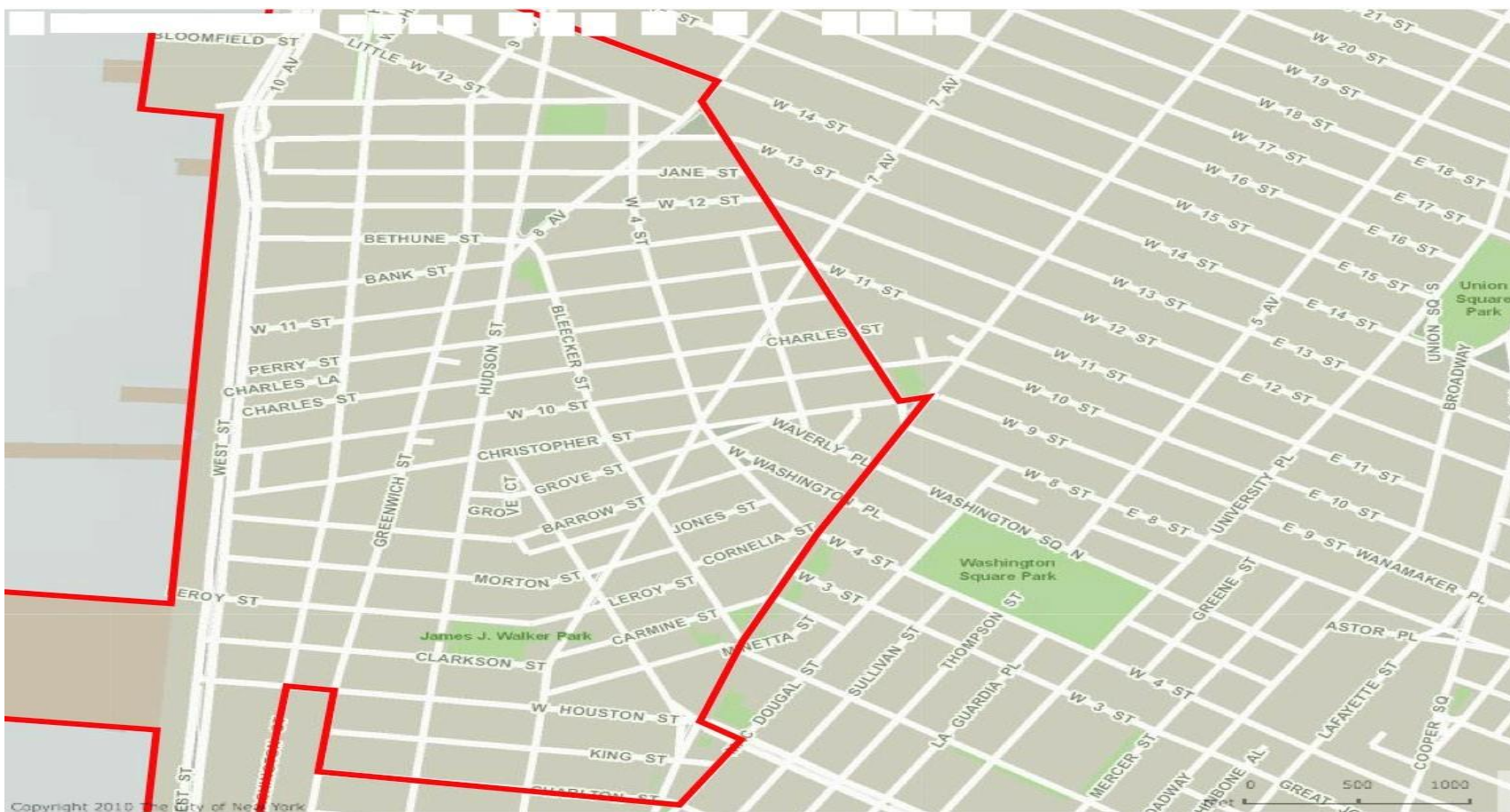
10013

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Everlasting Pine Housing Development 96 Baxter Street New York, NY 10013</p>	<p align="center">Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services</p>	<p>Chinese American Planning Council Phipps Houses Services, Inc. 212.966.8496, 212.966.0409 212.243.9090 https://www.phippsny.org/ http://www.nychinatown.org/storefronts/baxter/96baxter.html</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10014

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10014

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Bailey-Holt House 180 Christopher Street New York, NY 10014	Nation's first congregate residence for people living with HIV/AIDS SHAP accepts referrals from HASA	Bailey House, Inc. 212.633.2500 http://baileyhouse.org/
Village Care Rehab & Nursing Center 214 West Houston Street New York, NY 10014	200 bed center Post-Acute Rehabilitation and Nursing care to prepare patients to return home Top Performing in <u>US News & World Report - Best Nursing Homes 2018</u> https://health.usnews.com/best-nursing-homes/area/ny/village-care-rehabilitation-nursing-center-335027	VillageCare 120 Broadway # 2840 New York, NY 10271 212.337.9400, 212.337.5600 https://www.villagecare.org/vcrn

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10016

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10016"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10016

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>385 Third Avenue (27th-28th Streets) New York, NY 10016</p>	<p align="center">Supportive Housing 48 units for those 62+ with incomes less than 60% of median area income 10 studios, 38 one-bedrooms Downloadable application</p>	<p align="center">Met Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/housing-for-the-elderly https://www.metcouncil.org/ Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>
<p>The Harry and Jeanette Weinberg Senior Residence 171 Lexington Avenue (E. 31st – E 32nd) New York, NY 10016</p>	<p align="center">Supportive Housing 41 units for those 62+ with incomes less than 80% of median area residents - 19 studios, 19 one- bedrooms, 2 two-bedrooms Downloadable application</p>	<p align="center">Met Council on Jewish Poverty 212.453.9519, 212.422.0470 https://www.metcouncil.org/ For more information, visit https://www.metcouncil.org/housing-for-the-elderly Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10017

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

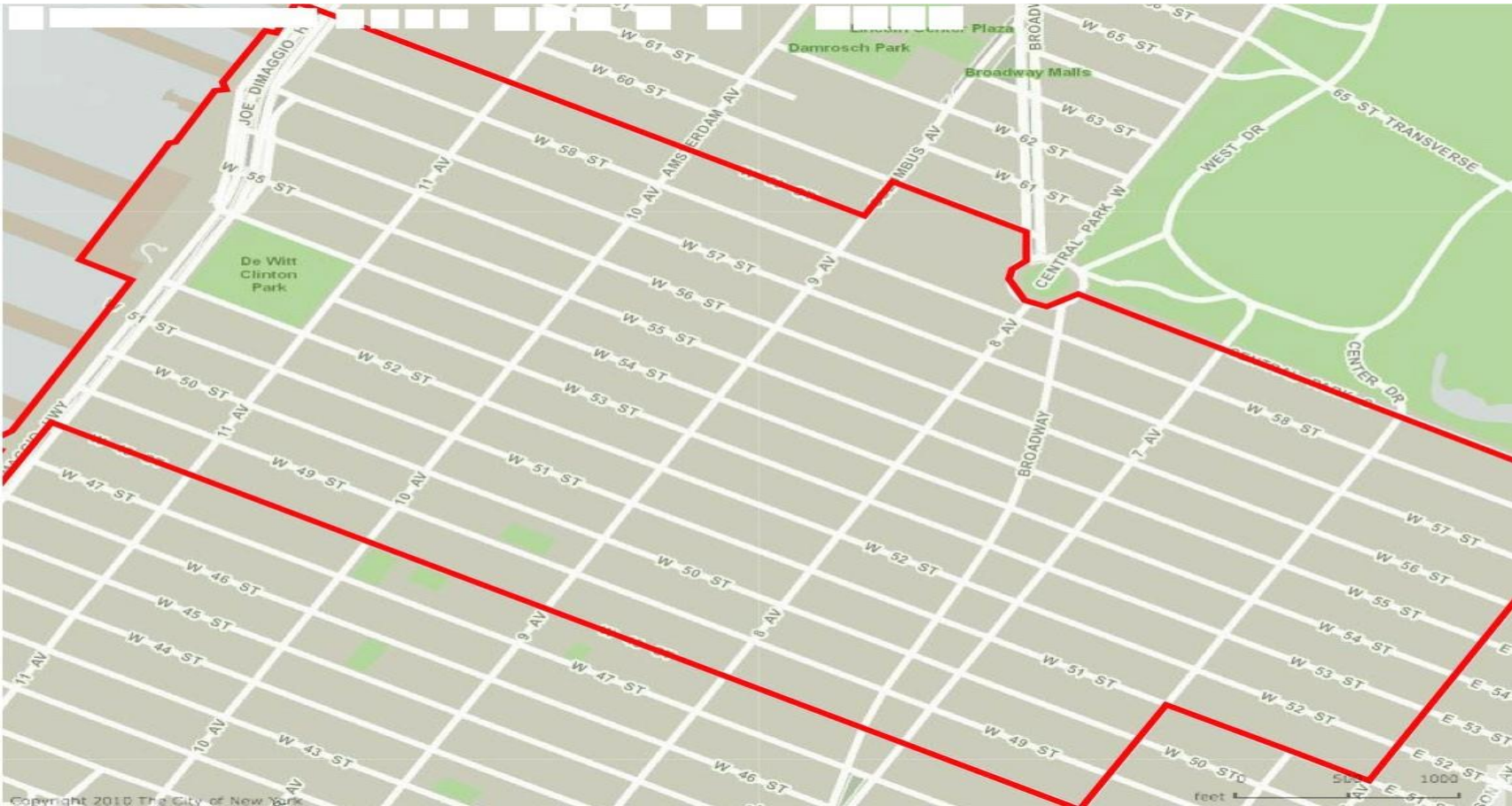
10017

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>228 East 46th Street (2nd-3rd Aves) New York, NY 10017</p>	<p align="center">Supportive Housing 18 one-bedroom units for those 62 + with incomes less than 80% of median area residents; garden and greenhouse Downloadable application</p>	<p align="center">Metropolitan Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/ https://www.metcouncil.org/housing-for-the-elderly Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10019

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10019

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
The Aurora	<i>see Dorothy Ross Friedman Residences</i>	<i>(see Dorothy Ross Friedman below)</i>
Clinton Gardens (Ninth Avenue) 404 West 54th Street New York, NY 10019	Section 202 (HUD) Supportive Housing for the very low-income elderly 30-40% Enriched 100 Studios, One-bedrooms NYS # 420-5-376	Rafael Broemer NY Foundation for Sr. Citizens 212.489.9339; 212.369.5523 or 212.598.4148 http://www.nyfsc.org/wp-content/uploads/2017/12/Clinton-Gardens-EHP-Application.pdf
Dorothy Ross Friedman Residences (formerly The Aurora) 475 West 57th Street New York, NY 10019	Independent Living with supportive services primarily for those from the entertainment industry. Serving seniors, disabled, low income working professionals and those with HIV/AIDS 178 units of supportive housing	The Actors Fund Common Ground Mgmt. 212.262.4502, 212.489.2020 https://entertainmentcommunity.org/services-and-programs/dorothy-ross-friedman-residence

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10019

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Harborview Terrace 525 West 55th Street New York, NY 10019 (11th Avenue)</p>	<p>Public Housing Built Exclusively for the Elderly; 377 apartments One of many under the auspices of NYCHA; Specific residences may not be requested. Downloadable application</p>	<p>Management Amsterdam Houses 212.757.1051 https://www.nyc.gov/assets/nycha/downloads/pdf/Harborview%20Terrace.pdf NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page https://www.nyc.gov/assets/dfta/downloads/pdf/publications/HousingManhattan2017v2.pdf</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10021

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
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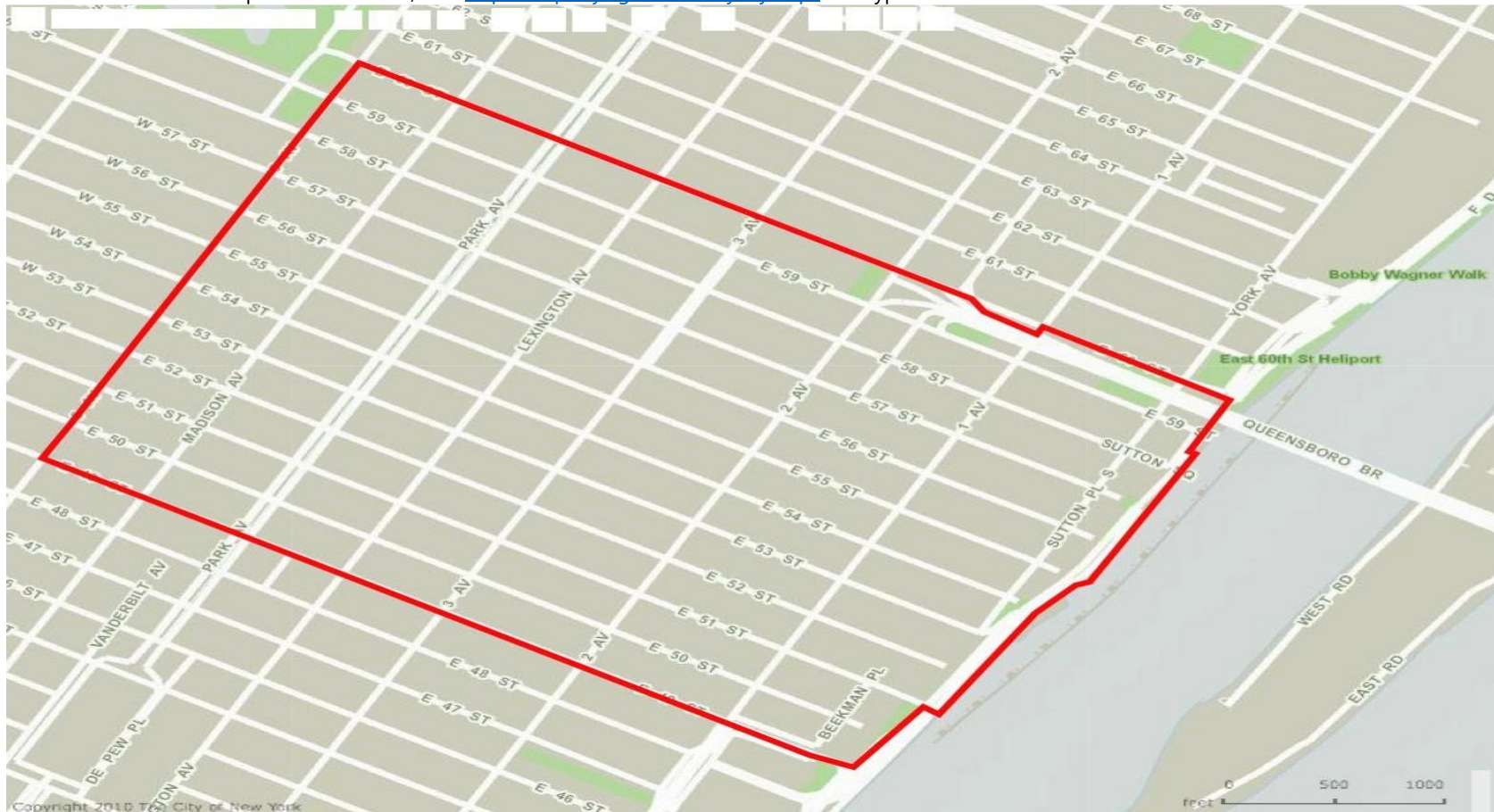
10021

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Archcare at Mary Manning Walsh 1339 York Avenue (71st-72nd) New York, NY 10021</p>	<p>Rehab & Nursing Home Short and Long Term Rehabilitation 362 beds, nonprofit, corporate ownership. Medicare and Medicaid Top Performing by US News & World Report</p>	<p>CCC of The Archdiocese of NY ArchCare at Mary Manning Walsh 646.475.4800, 212.628.2800 ext. 243 https://www.archcare.org/nursing-homes/mary-manning-walsh https://www.archcare.org/nursing-homes/mary-manning-walsh/short-term-rehab</p>
<p>James Lenox House 49 East 73rd Street (Madison-Park) New York, NY 10021</p>	<p>NYS MITCHELL-LAMA renovated and supported 88 studios and 11 one-bedrooms independent living for those 55+ wait list may be closed</p>	<p>James Lenox House Association 212.288.7379 http://www.jlhainc.org/</p>
<p>Robbins Plaza 341 East 70th Street New York, NY 10021</p>	<p>Public Housing Built exclusively for the Elderly One of many under the auspices of NYCHA Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) https://www.nyc.gov/assets/nycha/downloads/pdf/Robbins%20Plaza.pdf Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10022

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10022

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>351 East 54th Street (2nd-1st Aves) New York, NY 10022</p>	<p align="center">Supportive Elderly Housing 12 studio units for moderate income seniors (62 +) with incomes less than 80% of area median income; May be filled, waiting list Downloadable application</p>	<p align="center">Metropolitan Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/housing-for-the-elderly https://www.metcouncil.org/ Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>
<p>Sunrise at East 56th 139 E 56th St New York, NY 10022</p>	<p align="center">Deliver personalized assisted living and memory care with a caring staff trained to the highest standards. Sunrise at East 56th is pleased to collaborate with Northwell Health's Center for Healthy Aging, which is offering its signature healthcare services to residents, for an additional fee*</p>	<p align="center">Northwell Health Sunrise Senior Living 888.434.4648</p> <p align="center">Sunrise at East 56th 212.219.2800</p> <p align="center">Visit and click on "Inquire" https://www.sunriseseniorliving.com/communities/ny/sunrise-at-east-56</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10023

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10023

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>305 West End Residences 305 West End Avenue (w 74th) New York, NY 10023</p>	<p>Market Rate Senior Housing High-end Independent and Assisted Living with meals and services, Two floors for those living with Memory Disorders</p>	<p>Engel Burman Group, Marcy Leavitt, Exec. Director 212.886.0783 https://305westendassistedliving.com/</p>
<p>Hamilton House 141 West 73rd St. @ Columbus New York, NY 10023</p>	<p>174 Studios, one and two bedrooms for seniors 62+ Wait List for one bedroom is closed</p>	<p>Find Aid for the Aged, Inc. 212.579.7881 http://www.projectfind.org/hamilton http://www.projectfind.org/how to apply</p>
<p>The Hargrave House 111 West 71st Street (near Columbus Ave) New York, 10023</p>	<p>112 studio apartments for independent seniors 62+ Social Workers on site Senior Center on ground floor Wait time 2+ years</p>	<p>Find Aid for the Aged, Inc. 212.579.7881 http://www.projectfind.org/hargrave http://www.projectfind.org/how to apply</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
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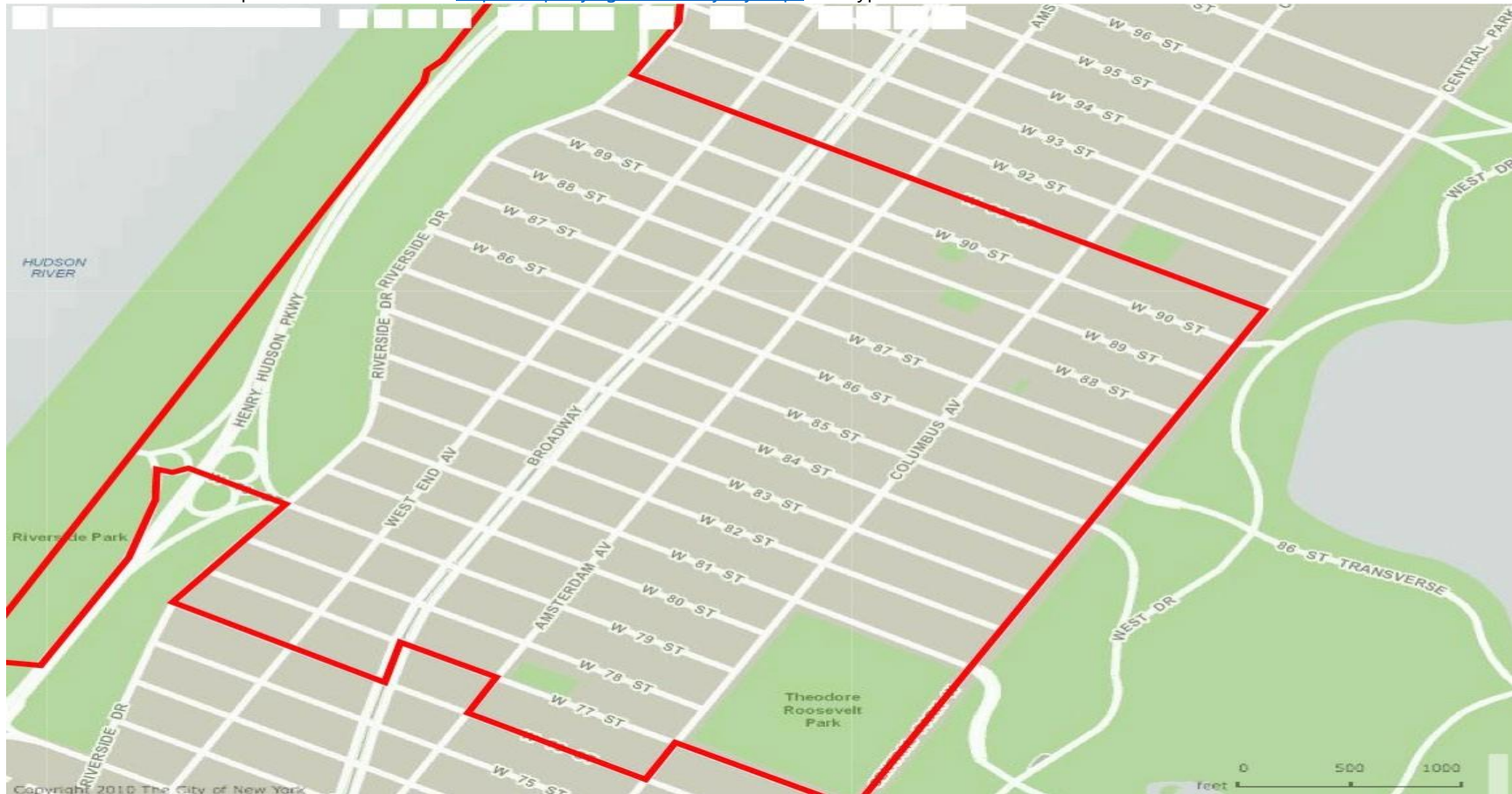
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RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>West 74th Street Residence 300 Amsterdam Avenue New York, NY 10023</p>	<p>Affordable housing in single or double rooms, supportive social services, full meal service, housekeeping, laundry service, personal care and recreation activities.</p> <p>Trained staff available 24 hours a day to assist with activities of daily living such as bathing, medication and crisis management.</p>	<p>Ira Stulbaum, Marketing West Side Fed for Sr. Housing 212.595.8983 http://www.wsfssh.org/buildings/west-seventy-fourth-street-residence/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10024

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

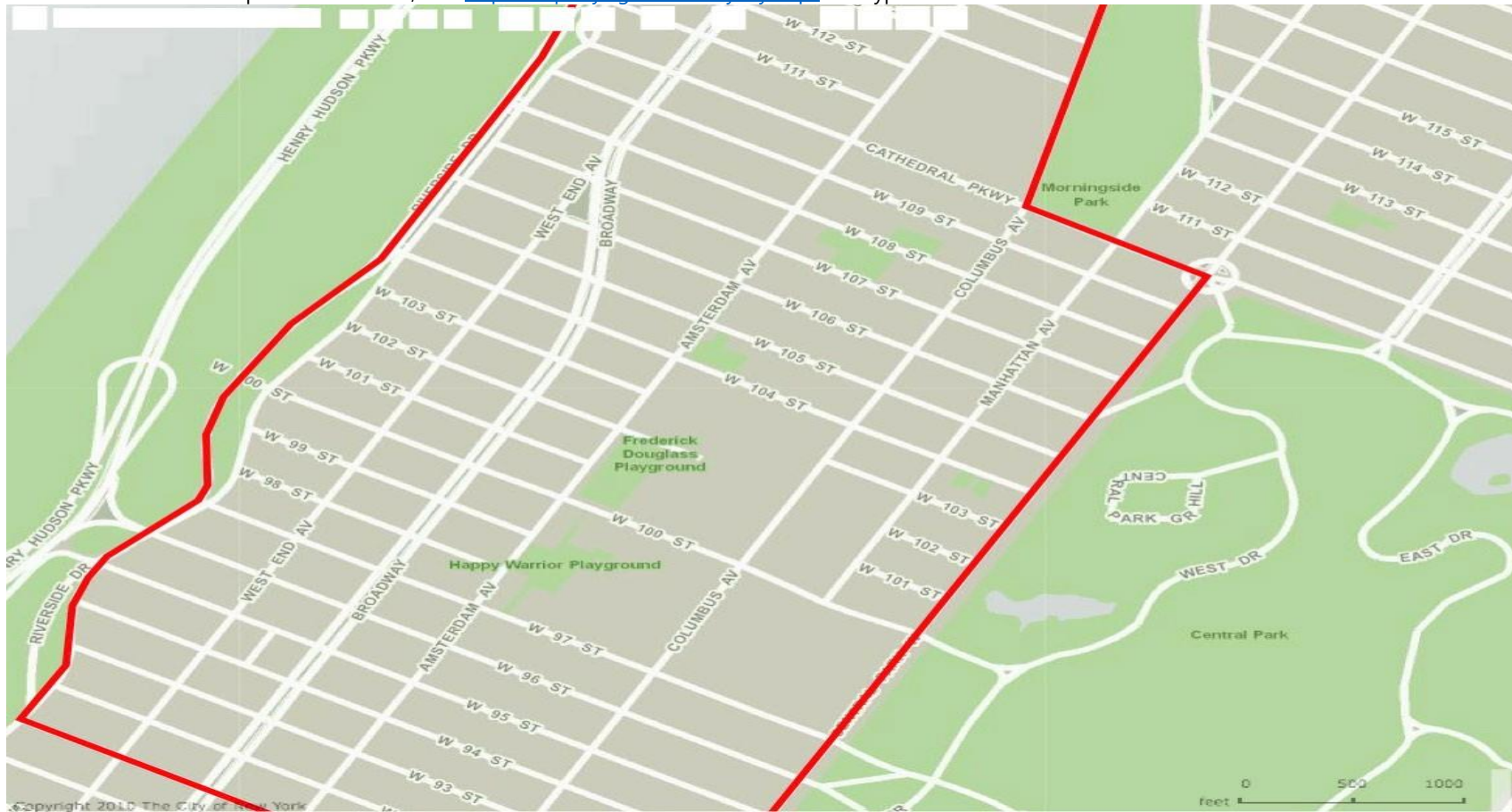
10024

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Atria West 86 West 86th Street (Atria) 333 West 86th Street, New York, NY 10024	“Luxury Senior Living” Independent/Supportive living Studio, one and two bedroom apartments w. kitchens 3 on-site dining venues with chef- prepared meals daily Penthouse Fitness Center Rooftop terrace Pet friendly	Atria Senior Living 212.257.3364 https://atriaseniorliving.com/retirement-communities/atria-west-86-manhattan-new-york-ny/
Capitol Hall 166 West 87th Street New York, NY 10024	201 SRO units for those vulnerable to homelessness because of age, income and/or disability Daily meals, recreational activities, case management	Roberta Solomon, LMSW, Deputy Exec. Director, Adult & Community Development Goddard Riverside Settlement Housing 212.724.1001, ext. 327 https://www.goddard.org/grcc/programs/housing/capitolhall/
Euclid Hall 2345 Broadway @ West 85th-86th St. New York, NY 10024	Section 8 Supportive Enriched SRO Housing 273 rooms for formerly homeless and preexisting tenants; 24 hour security and social services Primary Population Elderly	West Side Federation for Senior Housing 212.721.6032 ext. 1001 https://www.wsfssh.org/building/euclid-hall/ https://www.wsfssh.org/wp-content/uploads/2022/10/1428263514EuclidHallwsr.pdf

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10025

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10025

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Amsterdam Nursing Home 1060 Amsterdam Avenue @ 112th New York, NY 10025	nonprofit 409 beds for short term and long term care + adult day care Rated as one of America's Best Nursing Homes for short and long term care by <u>US News & World Report</u> - 2017-18	Amsterdam House CCRC, Inc. 212.316.7700 https://amsterdamcares.org/
Echo Apartments 1050 Amsterdam Avenue @ 112th New York, NY 10025	Section 202 (HUD) Supportive Housing for middle and low-income elderly with rent subsidies and other support services, Waiting lists	Phipps Houses Services, Inc. 212.243.9090, 212.663.6750 http://www.phippsny.org/properties/housing/
Fania Gersham House 140 West 105 th St @ Broadway New York, NY 10025	Section 202 (HUD), Section 8 Supportive Housing for 28 very low-income elderly with rent subsidies and other support services	West Side Federation for Senior Housing 212.721.6032 ext. 1001 212.531.4028 or 212.721.6043 https://www.wsfssh.org/building/fania-gersham-house/
Jewish Home Lifecare 120 West 106th Street New York, NY 10025	514-bed facility for subacute care, skilled nursing care rehabilitation, long term care and Adult Day Care programs	http://www.jewishhome.org http://jewishhome.org/about-us/the-new-jewish-home/ http://jewishhome.org/locations/manhattan/ 212.870.5000

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10025

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
John and Carroll Kowal House 149 Manhattan Avenue (107th St.) New York, NY 10025	SRO supportive Housing/Primary Section 8 Population Elderly 72 rooms 24 hour security and social services	West Side Federation for Senior and supportive Housing 212.721.6032 ext. 1001 https://www.wsfssh.org/building/john-and-carroll-kowal-house/
Kurt & Leah Schneider Apartments 11 West 102nd Street @ CPW New York, NY 10025	Section 202 (HUD) - Section 8 Supportive Housing for very low- income elderly with rent subsidies and other support services - 54 independent apts.	West Side Federation for Senior Housing 212.721.6032 ext.1001, 212.663.0001 https://www.wsfssh.org/building/kurt-leah-schneider-apartments/
The Marseilles 230 West 103rd Street @ Broadway New York, NY 10025	Section 8 housing built or set aside for Independent elderly, physically handicapped - 134 independent studios and one bedrooms 24 hour security, Social worker	West Side Federation for Sr. Housing Grenadier Realty 212.280.2065 or 212.531.4028 https://www.wsfssh.org/building/the-marseilles/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10025

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Park West House 52 West 105th St. @ Manhattan Ave. New York, NY 10025</p>	<p>Section 202 (HUD) Supportive Housing for very low-income of all ages with rent subsidies and other support services for those with Mental Illness and Substance Abuse One and two bedrooms</p>	<p>The Bridge, Inc. 248 West 108th Street 212.665-2531, 212.678.4500 http://thebridgeny.org/</p>
<p>Red Oak Apartments 135 West 106th Street @ Amsterdam New York, NY 10025</p>	<p>Transitional shelter 230 apartments Section 8 Housing built or set aside for the for the elderly and handicapped; 24 hr. security and social worker available Long waiting lists</p>	<p>West Side Federation for Senior Housing 212.721.6032/ext.1001 http://www.wsfssh.org/buildings/red-oak-apartments/ http://www.wsfssh.org/wsfssh/wp-content/files_mf/1342187534RedOakws.pdf</p>
<p>Valley Lodge 149 West 108th St. @ Amsterdam New York, NY 10025</p>	<p>Transitional shelter for 92 residents ages 50 and older medically and/or mentally frail. 24 hour security, social worker, congregant meals, activities and assistance moving into permanent housing</p>	<p>West Side Federation for Sr. Housing 212.721.6032 ext. 1001, 212.678.0570 http://www.wsfssh.org/buildings/valley-lodge/ http://www.wsfssh.org/wsfssh/wp-content/files_mf/1342187570ValleyLodgews.pdf</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10025

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>The Westbourne 930 West End Avenue @ 106th Street New York, NY 10025</p>	<p>Supportive SRO for 128 formerly homeless and former tenants of various ages with very low income 24 hour front desk & social svcs. Section 8 vouchers</p>	<p>West Side Federation for Sr. Housing 212.721.3062 ext. 1001, 212.864.0942 http://www.wsfssh.org/buildings/the- westbourne/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10026

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10026

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Antlers Apartments 2079 Fred Douglas Blvd (W. 112th, 113th) New York, NY 10026	Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services. 81 Section 8 rent assisted apartments. Must apply.	Shinda Management Corp. 718.740.0416 http://www.shindamc.com https://www.nyc.gov/site/nycha/eligibility/apply.page
Cecil Hotel 206 West 118th Street New York, NY 10026	SRO Housing. Must be referred by shelters	Housing Services, Inc. 212.864.5281
EM Moore Housing 160 West 116th Street @ 7th/ Nicholas New York, NY 10026	88 rent-assisted units Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services; Must apply.	Shinda Management Corp 347.534.3200, 718.740.0416 http://www.shindamc.com https://www.nyc.gov/site/nycha/eligibility/apply.page
Lucille G. Clarke Housing 244-252 West 112th Street New York, NY 10026	Independent, Assisted living Section 8, (HUD) 60 one bedrooms Supportive Housing for very low- income elderly with rent subsidies and other support services	SFDS Development Corporation 212.289.0425, 212.860.5029

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10026

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>The Revella 307 West 103rd Street New York, NY 10026</p>	<p>Section 8 Newly renovated walk up with 19 studio apartments for formerly homeless and pre-existing tenants Case worker availability and Security</p>	<p>West Side Federation for Senior & Supportive Housing, Inc. 212.280.2065 http://www.wsfssh.org/buildings/the-revella/</p>
<p>Wyatt Tee Walker Senior Housing 2177 Frederick Douglass Blvd. (8th Ave) New York, NY 10026</p>	<p>Section 202 Supportive Housing One bedroom Independent living with services Must apply</p>	<p>Shinda Management Corp 718.740.0416 Seannette McCray, Manager http://www.shindamc.com https://www.nyc.gov/site/nycha/eligibility/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10027

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10027

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>129th Street Residence 109 West 129th Street @ Columbus New York, NY 10027</p>	<p>Supportive housing serving 95 very low-income seniors (many formerly homeless) with social services, congregant meals, security and more. Single and double rooms Waiting lists</p>	<p>West Side Federation for Senior and Supportive Housing 212.721.6032 ext. 1001 212.348.8513 or 212.721.6032 http://www.wsfssh.org/buildings/129th-street-residence/</p>
<p>Joseph J. Yancey Jr. Houses 140-146 West 142nd St. @ Malcolm X New York, NY 10027</p>	<p>Section 8 Section 202 (HUD) Supportive housing for very low-income elderly with rent subsidies and other support services. 65 assisted living units. Waiting lists.</p>	<p>Phipps Houses Services, Inc. 212.243.9090 http://www.phippsny.org/properties/housing/</p>
<p>Logan Gardens 450 West 131st St. @ Covenant New York, NY 10027</p>	<p>Section 202 (HUD) Supportive 103 rent-assisted units housing for very low-income elderly with rent subsidies and other support services</p>	<p>Logan Gardens, LLC Wavecrest Management Team 718.463.1200, 212.926.0250 http://wavecrestmanagement.com/ https://affordablehousingonline.com/housing-search/New-York/New-York-City/Logan-Gardens/10018968</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10027

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Mannie L. Wilson Towers 565 Manhattan Ave. @ 123rd St. New York, NY 10027</p>	<p>Section 202 (HUD) 102 units Supportive housing for very low-income elderly with rent subsidies and other support services. Application List closed.</p>	<p>Phipps Houses Services. Inc. 212.243.9090, 212.280.1275 http://www.phippsny.org/properties/housing/ https://www.phippsny.org/?attachment_id=6371 https://www.phippsny.org/wp-content/uploads/2022/06/Phipps_Mannie_Ad-to-Distribute-Updated-6.8.22.pdf</p>
<p>St. Mary's Center, Inc. 516 West 126th Street New York, NY 10027</p>	<p>Nursing Home and Skilled Nursing 40 bed Facility for patients with AIDS Medicaid and Medicare accepted Top Performing by US News & World Report</p>	<p>St. Mary's Center, Inc. 212.662.1826, 212.665.5992 https://health.usnews.com/best-nursing-homes/area/ny/st-marys-center-335762 http://stmarysharlem.com/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10028

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10028

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
The NCS Residence 211 East 81st Street @ 3rd Avenue New York, NY 10028	Supportive housing and services for 65 formerly homeless single adults and young adults (18-25) 24 hour support staff	Margarita Ramos 917.677.4460 Neighborhood Coalition for Shelter 50 Broadway # 1301. 212.537.5100, 917.677.4450 https://www.ncsinc.org/housing/ncs-res

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10029

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10029

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Archcare Terence Cardinal Cooke Health Care Center 1249 Fifth Avenue @ 106th St. New York, NY 10029</p>	<p>Continuing-Care Center 130 bed Central Park Short Term Rehabilitation; Long Term care facility serves people with developmental disabilities, the elderly and those with chronic illnesses</p>	<p>Archcare at Terence C Cooke 212.360.1000, 212.360.3980 https://www.archcare.org/ https://www.archcare.org/short-term-rehab/terence-cardinal-cooke https://www.archcare.org/nursing-homes/terence-cardinal-cooke</p>
<p>Bonifacio Cora Pexidor 3-17 East 116th Street @ Fifth Ave. New York, NY 10029</p>	<p>Section 202 (HUD) Supportive Senior Housing for very low-income 98 rent-assisted section 8 units with rent subsidies and support services. Also has a Senior Center 60+</p>	<p>ARCO Management Corp. TUC Management Co. 212.926.3283 https://mmsgroup.com/ https://property.onsite.realpage.com/welcomehome?siteId=2454388#url=%23login</p>
<p>Carlos M. Rios Senior Housing 335 East 105th Street New York, NY 10029</p>	<p>Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies 101 units; waiting lists</p>	<p>Hope Community, Inc. 212.860.8821 Property Management, Ext. 400 http://www.hopeci.org/ http://www.hopeci.org/wp-content/uploads/2019/07/Carlos-Rios-English-Application.pdf</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10029

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Casita Park Housing for the Elderly 100 East 112th Street New York, NY 10029	Section 202 (HUD) supportive housing with subsidies & services	212.289.5100, 631.421.7371
Corsi Houses (Jefferson) 301 East 117th Street @ 2nd Ave. New York, NY 10029	NYCHA Public Housing built for elderly - 170 apartments Specific residences may not be requested Applications required	NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page
Lott Assisted Living Residence 1261 Fifth Avenue @ 108th Street New York, NY 10029	Supportive Housing for seniors - nonprofit Assisted Living with services Medicaid accepted	Vista on 5th Lott Community Development Corp. 212.534.6464, https://www.assistedliving.com/new-york/new-york/lott-residence/
Mount Pleasant Apartments 421 East 116 th Street @ 1st Avenue New York, NY 10029	Section 202 Supportive Housing 127 One bedroom units Independent living with services Must apply	Concord Management of NY 212.410.3153 http://concordny.com/for-rent/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10029

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Gaylord White Houses 2029 Second Avenue @ East 104th St New York, NY 10029</p>	<p>248 units Public Housing Built Exclusively for the Elderly One of many under the auspices of NYCHA. Specific residences may not be requested.</p>	<p>Metro North Consol. 212.831.4523 NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10030

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

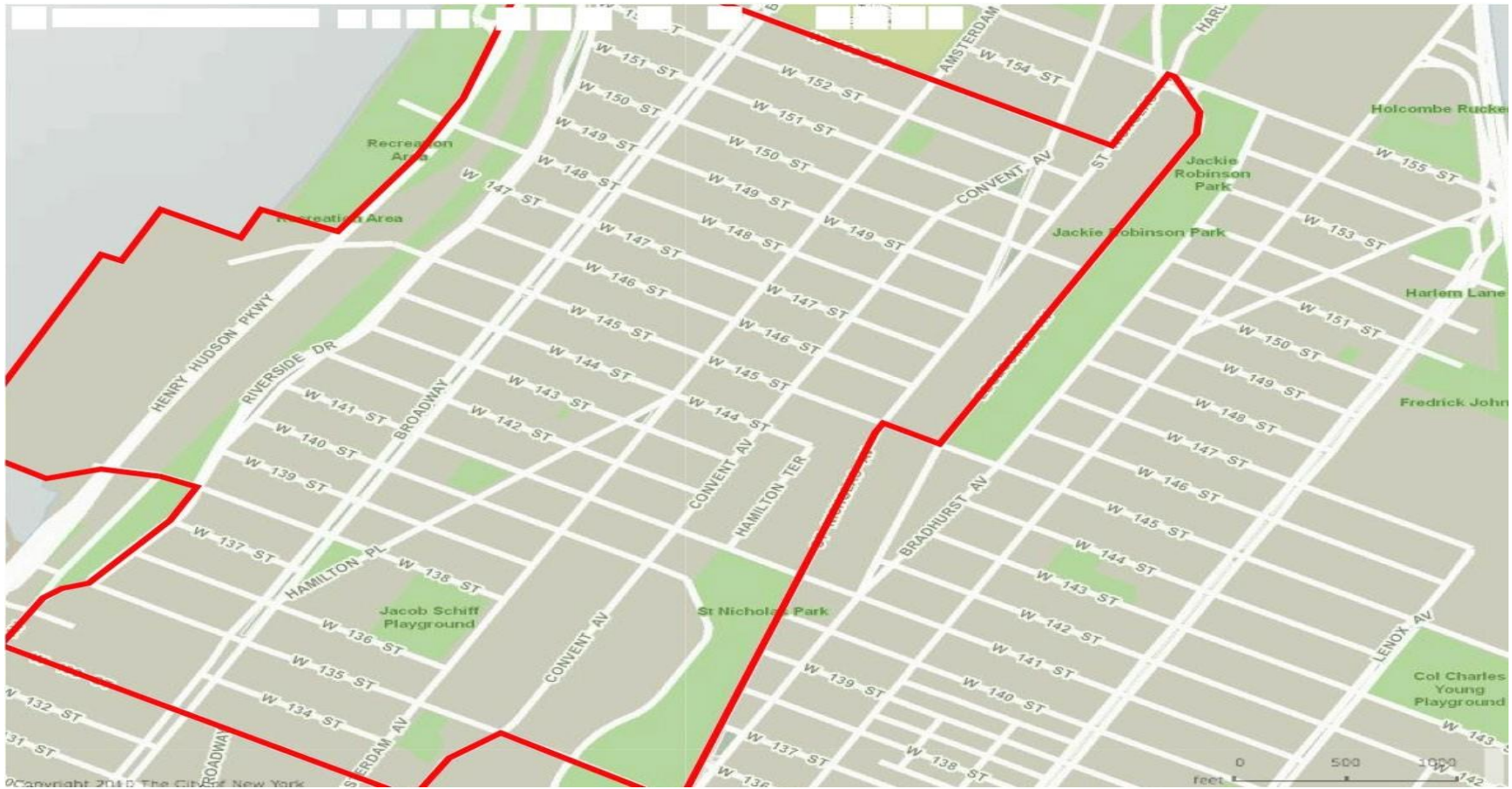
10030

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>John Paul II Apartments West 141st St. (Adam Clayton Powell Blvd) New York, NY 10030</p>	<p align="center">68 units Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services</p>	<p align="center">Wavecrest Management Team 212.926.0250, 718.463.1200 http://wavecrestmanagement.com/ https://affordablehousingonline.com/housing-search/New-York/New-York-City/St-John-Paul-II-Apartments/10018681</p>
<p>P.S. 139 Conversion 120 West 140th Street New York, NY 10030</p>	<p align="center">Section 8 HUD Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA Specific residences may not be requested</p>	<p align="center">Drew-Hamilton: 212.862.2500 NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10031

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

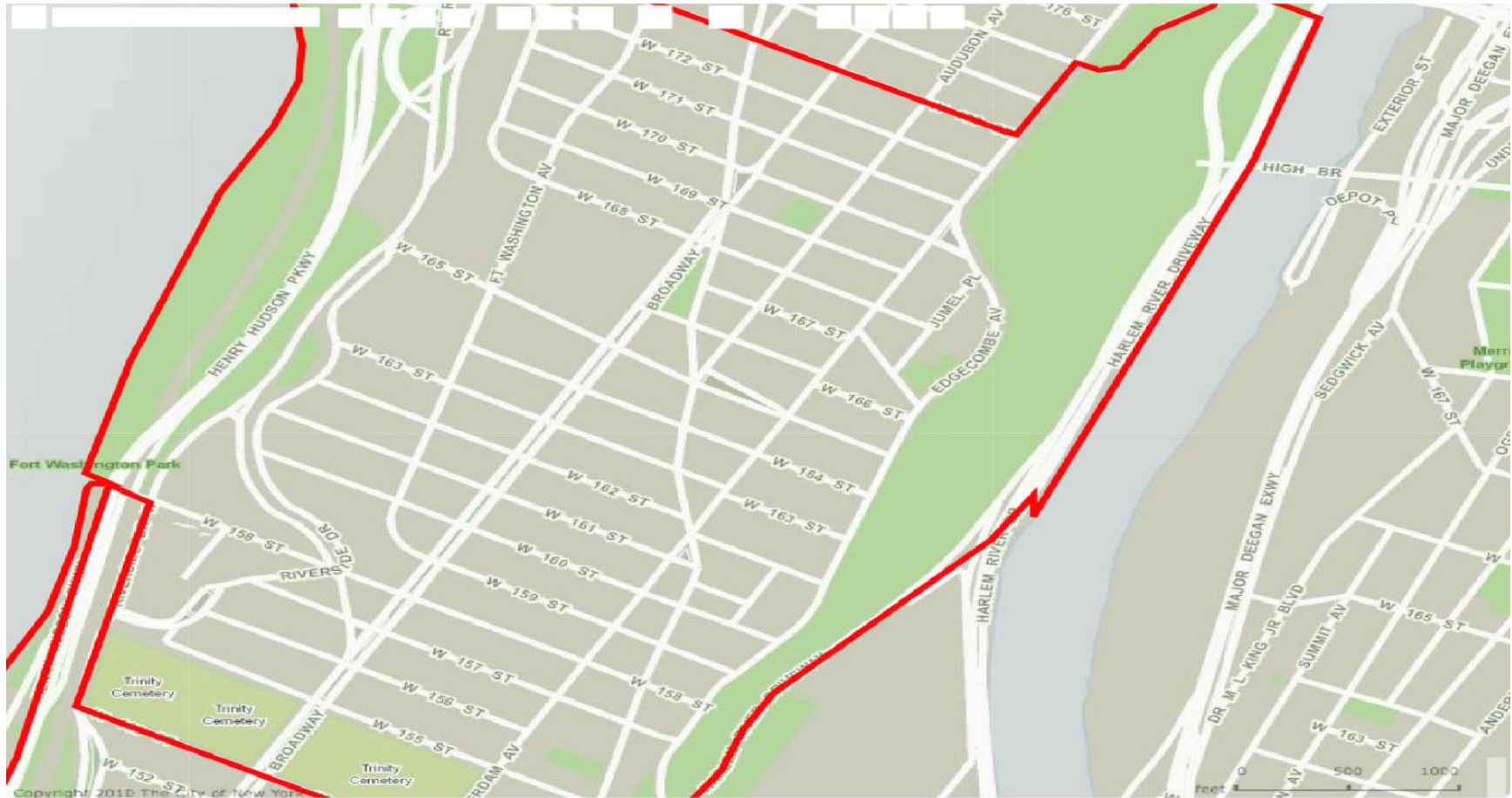
10031

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Corner House 131 Edgecombe Avenue (141st St) New York, NY 10031</p>	<p>34 furnished studio apartments On-site staff, case managers for psychiatric care, meals and more for formerly homeless, mentally ill adults and elders</p>	<p>Sayeeda Mentor, Director 212.926.7688 Goddard Riverside Community Center Georgette Morgan Thomas 212.926.7688 212.926.7688, 212.873.6600 https://goddard.org/programs/fighting-homelessness/cornerhouse/</p>
<p>Council House 526 West 152nd Street New York, NY 10031</p>	<p>Section 202 (HUD) Section 8 Transitional Supportive Housing for single adults with severe and persistent mental illness. 21 one bedroom units, support services HRA form 2010-E approval necessary</p>	<p>Heritage Healthcare Center 212.862.0054 Heritage Headquarters 212.866.2600 212.491.3660, 212.866.2600, http://heritagenyc.org/council-house</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10032

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10032

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Audubon Apartments Houses 1909 Amsterdam Ave. @ W. 154- 154th New York, NY 10032</p>	<p>167 apartments Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) 212.234.7474, Call 311 or 718.707.7771 or 212.306.3000 or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page https://my.nycha.info/DevPortal/Portal</p>
<p>Bethune Gardens West 156th St. @ St, Nicholas & Amsterdam New York, NY 10032</p>	<p>210 apartments for seniors Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA Specific residences may not be requested</p>	<p>Managed from Audubon Houses NYC Housing Authority (NYCHA) 212.234.7474, Call 311 or 718.707.7771 or 212.306.3000 or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page https://www1.nyc.gov/assets/nycha/downloads/pdf/Bethune%20Gardens.pdf</p>
<p>Fort Washington Houses 99 West 155th Street New York, NY 10032</p>	<p>Public Housing built exclusively for the Elderly Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) 212.234.7474, Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10032

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Prince Hall Plaza 460 West 155th Street New York, NY 10032</p>	<p>97 assisted studio and one bedroom apartments - Section 8 Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other services</p>	<p align="center">https://mmsgroup.com ARCO Management Corp. TUC Management Co. 212.926.3283 Register at: https://property.onesite.realtor.com/ welcomehome?siteId=2448338#url=% 23login</p>
<p>Thurgood Marshall Plaza 1970 Amsterdam Avenue @ W. 157th Ne York, NY 10032</p>	<p>Public Housing built exclusively for the Elderly Managed from Audubon Apartments One of many under the auspices of NYCHA Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibilit y/apply.page</p>
<p>Washington Heights URA (Site B) 1970 Amsterdam Avenue (West 176th - 177th Streets) New York, NY 10032</p>	<p>Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA - 232 apartments Specific residences may not be requested.</p>	<p>NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibilit y/apply.page</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10035

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10035

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
A. Kornegay Senior Housing 2099 Lexington Avenue New York, NY 10035	Section 202 Section 8 assisted living Supportive Housing for the elderly - 89 units	A. Kornegay Senior Housing 212.677.4181 Prestige Management, Inc., 212.239.6785, 718.822.7377 http://www.prestigemgt.com/about.htm
Bethany Development Outreach 63 West 124th Street New York, NY 10035	7 story, 56 units Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services - 24 hr. Security	Bethany Baptist Church and Development Outreach 212.427.0320 https://sideways.nyc/discover/10sJL41WL0f1WjMvk2D3ZH/bethany-development-outreach-senior-housing

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10035

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Casabe Housing for the Elderly 150 East 121 st Street 63 West 124 th Street	Section 202 supportive housing for the elderly 124 or 136 rent assisted units 119 one bedroom units 5 two bedroom units	Casabe Houses Assoc., LLC 212.722.2205, 212.410.6030 Foxy Management, LTD 718.993.6737 http://www.nycservice.org/organizations/893
EastView Independent Senior Living Complex and Residences 2306 Third Avenue New York, NY 10035	Independent Living for 55 + for working professionals and retirees Monthly rent includes breakfast and dinner, weekly housekeeping and linens; modern gym for aerobics and workouts; various classes, movies, musical performances and more.	Owner and operator The Salvation Army Retta Blaney, Head of Marketing 212.316.6002, ext.202 https://www.eastviewnyc.com/
El Cemi Housing 250 East 117 th Street (3rd-Lex) New York, NY 10035	SRO Housing 51 units Supportive housing for formerly homeless and senior citizens	El Cemi Housing Dev. Corp 212.831.2135, 212.677.4181

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10035

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Henry J. Carter Skilled Nursing 1752 Park Avenue @ E. 122nd Street New York, NY 10035	1,389 beds Rehabilitation, skilled nursing and long-term acute care Pulmonary care. Ventilator weaning Medicare Medicaid certified Top Performing by US News and World Report	NYC Health & Hospitals 646.686.0000 https://www.nychealthandhospitals.org/carter
Linkage House 309 East 118th Street New York, NY 10035	Section 202 (HUD) Supportive Housing for very low-income elderly with rent subsidies and other support services	Mount Sinai Hospital, 800.637.4624 https://www.mountsinai.org/patient-care/service-areas/alzheimers-disease/linkage-house
Morris Park Sr. Citizens Home 17 East 124th Street (Madison Ave.) New York, NY 10035	Public Housing built exclusively for the elderly. One of many under the auspices of NYCHA. Specific residences may not be requested	NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or https://www.nyc.gov/site/nycha/eligibility/apply.page

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Continued 10035

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Northern Manhattan Rehab & Nursing 116 East 125th Street New York, NY 10035	320 bed continuing health care facility - short and long-term rehabilitation	NMRNC 212.426.1 284 http://nmrehab.org/index.html
U.P.A.C.A. Gardens (Site 5) 1980 Lexington Avenue New York, NY 10035	Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA - Specific residences may not be requested. Elevators, laundry room	NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or https://www.nyc.gov/site/nycha/eligibility/apply.page
U.P.A.C.A. Gardens (Site 6) 1940 Lexington Avenue New York, NY 10035	Public Housing built exclusively for the Elderly One of many under the auspices of NYCHA - Specific residences may not be requested. Senior Center and laundry room	NYC Housing Authority (NYCHA) Call 311, 718.707.7771 or 212.306.3000 for application or Download at https://www.nyc.gov/site/nycha/eligibility/apply.page

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10036

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10036"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

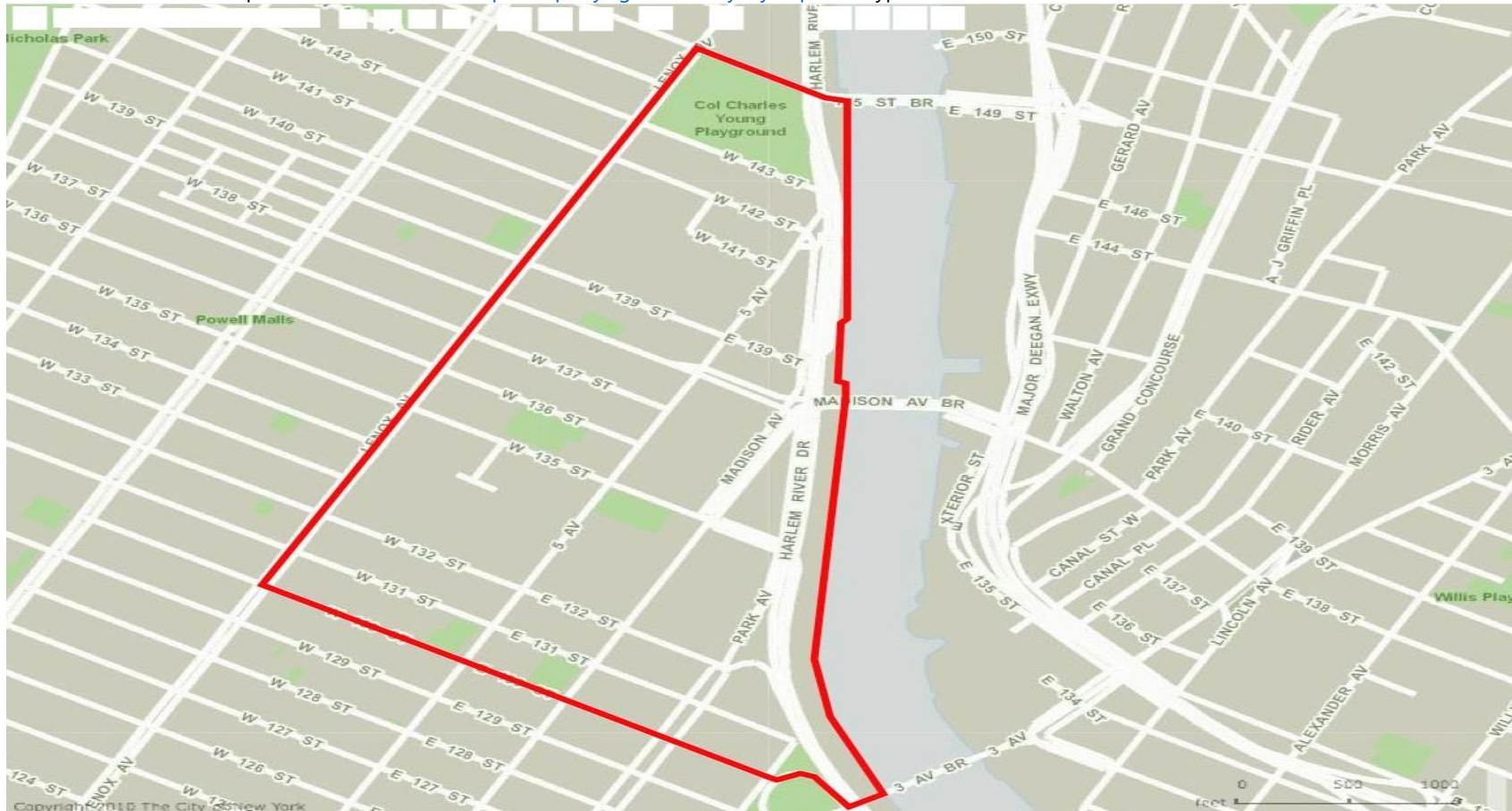
10036

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Manhattan Plaza 400 West 43rd Street New York, NY 10036	Section 8, 1,689 units occupied by performing artists and neighbors NY State Mitchell-Lama built or set aside for the Elderly with Income limits and restrictions, but now may be open to more	Related Companies 400 West 43 rd Street, NY, NY 10036 212.971.0660 http://www.related.com/our-company/properties/99/Manhattan-Plaza
VillageCare at 46 & Ten 510 West 46th Street New York, NY 10036	Senior Housing with Services Assisted Living Program Not-for-Profit 24 hr. concierge and security, Housekeeping and linen services	VillageCare 120 Broadway # 2840 New York, NY 10271 212.977.4600, 212.377.5600 https://www.villagecare.org/4610
Woodstock Hotel 127 West 43rd Street (at 7th Ave) New York, NY 10036	SRO Housing/Primary Population Elderly (80% reserved for formerly homeless persons also has a Homeless In-Reach Program which assists homeless seniors. Shower facilities are available to the homeless on weekday mornings.	Project Find Aid for the Aged 212.575.0693, 212.874.0300 http://www.projectfind.org/woodstock

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10037

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10037

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Abyssinian Towers Senior Citizens 50 West 131st Street New York, NY 10037</p>	<p>Section 202 (HUD) Supportive 99 rent assisted units, studios and one bedroom Housing for very low-income elderly with rent subsidies and other support services and senior center</p>	<p>Abyssinian Baptist Church 212.862.9305 Cynthia Scarborough, Sr. Svcs. Coord. Sandra Powell, Exec. Assistant to CEO 646.442.6586 Prestige Management, Inc. 718.822.7377 https://www.lowincomehousing.us/det/Abyssinian_Towers-10037-j4</p>
<p>Alma Rangel Gardens 55 West 137th Street (Lenox - Fifth) New York, NY 10037</p>	<p>Section 202 Supportive Housing for very low-income elderly 89 Studios and one-bedrooms 40 apartments "Enriched" NYS # 420-S-381 Downloadable application</p>	<p>NY Foundation for Sr. Citizens Rafael Broemer Alexis 212.369.5523 or 212.598.4148 Visit at link below or call (917) 507-1108 https://www.nyfsc.org/wp-content/uploads/2020/02/Alma-Rangel-Gardens-02-18-2020.pdf</p>
<p>General Chauncey M. Hooper Towers 10 West 138th Street New York, NY 10037</p>	<p>Section 202 (HUD) Supportive Housing studios, one bedroom for very low-income elderly with rent subsidies and other support services</p>	<p>369th Veterans Association Wavecrest Management Team, Ltd. 718.463.1200, 212.368.5363 http://wavecrestmanagement.com/</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10038

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**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

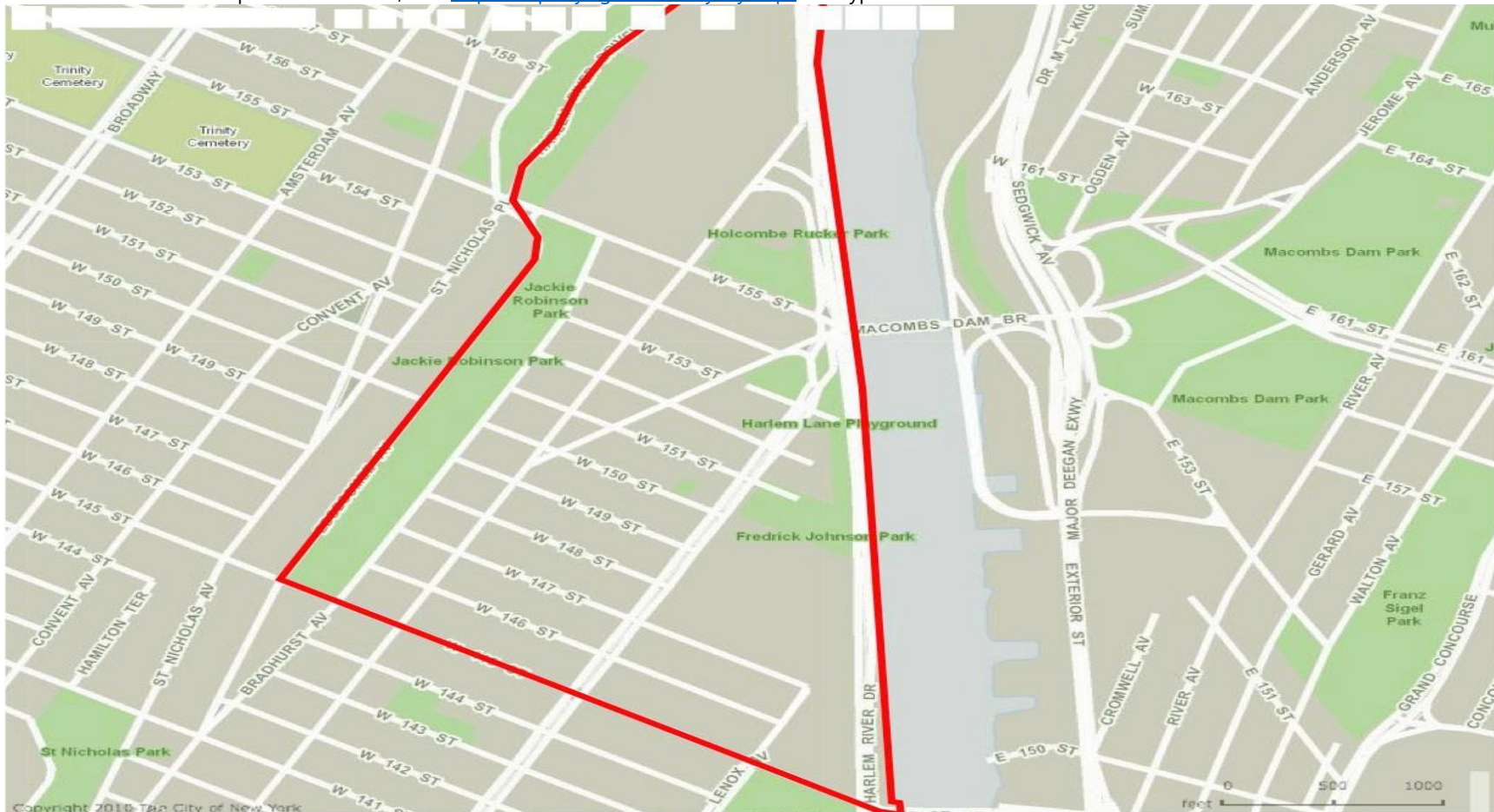
10038

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Saint Margaret's House 49 Fulton Street New York, NY 10038	Section 202/8 (HUD) Supportive 251 Housing units in 20 story building with Section 8 rent subsidies for independent low-income elderly including 31 for the disabled. Security, activities and more Very long waiting lists	Sponsor: Parish of Trinity Church St. Margaret's House Development Fund Corporation 212-766-8122 https://www.smhnyc.org/contact-us/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10039

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10039"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

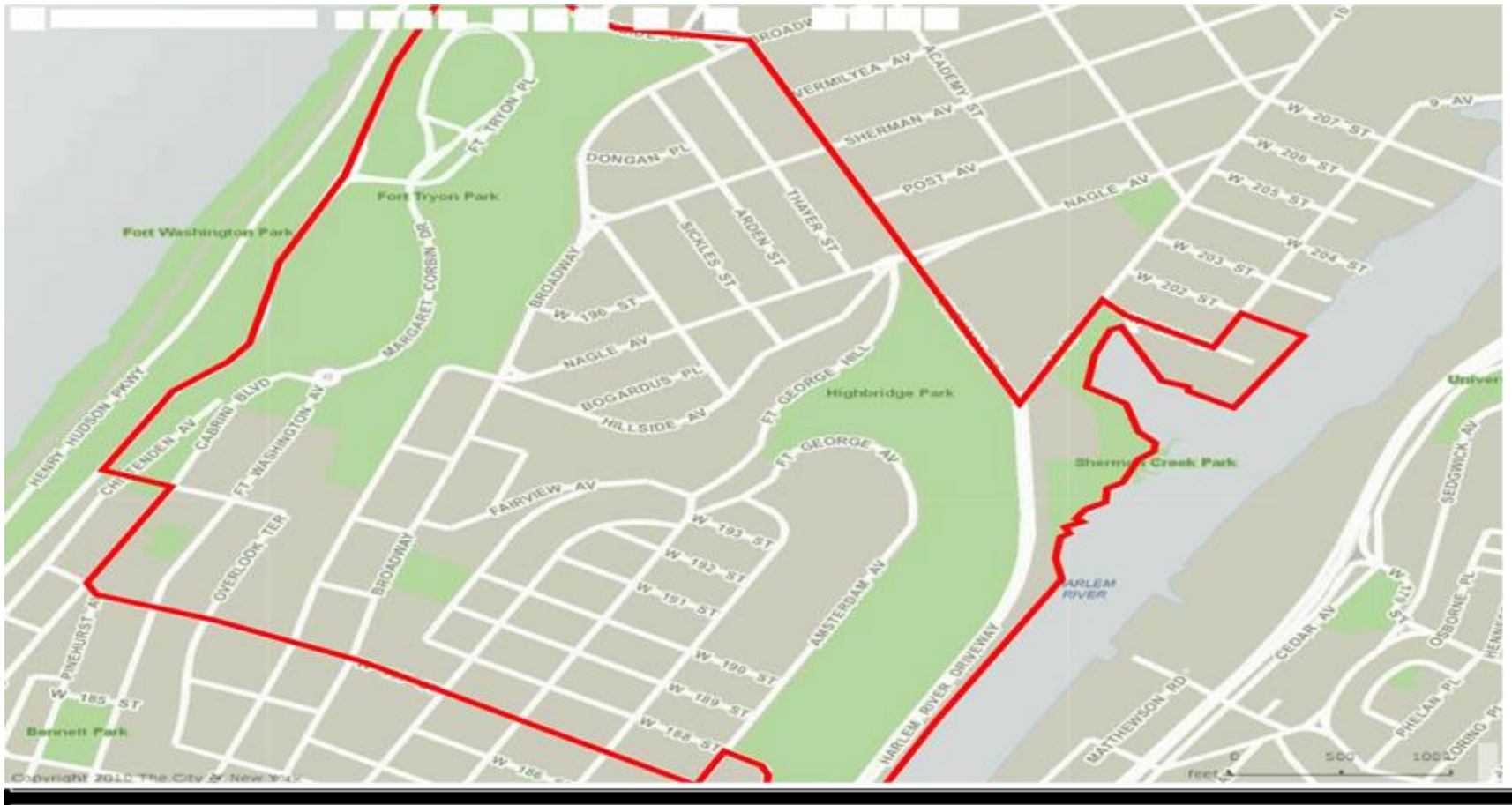
10039

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Henry Brooks Senior Housing 304 West 154th Street (Frederick Douglas Blvd) New York, NY 10039</p>	<p>Section 202 (HUD) Section 8 Supportive Housing, activities, congregant lunch, supportive services for very low-income elderly, 7 story, 77 units w. rent subsidies, other support services, patio/ gazebo</p>	<p>Bethany Baptist Church Development Outreach, Inc. 212.234.5810, 212.427.0320 https://affordablehousingonline.com/housing-search/New-York/New-York-City/Henry-Brooks-Senior-Housing/10018973</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10040

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10040"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10040

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
Fort Tryon Rehab & Health Care 801 West 190th Street New York, NY 10040	205 beds Medicare and Medicaid Rehabilitation and Nursing For profit Corporation	Fort Tryon Rehabilitation & Health Care Facility LLC 212.543.6400 https://www.forttryonrehab.com/
Isabella Geriatric Center 515 Audubon Avenue (West 190th-191st) New York, NY 10040	705 nursing home beds; A part of Continuing Care including Independent to Assisted Living (See Isabella House below)	Isabella Home Housing Company Leona Chen, Director 212.342.3243, 212.342.9200 http://www.isabella.org
Isabella House 525 Audubon Ave. (West 190th-191st) New York, NY 10040	77 studio and one-bedroom apartments for Independent Living with Supportive Services, two meals 24 hour emergency call service activities and programs	Isabella Home Housing Company Leona Chen, Director 212.342.9343, 212.342.9200, https://www.mjhs.org/our-services/isabella-center/ Contact Form: https://www.mjhs.org/our-services/isabella-center/?id=7e24bcaa-aad9-487d-ad57-6fbb0733a7d9
Wien House 60 Nagle Avenue New York, NY 10040	14 story 100 unit, Section 202 (HUD) supportive housing for very low-income elderly. Rent subsidies and support services Waiting list closed	YM-YWHA of Washington Heights Michael Fermaglich, COO 212.569.6200, 212.304.1800 https://www.ywhi.org/adults/wien-house/

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10065

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10065"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10065

(Zip Code 10075 was 10021)

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>The Linda and Jerome Spitzer Residence 351 East 61st Street (2nd-1st Avenues) New York, NY 10065</p>	<p align="center">Supportive Housing 14 studios, 34 one-bedrooms, 4 two-bedrooms for those 62+ whose income is less than 80% of those in area;</p>	<p align="center">Metropolitan Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/housing-for-the-elderly https://www.metcouncil.org/ Mail application to 77 Water Street, 26th floor, NY, NY 10005</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10075

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10075"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10075

(Zip Code 10075 was 10021)

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
The 80th Street Residence 430 East 80th Street New York, NY 10075	Adult Home Specializing in memory care NYS Certificate # 420-F-377 Type: PPHA	Clare P. Shanley, Exec. Director 212.717.8888 http://www.80thstreetresidence.com
The Linda and Jerome Spitzer Residence II 231 East 77th St. (2nd- 3rd Aves) New York, NY 10075	Supportive housing 1 studio and 11 one-bedroom units for 62+ whose income is less than 80% of area median Downloadable application available	Metropolitan Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/housing- for-the-elderly https://www.metcouncil.org/ Mail application to 77 Water Street, 26 th floor, NY, NY 10005
Upper East Side Rehab and Nursing 211 East 79th St. (2nd-3rd Aves) New York, NY 10075	499 beds, for-profit, corporate ownership Short-term, Long-term rehabilitation 24-Hour Skilled Nursing Care Above Average rating by US News & World Report Participates in Medicare and Medicaid	212.879.1600 http://uesrnc.com

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10128

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10128"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

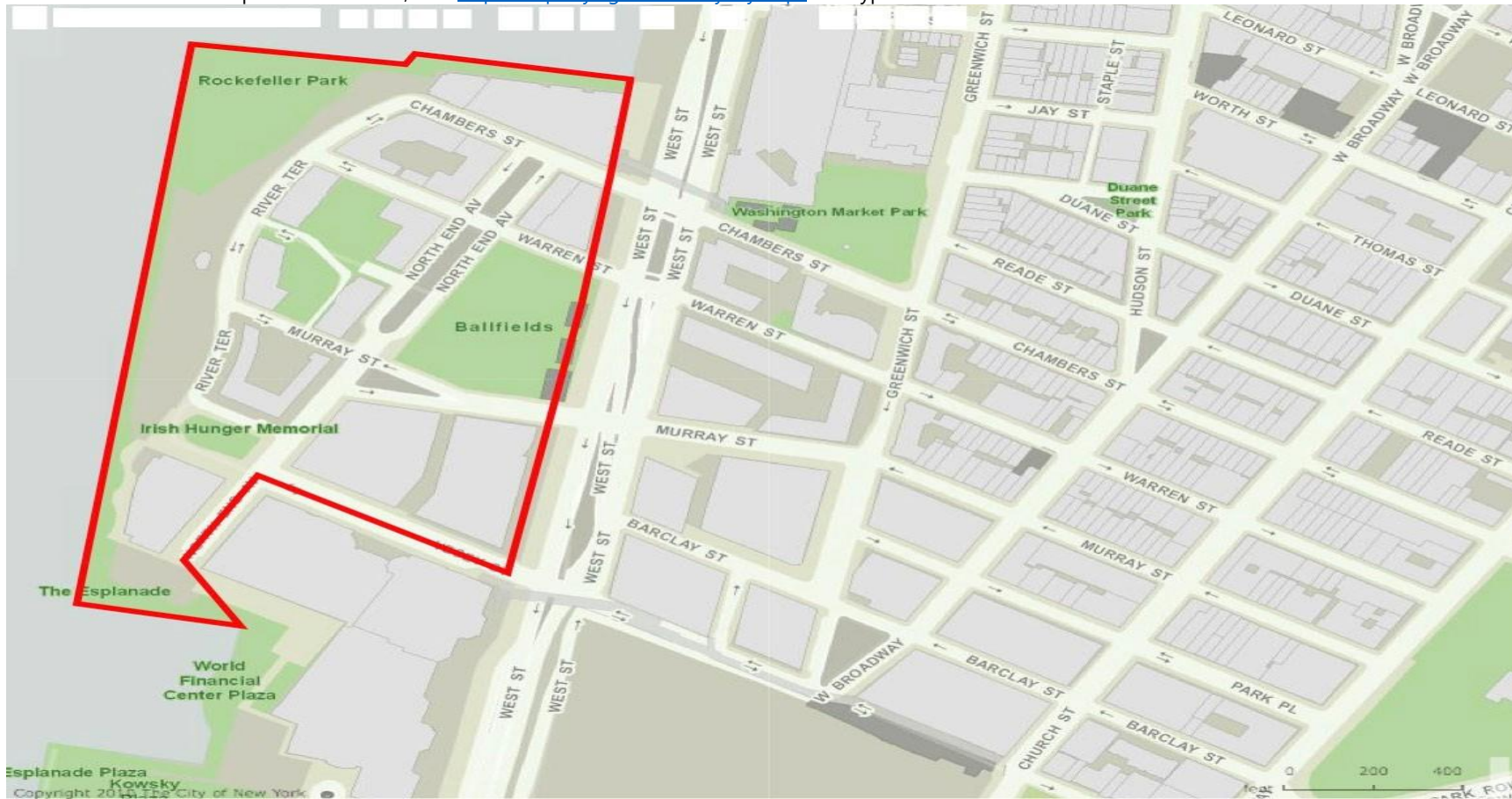
10128

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
334 East 92nd Street (2 nd -1 st Aves) New York, NY 10128	Supportive Housing 1 studio unit, 22 one-bedrooms for those 62+ whose incomes are less than 80% of the area median Downloadable application available	Met Council on Jewish Poverty 212.453.9519, 212.422.0470, https://www.metcouncil.org/housing- for-the-elderly https://www.metcouncil.org/ Mail application to 77 Water Street, 26 th floor, NY, NY 10005
Brown Gardens 225 East 93rd Street New York, NY 10128 (Formerly called Yorkville Gardens)	Section 202 (HUD) Subsidized Housing for very Not-for-profit 132 Studios, one-bedroom low-income, well, frail and handicapped seniors 30-40% Enriched, Downloadable application	NY Foundation for Sr. Citizens Nicole Bryant 212.369.5523 http://www.nyfsc.org/wp- content/uploads/2014/07/app_brownG ardens.pdf
Carnegie East House 1844 Second Avenue New York, NY 10128	Not for profit enriched senior housing 97 apartments w support svcs, Market Rate with Services, 3 congregate meals daily, activities, light housekeeping, utilities, studios, 1-bedrooms and 2-bedrooms	James Lenox House Associates Carnegie East House Joseph Girven, Margaret Foley 212.410.0033, 646.438.8009 https://carnegieeast.org/
1850 Second Avenue (95th-96th) New York, NY 10128	Other Supportive Housing, 48 units.	NY Foundation for Senior Citizens 212.369.5523 http://www.nyfsc.org/housing- services/affordable-housing/ http://www.nyfsc.org/wp- content/uploads/2017/12/1850-2nd- Avenue-Application-for-EHP.pdf

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10282

To view an interactive map of this ZIP code, visit <http://maps.nyc.gov/doitt/nycitymap/> and type in "10282"



**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

10282

RESIDENCE	TYPE OF HOUSING	SPONSOR AND/OR MANAGER
<p>Brookdale Battery Park 455 North End Ave. (Chambers) New York, NY 10282</p>	<p>Private Proprietary Home for seniors, Adult Home for totally independent living with support residents' services, Full-service dining room (<i>was Hallmark of Battery Park City</i>) Indoor pool, fitness center, Dining and housekeeping included</p>	<p>Brookdale Living 844.381.1619 917.522.1326 https://www.brookdale.com/en/communities/brookdale-battery-park.html?cid=yext</p>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Medicare.gov

The Official U.S. Government Site for Medicare

Nursing Home Compare

Below is a list of all nursing homes in the borough of Manhattan, with star ratings for health inspection, staffing, quality, and overall. The ownership type is also listed, along with the number of certified beds.

All programs accept Medicare and Medicaid.

To learn more about the criteria for these star ratings, visit the Medicare websites below:

Overall: <https://www.medicare.gov/care-compare/resources/nursing-home/overall-star-rating>

Health inspection: <https://www.medicare.gov/care-compare/resources/nursing-home/health-inspections>

Staffing: <https://www.medicare.gov/care-compare/resources/nursing-home/staffing>

Quality: <https://www.medicare.gov/care-compare/resources/nursing-home/quality-of-resident-care>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
Amsterdam Nursing 1060 Amsterdam Avenue New York, NY 10025 212.316.7700	★★★★★ Much above average	★★★★☆ Average	★★★★☆ Above average	★★★★★ Much above average	409	Non-profit Corporation
Coler Rehab & Nursg 900 Main Street Roosevelt Island, NY 10044 212.848.6300	★★★★★ Much above average	★★★★☆ Average	★★★★☆ Above average	★★★★★ Much above average	815	New York City Health & Hospitals 212.848.6300

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
Fort Tryon Rehab & Health Care Facility 801 West 190 th St. New York, NY 10040 212.543.6400	★★★★☆ Average	★★★★☆ Below Average	★★★★☆ Below Average	★★★★★ Much above average	205	For Profit Corporation
Harlem Center for Nursing & Rehab 30 West 138th St. New York, NY 10037 212.690.7400	★★★★☆ Average	★★★★☆ Below Average	★★★★☆ Below Average	★★★★★ Much above average	200	For Profit Corporation
Henry J. Carter Skilled Nursing 1752 Park Avenue New York, NY 10035 212.686.0000	★★★★★ Much above average	★★★★☆ Above average	★★★★☆ Average	★★★★★ Much above average	1389	Government and City of NY

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
Isabella Geriatric Ctr 513 Audubon Ave. New York, NY 10040 212.342.9200	★★★★☆ Average	★★★★☆ Below Average	★★★★☆ Below Average	★★★★★ Much above average	705	Non-profit Corporation
Mary Manning Walsh Nursing Home 1339 York Avenue New York, NY 10021 646.475.4800	★★★★★ Much above average	★★★★☆ Above average	★★★★☆ Average	★★★★★ Much above average	362	Non Profit Corporation
New East Side Nursing Home 25 Bialystoker Place New York, NY 10002 212.673.8500	★★★★★ Much above average	★★★★★ Much above average	★★★★☆ Above average	★★★★☆ Above average	52	For profit Corporation

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
New Gouverneur Hospital 227 Madison Street New York, NY 10002 212.238.7800, 212.441.5000	★★★★★ Much above average	★★★★☆ Above average	★★★★☆ Average	★★★★★ Much above average	214	Government City
New Jewish Home 120 West 106th Street New York, NY 10025 212.870.5000	★★★☆☆ Below Average	★★★☆☆ Much below Average	★★★☆☆ Below Average	★★★★★ Much above average	514	Non Profit
Northern Manhattan Rehab and Nursing 116 East 125 th Street New York, NY 10035 212.426.1284	★★★★☆ Average	★★★★☆ Average	★★★☆☆ Below Average	★★★★★ Much above average	320	For profit Corporation

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
Terence Cardinal Cooke, HCC 1249 Fifth Avenue New York, NY 10029 212.360.3600	★★★★☆ Average	★★★★☆ Below Average	★★★★☆ Average	★★★★★ Much above average	679	Non-profit Corporation
The Riverside 150 Riverside Drive New York, NY 10024 646.505.3500	★★★☆☆ Below Average	★★★☆☆ Much below Average	★★★☆☆ Much below Average	★★★★★ Much above average	520	For Profit Corporation
St. Mary's Center Inc. 516 West 126th Street New York, NY 10027 212.662.1826	★★★★★ Much above average	★★★★☆ Above average	★★★★★ Much above average	★★★★☆ Average	40	Non profit Corporation

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Star ratings given by Medicare:

<https://www.medicare.gov/nursinghomecompare/search.html>

(Editor's note: The number of stars in "Quality" column are suspiciously high in many cases.)

NURSING HOME Contact Information	OVERALL RATING	HEALTH INSPECTION	STAFFING	QUALITY	# BEDS	OWNERSHIP TYPE
Upper East Side Rehab & Nursing 211 East 79th Street New York, NY 10021 212.879.1600	★★★★★ Much above average	★★★★☆ Above average	★★★★☆ Average	★★★★★ Much above average	499	For Profit Corporatio n
VillageCare Rehab & Nursing 214 West Houston St New York, NY 10014 212.337.9400	★★★★★ Much above average	★★★★☆ Above average	★★★★★ Much above average	★★★★★ Much above average	105	Nonpro fit Corpora te Owns hip

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

ADDITIONAL RESOURCES for finding housing alternatives:

- AARP has many helpful articles on their website:
 - Housing Options for Older Adults: <https://www.aarp.org/caregiving/basics/info-2022/housing-options.html>
 - Finding the Right Long-Term Care: <https://www.aarp.org/caregiving/basics/info-2020/long-term-care.html>
 - Memory Care: <https://www.aarp.org/caregiving/basics/info-2019/memory-care-alzheimers-dementia.html>
 - In-Home Care: <https://www.aarp.org/caregiving/home-care/in-home-care-services/>
 - Find the Best Place for Your Retirement: <https://www.aarp.org/retirement/planning-for-retirement/info-2021/unique-retirement-communities.html>
 - Continuing Care Retirement Communities: <https://www.aarp.org/caregiving/basics/info-2017/continuing-care-retirement-communities.html>
 - Care at Home <https://www.aarp.org/caregiving/home-care/>
 - AARP Greater New York <https://states.aarp.org/new-york/>
-
- **The Greater New York Chapter of the Aging Life Care (National Association of Professional Geriatric Care Managers)** 212.222.9163, <http://nygcm.org/>
 - **Social workers** can be very helpful and knowledgeable. New York City's Department for the Aging (DFTA) <http://www1.nyc.gov/site/dfta/index.page> has social workers in their Senior Centers. Case Management (for seniors who are frail or homebound) or Case Assistance (for those who are mobile) are also offered. Many hospitals have wonderful social work departments to help seniors after accidents or medical treatment.
 - **The New York City Department For The Aging (DFTA)** lists it's Senior Centers at <https://www.nyc.gov/site/dfta/services/older-adult-center.page>
 - **NY Foundation for Senior Citizens** has a Home Sharing Program. To learn more, or to apply to be a guest or host, visit <https://www.nyfsc.org/home-sharing/>

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

2023 ALPHABETICAL INDEX FOR HOUSING

RESIDENCE	ZIP	TYPE OF HOUSING
80th Street Residence	10075	Adult home, specializing in memory care
129th Street Residence	10027	Support services with social services, meals
228 East 46th Street	10017	Supportive Housing w. garden and greenhouse
305 West End Residences	10023	Market rate Sr. Housing Independent and Assisted Living
332 East 22nd Street	10010	Supportive Housing
334 East 92nd Street	10128	Supportive Housing for those 62+
351 East 54th Street	10022	Supportive Housing
351 East 61st Street	10065	Supportive Housing
385 Third Avenue	10016	Supportive Housing
1850 Second Avenue	10128	Enriched, supportive housing
A. Kornegay Senior Housing	10035	Section 202 (HUD) supportive housing, Section 8 assisted lvg.
Abyssinian Towers Senior Citizens	10037	Section 202 (HUD) supportive housing with subsidies + svcs.
Alliance Apartments for the Elderly	10009	See Harry and Jeannette Weinberg Alliance Apartments
Alma Rangel Gardens	10037	Section 202 (HUD) supportive, enriched housing with services
Amsterdam House (Nursing Home)	10025	Nursing Home (US News & World Report)*
Antlers Apartments	10026	Section 202 (HUD) supportive housing with subsidies & svcs.
ArchCare at Mary Manning Walsh	10021	Nursing and short and long term rehabilitation
ArchCare at Terrence Cardinal Cooke	10029	Continuing-care, long & short term, rehab for elderly, disabled
Atria West	10024	Proprietary/Market rate Senior Housing
Bethany Development Outreach Housing	10035	Section 202 (HUD) supportive housing with subsidies & svcs.
Bethune Gardens	10032	NYCHA public housing built for the elderly
Bonifacio Cora Texidor	10029	Section 202 rent subsidies and support services
Brookdale Battery Park	10282	Proprietary independent living for seniors with services
Brown Gardens	10128	Section 202 (HUD) enriched, independent living
Cabrini Housing	10003	Housing for low-income elderly in Gramercy Park area

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Cardinal Cooke, Terence	10029	Continuing-care, long & short term, rehab for elderly, disabled
Carlos M. Rios Senior Housing	10029	Section 202 (HUD) supportive housing with subsidies & s
Carnegie East House	10128	Market rate assisted living with services - enriched non-profit
Casa Victoria	10009	Supportive housing with subsidies
Casabe Housing Development	10035	Section 202 (HUD) supportive housing
Casita Park Housing	10029	Section 202 (HUD) supportive housing with subsidies & svcs.
Cecil Hotel	10026	SRO housing for the elderly
Chauncey M. Hooper Towers	10037	Section 202 (HUD) supportive housing with subsidies & svcs.
Chelsea Houses Additions	10001	NYCHA adult homes
Clarke, Lucille G. Housing	10026	Section 202 (HUD) supportive independent housing
Clinton Gardens	10019	Section 202 (HUD) supportive, enriched housing
Cooke, Terence Cardinal Terence	10029	Continuing & short, or long-term care for the elderly & disabled
Corner House	10031	Housing for psychiatric and homeless elders
Corsi Houses (Jefferson)	10029	NYCHA public housing built for the elderly
Coterie Senior Housing	10001	Proprietary/Market rate Senior Housing
Council House	10031	Section 202 (HUD) supportive housing w subsidies & svcs.
David L. Podell House	10002	Section 202 (HUD) subsidized senior housing
Doña Petro Santiago Apartments	10009	Section 202 (HUD) with rental assistance for those 62+
Dorothy Ross Friedman Residences	10019	Independent living for those from entertainment industry
Eastview	10035	Proprietary senior residence
Echo Apartments	10025	Section 202 (HUD) supportive housing with subsidies
80th Street Residence	10075	Adult home, specializing in memory care
Evelyn and Louis Green Residence	10003	Senior housing with some social services
Everlasting Pine Housing Development	10013	Supportive housing with some social services
Fania Gersham House	10025	Section 202 (HUD) supportive housing with services
Fleming, Frederick Residence	10011	Adult home for homeless and mentally ill
Fort Tryon Rehabilitation and Nursing	10040	Nursing and rehabilitation
Fort Washington Houses	10032	NYCHA public housing built exclusively for the elderly

**HOUSING OPPORTUNITIES FOR OLDER PEOPLE IN
NEW YORK, NY (MANHATTAN)**

Frederick Fleming Residence	10011	Adult home for homeless and mentally ill
Gaylord White Houses	10029	NYCHA Public Housing
George Daly House	10009	Transitional housing and homeless services
General Chauncey M. Hooper Towers	10037	Section 202 (HUD) supportive housing with svcs. (Vets Assn.)
Gouverneur Health (Hospital)	10002	NYÇ Health & Hospitals; Skilled Nursing and Rehabilitation
Green, Evelyn & Louis Residence	10003	Senior Housing with some social services
Hamilton House	10023	Mitchell-Lama built or set-aside for elderly
Harborview Terrace	10019	NYCHA public housing built for the elderly
Harris, Helen Building	10002	Section 202 (HUD) Supportive housing with subsidies, svcs.
Harry & Jeannette Weinberg Alliance	10009	Supportive housing with subsidies (62+)
Harry & Jeannette Weinberg Sr.	10016	Supportive housing with subsidies (62+)
Helen Harris Building	10002	Section 202 (HUD) Supportive housing with subsidies, svcs.
Henry Brooks Senior Housing	10039	Section 202 (HUD) Supportive housing with subsidies, svcs.
Henry J. Carter Skilled Nursing	10035	Skilled nursing and long term acute care
Hong Ming Housing for the Elderly	10002	Section 202 (HUD) Supportive housing with subsidies, svcs.
Hooper, General Chauncey M. Towers	10037	Section 202 (HUD) Supportive housing with subsidies, svcs.
Isabella Geriatric Center	10040	Nursing Home from Independent to assisted living
Isabella House	10040	Independent, Assisted Living with meals, services
James Lenox House	10021	Mitchell-Lama supported independent living
(Jefferson) Corsi Houses	10029	NYCHA public housing built for the elderly
Jewish Home Lifecare	10025	Nursing Home and Rehabilitation + Adult Day Care
John and Carroll Kowai House	10025	SRO supportive housing with subsidies
John Paul II Apartments	10030	Supportive housing with subsidies
Joseph J. Yancey, Jr. Houses	10027	Section 202 (HUD) Supportive housing with subsidies, svcs.
Kornegay, A. Senior Housing	10035	Section 202 (HUD) assisted living, supportive housing
Kowal House, John and Carroll	10025	SRO supportive housing with subsidies
Kurt & Leah Schneider Apartments	10025	Section 202 (HUD) supportive housing with subsidies
La Guardia Houses Addition	10002	NYCHA - Adult home

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Lenox, James House	10021	Mitchell-Lama supported independent living
Linda & Jerome Spitzer Residence	10065	Supportive housing for 62+
Linda & Jerome Spitzer Residence II	10075	Supportive housing for 62+
Linkage House	10035	Section 202 (HUD) Supportive housing with subsidies, Svcs
Logan Gardens	10027	Section 202 (HUD) Supportive housing with subsidies, Svcs
Lott Assisted Living Residence	10029	Assisted living with services, supportive housing
Lucille G. Clarke Housing	10029	Section 202 (HUD) supportive housing
Manhattan Plaza	10036	Mitchell-Lama built or set-aside for elderly
Mannie L. Wilson Towers	10027	Section 202 (HUD) supportive housing with subsidies, support
The Marseilles	10025	Section 8 Adult home for elderly and handicapped
Marshall, Thurgood Plaza	10032	NYCHA built for the elderly
Mary Manning Walsh Home/ArchCare	10021	Nursing Home, short and long term rehabilitation
Markle Residence/Evangeline	10011	Other Supportive housing - Salvation Army
Meltzer Towers	10009	NYCHA public housing for the elderly
Mira Lederer Salomon Residence	10010	Supportive housing
Moore, E. M. Housing	10026	Supportive housing with subsidies and services
Moravian Open Door	10003	Housing, support services for the homeless, mentally ill
Morningside Life Senior Housing	10025	Other supportive housing, assisted living and dementia care
Morris Park Sr. Citizens Home	10035	NYCHA public housing for elderly
Mount Pleasant Apartments	10029	Section 202 (HUD) supportive housing with services
NCS Residence	10028	Supportive housing for formerly homeless
New East side Nursing Home	10002	Non-profit proprietary nursing home
New Governor Hospital	10002	Short and long term nursing care
Northern Manhattan Rehab and Nursing	10035	Rehabilitation and Nursing care, continuing care
Park West House	10025	Section 202 (HUD) supportive housing with subsidies
Pennington Friends House	10003	Group housing, shared duties, meals and spaces
Pexidor, Bonifacio Cora	10029	Section 202 (HUD) supportive housing with subsidies & svcs.
Phelps House	10024	Section 202 (HUD) supportive housing with services

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Prince Hall Plaza	10032	Section 202 (HUD) supportive housing with services
P. S. 136 Conversion	10030	NYCHA public housing for the elderly
Rangel, Alma Gardens	10037	Section 202 (HUD) supportive, enriched housing with services
Red Oak Apartments	10025	Section 8 homes for the elderly and handicapped
Renwick Gardens	10016	NYCHA Adult homes Section 8 built or set-aside for elderly
Revella, The	10026	Apartments for formerly homeless
Ridge Street Gardens	10002	Supportive, enriched housing for elderly
Rios, Carlos M. Senior Housing	10029	Section 202 (HUD) supportive housing with services
Riverside, The	10024	Proprietary short and long term rehabilitation and nursing
Robbins Plaza	10021	NYCHA public housing for the elderly
Robert Mapplethorpe Residential	10003	HIV/AIDS nursing and skilled nursing
Salomon, Mira Lederer Residence	10010	Supportive housing
Sandra Thomas Apartments	10024	NYCHA public housing for the elderly
Schneider, Kurt & Leah Apartments	10025	Supportive housing with subsidies
Spitzer, Linda and Jerome Residence	10065	Supportive housing for 62+
Spitzer, Linda and Jerome Residence II	10075	Supportive housing for 62+
St. Margaret's House	10038	Section 202 (HUD) supportive housing with subsidies
St. Mary's Center, Inc.	10027	Nursing Home and Skilled Nursing for patients with HIV/AIDS
Sunrise at East 56th	10022	Proprietary/Market rate Senior Housing
Tanya Towers	10009	Mitchell-Lama elderly set-aside for hearing impaired, mentally
Terence Cardinal Cooke Center	10029	Continuing, short and long term care for elderly and disabled
Thomas, Sandra Apartments	10024	Public housing built for elderly
334 East 92nd Street	10128	Supportive housing for those 62+
Thurgood Marshall Plaza	10032	NYCHA public housing built exclusively for the elderly
U.P.A.C.A. Gardens (sites 5 &6)	10035	NYCHA housing built for the elderly
Upper East Side Rehabilitation & Nursing	10075	Short & Long term Rehabilitation, 24-Hour Skilled Nursing
Valley Lodge	10025	Transitional shelter for the homeless
VillageCare at 46th Street and Tenth	10036	Market rate (non-profit) housing and assisted living

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VillageCare Rehabilitation and Nursing	10014	Rehabilitation to prepare to return to patient's homes
Washington Heights URA (Site B)	10032	NYCHA public housing built for the elderly
West 74th Street Home	10023	Assisted living
Wien House	10040	Section 202 (HUD) Supportive housing with services
Weinberg, Harry & Jeannette Residence	10009	Section 202 (HUD) Supportive housing with subsidies (62+)
Weinberg, Harry & Jeannette Residence	10016	Section 202 (HUD) Supportive housing with subsidies (62+)
Westbourne	10026	Supportive SRO Housing for formerly homeless
West End Intergenerational	10024	Intergenerational housing, primarily elderly
West 74th Street Residence	10023	Adult home, Assisted Living, Kosher meals
West 86 th Street, Atria	10024	Proprietary home for seniors
White, Gaylord Houses	10029	NYCHA public housing for the elderly
Wilson, Mannie L. Towers	10027	Section 202 (HUD) supportive housing with subsidies & svcs.
Woodstock	10036	SRO housing for elderly (80% formerly homeless)
Wyatt Tee Walker Senior Housing	10036	Section 202 (HUD) supportive housing
Yancey, Joseph J. Houses	10027	Section 202 (HUD) supportive housing with services

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Health Advocates for Older People was founded in 1985 by a group of community social workers to provide better aging options for seniors. In the 1990's housing became a primary concern for the elderly in New York City and Health Advocates met the need by designing and constructing Carnegie East House to serve seniors in the Yorkville neighborhood and the Upper East Side.

Since our founding, Health Advocates for Older People has sought to promote healthy aging by providing older adults of New York City with supports, tools and techniques that help them to live with independence and vitality. Over these 37 years, we have worked hard to fulfill our mission. This effort has been significantly advanced by the generous support of many individuals and institutions that provides the foundation of all our programs and initiatives, including our [*Healthy Aging Program*](#) – the core program through which we address the needs of our members and participants.

Health Advocates' programs are designed to help older adults remain healthy, active, and connected within their communities. Activities are open to seniors aged 60 and above, and are held seven days a week, 12 months a year at no cost to participants. They are offered in Manhattan, The Bronx, Queens, and Brooklyn. We are constantly seeking to expand our catchment area by adding new partner organizations to reach their constituents, with an emphasis on the city's most under-served and under-resourced communities.

We are proud that our programs are offered in positive, friendly, and collaborative environments that attract seniors who want to optimize their aging process. Our services are designed to address three core needs of our elderly constituents:

- Health and Wellness
- Socialization
- Home Safety and Fall Prevention.

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Museum visits and Seasonal Luncheons provide enjoyment, relaxation and fun. Our weekly Harmonica classes provides the joy of music for those with breathing challenges. We also offer weekly Movie Matinees, Meet-the-Author programs, bridge, Mah Jong, Rummikub, scrabble and chess.

Health Advocates for Older People provides free ambulatory assistive equipment, technology tutoring, and home safety and fall prevention services for seniors. These programs promote new ideas on ways to best serve the needs of seniors in their communities, including their cultural needs.

Health Advocates for Older People's work and outreach is strengthened by the generous participants in our Volunteer Program. Our volunteers contribute countless hours to keep our programs running smoothly, serving as tech tutors, leading trainings, sharing their skills and experience through classes and presentations, escorting seniors to appointments, making friendly visits to homebound seniors, leaving telephone reminders of upcoming programs, assisting at events and community gatherings, sending out monthly calendars to program participants, mailing personal birthday greeting cards to over 1,500 members and participants, and providing vital administrative support at our midtown and east side offices. Volunteers range in age from 16 to 90 and are recruited through referrals from our partners, local high schools and colleges, regular advertising through the Volunteer Referral Agency, and our website.

Health Advocates for Older People seeks to find ways for seniors to remain mentally and physically active and an important part of society. The organization therefore regularly encourages and supports seniors who desire to age in place as vital members of their communities. Health Advocates also supports older adults seeking assistance in accessing benefit programs, as well as affordable healthcare, and housing, and regularly advocates on their behalf.

Health Advocates for Older People is a regular annual recipient of the Manhattan Borough President's Community Award Program and has received a Gold-Star rating from Guidestar.org.

Submitted by

Health Advocates Advisory Board