



KATE MURRAY
Supervisor

TOWN OF HEMPSTEAD NEWS

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COURTESY HOTEL TO BE RAZED, HOMES TO BE BUILT UNDER MURRAY – TRAMMELL CROW – LIRR AGREEMENT

Hempstead Supervisor Kate Murray has announced that the Town of Hempstead and Trammell Crow Residential (developers), with the assistance of Long Island Rail Road (LIRR) President Helena Williams and her staff, have reached a tentative agreement that will replace West Hempstead's infamous Courtesy Hotel with attractive rental homes.

"I am excited that my staff, representatives from Trammell Crow Residential along with LIRR officials have worked together to rid West Hempstead of the Courtesy Hotel and facilitate the development of needed 'transit oriented' homes," said Murray.

Prior to the agreement, Trammell Crow lacked necessary land to meet zoning density restrictions for the construction of 150 "train commuter-friendly" apartment homes abutting the West Hempstead Rail Road Station. Under the arrangement, the LIRR would transfer a .97-acre parcel to Hempstead Town, creating enough property when added to the adjacent Courtesy Hotel's 2.7-acre tract, to support the density of development contemplated for the developer's commuter-oriented homes. The LIRR property transfer is required to be ratified by the Metropolitan Transportation Authority (MTA) Board.

"This is a unique opportunity to create rental units nearby a LIRR station while at the same time resolving a community issue," said LIRR President Helena Williams. "There's been a lot of discussion lately about 'transit-oriented development' on Long Island but the Town of Hempstead is actually doing it. This kind of housing represents the future for Long Island. The LIRR is delighted to be part of the solution to what has been a difficult local problem for many years."

"I want to thank the LIRR and Helena Williams for recognizing the importance of 'transit oriented housing' and for helping Hempstead Town to bring about genuine community renewal in West Hempstead," said the Supervisor. "The LIRR is demonstrating that a public transportation authority can be a very good neighbor."

At the November 18th Hempstead Town Board meeting, Murray will call for a November 25th fast-tracked public hearing to rezone the Courtesy Hotel parcel, clearing the last major hurdle to the redevelopment of the Courtesy Hotel site and the adjacent LIRR parcel.

"I am proud that I will be proposing the hearing for the rezoning of the Courtesy Hotel site," said Murray. "I believe that this hearing will close an unpleasant chapter and open a prosperous one in the history of West Hempstead."

Murray called Trammell Crow Residential a quality developer and expressed her opinion that renderings for homes at the Courtesy site were impressive and attractive.

"I want to be here when we hand over the keys to proud new residents at this location," announced Murray.

"This is a true public/private collaboration. We want to thank Hempstead Town Supervisor Kate Murray, the community and the LIRR for embracing smart planning principles," stated Maria Rigopoulos, Vice President of Trammell Crow Residential. "The Alexan at West Hempstead Station will set an example of new, transit-oriented development on the Island. We look forward to getting started!"

The Supervisor thanked West Hempstead neighbors as well as community and business leaders for working with her office to lend support for the redevelopment of the Courtesy Hotel property.

"Today is a great day for West Hempstead neighbors and everyone who calls Hempstead Town home," concluded Murray. "We plan on being back at this location as soon as possible to knock down the Courtesy Hotel and begin construction on beautiful homes for West Hempstead's newest neighbors."

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