



# TAKEROOT JUSTICE

## Equitable Neighborhoods Workshops

The Equitable Neighborhoods practice at TakeRoot Justice can partner with your organization to educate community members and the public about law and policy. Equitable Neighborhoods team members can facilitate workshops for community members directly, or can work with partners to train their staff or leadership to facilitate the workshops for community members. If you are interested in working with TakeRoot Justice to present one of these workshops in your community, get in touch: [equitableneighborhoods@takerootjustice.org](mailto:equitableneighborhoods@takerootjustice.org)

### **Neighborhood Rezoning 101**

Learn the basics of neighborhood rezoning, including what a rezoning means, how neighborhoods could be impacted, the political context of current neighborhood rezoning plans, and opportunities for community involvement.

### **Race & Rezoning**

Explore the relationship between race and rezoning by looking at the long history of development and displacement in NYC. Topics include the racial motivations and impacts of Bloomberg-era rezonings; the racial composition of current rezoning neighborhoods; potential Fair Housing Act issues; and policy tools for anticipating and addressing racial impacts of rezonings.

### **Who's Who in a Rezoning?**

Learn about the players in your neighborhood rezoning, from key individuals to the city agencies and other organizations involved.

### **Policy Tools: Accountability**

Learn the importance of having enforcement mechanisms (drawing on promises broken from past rezonings), and tools that can potentially increase accountability (including special districts, payment in lieu of taxes, Community Benefits Agreements/contracts with developers, and tax increment financing).

### **Policy Tools: Where is the Data? Tracking Outcomes and Impacts and How to Make the Data Tell Our Stories**

Topics include problems with and gaps in how the city tracks outcomes and impacts; a proposal for an oversight bill; and other potential mechanisms to track displacement, racial impacts of rezonings, health outcomes, and other issues.

### **Policy Tools: Job Creation and Preservation Strategies**

Learn strategies communities are advocating for to create local jobs, including subsidy reform and a community benefits ordinance. This training also addresses the legal limitations in securing local hire.



### **Community Benefits Agreements: Contracting with a Developer to Lock In Local Wins**

Learn how a community can get and enforce a contract with a developer (sometimes called a Community Benefit Agreement. This workshop will cover what can go into those contracts and how they relate to making sure residents get benefits from development.

### **Public Land in Your Community**

What public land is in your community and what should it be used for in the future? How can communities retain control over these spaces? Learn the rules that apply to the disposition of City-owned land and how community members can find what publicly owned lots are in their community.

### **Community Land Trusts**

Learn about Community Land Trusts (CLTs) as a strategy to preserve the right of low-income people to live in the city. CLTs are legal structures that treat land as a common good and housing as a human right. Learn about how CLTs work, existing CLTs in New York and beyond and what your community can do now to expand the City's willingness to partner with local organizations in stable, non-speculative development.

### **This Land is Our Land: Protecting NYC's Parks and Gardens**

This training addresses the organizing, policy and legal landscape (!) of our parks, gardens and other open spaces. It places current organizing and preservation efforts in context of the history of resident-led development of neighborhoods abandoned by municipal infrastructures and looks to the future of community assets as part of a restorative planning and asset distribution strategy.

### **Protecting Our Places: Non-Profit Tax Exemptions**

Does your nonprofit or church own property? Learn how to get and keep property tax exemptions and protect key places in your neighborhood from unjust foreclosure. Did the city send you a notice of a tax lien? What can be done? Who can help?

### **Past, Present & Future of the Fair Housing Act**

Why was the Fair Housing Act passed, and what is it supposed to do? What kinds of legal challenges can community members bring based on the fair housing act, and how might those challenges support neighborhood-based organizing? In this workshop, we'll review the basics of the FHA, how it can be used to challenge City policies, and what leverage the FHA can offer.

### **Plugging the Hole in the Bucket: Alternatives to Speculator-Driven Property Tax Collection**

Since 1996, the City of New York has sold unpaid property tax bills to an investor-backed trust that gets the right to collect the debt, charge interest and add fees; if owners don't pay up, the debt collectors can foreclose and auction properties to the highest bidder. The City gives up its power over slum lords and our neighborhoods lose key places when this happens. Learn about how this practice impacts apartment buildings, small homes, community organizations and businesses in your neighborhood.