

Waterfront
Access



Safety &
Accessibility



Facades &
Alleys



Retail
Activation



Housing
Options



Comments



Modernize 18 Second St



Project Location:
18 Second St.

Project Type:
Redevelopment /
Renovation

Project Sponsor:
Philip Miller

Property Ownership:
Philip Miller

Funding Estimate:
\$84,000
Total Project Cost
\$63,000
Total NYF Funds Requested
25%
Sponsor Match %

Project Overview:

The renovation at 18 Second Street focuses on essential safety, efficiency, and structural upgrades. Key improvements include replacing outdated electrical systems with modern 200-amp panels, installing four ductless heat pumps, and adding a galvanized fire escape for emergency egress. Additional upgrades include a stainless steel chimney liner, repaired basement stairs with railings, brick pointing, and a new energy-efficient front door. The Washington Street entrance will also be repaired to improve accessibility and curb appeal. These updates will modernize the building while preserving its historic character and ensuring safe, year-round occupancy.

Modernize 18 Second St



18 Second Street

Existing Site Conditions

The property is a brick five-unit apartment building currently in need of upgrades and repairs to continue serving as affordable housing for residents.

Capacity & Partners

No additional capacity or partner information has been provided at this time.

Alignment with Vision & Goals

The renovation at 18 Second Street supports the revitalization goals of **improving housing quality** and fostering a **safe, accessible** downtown by addressing critical safety and structural needs while **preserving the building's historic character**.

Readiness & Timeframe

With personal funding secured and pending local building permits, the project is ready to move forward.

No Proposed Condition Image Provided



Redevelopment /
Renovation



Small



\$63,000