
MEDIA RELEASE

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Syracuse Housing Authority Reaches Tentative Deal to Preserve and Expand Affordable Housing at Eastwood Heights

Syracuse, NY – March 3, 2025 – The Syracuse Housing Authority (SHA) has reached a tentative agreement with the City of Syracuse for the lease of Eastwood Heights, paving the way for a major redevelopment that will preserve and expand affordable senior housing. The agreement, pending approval by the SHA Board of Commissioners and the Syracuse Common Council, will allow SHA to move forward with a \$25.9 million revitalization project that includes essential property upgrades and the addition of four new affordable units, bringing the total to 53 apartments.

Located at 1025 Sunnycrest Road, Eastwood Heights was originally built in 1922 as Eastwood Junior High School and later converted into 49 affordable senior apartments in 1989 under SHA's management. With this newly secured agreement, SHA will move forward with a \$25.9 million redevelopment project that includes essential property upgrades and the addition of four new affordable units, bringing the total to 53 apartments.

"This project is a testament to our shared commitment to providing safe, modern, and affordable housing for seniors in Syracuse," said SHA Executive Director William Simmons. "We appreciate the collaboration that has brought us to this point and thank the Syracuse Common Councilors, SHA Board of Commissioners, Mayor, and most importantly our Eastwood Heights residents."

Many factors had to align to advance this project forward but, SHA recognizes the instrumental role Eastwood Heights residents had. The voices of residents, through their advocacy and direct outreach to public officials, have been the driving force in ensuring this project remains a priority. Their dedication and engagement have demonstrated the true power of collective action.

The revitalization effort, made possible through a 9% Low-Income Housing Tax Credit (LIHTC) award from New York State Homes and Community Renewal (NYS HCR), will address long-





overdue renovations, improve energy efficiency, and enhance accessibility for residents. Planned improvements include:

- Energy-efficient heating and cooling systems, transitioning to full building electrification
- New windows and roofing
- Fully renovated apartments
- A modernized community room and fitness center
- Secure entry system for resident safety
- EV charging stations
- Enhanced accessibility, with 8 units for mobility-impaired residents and 3 units for hearing/vision-impaired residents

“This investment is about more than just housing – it’s about preserving and strengthening our community,” added Simmons, “We look forward to beginning construction and delivering the long overdue improvements that will secure Eastwood Heights’ future for the residents who call it home.”

