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**Habitat NYC and Westchester Breaks Ground on First Standalone ADU in Croton-on-Hudson Through Plus One ADU Program**

*Croton-on-Hudson, NY* (September 3, 2025) — [Habitat for Humanity New York City and Westchester County](#), in collaboration with the Village of Croton-on-Hudson, hosted a groundbreaking ceremony to celebrate the construction of its first **standalone accessory dwelling unit (ADU)** under New York State's **Plus One ADU Program**. The event took place at **2 Lounsbury Road, Croton-on-Hudson, NY** at **12:00 PM**.

This milestone project is being built on the property of homeowners **Walter and Lynn**, who are creating a rental unit that will provide much-needed housing in their community while also supporting their family's long-term financial goals.

"In the face of our unprecedented housing affordability crisis, the advancement of accessory dwelling units is a beacon of hope for New Yorkers," said **Sabrina Lippman**, CEO of Habitat NYC and Westchester. "These units provide much-needed additional housing while enabling homeowners to generate supplemental income, build generational wealth, and support family members in need. This partnership with Croton-on-Hudson is a significant step toward a more equitable and sustainable future for all."

The ADU at 2 Lounsbury Road is the first new construction unit underway from Round 2 of the Plus One ADU Program, and the first standalone ADU built by Habitat NYC and Westchester. The initiative reflects a substantial homeowner investment alongside funding provided by NYS Homes and Community Renewal, supported by Habitat's technical and financial assistance.

"We really couldn't have done this without Habitat's support," said Walter and Lynn. "The property lends itself perfectly to an ADU, and this will provide much needed housing here in Croton."

The Plus One ADU Program, administered by New York State Homes and Community Renewal, provides grants to municipalities and nonprofit organizations to help low- and moderate-income homeowners build or legalize accessory dwelling units. Habitat NYC and Westchester works directly with homeowners of Dobbs Ferry, Hastings-on-Hudson, Irvington, Cortlandt, Croton-on-Hudson and Yorktown to guide them through the design, permitting, and construction process, ensuring that each ADU is safe, high-quality, and tailored to the homeowner's needs.

**Mayor, Village of Croton-on-Hudson Brian Pugh** said, "We are facing a generational housing crisis and the only solution is to broaden the housing options available in our community. Accessory dwelling units (ADUs) provide a powerful tool. ADUs offer a way for seniors to remain in their homes and for young people to return to the place they call home, all while giving homeowners an opportunity to be part of the solution. Thanks to Habitat for Humanity and the Plus One ADU Program, more families can now participate. Together, we are building a stronger community, one new home at a time."

**New York State Homes and Community Renewal Commissioner RuthAnne Visnaukas** said, "HCR is proud to partner with Habitat for Humanity New York City and Westchester County and the city of Croton-on-Hudson to advance our Plus One ADU program. Governor Hochul's \$85 million initiative addresses the housing crisis by creating multi-dimensional living spaces that bring much-needed new homes to communities, while helping homeowners optimize their property's footprint. With 84 towns awarded funding thus far, more homeowners like Walter and Lynn will be able to take advantage of this innovative tool to meet their financial goals while also expanding the supply of affordable homes."

**New York State Senator Pete Harckham** said, "Accessory Dwelling Units are a win-win for our communities, which is why I introduced legislation to incentivize local governments to allow homeowners to build ADUs and supported funding for the Plus One ADU program in the State Budget. At a time when we are facing a severe shortage of affordable housing, this is a low-density solution that also lets seniors on fixed incomes stay in place and people with unique abilities live close by to loved ones. Congratulations to the Village of Croton-on-Hudson and Habitat for Humanity on the groundbreaking for this new ADU initiative."

**Assemblymember Dana Levenberg (Assembly District 95)** said, "We have an urgent need to build more housing in New York State. I applaud Habitat for Humanity of New York City and Westchester, the Village of Croton, and my constituents who are taking advantage of New York State's Plus One ADU program for being part of the solution. Through partnerships like this, we will continue to help more New Yorkers find an affordable place to call home."

**Westchester County Executive Ken Jenkins** said, "Today's groundbreaking is more than just the start of construction – it's the beginning of new housing opportunities here in Croton and across Westchester, it's innovation that required dedicated planning and teamwork to achieve. Through the Plus One ADU program, and in partnership with Habitat NYC and Westchester and our local leaders, we're showing how collaborative, community-driven solutions can help families, support homeowners and strengthen our neighborhoods for generations to come."

**Emiljana Ulaj, Westchester County Legislator representing the Village of Croton** said: "Congratulations to Walter and Lynn on taking this exciting step forward! The Village of Croton has been visionary in their efforts for how to address the housing shortage. ADUs offer homeowners like Walter and Lynn a way to increase their property values and generate extra income, all the while helping us address a need for more housing units."

**Welcome Home Westchester partner and CEO/Executive Vice President of The Building & Realty Institute of Westchester & the Mid-Hudson Region Timothy Foley** said, "Welcome Home Westchester is honored to work closely with Habitat NYC and Westchester on promoting ADUs as an impactful and smart way to build the housing we need throughout the county. We congratulate the Village of Croton-on-Hudson for continuing to lead the way with forward-

thinking ADU legislation that has real results like today's groundbreaking; setting an excellent example for communities across Westchester."

This groundbreaking marks a meaningful step forward in expanding housing options in Westchester County and demonstrates the power of collaboration between nonprofits, municipalities, and residents to address the housing crisis with innovative, community-driven solutions.

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*Habitat NYC and Westchester transforms lives and communities by building and preserving affordable homes with families in need, and by uniting all New Yorkers around the cause of affordable housing. We are committed to ensuring working-class people throughout New York City and Westchester County build equity and achieve housing stability through permanently affordable homeownership. By increasing permanently affordable, limited-equity homeownership opportunities, preserving existing affordable homes, and advancing state and local equity-building policies, we work toward a more just and sustainable housing future for all.*