

# THE WOODROW WILSON CONDOMINIUM

255 Eastern Parkway  
Brooklyn, NY 11238

October 14, 2010

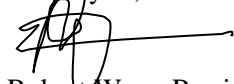
Mr. Alfred Pollard, General Counsel  
Federal Housing Finance Agency  
1700 G Street, NW  
Washington, DC 20552

**RE: Guidance on Private Transfer Fees Covenants (NO 2010-N-11)**

Dear Mr. Pollard:

I am writing on behalf of the Woodrow Wilson Condominium, located at 255 Eastern Parkway in Crown Heights, Brooklyn. We are a 92-unit building in the heart of Brooklyn made up of working individuals and families who have a strong commitment to our neighborhood and the future of our condominium. We strongly disagree with the above captioned proposal which we consider wrong and harmful to housing communities and their residents. Our condominium is in the midst of proposing a transfer fee in order to fund much needed capital improvements to our eighty year old building and to replace aging building systems. Without this transfer fee, our board will have to significantly increase monthly common charges in order to maintain our building. This will inflict financial hardship on our unit owners and could result in defaults, displacements for individuals, and poorer quality of life. We urge FHA to protect the right of housing cooperatives and condominiums to preserve affordability to collect transfer fees.

Thank you,



Robert Ware, President  
The Woodrow Wilson Board of Managers