

# DAILY NEWS

MONDAY, APRIL 4, 2011

## Dorms plan moves out of L.I.C.

BY MARK MORALES  
DAILY NEWS WRITER

AN industrial building in Long Island City that was on track to become a dorm for graduate students could now turn into a satellite campus for a university.

Alma Realty, which recently purchased the five-story vacant building at 30-30 Northern Blvd. for \$21.5 million, is in talks to develop the property into a campus, said officials for Greiner-Maltz, which brokered the deal.

A university has expressed in-

### Site could become satellite campus instead

terest in developing 400,000 square-feet into classroom and auditorium space, said John Maltz, president of Greiner-Maltz.

North 30 Associates LLC., which sold the property in January, had planned to build a 19-story, 900-room, state-of-the-art dorm. Community Board 1 gave a thumbs-up in May for the project, but the company decided

instead to use its money to develop residential buildings in Manhattan, Greiner-Maltz officials said.

Alma Realty officials declined to confirm whether the company was in talks with a university and would only say there are no set plans to build anything yet.

Locals who were anticipating the economic boom the dorm would have brought said they are

still hoping that whatever moves in will benefit the neighborhood.

"I'm disappointed that we aren't getting the dorms. We hope whatever it is, it will be positive for our community," said Jerry Walsh, president of the Dutch Kills Civic Association.

Thea Romano, 48, of Dutch Kills, said she is concerned about other options.

"We don't want another hotel

here. There are too many in our little neighborhood," she said.

Margie Fasano, 52, said she would like to see housing there.

"I wouldn't mind condos. That means people are buying into the neighborhood," Fasano said.

State Sen. Michael Gianaris (D-Astoria) said he is familiar with Alma Realty and is confident it will work with the community. A school would be a good fit, he said.

"Something that focuses on education would be a great use. We could never have enough education infrastructure," Gianaris said.