



May 29, 2026

Contact:

Press@legal-aid.org

*****FOR IMMEDIATE RELEASE*****

Legal Aid Files Class Action Lawsuit Challenging Mass Wrongful Eviction Campaign at Bronx Affordable Housing Complex

Hundreds of River Park Towers tenants have been subjected to baseless eviction proceedings tied to flawed income recertification practices

(NEW YORK, NY) — **The Legal Aid Society** [filed](#) a class action [lawsuit](#) on behalf of tenants at River Park Towers in the Bronx, challenging a years-long pattern of wrongful eviction filings against low-income residents living in federally subsidized affordable housing by the complex's owners.

River Park Towers filed more than 460 eviction proceedings against tenants at the 1,654-unit complex since July 2024 — impacting more than one-quarter of all households in the development — alleging that tenants failed to complete annual income recertifications required under the federal Low-Income Housing Tax Credit (LIHTC) program. LIHTC is a federal affordable housing program that provides tax incentives to developers and owners in exchange for maintaining housing affordability for low-income tenants.

Tenants repeatedly submitted the required paperwork, but management failed to properly process or maintain records, then initiated eviction proceedings using vague and defective legal notices that often did not identify what documents were missing or what recertification year was at issue.

The lawsuit seeks injunctive relief requiring River Park Towers to implement a lawful and functional recertification system, halt pending and future eviction proceedings tied to these practices and comply with state and federal affordable housing regulations. The named plaintiffs also seek damages for emotional distress, transportation costs, and other harms caused by repeated court appearances and the ongoing threat of eviction.

“The tenants at River Park Towers have spent years living under the constant threat of losing their homes because of systemic failures entirely outside of their control,” said **Russell Crane, Staff Attorney in the Housing Justice Unit - Group Advocacy at The Legal Aid Society**. “These are longtime residents, seniors, people with disabilities, and working families who did everything asked of them, only to be dragged into housing court again and again over paperwork issues created by management itself.”

The named plaintiffs include:

- **Jill Grant**, a paraprofessional with the New York City Department of Education, who has lived at River Park Towers for more than 50 years and faced eviction proceedings for the first time in her life despite repeatedly providing recertification documents and receiving written confirmation from management that she was in compliance.

- **Neuris Montilla**, a 77-year-old three-time cancer survivor and Section 8 recipient, who endured months of court appearances while recovering from serious medical conditions, despite management repeatedly acknowledging her cooperation with the recertification process.
- **Adalgisa Abreu**, a 69-year-old monolingual Spanish-speaking tenant who has lived at River Park Towers for nearly three decades and had to appear in court numerous times even after submitting the documentation management requested and obtaining renewed leases.
- **Lillian Pagan**, who is 76 years old, and who also has never had a housing court case against her, has a holdover eviction case that continues to be pending in court and continued to cause her stress and anxiety, even though she has submitted requested recertification document to management and management renewed her lease for 2026.

The lawsuit was filed in New York State Supreme Court, New York County.

The Legal Aid Society's Housing Justice Unit-Group Advocacy team is supported by the Human Resource Administration (HRA's) Anti-Harassment Tenant Protection (AHTP) program.

###

The Legal Aid Society is a nonprofit law firm that exists for one simple yet powerful reason: to ensure that New Yorkers are not denied their right to equal justice because of poverty. For 150 years, we have protected, defended, and advocated for those who have struggled in silence for far too long. Every day, in every borough, The Legal Aid Society changes the lives of the people we serve and helps improve our communities.

www.legalaidnyc.org