

## COMMITTEE ON COMMUNITY IMPROVEMENT

**June 23, 2008**

**5:00 PM**

Chairman Garrity called the meeting to order.

The Clerk called the roll.

Present: Aldermen Garrity, Gatsas, Shea, O'Neil, Smith

Messrs: P. Goucher, D. Anagnost, S. Maranto

Chairman Garrity addressed item 3 of the agenda:

3. Discussion on requests relating to the disposition of FY 2009 Housing Initiative Fund. (Stella Arms Phase II)

Chairman Garrity stated I think most of the Committee is quite familiar with that project. Any comment from CIP staff before we start?

Ms. Pam Goucher, Planning Department, stated we don't necessarily have a comment unless you need some explanation of what Sam gave you.

Mr. Dick Anagnost stated what you are looking at or entertaining is Phase II of the original three Phase project up on Karatsas Avenue. The first phase was 66 units, which is now coming to its completion. The second phase of 66 units is the condominiums being sold, and the first 12 are up. I just coincidentally came from the very first closing for a Manchester school teacher. The third phase, which is what you have before you, is the last 72 units. The original project was 138 units of rental, and it was broken up over two years for financing with New Hampshire Finance through the tax credit program. The original intent was to split up funding through the HOME funds through the City of Manchester into two phases as well. What you have before you is the request for the second phase.

Alderman O'Neil asked what are AHTF funds?

Mr. Sam Maranto responded Affordable Housing Trust Funds, Alderman.

Alderman O'Neil asked how is that different than HOME funds?

Mr. Maranto responded those are funds that we receive back from projects.

Alderman O'Neil moved to approve the funding request. The motion was duly seconded by Alderman Gatsas.

Alderman O'Neil stated just for clarification: the \$125,000 available immediately; the \$275,000 is available at the beginning of the next fiscal year; and then we're committing \$100,000 in Fiscal Year 2010.

Mr. Maranto stated that is correct, Alderman.

Chairman Garrity called for a vote on the motion. There being none opposed, the motion carried.

Alderman O'Neil asked not for tonight, but can we get an update...I noticed staff noted three potential projects on the bottom of the CIP handout. Can we get some kind of communication in the next week or so on the status of where those are all at?

Ms. Goucher stated Mr. Chairman, I could give you a quick update on two out of the three if you'd like. The Huse Road Co-op, I believe Leo LaFreniere might be working with someone on that. The other two: the Knights of Columbus has gone to the Planning Board. It has gone through its public hearing. I would expect that that project will probably receive approval from the Planning Board shortly. The Southern New Hampshire Services project has gone through the Zoning Board. I would expect that to be before the Planning Board shortly, but the Knights of Columbus is actually ahead of the other one.

Mr. Maranto stated I could follow up on the Huse Road Co-op project. That is a total \$96,000 project for water and sewer improvements for approximately 36 mobile homes. They are pursuing funding right now for the other non-City funds. At this state they have not secured those funds.

Alderman Shea asked the last one, the Southern New Hampshire Services project, that \$650,000, that's something that obviously affects Ward 7, and that's recent. Will there be funding available for that project?

Mr. Maranto responded locally, we do not have that amount of funding, Alderman, no. That is a larger project, a multi-million dollar project, and we do not have those funds.

Alderman Shea asked will you have any at all?

Mr. Maranto responded next year we should have approximately a half a million dollars of HOME funds, but this year we don't have any ability to assist them with that.

Alderman Shea stated so that this \$650,000, you're saying there won't be any funding for that, or there will be just some funding.

Mr. Maranto stated the only available funding we do have, as identified on my list, we have approximately \$210,000, which I'm making a recommendation that continues our housing rehabilitation hazard program. If the Aldermen so desire they can close that project out if you want to assist Southern New Hampshire Services, but staff recommendation would be that we continue with that program.

Alderman Shea asked do you notify them so that they are aware of the fact that obviously, if they're depending upon some funding that there probably won't be any so that they try to get other sources?

Mr. Maranto responded yes, we will.

Alderman O'Neil asked when you said next year, is next year 2009.

Ms. Goucher responded no, 2010.

Mr. Maranto stated some of these projects also, in terms of starting up, are really next spring, when they are going to be initiated. The other two projects really aren't ready to go right now as well.

Alderman Shea asked do you anticipate the same amount of monies coming in, or do you anticipate that there might be less or more?

Mr. Maranto responded approximately the same.

Alderman Shea asked have there been changes any times in terms of less or more funding or has it stayed about the same for the last few years?

Mr. Maranto responded HOME funding has been consistent. CDGB right now is up in the air with the foreclosure legislation that's going before Washington right now, but HOME funding has been consistent, about the same money for the last several years.

Chairman Garrity asked Mr. Anagnost, is this time sensitive?

Mr. Anagnost responded yes, it is.

Chairman Garrity stated okay, so we can take that up at the July 8<sup>th</sup> meeting.

There being no further business, on motion of Alderman O'Neil, it was voted to adjourn.

A True Record. Attest.

Clerk of Committee