



# Joint Zoning & Planning and Land Use Committees Report

## City of Newton In City Council

**Monday, May 14, 2018**

Present: Councilors Albright (Chair), Krintzman, Downs, Brousal-Glaser, Leary, Baker and Kalis

Absent: Councilor Danberg

Also Present: Councilors Schwartz, Auchincloss, Kelly, Lipof, Greenberg, Crossley and Laredo

City Staff Present: Barney Heath (Director, Planning Dept.), James Freas (Deputy Director, Planning Dept.), Rachel Powers (Community Development Programs Manager), Rachel Nadkarni (Long Range Planner), Lily Reynolds (Community Engagement Manager), Nicole Freedman (Transportation Planning Director), Jonah Temple (Assistant City Solicitor), Jonathan Yeo (Chief Operating Officer), Karyn Dean (Committee Clerk)

### **#261-18      Appointment of Timothy Durken to the Zoning Board of Appeals**

HER HONOR THE MAYOR appointing TIMOTHY DURKEN, 15 North Gate Park, West Newton, as an associate member of the Zoning Board of Appeals for a term to expire April 30, 2019. (60 days: July 6, 2018)

**Action:      Zoning & Planning Approved 6-0 (Councilor Brousal-Glaser recused)**

**Note:** Timothy Durken joined the Committee to discuss his appointment to the Zoning Board of Appeals. He explained that he has lived in Newton for 11 years, coaches girls soccer and is involved with the Franklin School because of his children. He is an attorney, practicing in both litigation and complex transactional work and currently does real estate work. He was looking for other ways to serve the community so submitted his name for consideration to serve on the Zoning Board of Appeals. He is not an expert in zoning, but he has been making himself familiar with the zoning ordinance and while he has not yet attended any ZBA meetings, he has attended many Land Use Committee meetings and City Council meetings and he is aware of how City government works.

Councilor Brousal-Glaser said she would recuse herself from this vote because she and Mr. Durken have had difficult conversations over different issues in the neighborhood and ward. Mr. Durken said there was a large project in the neighborhood and a group of individuals opposed it initially, but then a resolution was negotiated with the developer after the project went through the City Council process.

A Committee member asked if, as a member of the ZBA, he would feel comfortable exercising expanded local authority if the calculations show that the City has met the 1.5% rule and has

authority to do so. Mr. Durken said he would certainly feel comfortable exercising that authority if he felt the situation warranted it.

Councilor Krintzman said he spoke with Mr. Durken several months ago and noticed that he had a very strong awareness of issues in the City, and while he may not always agree with him, he has great respect for someone who stays informed and involved. Councilor Krintzman moved approval of Mr. Durken's appointment to the ZBA and the Committee voted in favor 6-0 with Councilor Brousal-Glaser recusing herself from the vote.

The Committee thanked him for his willingness to serve.

**#262-18      Appointment of Lei Z. Reilley to the Zoning Board of Appeals**

HER HONOR THE MAYOR appointing LEI Z. REILLEY, 130 Pine Street, Auburndale, as an associate member of the Zoning Board of Appeals for a term to expire April 30, 2019. (60 days: July 6, 2018)

**Action:      Zoning & Planning Approved 7-0**

**Note:** Lei Reilley joined the Committee to discuss her appointment to the Zoning Board of Appeals. She explained that she has lived in Newton since 2003 and her daughters have grown up here. She is very proud of the City and she has the desire to contribute her time and experience. Her involvement started in 2012 with the Mayor's Office for Cultural Affairs with the various festivals, Newton Community Pride and was on the search Committee for Police Chief in 2015. She has a law degree, has worked for an international law firm, and has been a financial analyst as well. She has taken real estate investment courses and took classes in law school on zoning. Currently, she is a solo practitioner primarily focusing on business law and litigation. She also does work with Title IV and college students. Her skill set and interests fit well with serving on the ZBA and she has had experience in front of other Zoning Boards in Barnstable and Weston. Landlord, tenant and real estate issues are also within her realm of experience. Ms. Reilley said she is well aware of the issues in the City regarding building and development and understands the basic concept of Chapter 40B.

A Committee member asked Ms. Reilley that if the calculation that Newton has met the 1.5% threshold in regard to affordable housing happens, would she feel comfortable exercises the expanded authority that comes with that. Ms. Reilly said if she felt it were appropriate to do so, she would feel comfortable exercising that authority.

Councilor Krintzman moved approval of Ms. Reilley's appointment to the ZBA and the Committee voted in favor, unanimously. The Committee thanked her for her willingness to serve.

**#259-18 Appointment of Stuart Snyder to the Zoning Board of Appeals**

HER HONOR THE MAYOR appointing STUART SNYDER, 30 Erie Avenue, Newton Highlands, as a full member of the Zoning Board of Appeals for a term to expire April 30, 2021. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** Stuart Snyder joined the Committee to discuss his appointment to the Zoning Board of Appeals. He explained that he has lived in Newton for 30 years and has always had an interest in City government and participating in the community. He was the Law Clerk for the City's Law Department under Dan Funk when he was in law school. In that capacity, he got to see the various issues that came into the law department, including some zoning issues. His children went to Newton Public School and he was a soccer coach for many years. Mr. Snyder served on the Human Rights Commission for a period of time, the Planning & Development Board and was an alternate member of the ZBA from 2011-2013. He submitted his name with the new administration to serve again on the ZBA and was appointed. His law practice is primarily a real estate practice representing buyers, seller, banks and other lenders. He does not regularly appear in front of Boards but he is very familiar with the zoning ordinance and case law. He is looking forward to serving on the ZBA again.

Mr. Snyder explained that every matter that comes before the ZBA needs to be judged on a case-by-case basis, but if the 1.5% threshold has been met by the City and therefore allows the ZBA to exercise its discretion, he would have no problem supporting that discretion.

Councilor Downs moved to approve Mr. Snyder's appointment to the ZBA and the Committee voted in favor, unanimously.

**#260-18 Appointment of Vincent Farina to the Zoning Board of Appeals**

HER HONOR THE MAYOR appointing VINCENT FARINA, 24 Manemet Road, Newton Centre, as an associate member of the Zoning Board of Appeals for a term to expire April 30, 2019. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** Mr. Farina has been serving as a full member of the Zoning Board of Appeals. The Mayor is appointing him as an associate member. The Committee voted to approve this appointment unanimously, without discussion.

**#258-18 Appointment of Michael Rossi to the Zoning Board of Appeals**

HER HONOR THE MAYOR appointing MICHAEL ROSSI, 20 Rose Drive, West Newton, as a full member of the Zoning Board of Appeals for a term to expire April 30, 2021. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** Mr. Rossi has been serving as an associate member of the Zoning Board of Appeals. The Mayor is appointing him as a full member. The Committee voted to approve this appointment unanimously, without discussion.

**#263-18 Re-appointment of Brooke Lipsitt to the Zoning Board of Appeals**

HER HONOR THE MAYOR re-appointing BROOKE LIPSITT, 54 Kirkstall Road, Newtonville, as a full member of the Zoning Board of Appeals for a term to expire April 30, 2021. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** Ms. Lipsitt informed the Committee that once they appointments and re-appointments are approved by the City Council, the ZBA will have a full complement of members for the first time in many years. The Committee voted to approve Ms. Lipsitt's re-appointment to the Zoning Board of Appeals, unanimously, without discussion.

**#264-18 Re-appointment of William McLaughlin to the Zoning Board of Appeals**

HER HONOR THE MAYOR re-appointing WILLIAM McLAUGHLIN, 117 Hammond Street, Chestnut Hill, as a full member of the Zoning Board of Appeals for a term to expire April 30, 2021. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** The Committee voted to approve Mr. McLaughlin's re-appointment to the Zoning Board of Appeals, unanimously, without discussion.

**#265-18 Re-appointment of Barbara Huggins Carboni to the Zoning Board of Appeals**

HER HONOR THE MAYOR re-appointing BARBARA HUGGINS CARBONI, 122 Albemarle Road, Newtonville, as a full member of the Zoning Board of Appeals for a term to expire April 30, 2021. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** The Committee voted to approve Ms. Huggins Carboni's re-appointment to the Zoning Board of Appeals, unanimously, without discussion.

**#266-18 Re-appointment of Michael Quinn to the Zoning Board of Appeals**

HER HONOR THE MAYOR re-appointing MICHAEL QUINN, 115 Staniford Street, Auburndale, as an associate member of the Zoning Board of Appeals for a term to expire April 30, 2019. (60 days: July 6, 2018)

**Action: Zoning & Planning Approved 7-0**

**Note:** The Committee voted to approve Mr. Quinn's re-appointment to the Zoning Board of Appeals, unanimously, without discussion.

- #267-18      Re-appointment of Treff LaFleche to the Zoning Board of Appeals**  
HER HONOR THE MAYOR re-appointing TREFF LaFLECHE, 1603 Commonwealth Avenue, West Newton, as an associate member of the Zoning Board of Appeals for a term to expire April 30, 2019. (60 days: July 6, 2018)  
**Action:      Zoning & Planning Approved 7-0**

**Note:** The Committee voted to approve Mr. LaFleche’s re-appointment to the Zoning Board of Appeals, unanimously, without discussion.

- #76-18      Discussion relative to the draft policy content outline of Zoning Ordinance**  
DIRECTOR OF PLANNING requesting review, discussion, and direction relative to the Zoning Redesign Project on a draft policy content outline of the new Zoning Ordinance.  
**Action:      Zoning & Planning Held 7-0**

**Note:** The Land Use Committee joined the Zoning & Planning Committee for a discussion, led by the Planning Department, of the development review process in order to seek feedback from the Committees to inform the drafting of the proposed zoning ordinance. A joint report will be forthcoming detailing this discussion as well as the discussion held on May 30<sup>th</sup> with both Committees and Sasaski Associates, which introduced the proposed zoning map and districts, and how staff and consultant are using data to define potential new zoning districts.

A Committee of the Whole is scheduled for June 18<sup>th</sup> in order to share this and continuing information with the full City Council, and another joint meeting with Land Use is scheduled for September 11.

The Committee voted to hold this item.

- #186-18      Zoning Amendment for Shared Parking Pilot Program**  
DIRECTOR OF PLANNING requesting amendments to Chapter 30, Newton Zoning Ordinance, to allow for a Shared Parking Pilot Program as an accessory use in commercial districts.  
**Action:      Zoning & Planning Held 7-0**

**Note:** Please see attached presentation by Nicole Freedman, Transportation Planning Director. A public hearing will be assigned for June 25, 2018. A combined report of this discussion and the public hearing will be available after that meeting.

- #185-18      Discussion and adoption of Needham Street Vision Plan**  
DIRECTOR OF PLANNING requesting discussion and adoption of the Needham Street Vision Plan as an amendment to the 2007 Newton Comprehensive Plan.  
**Action:      Zoning & Planning Held 7-0**

**Note:** As the hour was late, the Committee decided to hold this item without discussion. A public hearing will be assigned for June 25, 2018.

**#268-18      Submission of the FY19 Annual Action Plan to HUD**

HER HONOR THE MAYOR requesting City Council authorization to submit the FY19 Annual Action Plan to the U.S. Department of Housing and Urban Development (HUD) for the City of Newton Community Development Block Grant (CDBG), Emergency Solution Grant (ESG) funds and the WestMetro HOME Consortium.

**Action:**            **Zoning & Planning Held 7-0**

**Note:** Please see attached presentation by Rachel Powers, Community Development Programs Manager. The Committee chose to hold this item to allow time for review of the Annual Action Plan as they did not have access to it until this morning. The FY19 Annual Action Plan may be found at <http://www.newtonma.gov/civicax/filebank/documents/89420>

**Meeting adjourned**

**Respectfully Submitted,**

**Susan S. Albright, Chair**

## Shared Parking Pilot II

*Zoning and Planning Committee Discussion  
May 14, 2018*



## Shared Parking Pilot

*Zoning and Planning Committee Discussion  
May 14, 2018*



- **Recap & Background**
- **Answers to Questions**

## Parking is One of Most Common Complaints We Hear

## Newton Center Parking Strategy 2017

### What have we accomplished so far?

Foundational capacity building:

- Hired a Transportation Director
- Hired a Parking Manager
- Launched Passport pay-by-phone technology
- Upgraded Directional Signs and identified all public parking lots in Google Maps so people can more easily navigate to parking

**Addressed the low-hanging fruit  
Ready to address the core problems**



31% of people parking in Newton Centre now pay for parking using Passport



## Top Two Problems

from Newton Center Parking Strategy

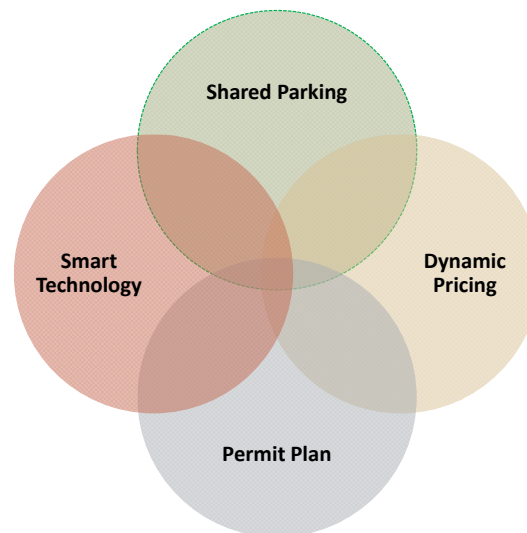
### 1. Front door spaces full

### 2. Need for more long term parking

- 45% of Union Street parkers stay > 2 hours  
→ Not enough long-term options
- 43% of entire parking supply in Newton Centre is empty at peak time.  
→ Extra supply in private parking lots

## Availability

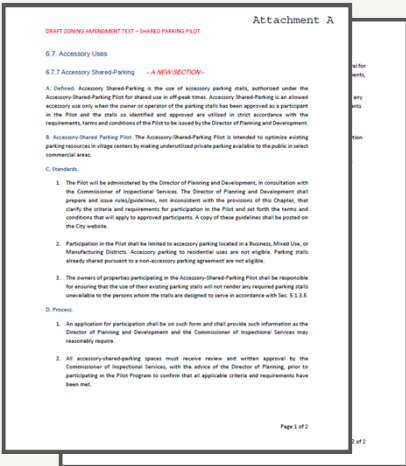
## Addressing Availability



# 10 Questions

## Question 1: How is the Zoning Amendment set up?

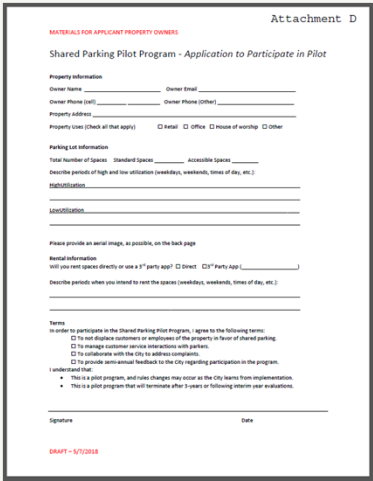
- Shared Parking Pilot is to be an accessory use (New Section 6.7.7)
- Participation in the pilot is required to share parking
- 3 year expiration with annual ZAP updates



# 10 Questions

## Question 2: How does the program address property owners versus service provider "apps"?

- Property owners apply; City reviews and approves
- City has no role in rentals



## 10 Questions

### Question 3: What exactly are these service provider “apps”?

e.g. Spot (parkeasier.com)  
SpotHero (spothero.com)

- Create a marketplace to connect property owners that have underutilized parking spaces with people that are looking for parking
- Using one of these services would be optional



<https://www.youtube.com/watch?v=Ajd6VdY32fM>

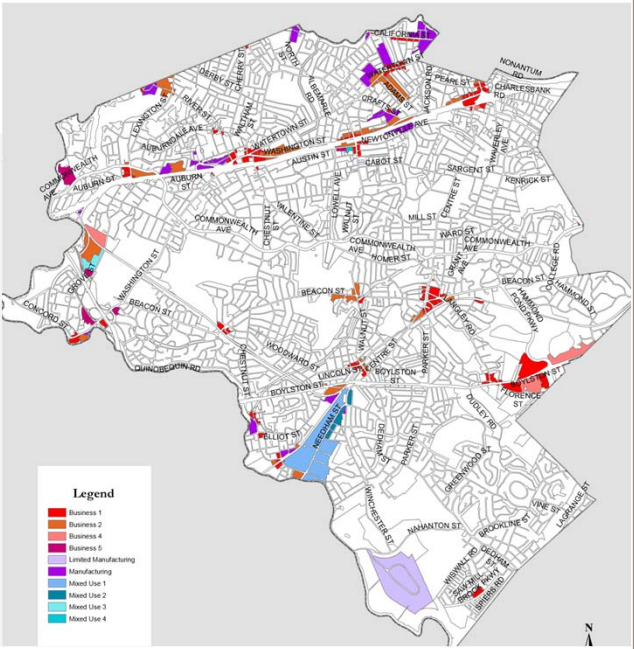
## 10 Questions

### Question 4: Where would the pilot be operational?

- Option 1: Citywide by zone – business, mixed-use, and manufacturing zones
- Option 2: Select villages – includes civic properties adjacent to non-residential districts

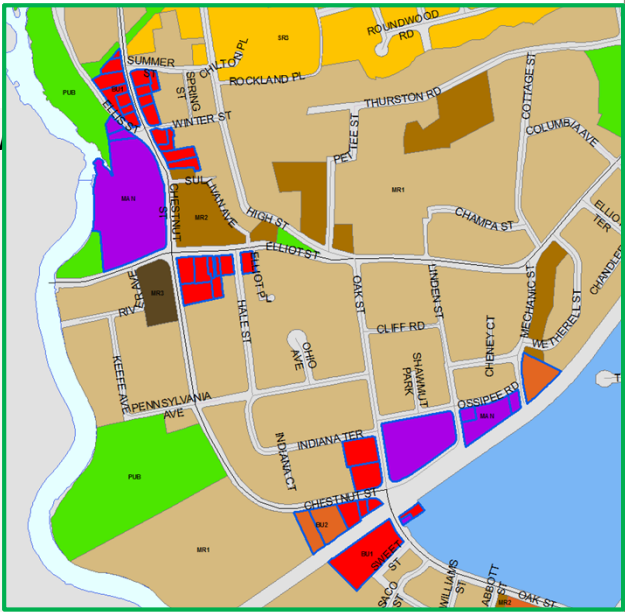
**Question 4: Where**

- Business zones
- Mixed-use zones
- Manufacturing zones



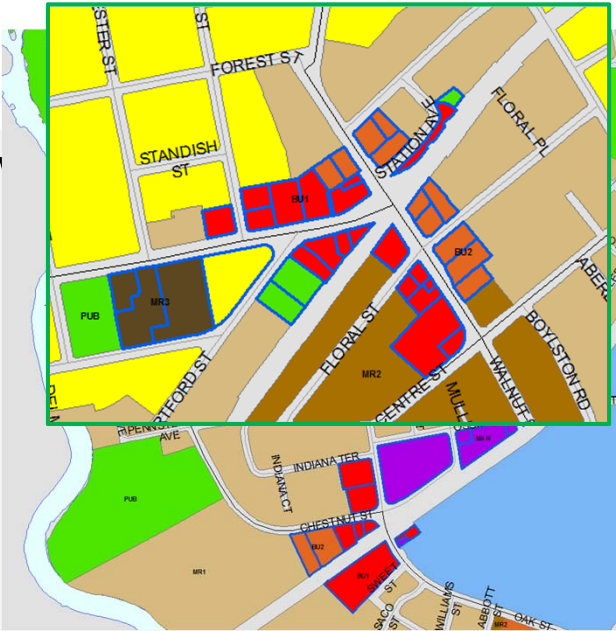
**Question 4: Where v**

- Upper Falls: 2 areas



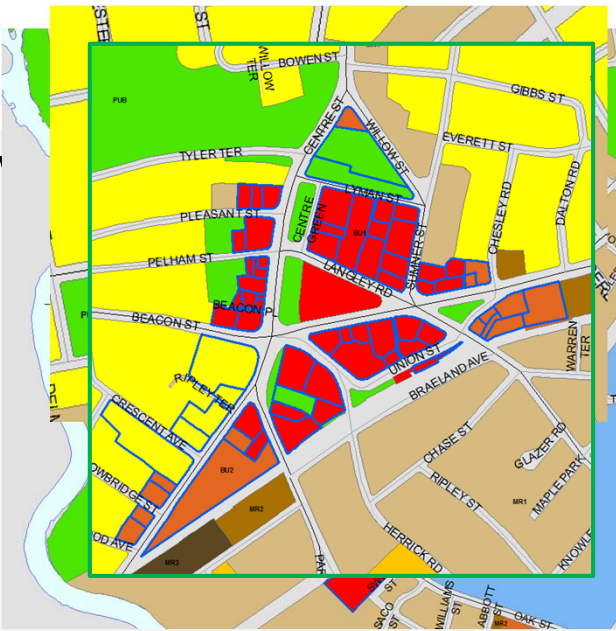
**Question 4: Where v**

- Upper Falls: 2 areas
- Newton Highlands



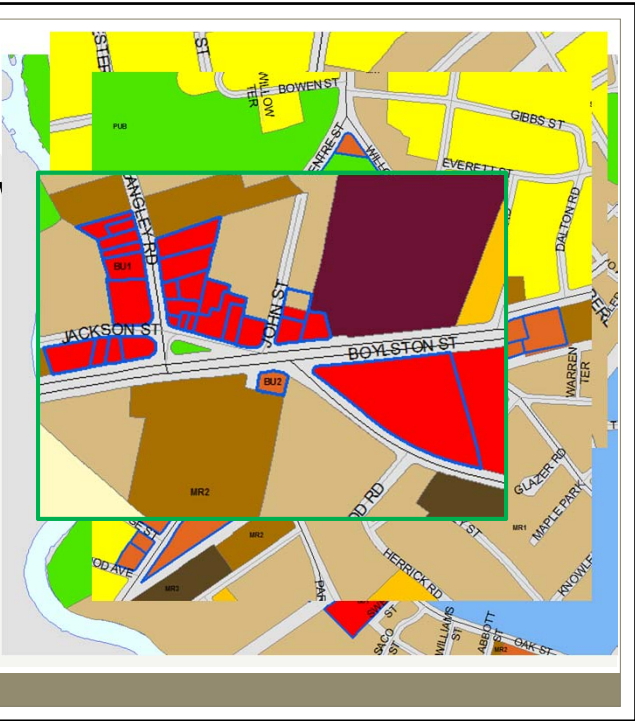
**Question 4: Where v**

- Upper Falls: 2 areas
- Newton Highlands
- Newton Centre



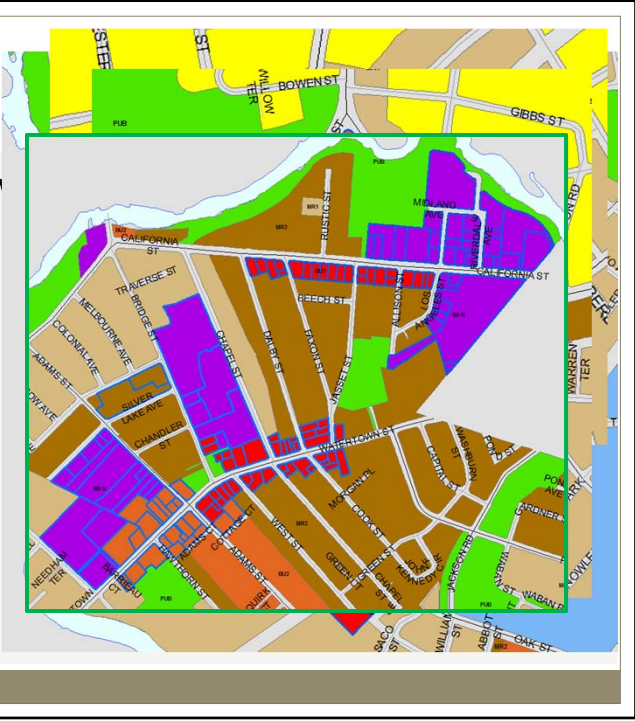
**Question 4: Where v**

- Upper Falls: 2 areas
- Newton Highlands
- Newton Centre
- Thompsonville



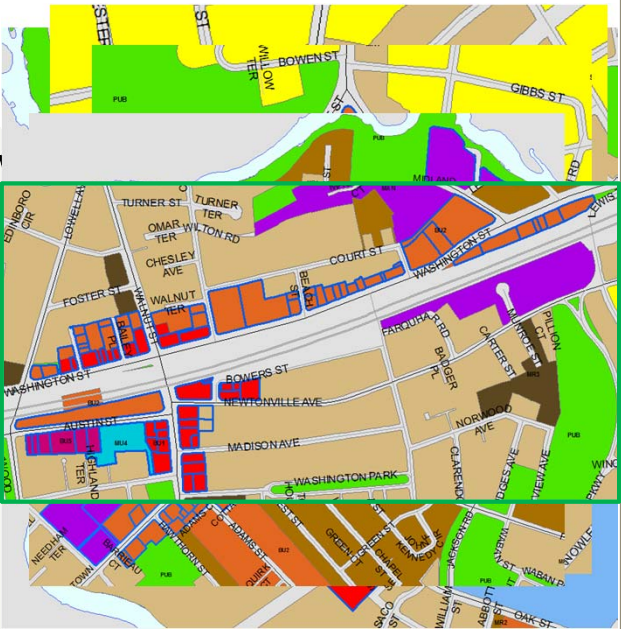
**Question 4: Where v**

- Upper Falls: 2 areas
- Newton Highlands
- Newton Centre
- Thompsonville
- Nonantum: 2 areas



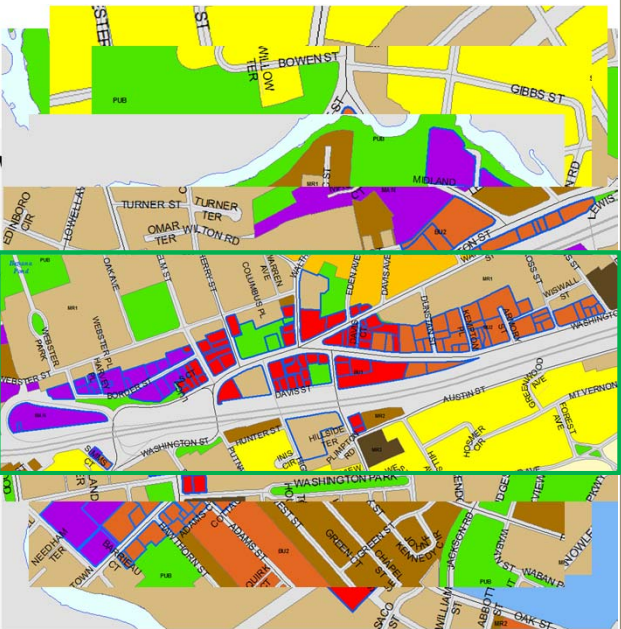
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- Upper Falls: 2 areas
- Newton Highlands
- Newton Centre
- Thompsonville
- Nonantum: 2 areas
- Newtonville



**Question 4: Where v**

- Upper Falls: 2 areas
- Newton Highlands
- Newton Centre
- Thompsonville
- Nonantum: 2 areas
- Newtonville
- West Newton



## 10 Questions

### Question 5: Who makes decisions as to which property owners can rent out space?

- The Commissioner of Inspectional Services
  - With input from the Director of Planning

Attachment D

**MATERIALS FOR APPLICANT PROPERTY OWNERS**

Shared Parking Pilot Program - Application to Participate in Pilot

Property Information  
Owner Name \_\_\_\_\_ Owner Email \_\_\_\_\_  
Owner Phone (cell) \_\_\_\_\_ Owner Phone (Other) \_\_\_\_\_  
Property Address \_\_\_\_\_  
Property Use (Check all that apply)  Retail  Office  House of worship  Other \_\_\_\_\_

Parking Lot Information  
Total Number of Spaces: Standard Spaces \_\_\_\_\_ Accessible Spaces \_\_\_\_\_  
Describe periods of high and low utilization (weekdays, weekends, times of day, etc.): \_\_\_\_\_  
Utilization: \_\_\_\_\_  
Land Use: \_\_\_\_\_

Please provide an aerial image, as possible, on the back page

Rental Information  
Will you rent spaces directly or use a 3<sup>rd</sup> party app?  Direct  3<sup>rd</sup> Party App \_\_\_\_\_  
Describe periods when you intend to rent the space (weekdays, weekends, times of day, etc.): \_\_\_\_\_

Terms  
In order to participate in the Shared Parking Pilot Program, I agree to the following terms:  
 To not displace customers or employees of the property in favor of shared parking.  
 To manage customer service interactions with parkers.  
 To collaborate with the city to address complaints.  
 To provide semi-annual feedback to the City regarding participation in the program.  
I understand that:  
• This is a pilot program, and rules changes may occur as the City learns from implementation.  
• This is a pilot program that will terminate after 3 years or following interim year evaluations.

Signature \_\_\_\_\_ Date \_\_\_\_\_

DRAFT - 5/7/2018

## 10 Questions

### Question 6: Are businesses ready to jump in?

- Nationally, shared parking app service providers are used to working with all types of owners and tenants. They have relationships with local and national retailers, pharmacies, banks, supermarkets, and hotels.
- So far, property owners are open and intrigued



## 10 Questions

### Question 7: Will sales tax need to be collected? Will this have impact on property taxes?

- Sales Tax - Yes.
- Property Taxes – Yes. Based on the value that the shared parking adds in the previous year.

## 10 Questions

### Question 8: How would you enforce the program?

The City may remove a property from the pilot for the following reasons:

- Customers or employees are being displaced
- Persistently uncooperative responses to concerns raised by parkers or neighbors
- The property is operating outside of the requirements of the pilot
- The pilot expires, or the pilot is cancelled by the City Council

**The City is requiring property owners to submit quarterly data on parking in their spaces, which can be used to support any findings, as needed.**

## 10 Questions

### Question 9: How will you collect data and assess the success or failure of the program?

- Quarterly utilization data
- Annual survey for property owners
- Annual survey for parkers
- Monitor feedback and complaints received

Pilot → Adjust the rules to incorporate feedback throughout the three years

**MATERIALS FOR APPLICANT PROPERTY OWNERS**  
(Survey distributed online. Provided to property owners and 3<sup>rd</sup> party appraiser as possible)

Shared Parking Pilot Program Annual Parker Questionnaire

How often do you use shared parking?

Daily  Annually  
 Weekly  Never  
 Monthly

In what time intervals do you rent the spaces?

Hourly  
 Daily  
 Monthly/Annually

Do you always use the same space, or different spaces?

Same space  
 Multiple spaces

Why do you use the shared parking instead of parking in public spaces? (Check all that apply)

Less expensive - it costs less than other parking options  
 More convenient - it is easier to get to than destination  
 Less hassle - don't have to worry about tickets, moving my car, heading the meter  
 More reliable - I know in advance I have a space, never need to look for parking  
 I could never find a space before

When you use shared parking, where are you typically going? (Check all that apply)

Shopping  Office  
 Restaurants  Other  
 Work

What is working well with the program?

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

What improvements would you like to see?

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

DRAFT - 5/7/2018

## 10 Questions

### Question 10: What happens when the pilot ends?

- Incorporate shared parking as a routine matter in the zoning ordinance
- Use the lessons to inform zoning updates on parking

## Shared Parking Pilot

additional material



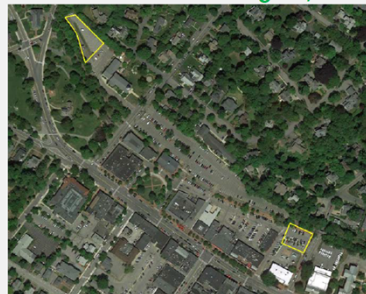
## Shared Parking Pilot

### Options for Increasing Parking Availability in Private Lots

- **City leases spaces from a private owner for public use**
- Private owner leases spaces from another private owner
- Private owner opens spaces to public use, for example a bank after hours

*From the Newton Centre Parking Strategy*

### **BEST PRACTICE – Lexington, MA**



In Lexington Center, the Town leases spaces at a church and local utility that are not used by the landowners during weekday peak hours. This has expanded parking supply for employees and customers, while creating new revenue for these two entities.

## Shared Parking Pilot

### Options for Increasing Parking Availability in Private Lots

- City leases spaces from a private owner for public use
- **Private owner leases spaces from another private owner**
- Private owner opens spaces to public use, for example a bank after hours

*From the Newton Centre Parking Strategy*

Allowed by  
Special Permit

Used in a few  
instances around  
the city

## Shared Parking Pilot

### Options for Increasing Parking Availability in Private Lots

- City leases spaces from a private owner for public use
- Private owner leases spaces from another private owner
- **Private owner opens spaces to public use, for example a bank after hours**

*From the Newton Centre Parking Strategy*

Technology-  
enabled  
shared parking  
support  
companies

## Shared Parking Pilot

### Importance of being dynamic

- One-off events & What If's
  - Religious facilities host private events – baptisms, funerals, etc.
  - Offices host occasional evening activities – open houses, holiday parties
  - One time activities are often barriers to participation in shared parking



## Shared Parking Pilot

### **For the Parker...**

**Shared Parking means a guaranteed space when arriving**

The technology-enabled support companies provide...

- Online/In-Phone booking & payment
- Clear directions to the parking space
- In-App Communications with Space Owner if issues arise

## Shared Parking Pilot

### For the Lot Owner...

**Shared Parking means supplemental revenue from an underutilized resource**

The technology-enabled support companies provide ...

- Option to 'black out' dates and adapt to schedule changes
- Professional IT support
- Revenue tracking
- In-App communications with parkers if issues arise

## Shared Parking Pilot

### For the City ...

**Shared Parking means more effective use of parking resources and freeing up of front door spaces for customers**

The technology-enabled support companies provide ...

- Professional back end management and customer service
- Allows City to ensure only legal parking spaces are offered
- Reduce pressure on on-street parking
- Make the overall parking system more efficient



# FY19 ANNUAL ACTION PLAN

Zoning and Planning Committee  
May 14, 2018

Department of Planning and Development

1

# Allocation of Funds



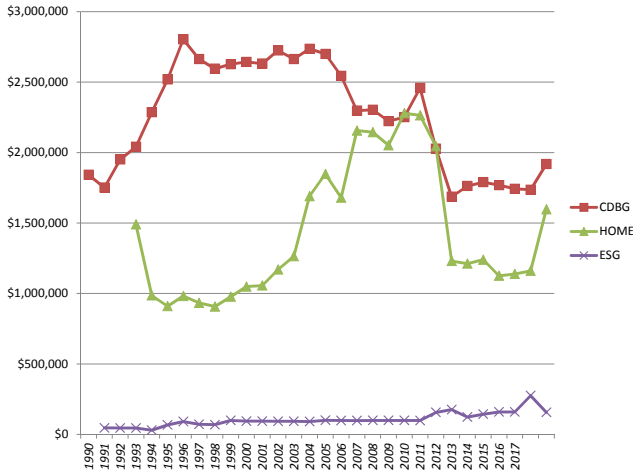
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# Expected FY19 Allocation

Program	FY19	% Change
Community Development Block Grant (CDBG)	\$1,918,213	10.5% ↑
HOME Investment Partnerships Program	\$1,597,353	37.6% ↑
Emergency Solutions Grant (ESG)	\$156,262	.04% ↓

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# CDBG, HOME & ESG Funding Levels Over Time

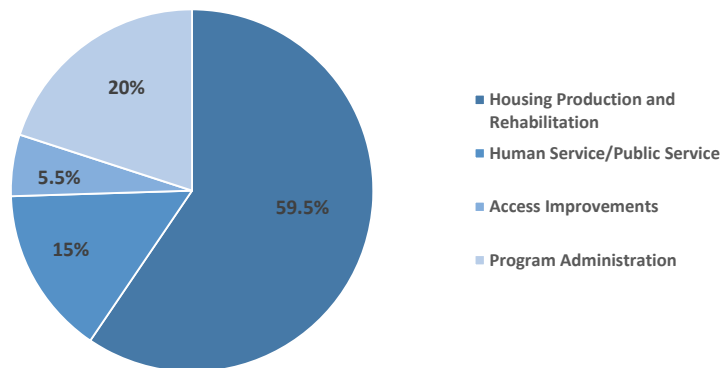


4



## Recommended FY19 CDBG Category Allocation

Proposed Allocations



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## Public Involvement to Date

<u>Committee</u>	<u>Date of Meeting</u>
Continuum of Care	1/18/18
HOME Consortium Member Council	2/9/18
HOME Consortium Community Mtgs.	Various
Fair Housing Committee	2/7/18, 3/7/18
Commission on Disability	2/12/18, 3/12/18
Human Service TA Session	2/14/18
HS RFP Review Committee	3/8/18
ESG RFP Review Committee	3/22/18

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## Production of New Affordable Units and Housing Rehabilitation

7

## FY19 Housing Program

- **Increase production of new affordable housing units**

- Preserve and expand affordable rental and homeownership opportunities
- Facilitate acquisition, rehabilitation and development of affordable units for LMI households
- Promote use of leveraged resources



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## FY19 Housing Program

- **Completion of 9 affordable rental units with HOME & CDBG funding**

- Myrtle Village – 7 rental units (2 units at 50% AMI, 2 units at 70% AMI, and 3 units at 85%)
- 83-85 West Street – 2 rental units affordable at 80% of AMI



## FY19 Housing Program

- **Administration and expansion of Housing Rehabilitation program**

- Expand program to advance housing diversity and support safe, habitable accessory apartments & lodging houses
- Rehabilitate approximately 5 units
- Assist a combination of homeownership, Newton Housing Authority and non-profit supported housing units



## FY19 Housing Program

- **Support sustainable homeownership**

- Implementation and management of downpayment/closing cost assistance program
- Assistance to 3 homebuyers
  - 2 homebuyers purchasing units at 1521 Beacon Street
  - 1 homebuyer purchasing a home through the First-Time Homebuyer Resale Program



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## Fair Housing

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## Fair Housing

- Division staff, Fair Housing Committee (FHC) and WestMetro HOME Consortium will initiate development of 2021-2025 Analysis of Impediments to Fair Housing Choice
- FHC to present findings related to a discrimination study completed by Fair Housing Center of Greater Boston
- Division and FHC involvement in the redesign of Zoning Ordinance to support affirmatively furthering fair housing and avoid disparate impact to protected classes
- Division staff will collaborate with the FHC to host an educational event, conduct trainings and disseminate meaningful fair housing information

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## Supportive Services for Homeless and At-risk of Homelessness

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## Continuum of Care

- BNWW CoC merged with Balance of State CoC December, 2016
- DHCD administers McKinney-Vento funds, including application submission and project monitoring
  - BoS awarded \$12.77 Million
  - BNWW awarded \$1.36 Million
- BNWW CoC continues to meet annually
- Point-in-Time Count conducted by DHCD January 31, 2018

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## Emergency Solutions Grant

- CoC approved funding priorities January 18, 2018
- RFP issued January 24, 2018
- Review committee convened March 22, 2018

Eligible ESG Category	FY18	FY19
Shelter Services	\$62,750.00	\$63,000.00
Homelessness Prevention	\$50,325.00	\$55,000.00
Rapid Re-housing	\$32,034.37	\$26,542.35
Street Outreach	\$0.00	\$0.00
Administration	\$11,765.63	\$11,719.65
<b>Total</b>	<b>\$156,875</b>	<b>\$156,262.00</b>

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## ESG Proposed Projects

ESG Category	Agency	Program	Allocation
Homelessness Prevention	Brookline Community Mental Health Center	Homelessness Prevention	\$48,000.00
	The Second Step		\$7,000.00
Rapid Re-housing	Brookline Community Mental Health Center	Rapid Re-housing	\$20,000.00
	The Second Step	Rapid Re-housing/Stabilization	\$6,542.35
Emergency Shelter Services	Community Day Center of Waltham	Stabilization Program	\$13,000.00
	REACH	Emergency Shelter for Survivors of Domestic Violence	\$16,000.00
	Middlesex Human Service Agency	Bristol Lodge Men's and Women's Shelters	\$14,000.00
	The Second Step	Emergency Shelter for Survivors of Domestic Violence	\$20,000.00

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## Permanent and Supportive Housing

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## Permanent and Supportive Housing



- Provision of 9-12 units for chronically homeless adults with disabilities
- September 2017: City issued RFP for sale of 160 R Stanton Avenue
- October 2017: JCHE Proposal/City Advancement
- Spring 2018: Community Engagement
- Fall 2018: Expected to apply for 40B Permit

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Improve the Transition to Permanent Housing

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## Tenant Based Rental Assistance Program

- City is providing assistance to two households with incomes between 30% and 60% AMI
- FY19 will be third and final year of assistance for one of the households
- City will not issue new vouchers in FY19 due to extensive administrative undertaking of the program and limited capacity
- The Division may re-evaluate this goal in the future

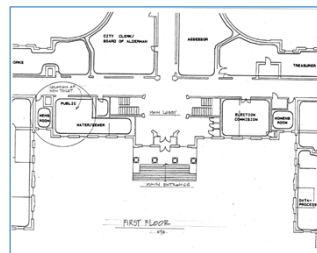
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## Architectural Access

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## Architectural Access

- A total of 5.5% (\$105,000) in CDBG funds anticipated for FY19
- Funds will be used for the installation of an ADA accessible bathroom on the first floor of City Hall
- No priority target neighborhood improvements planned during FY19



## Human/Public Services

## Human/Public Service Program

- Human Service category capped at 15% of annual allocation
  - \$287,731 anticipated for FY19
  - Includes \$33,495 in program income
- FY19 Human Service Grant application process
  - RFP released with ESG RFP
  - RFP issued in January 2018
  - Requests totaling \$394,502.30 from 15 applicants
  - 15 organizations funded
- Evaluation Criteria
  - City of Newton's Priority Needs
  - Connection with Brookings Institute's Benchmarks for Success
  - Proposed Outcomes and Results

*Priority Needs: children, teens, families, older adults, persons with disabilities*

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## Revised Human Service Allocations

Rank	Agency	Program	Allocation	Priority Need
1	Family ACCESS	Social Mobility for Young Families	\$50,000	Children/Youth
2	The Second Step	Residential & Community Programs	\$35,000	Adults/Family
3	Boys & Girls Club	Financial Aid for Teens/Families	\$16,000	Children/Youth
4	Newton Housing Authority	Resident Services Program	\$20,400	Elderly/Older Adults
5	REACH	Individual Support & Advocacy	\$11,640	Adults/Family
6	JCHE	Caring Choices & Wellness Nursing	\$13,040	Elderly/Older Adults
7	JF & CS	Stabilization & Recovery Services	\$13,025	Persons w/Disabilities
8	NCDF	Resident Services Program	\$25,025	Elderly/Older Adults
9	EMPath	CFO Program	\$43,025	Adults/Family
10	Barry L. Price Center	Building Independence through Employment	\$15,000	Persons w/ Disabilities
11	Plowshares	Tuition Assistance	\$13,025	Children/Youth
12	Riverside Community Care	Riverside Mental Health Services	\$36,025	Adults/Family
13	Newton Senior Center	Fitness Programming	\$13,025	Elderly/Older Adults
14	Cousens Fund	Emergency Payments	\$10,000	Adults/Family
15	NWW Committee	Wednesday Night Drop-In	\$7,000	Persons w/ Disabilities

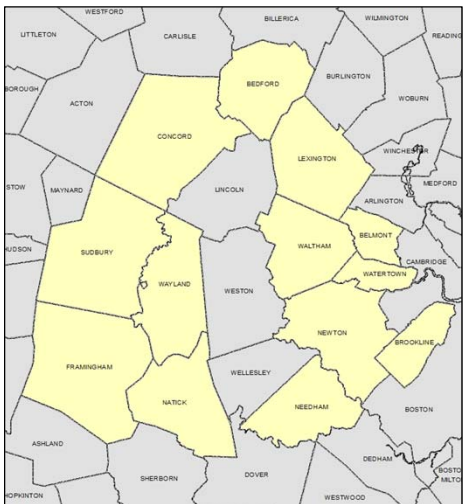
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# HOME Consortium

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# HOME Consortium

<b>Bedford</b>
\$21,280
<b>Belmont</b>
\$50,358
<b>Brookline</b>
\$265,402
<b>Concord</b>
\$28,720
<b>Frammingham</b>
\$271,330
<b>Lexington</b>
\$41,855
<b>Natick</b>
\$47,377



<b>Needham</b>
\$30,630
<b>Newton</b>
\$155,738
<b>Sudbury</b>
\$5,315
<b>Waltham</b>
\$198,442
<b>Watertown</b>
\$98,940
<b>Wayland</b>
\$14,575
<b>Total Allocation</b>
<b>\$1,229,962.10</b>

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## FY19 HOME Activities

- Acquisition and construction of new affordable rental housing units
- Preservation/rehabilitation of existing affordable housing units
- Homeowners assistance
  - Downpayment assistance
  - Homeowner rehabilitation
- Tenant Based Rental Assistance (TBRA)
  - Security deposit
  - Ongoing rental assistance

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## Citizen Participation Plans

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## Citizen Participation Plans

- City of Newton
- WestMetro HOME Consortium

*Major revisions:*

- Exclusion of the Assessment of Fair Housing, suspended by HUD in Winter 2018

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## Timeline and Public Comment

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## Public Comment

**Plan available at:**

[www.newtonma.gov/gov/planning/resources/special\\_reports\\_n\\_studies.asp](http://www.newtonma.gov/gov/planning/resources/special_reports_n_studies.asp)  
[www.newtonma.gov/gov/planning/bc/board/](http://www.newtonma.gov/gov/planning/bc/board/)

- Email comments and questions to [rpowers@newtonma.gov](mailto:rpowers@newtonma.gov)
  - 30-day comment period ends Tuesday, June 5
  - Submission deadline to HUD: 60 days after receipt of federal allocations from HUD or August 16, 2018 (whichever comes first)
- Write to:  
Department of Planning and Development  
Newton City Hall  
1000 Commonwealth Avenue  
Newton, MA 02459  
Attn: Rachel Powers
- Call the Planning Department at 617.796.1125
- Sign up for the Department's Friday Report by registering at:  
<http://www.newtonma.gov/gov/planning/news.asp>

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## Public Hearing

Questions / Comments?

Thank you!

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