

From: Katie Biello <katie.b.biello@gmail.com>

Sent: Saturday, April 25, 2020 5:06 PM

To: City Council; Lara Kritzer

Subject:Emergency Rental Assistance

Follow Up Flag: Follow up

Flag Status: Flagged

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Dear City Council members and Ms. Kritzer,

I'm writing in support of the creation of an Emergency Rental Assistance program using Community Preservation Funds for low and moderate income tenants who are unable to pay their rent because of the COVID-19 crisis. I urge you to act to help some of Newton's residents most in need. It is a particularly important time for residents to be able to stay in their homes as we are all being asked to stay in our homes.

Thank you,

Katie Biello

From: Angela Brooks <angela.r.brooks@gmail.com>

Sent: Saturday, April 25, 2020 3:48 PM

To: City Council; Lara Kritzer

Subject:Emergency Rental Assistance

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Dear City Council members and Ms. Kritzer,

I'm writing in support of the creation of an Emergency Rental Assistance program using Community Preservation Funds for low and moderate income tenants who are unable to pay their rent because of the COVID-19 crisis. I urge you to act to help some of Newton's residents most in need. It is a particularly important time for residents to be able to stay in their homes as we are all being asked to stay in our homes.

Thank you-

Angela Brooks

From: Fran Godine <godine@comcast.net>

Subject: Support for Emergency Rental Assistance Program

Date: April 22, 2020 at 3:41:22 PM EDT

To: Laura Kritzer <lkritzer@newtonma.gov>

Dear Laura and Members of the CPC,

Please support the creation of the Emergency Rental Assistance Program using our Community Preservations Funds for assistance to low and moderate income Newton tenants unable to pay their rent because of the COVID- 19 crisis.

This seems an excellent direction for our funds literally named, 'community preservation.' We have created these monies together as a community, let's direct them back to sustaining our neighborhoods and neighbors

It is an unprecedented time and we have unprecedented resources to bring to bear. Nothing we do may feel like enough in this crisis, but it is a measure we can take.

Thank you for your service at all times, and in particular now,
Fran Godine
19 Crofton Rd
Newton 02468

From: Heather Amsden <heather.amsden@gmail.com>

Sent: Friday, April 24, 2020 1:03 PM

To: City Council; Lara Kritzer

Subject:Emergency Rental Assistance

Follow Up Flag: Follow up

Flag Status: Flagged

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Dear City Council members and Ms. Kritzer,

I am writing today to urge you to use Newton's CPA funds to create an Emergency Rental Assistance program for low and moderate income tenants. It is incredibly important at this time for our community to use all its resources to support our most vulnerable citizens. Please do whatever you can to direct the CPA funds towards rental assistance and get the word out to those in need.

Thank you.

Heather Amsden

8 Birch Hill Road

Newton, MA 02465

617-686-6855

From: Rosalind Joffe <rosalind@cicoach.com>

Sent: Wednesday, April 22, 2020 3:13 PM

To: City Council; Lara Kritzer

Subject:Emergency Rental Assistance Program

[DO NOT OPEN links/attachments unless you are sure the content is safe.]

I'm writing this to urge you to use the Community Preservation Funds to create an Emergency Rental Assistance program for low and moderate income tenants who are unable to pay their rent because of the COVID-19 crisis.

Rosalind Joffe 287 Langley Rd., Unit 42, Newton MA 02459

From: Leonore Linsky <tooey14@gmail.com>

Sent: Tuesday, April 21, 2020 1:07 PM

To: Lara Kritzer

Subject:Rental assistance

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Just to let you know that I support rental assistance to those who have lost their jobs due to the
Pandemic

Leonore Linsky

99 Walnut Hill Rd

Newton Highlands

--

Leonore Linsky

From: Josephine McNeil <jomac1941@aol.com>

Sent: Tuesday, April 21, 2020 12:34 PM

To: Lara Kritzer

Cc: Barney Heath

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Hi Lara,

I hope you and your family are well.

I offer the following comments and questions with respect to the proposed Emergency Rental Relief Program using CPA and CDBG funds. Would you please share this email with the committee.

Given the two existing moratoriums (1) the federal government Moratorium on Evictions and Foreclosures on certain multifamily properties and the state Moratorium on Evictions signed by Governor Baker yesterday, I would suggest that rather than rush to implement a program time be Taken to assess how to best maximize the use of these funds. At this point no one is in jeopardy of eviction in the short term.

Should there a prioritization of who should receive the funds?

Should those owners with properties covered by the federal moratorium who also have been granted forbearance on the payment of their mortgages receive priority over nonprofit owners who do not have to pay their mortgages, because they are serving low income populations, but need rent payments to maintain the properties?

Since CPC funds can reach applicants with up to 100% of AMI, how to ensure that the funds are distributed equitably across the income range?

Should CDBG funds be used for this program when given the moratorium they be better used in the short term for services such as medical expenses, food, internet access so children can have do schoolwork, transportation, etc.?

Should 1/2 of the monthly rent be released so that renters don't have as much to pay when the moratorium(s) is are over. This takes into consideration those who receive unemployment will have an extra \$600 for 13 weeks.

The committee should be mindful that all aspect of the program, especially the notice of its availability, has to take into consideration fair housing rules and regulations.

Please feel free to contact me with any questions or clarifications?



NEWTON HOUSING AUTHORITY
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TD: (617) 332-3802

Amy Zarechian
Executive Director

May 1, 2020

Community Preservation Committee
Planning and Development Board
C/o Amanda Berman, Director of Housing and Community Development
Planning and Development Department
City of Newton
1000 Commonwealth Avenue
Newton, MA 02459

Re: City of Newton COVID-19 Emergency Housing Relief Program

Dear Ms. Berman,

I am writing to strongly urge the City of Newton's Community Preservation Committee and Planning and Development Board to include households currently receiving rental assistance as eligible participants in the COVID-19 Emergency Relief Program.

Recipients of rental assistance programs, including Public Housing, the Housing Choice Voucher Program (Section 8), and the Massachusetts Rental Voucher Program, represent residents with the highest need in the City. The average annual gross income for Newton Housing Authority (NHA) Public Housing residents is \$14,030, well under the Extremely Low-Income income limits published by HUD. The average annual gross income for Section 8 tenants is similarly low at \$19,031.

With average annual income well below the poverty guideline, NHA residents often experience the most significant hardship during difficult economic and social periods. Over forty NHA residents have reported lost income due to COVID-19. With very low income, NHA residents often have little to no savings and high debt. This leaves them particularly vulnerable to economic suffering. Although NHA can adjust rent calculations for residents who have lost income, their other expenses have likely not decreased. In fact, with children home from school attempting to receive instruction online and more household members eating meals at home, utility bills and food costs have likely increased during this time.

Residents in NHA's Public Housing Program pay an average monthly rent of \$365, which would result in an average monthly contribution from the COVID-19 Emergency Relief Fund of \$256 for NHA residents. Despite this relatively low level of rental assistance, the impact for our residents would be substantial and potentially alleviate critical concerns for food security, utility usage, and debt payments for these needy families during this difficult time. Therefore, the NHA strongly encourages the City of Newton's Community Preservation Committee and Planning and Development Board to include NHA's low-income households in the COVID-19 Emergency Relief Program.

Sincerely,

Amy Zarechian
Executive Director
Newton Housing Authority