



Ruthanne Fuller
Mayor

City of Newton, Massachusetts
Office of the Mayor

#346-21

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August 30, 2021

Honorable City Council
Newton City Hall
1000 Commonwealth Avenue
Newton, MA 02459

Honorable City Councilors:

I respectfully submit this docket item to this Honorable Council requesting the distribution of \$643,215 in Inclusionary Zoning Fund monies to the Newton Housing Authority (NHA), in accordance with Section 5.11.5 (E) of the City's Zoning Ordinance, to be used for ongoing affordable housing development activities. These activities will include NHA's development of the Haywood House and the pursuit of other affordable housing opportunities.

As described in the Zoning Ordinance, funds in the Inclusionary Zoning Fund are to be distributed equally between NHA and the City for the "restoration, creation, preservation, associated support services, and monitoring of deed-restricted units." This transfer was approved by the Planning & Development Board, as required, in May, 2021.

Please see the attached letter from NHA Executive Director Amy Zarechian and the Docket Request Form from Planning & Development Director Barney Heath for additional information.

This docket item replaces Docket Item #252-21 regarding NHA and Inclusionary Zoning funds. I respectfully request that you NAN Docket Item #252-21.

Thank you for your consideration of this matter.

Sincerely,

Mayor Ruthanne Fuller

CITY CLERK
NEWTON, MA. 02459

2021 AUG 30 PM 4:53

RECEIVED



NEWTON HOUSING AUTHORITY
82 Lincoln Street
Newton Highlands, Massachusetts 02461

Telephone: (617) 552-5501
Telecopier: (617) 964-8387
TD: (617) 332-3802

Amy Zarechian
Executive Director

August 6, 2021

The Honorable City Council
City of Newton
1000 Commonwealth Avenue
Newton, MA 02459

Re: NHA Inclusionary Zoning Funds

Dear Councilors,

I am writing to request the balance of the Newton Housing Authority (NHA)'s portion of the Inclusionary Zoning Fund, approximately \$643,215, to be used in connection with ongoing affordable housing development activities, including the NHA's Haywood House development, and the pursuit of other affordable housing opportunities in the City of Newton.

As described in Section 5.11.5(E) of the City of Newton's Inclusionary Zoning ordinance, cash payments to the Inclusionary Zoning Fund are to be distributed equally to the NHA and the City of Newton for the, "restoration, creation, preservation, associated support services, and monitoring of deed-restricted units." In accordance with the Inclusionary Zoning ordinance, the NHA received approval from the Planning and Development Board and the Mayor of Newton for distribution of these funds intended for use by the NHA in May 2021.

Please feel free to contact the NHA with any questions about this request. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink that reads "Amy Zarechian". The signature is written in a cursive, flowing style.

Amy Zarechian
Executive Director
Newton Housing Authority

CITY COUNCIL

CITY OF NEWTON

DOCKET REQUEST FORM

DEADLINE NOTICE: Council Rules require items to be docketed with the Clerk of the Council NO LATER THAN 7:45 P.M. ON THE MONDAY PRIOR TO A FULL COUNCIL MEETING.

To: Clerk of the City Council

Date: 8/13/21

From (Docketer): Director of Planning & Development

Address: 1000 Commonwealth Ave., Newton MA, 02459

Phone: _____ E-mail: bheath@newtonma.gov

Additional sponsors: _____

1. Please docket the following item (it will be edited for length if necessary):

The Director of Planning & Development requesting the appropriation of \$643,215 of Inclusionary Zoning funds to the Newton Housing Authority (NHA). Per Section 5.11.5.E. of the City's Inclusionary Zoning (IZ) ordinance, cash payments made to the City's IZ Fund are to be distributed equally to the Newton Housing Authority and the City of Newton. At this time, the Housing Authority seeks to utilize the remaining balance of its Inclusionary Zoning Funds to support its numerous affordable housing efforts across the City.

2. The purpose and intended outcome of this item is:

- | | |
|--|---|
| <input type="checkbox"/> Fact-finding & discussion | <input type="checkbox"/> Ordinance change |
| <input checked="" type="checkbox"/> Appropriation, transfer, | <input type="checkbox"/> Resolution |
| <input type="checkbox"/> Expenditure, or bond authorization | <input type="checkbox"/> License or renewal |
| <input type="checkbox"/> Special permit, site plan approval, | <input type="checkbox"/> Appointment confirmation |
| <input type="checkbox"/> Zone change (public hearing required) | <input type="checkbox"/> Other: _____ |

3. I recommend that this item be assigned to the following committees:

- | | | |
|--|---|--|
| <input type="checkbox"/> Programs & Services | <input checked="" type="checkbox"/> Finance | <input type="checkbox"/> Real Property |
| <input type="checkbox"/> Zoning & Planning | <input type="checkbox"/> Public Safety | <input type="checkbox"/> Special Committee |
| <input type="checkbox"/> Public Facilities | <input type="checkbox"/> Land Use | <input type="checkbox"/> No Opinion |

4. This item should be taken up in committee:

- Immediately (Emergency only, please). Please state nature of emergency:
- As soon as possible, preferably within a month
- In due course, at discretion of Committee Chair
- When certain materials are made available, as noted in 7 & 8 on reverse
- Following public hearing

PLEASE FILL OUT BOTH SIDES

5. I estimate that consideration of this item will require approximately:

- One half hour or less
- More than one hour
- More than one meeting
- Up to one hour
- An entire meeting
- Extended deliberation by subcommittee

6. The following people should be notified and asked to attend deliberations on this item. (Please check those with whom you have already discussed the issue, especially relevant Department Heads):

City personnel

Citizens (include telephone numbers/email please)

Amanda Berman

Eamon Bencivengo

7. The following background materials and/or drafts should be obtained or prepared by the Clerk's office prior to scheduling this item for discussion:

8. I have or intend to provide additional materials and/or undertake the following research independently prior to scheduling the item for discussion. *

(*Note to docketer: Please provide any additional materials beyond the foregoing to the Clerk's office by 2 p.m. on Friday before the upcoming Committee meeting when the item is scheduled to be discussed so that Councilors have a chance to review all relevant materials before a scheduled discussion.)

Please check the following:

- 9. I would like to discuss this item with the Chairman before any decision is made on how and when to proceed.
- 10. I would like the Clerk's office to contact me to confirm that this item has been docketed. My daytime phone number is:
- 11. I would like the Clerk's office to notify me when the Chairman has scheduled the item for discussion.

Thank you.

Barney Heath
Signature of person docketing the item