



Commonwealth of Massachusetts  
**DEPARTMENT OF HOUSING &  
COMMUNITY DEVELOPMENT**

Charles D. Baker, Governor ♦ Karyn E. Polito, Lt. Governor ♦ Jennifer D. Maddox, Undersecretary

May 19, 2022

Mayor Ruthanne Fuller  
City of Newton  
1000 Commonwealth Avenue  
Newton Centre, MA 02459

Re: Chapter 40B Comprehensive Permit

Project Name: Newton Armory  
Location: 1135 Washington Street, West Newton, MA 02456  
Number of Units: 43  
Subsidizing Agency: Department of Housing and Community Development  
Applicant: Metro West Collaborative Development

Dear Mayor Fuller:

This will serve to notify you, pursuant to 760 CMR 56.04 (3), that the above-named applicant has applied to this Department as subsidizing agency under the Low Income Housing Tax Credit program for preliminary approval of the Newton Armory project. The project is a rental project. The project will consist of 43 total units. Forty-three of these units (100%) will be restricted for rental by individuals or households earning less than 60% of area median income. The project will also contain 15 rental units for households earning 30% or less of area median income.

Enclosed please find a copy of the application for your review. The review period for comments ends 30 days from the date of this letter. Any comments will be considered prior to issuing a determination of project eligibility. Please address comments to:

Rebecca Frawley Wachtel, Director  
Low Income Housing Tax Credit Program  
DHCD  
100 Cambridge Street, 3<sup>rd</sup> Floor  
Boston, MA 02114  
Email: [rebecca.frawley@mass.gov](mailto:rebecca.frawley@mass.gov)

Please note that the Massachusetts Housing Partnership (MHP) administers a technical assistance program for communities and developers who are working on Chapter 40B projects. A municipality may be eligible for an MHP grant to help hire experienced third party consultants to work with the local municipality in reviewing a 40B proposal. For more information about MHP's technical assistance program, visit MHP's web site at [www.mhp.net](http://www.mhp.net) or e-mail [community@mhp.net](mailto:community@mhp.net).

If you have any questions regarding this letter, please feel free to email Rebecca Frawley Wachtel at [rebecca.frawley@mass.gov](mailto:rebecca.frawley@mass.gov).

Sincerely,

  
Catherine Racer  
Director