

Community Preservation Act Committee- Proposal Request Form for FY 2018

Project Title: _____ **Part time staff for Amherst Municipal Affordable Housing Trust** _____

CPA funding category: Check all that apply

<input checked="" type="checkbox"/>	Community Housing
<input type="checkbox"/>	Open Space
<input type="checkbox"/>	Historic Preservation
<input type="checkbox"/>	Recreation

Amount of CPA Funds Requested:

\$ _____ 20,000.00 _____

Submitting Entity: _____ **Amherst Municipal Affordable Housing Trust** _____

Contact Person: _____ **Tom Kegelman, Chair** _____

Phone: _____ 413-531-8144 _____

Email: _____ tkegelman8144@gmail.com _____

Please complete this form in its entirety and include the following in your proposal.

Overview of Proposal: Please describe your project and your feasibility analysis.

This proposal seeks funds for a part-time non-benefitted staff person to support the Amherst Municipal Affordable Housing Trust (AMAHT). This position would help with operations and administrative duties of the Trust as well as work proactively to generate affordable housing projects in accordance with the Trust's recently completed strategic plan. The position would also begin to help the Trust with fundraising efforts and coordinate activities with local agencies.

Describe how your request meets the CPA criteria:

1. Description of funding needed, including:

- a. Documentation of cost estimates, budget**
- b. Other sources of funding, e.g., grants, self-funding, fund-raising**
- c. Timeline on how CPA funds would be spent, including over multiple years**

The funding is based on a salary range for a part-time non-benefitted position working 15-20 hours per week. The expectation is to maintain the position for approximately 12-15 months to help implement the Trust. The position would be overseen by the chair of the AMAHT and staff in the Planning Department. The position would be evaluated after one year to determine its future role and responsibilities.

There are no other sources of funding at this time, however, this position would research funding

opportunities and revenue sources for the Trust in an effort to begin fundraising and capitalization of the Trust.

2. Urgency of the Project, if any.

The lack of affordable housing in Amherst, which has been clearly documented in the Housing Production Plan (HPP) and the Comprehensive Housing Market Study, makes it nearly impossible for low and moderate income individuals and families to live in the community. The HPP notes that there is a widening affordability gap in Amherst that has pushed out this demographic, exacerbated by the lack of supply of affordable housing. The 2010 U.S. Census showed a dramatic decline in the number of young families living in town, as well as a drop in school-aged children. These trends threaten the diversity, opportunity and socio economic health of our community.

The HPP recommends that the Town develop 200 housing units for low and extremely low income households in the next five years, 40 units of homeownership housing for moderate income households, at least 50 additional units for seniors, and 25 units for those with disabilities. At this time there have been no new units created to reach this goal.

3. Estimated timeline from receipt of funds to Project completion.

The funds would be spent over a 12-15 month period during which the part-time position would be advancing the goals of the Trust and implementing the Trust's strategic plan.

4. Acquisition or preservation of threatened resources.

The HPP states that "If these demographic trends [loss of families, school-aged children, and low-moderate income households] continue unabated, Amherst will become a community that is largely comprised of students and seniors, losing important social and economic vitality in the decades ahead. The community can no longer afford to support the status quo, but needs to take action to affect important changes." The threatened resource is the community itself.

The AMAHT is committed to preserving and creating affordable housing, with an emphasis on supporting extremely low income (ELI) and those transitioning out of homelessness. The Trust's strategic plan identifies these income levels as one of the highest priorities to secure affordable housing, either through redevelopment of existing properties, creation of new housing, and through financial partnerships.

5. Population(s) to be served by the Project.

As stated above, CPA funds would be used to provide housing for low- and moderate-income households, including extremely low income (ELI) individuals and families. There is a critical need in town for housing for first time homebuyers, for affordable rental units for families, for housing for seniors, and housing first programs for those transitioning from homelessness.

6. How will the CPA investment in your property, facility or project be maintained over time?

The Trust will leverage local fundraising and apply for grants and other funding opportunities. CPA funds remain the most common source of funding for municipal housing trusts and would be requested in the future to help the Trust carry out its strategic plan.

7. Which relevant Town committees and/or commissions are you working with?

The Amherst Municipal Affordable Housing Trust and the Housing and Sheltering Committee.

8. Other information regarding the Project deemed necessary for CPAC