



CPA AND AFFORDABLE HOUSING

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IMPLEMENTING CPA: NEXT STEPS

Task	Party Responsible	Action
Establish Community Preservation Commission (CPC)	City Solicitor, City Council	Draft and Pass Ordinance
Create Community Preservation Trust Fund and put in place mechanism for collecting surcharge and administering exemptions	Finance Director, Treasurer, Assessor	Coordinate with Departments responsible
Establish membership of CPC	5 Boards, Mayor, others?	Each board that has representation on the CPC must delegate their representative
Prepare Community Preservation Plan	Community Preservation Commission	Draft Plan

COMMUNITY PRESERVATION PLAN

Typically Includes:

- Overview of CPA, sources of funds, how they can be used, etc.
- Goals, community needs, funding priorities, and/or selection criteria in each program area
- Description of application process, timeline, submission guidelines, application form
- Report on previous years' activities



CPA HOUSING STRATEGIES

- Acquisition, rehabilitation of existing homes
- Redevelopment or adaptive reuse of underutilized buildings
- Construction of new affordable housing – especially for special needs housing such as seniors, veterans, or disabled
- Rental voucher program
- Homeownership program
- Preservation of existing affordable housing units with expiring restrictions
- Substantial capital improvements to existing affordable housing
- Homelessness prevention and stabilization services
- Affordable housing trust fund
- Planning to develop affordable housing strategy
- Staffing of affordable housing services to improve access, communication, coordination, and preservation of affordability restrictions (Possibility to create or join regional housing services program.)



POTENTIAL PARTNERS

Current partners:

- Medford Community Housing, City of Medford (via private sector developers), Medford Housing Authority

- Potential partners:

- **Existing organizations** who might contribute affordable housing in Medford using CPA funds include Habitat, the Community Builders, and housing development organizations in Arlington, Somerville, or other neighboring communities that might be interested in expanding the area they serve.
- **New partners** could emerge given the growing needs and the opportunity presented by funding availability: led by neighborhood-based, faith-based, special needs advocates.

