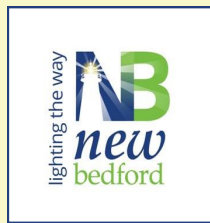


FY23

Community Preservation Act Funding Recommendations



COMMUNITY PRESERVATION COMMITTEE



OPEN SPACE



RECREATION



HISTORIC



HOUSING

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ABOUT THE COMMUNITY PRESERVATION ACT

The Community Preservation Act (CPA) was adopted by the voters of New Bedford in 2014. The CPA is a state law (Massachusetts General Law Chapter 44B) that helps communities preserve open space and historic resource; create community housing; and develop outdoor recreational facilities. The CPA also provides for an annual contribution of state funds from the Community Preservation Trust Fund to each participating municipality.

In New Bedford, CPA funds are generated by a 1.5% surcharge on annual tax assessments. The surcharge is calculated on the value of the property after deducting the first \$100,000 of value. Low-income households and low- and moderate-income senior households may annually apply to be exempted from the surcharge. The median yearly CPA surcharge based on the City's FY22 tax rate is \$35.14, or \$8.79 per quarter. In addition to the local surcharge, the state provides matching funds that are not less than 5% and not more than 100% of the funds raised by the city.

In accordance with the terms of the CPA and the City of New Bedford's Community Preservation Committee (CPC) Ordinance, the CPC was formed in 2016 and is comprised of nine members: four (4) members of the general public appointed by the Mayor and five (5) required members from each of the following: Conservation Commission, Historical Commission, Park Board, Planning Board, and Housing Authority.

CPC MEMBER	REPRESENTATION
Janine da Silva, Chair	Historical Commission
Ross Nunes, Vice Chair	General Public
Melissa Chester-Letendre, Clerk	General Public
Christopher Amaral	General Public
Jody Seivert	General Public
Arthur Glassman	Planning Board
Peter Blanchard	Conservation Commission
Leona Fisher	Housing Authority
Peter Boswell	Park Board

By law, the Community Preservation Committee is the entity which administers the community preservation fund locally; writes and adopts a Community Preservation Plan to guide CPA funding decisions; receives and reviews applications from the community for CPA funding; and recommends projects to City Council for funding approval.

The City Council can act on the CPC grant recommendations in three ways:

1. it can approve the full grant amounts recommended;
2. it can approve partial grant amounts recommended;
3. or it can deny funding to a project recommended.

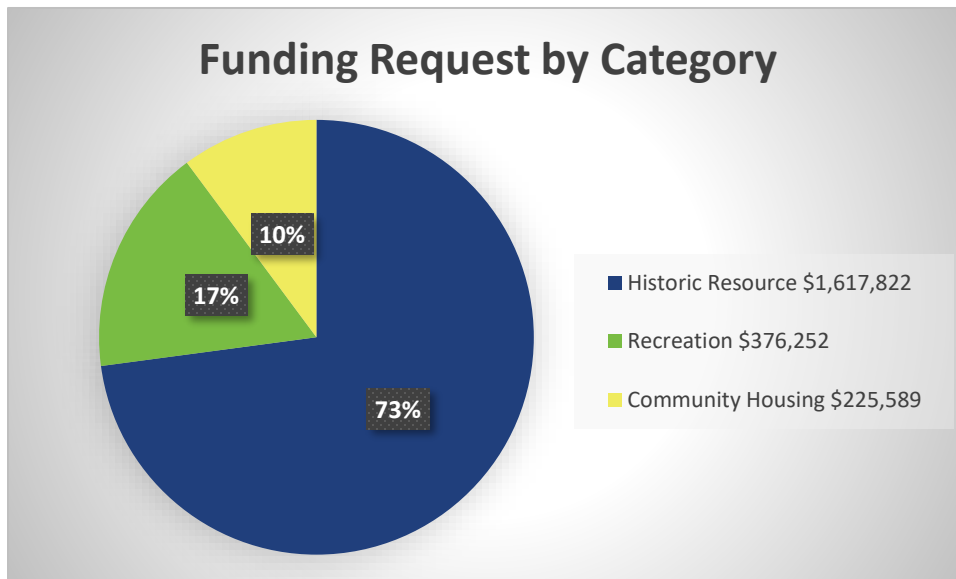
The City Council cannot increase the amounts recommended by the CPC nor can the City Council act on projects the CPC has not recommended.

To guide its decision-making process each year, the CPC utilizes the Community Preservation Plan. The Plan outlines the community's goals and objectives for using CPA funds. The Plan is reviewed and updated annually after a public hearing and is available on the CPC website <https://www.newbedford-ma.gov/planning/community-preservation/>.

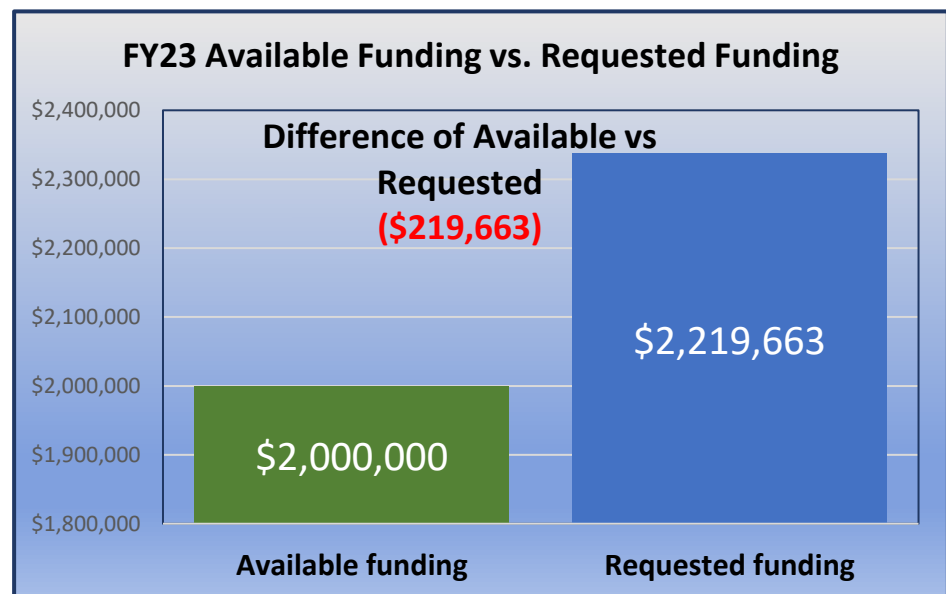
CPA FUNDING REQUESTS

The FY23 Application Cycle began in September 2022. The CPC received twenty-nine (29) Step 1 Eligibility Determination Forms for review. Two of the projects were determined to not be eligible under CPA. Twenty-seven (27) eligible projects were invited to submit a Step II Application.

In November 2022, the CPC received twenty-four (24) Step 2 Applications, seeking a total of \$2,336,763 in funding for a variety of projects which would benefit the City. These applications can be found at <https://www.newbedford-ma.gov/planning/application-info/>. During the review process, one application was withdrawn by the applicant due to a change in project scope and one application request amount was reduced by \$100,100. The final total request for funding was \$2,219,663.



As in previous years, the amount requested exceeded the total available funding.



CPC FUNDING RECOMMENDATIONS

In FY23, there is \$2,000,000 available for the CPC to recommend for appropriation for grants in the CPA categories: Recreation, Open Space, Historic Resource, and Community Housing.

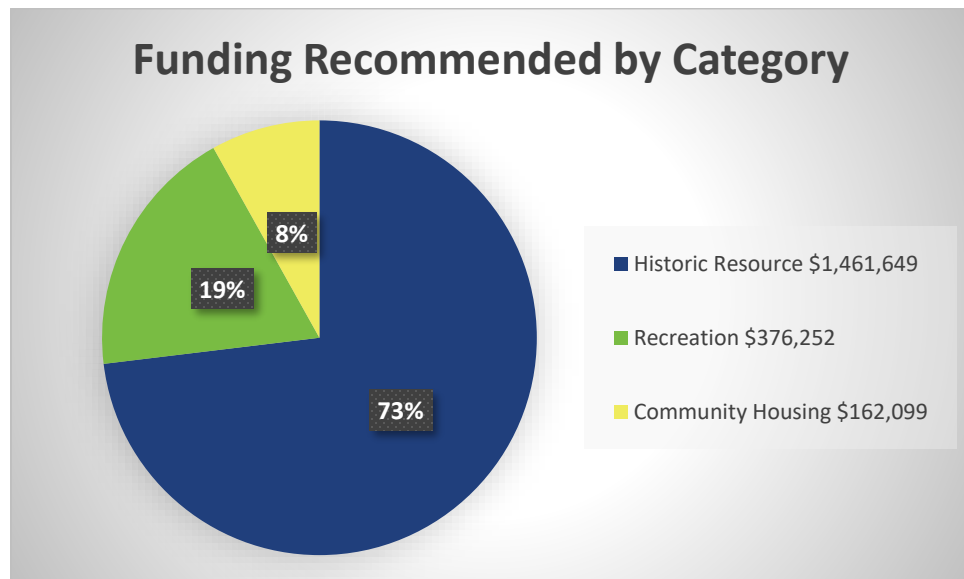
In deciding how to allocate funds through a competitive application process, the CPC evaluated projects against the priorities established in the FY23 Community Preservation Plan and took into consideration other relevant factors such as the amount of funding available, the ability to fully or partially fund projects, and the distribution among the CPA categories.

The CPC reviewed the project applications over the course of several months and held three public meetings in January 2023 at which the applicants were invited to present their proposals to the CPC and the community. These public meetings were filmed for broadcast by New Bedford Cable Access.

At its February 16, 2023 meeting, the CPC voted to recommend to the City Council a total expenditure of \$2,000,000 in CPA funds to twenty-three (23) project applicants. The CPC determined, among other factors, that the recommended projects met the goals in the Community Preservation Plan, provided a public benefit, addressed a critical need, were shovel-ready, and demonstrated the ability to leverage non-CPA funds.

If approved by the City Council, all recommended projects must enter into an agreement with the City and submit regular progress reports. Additional specific conditions as applicable to each project are listed within this document.

FY23 FUNDING RECOMMENDATIONS BY CATEGORY			
CPA Category	Number Submitted	Number Recommended	Total Recommended
Community Housing	1	1	\$162,099
Historic Resource	18	18	\$1,461,649
Recreation	4	4	\$376,252

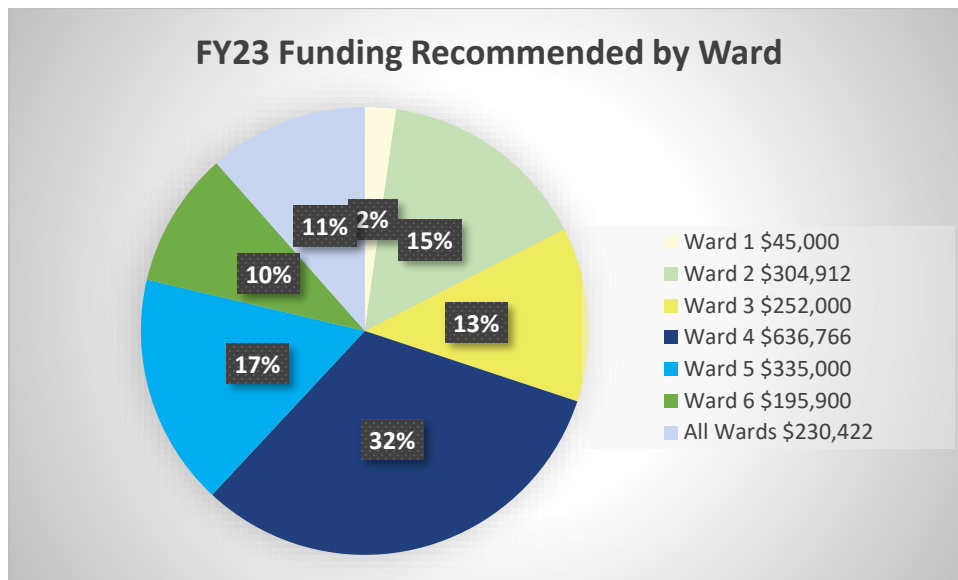


FY23 FUNDING RECOMMENDATIONS

Project #	CPA CATEGORY: HISTORIC RESOURCES	FUNDING SOURCE	AMOUNT
2	Capitol Theater	Budgeted Reserve	\$270,827
3	City Clerk Record Preservation	Historic Resource	\$50,000
4	Coffin Howland House Feasibility Study	Budgeted Reserve	\$4,000
5	Ft. Taber Ft. Rodman 212 th FA Mural	Historic Resource	\$12,000
6	Gallery X Stained Glass Windows	Historic Resource	\$90,000
7	Historic Cemetery Public Tombs Structures Assessment	Historic Resource	\$10,099
		Budgeted Reserve	\$13,901
8	Historic Tea Kettle Restoration	Budgeted Reserve	\$12,000
9	James Arnold Mansion Exterior Preservation	Budgeted Reserve	\$175,000
10	NB Fishing Heritage Center Fishing Community History Archive	Budgeted Reserve	\$25,000
11	NB Free Public Library Historic Paintings Conservation	Budgeted Reserve	\$15,000
12	NB Free Public Library Archive Mobile Shelving	Budgeted Reserve	\$101,767
13	NB Whaling Museum Digitization of Logbooks & Journals	Budgeted Reserve	\$26,655
16	Rotch-Jones-Duff House Roof Replacement	Budgeted Reserve	\$48,000
17	Rural Cemetery Office Building Rehabilitation	Budgeted Reserve	\$100,000
18	Rural Cemetery Gravestone Conservation	Budgeted Reserve	\$48,000
20	Sgt. Carney House Porch	Budgeted Reserve	\$27,500
21	Strand Theater	Budgeted Reserve	\$78,037
		Fund Balance	\$161,963
23	Thomas Department Store Restoration	Fund Balance	\$191,900
Project #	CPA CATEGORY: RECREATION/OPEN SPACE	FUNDING SOURCE	AMOUNT
1	Boys & Girls Club Playground	Budgeted Reserve	\$47,167
14	Pine Hill Park – Interpretive Overlook	Budgeted Reserve	\$45,000
15	Ricketson Nature Center	Recreation/Open Space	\$18,298
		Budgeted Reserve	\$15,787
19	Sgt. Carney Academy Playground	Recreation/Open Space	\$250,000
Project #	CPA CATEGORY: COMMUNITY HOUSING	FUNDING SOURCE	AMOUNT
22	Temple Landing II	Community Housing	\$162,099
TOTAL FUNDING RECOMMENDED			\$2,000,000

FY23 FUNDING RECOMMENDATIONS BY WARD			
Ward	Number Submitted	Number Recommended	TOTAL RECOMMENDED
1	1	1	\$45,000
2	2	2	\$304,912
3*	2*	2*	\$252,000
4	7	7	\$636,766
5*	4*	4*	\$335,000
6	2	2	\$195,900
ALL	6	6	\$230,422

*One project application has locations in Ward 3 and Ward 5 - Historic Cemetery Tombs Structures Assessment. Project is noted in each ward within the table.

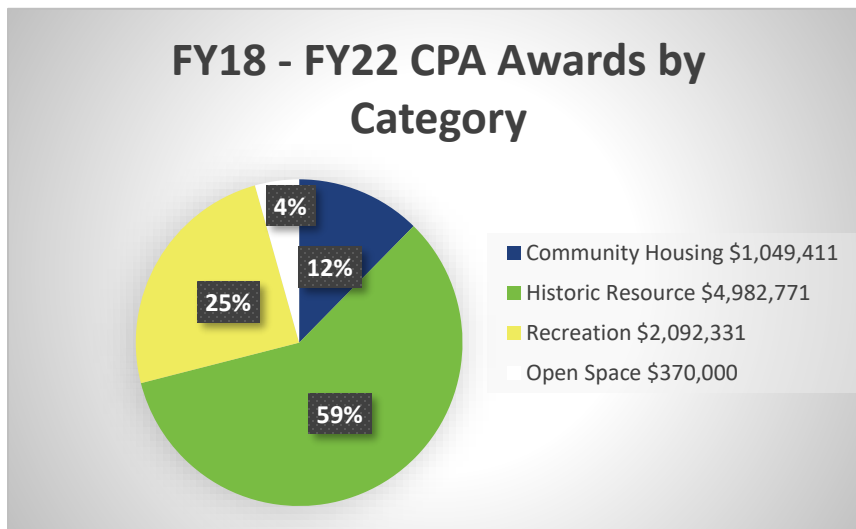


The CPC engages in outreach to encourage the submission of applications from across the City. This outreach includes public meetings, social media outreach, and community engagement. In addition, the CPA Manager provides technical assistance to organizations. The CPC takes into consideration the need to fund projects across the City for the benefit of all taxpayers when determining recommendations.

CPA FUNDING RECOMMENDATIONS OVERVIEW FY18 – FY22

The FY23 application cycle represents the sixth year of CPA awards. To date, seventy-nine (79) grants have been recommended by the CPC and approved by City Council, totaling \$8,494,513 in CPA funds awarded. The award breakdown by fiscal year is as follows:

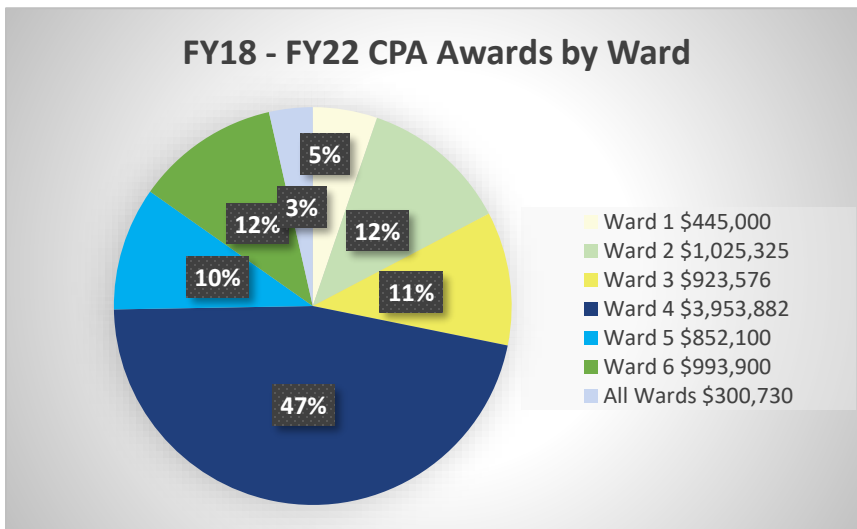
- **FY18 application cycle:** The CPC recommended seventeen (17) grants, totaling \$2,599,223, to City Council. All grants were fully approved by City Council.
- **FY19 application cycle:** The CPC recommended seventeen (17) grants, totaling \$1,547,875, to City Council. All grants were fully approved by City Council.
- **FY20 application cycle:** The CPC recommended eleven (11) grants, totaling \$1,145,011, to City Council. All grants were fully approved by City Council.
- **FY21 application cycle:** The CPC recommended eighteen (18) grants, totaling \$1,602,404 to City Council. All grants were fully approved by City Council.
- **FY22 application cycle:** The CPC recommended sixteen (16) grants, totaling \$1,600,000 to City Council. All grants were fully approved by City Council.



Due to the historic nature of the City, many of the applications received are in the Historic Resource category. The CPC takes into consideration the need to fund across all categories each year in order to address the goals within the CPA Plan when determining recommendations.

FY18 – FY22 CPA AWARDS BY CATEGORY			
CPA Category	Number Of Grants Awarded	Total Awards	Percentage of Total Awards
Community Housing	5	\$1,049,411	12%
Historic Preservation	53	\$4,982,771	59%
Open Space	1	\$370,000	4%
Recreation	20	\$2,092,331	25%
	79	\$ 8,494,513	100.0%

FY18 – FY22 CPA AWARDS BY WARD				
	Number of Applications Received	Number of Applications Awarded CPA Funds	Award Total	Percentage of Total Awards
Ward 1	3	2	\$445,000	5%
Ward 2	11	7	\$1,025,325	12%
Ward 3	12	6	\$923,576	11%
Ward 4	47	37	\$3,953,882	47%
Ward 5	19	11	\$852,100	10%
Ward 6	11	7	\$993,900	12%
All city	12	9	\$300,730	3%
	115	79	\$ 8,494,513	100.0%



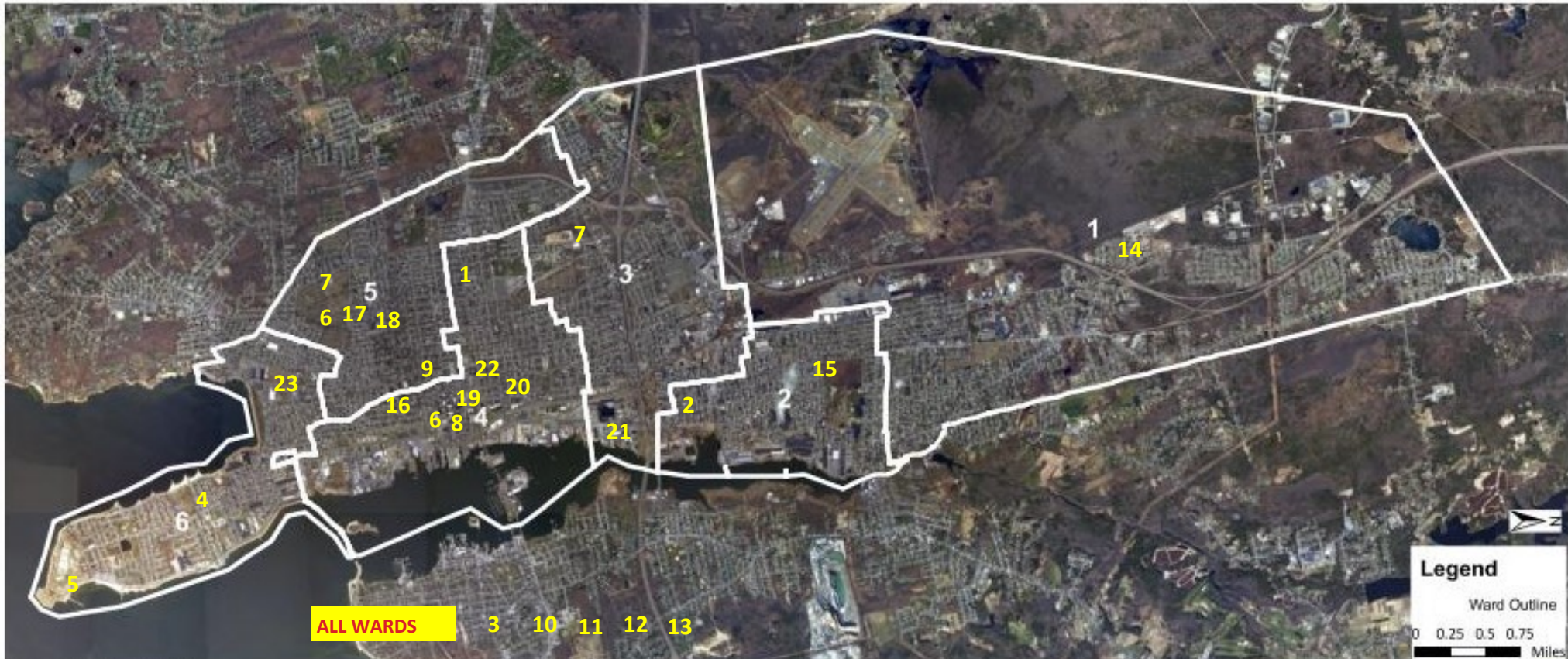
The CPC engages in outreach to encourage the submission of applications from across the City. This outreach includes public meetings, social media outreach, and community engagement. In addition, the CPA Manager provides technical assistance to organizations. The CPC takes into consideration the need to fund projects across the City for the benefit of all taxpayers when determining recommendations.

Leveraged Funding: CPA awards can be used to leverage monies from other funding sources, such as state and federal grants, other local funds, and private entities, by being used as a match for those funds or as an example of the local commitment to a project.

Of the seventy-nine (79) grants awarded to date, thirty (30) grants have received additional outside funding as a result of leveraging the CPA award. To date, these grantees have received **\$3,235,608** in CPA funds, yet have leveraged an additional **\$7,212,463** from other sources – over two times the CPA amount awarded to these projects.

The impact of CPA awards leveraging outside funds is significant as only one third of the grantees have reported receiving leveraged funds. Yet, these outside funds have resulted in an 85% match of all CPA funds awarded to date. This additional **\$7,212,463** comes from state, federal, and private money and strengthens CPA’s impact in the city.

FY23 CPC RECOMMENDED PROJECTS



- | | | |
|---|--|--|
| 1. Boys & Girls Club Playground | 8. Historic Tea Kettle Restoration | 16. RJD Rubber Roof Replacement |
| 2. Capitol Theater | 9. JAMI Exterior Preservation | 17. Rural Cemetery Office Building Rehab |
| 3. City Clerk Record Preservation Phase II | 10. NBWM Whaling Logbook Digitization | 18. Rural Cemetery Gravestone Conservation |
| 4. Coffin Howland House Feasibility Study | 11. NBFPL Historic Paintings Conservation | 19. Sgt. Carney Academy Playground |
| 5. Ft. Taber Ft. Rodman 212th FA Mural | 12. NBFPL Archive Mobile Shelving | 20. Sgt. Carney House Porch |
| 6. Gallery X Stained Glass | 13. NBFHC Preserving Fishing Community History | 21. Stand Theater |
| 7. Historic Cemetery Tombs Assessments
(2 locations) | 14. Pine Hill Park—Mill Interpretive Overlook | 22. Temple Landing II |
| | 15. Ricketson Nature Center | 23. Thomas Department Store Restoration |



City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740

Telephone (508) 979.1488

JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #1

PROJECT TITLE	Boys & Girls Club Playground			
PROJECT LOCATION	166 Jenney Street			
APPLICANT/ORGANIZATION	Boys & Girls Club of Greater New Bedford			
FUNDING AMOUNT	\$47,167	CPA CATEGORY	Recreation	CITY WARD 4

PROJECT DESCRIPTION

The Boys & Girls Club of Greater New Bedford plans to install an outdoor playground structure for youth ages 7 to 13 years of age to be used by club members and the general public. This project recommendation will fund the purchase and installation of the playground.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0, the Community Preservation Committee recommended appropriating **\$47,167 from the Budgeted Reserve Fund** for a grant to Boys & Girls Club of Greater New Bedford for the Boys & Girls Club Playground project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by expanding the range of recreational opportunities for residents of all ages and creating a recreational facility open to all City residents.

MEASURES OF SUCCESS

The success of the project will be measured by the successful completion of the playground and the usage by club program participants and the general public.

FUNDING CONDITIONS

1. CPA funds are only to be used for the purchase and installation of the playground structure and preparation of the site located at 166 Jenney Street.
2. The Grantee agrees to provide public access to the playground including during club operating hours when not in use for club programming.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED	\$	\$ 870.00	\$ 33,381.00	\$ 12,916.00	\$ 47,167.00
TOTAL PROJECT COSTS		\$	\$870.00	\$ 33,381.00	\$ 12,916.00	\$ 47,167.00
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



JONATHAN F. MITCHELL
MAYOR

City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #2

PROJECT TITLE	Capitol Theater				
PROJECT LOCATION	1414-1440 Acushnet Avenue				
APPLICANT/ORGANIZATION	Community Economic Development Center				
FUNDING AMOUNT	\$270,287	CPA CATEGORY	Historic Resource	CITY WARD	2

PROJECT DESCRIPTION

The Capitol Theater project is the transformative rehabilitation and restoration of the 1920 Classical Revival film theater into six (6) units of affordable housing, retail space, non-profit offices, and a resource hub for the North End. This building was deemed eligible by the Massachusetts Historical Commission to be included for listing in the National Register of Historic Places. This project recommendation will fund the storefront and historic window replacement phase of the project.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0, the Community Preservation Committee recommended appropriating **\$270,287 from the Budgeted Reserve Fund** for a grant to the Community Economic Development Center for the Capitol Theater project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by restoring a significant historic building which is located in a visually prominent location that is an indicator for the future well-being of the neighborhood; has the potential to benefit the community at large; is a resource of notable and distinctive architecture; and the building envelope requires immediate attention, without which the resource is at risk for significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by the successful restoration and rehabilitation of the building storefront and windows.

FUNDING CONDITIONS

1. CPA funds are only to be used for rehabilitation and restoration of the building storefront and historic windows for the building located at 1414-1440 Acushnet Avenue.
2. No disbursement of funds may occur until the project has received all necessary permits and approvals.
3. Grantee agrees to execute and record a Preservation Restriction on the property located at 1414-1440 Acushnet Avenue.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$300,000	\$300,000
2	New Bedford CPA FY19, FY20			\$350,000	\$200,000	\$550,000
3	MA Dev Underutilized Property		\$200,000		\$1,475,000	\$1,675,000
4	Federal & MA Historic Tax Credits		\$355,802		\$1,950,989	\$2,306,791
5	New Bedford Brownfields				\$230,000	\$230,000
6	NB ARPA Under Utilized Property				\$1,600,000	\$1,600,000
7	Mortgage & Other funds			\$100,000	\$564,211	\$664,211
TOTAL PROJECT COSTS		\$	\$ 555,802	\$ 450,000	\$ 6,320,200	\$7,326,002
<i>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</i> <i>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</i>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



JONATHAN F. MITCHELL
MAYOR

City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740
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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #3

PROJECT TITLE	City Clerk Record Preservation Phase II				
PROJECT LOCATION	133 William Street				
APPLICANT/ORGANIZATION	City of New Bedford City Clerk's Office				
FUNDING AMOUNT	\$50,000	CPA CATEGORY	Historic Resource	CITY WARD	All

PROJECT DESCRIPTION

The City Clerk is legally required to maintain, and make available to the public, certain permanent records in perpetuity. Current condition of many records hinders the ability to make the records available. Records dating as far back to the late 1700s are in urgent need of preservation. This project recommendation will fund Phase II of the microfilming of these records according to industry standards.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0, the Community Preservation Committee recommended appropriating **\$50,000 from the Historic Resource Reserve Fund** for a grant to the City of New Bedford City Clerk's Office for the City Clerk Record Preservation Phase II project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by protecting, preserving, and enhancing a historic and cultural resource - each record - while also benefiting the community at large by expanding public access.

MEASURES OF SUCCESS

The success of this project will be measured by the successful completion of Phase II, the microfilming of the invaluable City records, the creation of two sets of microfilm, and increased public access.

FUNDING CONDITIONS

1. CPA funds are only to be used for the preservation of city records.
2. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED	\$	\$ 50,000	\$	\$	\$50,000
TOTAL PROJECT COSTS		\$	\$50,000	\$	\$	\$50,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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JONATHAN F. MITCHELL

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #4

PROJECT TITLE	Coffin Howland House Feasibility Study and Restoration				
PROJECT LOCATION	Hazelwood Park				
APPLICANT/ORGANIZATION	New Bedford Department of Parks, Recreation and Beaches				
FUNDING AMOUNT	\$4,000	CPA CATEGORY	Historic Resource	CITY WARD	6

PROJECT DESCRIPTION

The Coffin Howland House is listed on the Massachusetts Registry of Historical Places and is a cultural and historic asset within the park. Built in 1846 by Joseph Congdon, the building shares the Gothic inspired architecture of the Congdon Lucas House. After the creation of Hazelwood Park, the house served as the residence of the park superintendent. This project recommendation will fund a feasibility study to determine the technical and economic feasibility of restoring this building for use as a public space for the community.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0, the Community Preservation Committee recommended appropriating **\$4,000 from the Budgeted Reserve Fund** for a grant to the New Bedford Department of Parks, Recreation and Beaches for the Coffin Howland House Feasibility Study and Restoration project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by determining the feasibility of preserving and protecting a significant historical and cultural resource..

MEASURES OF SUCCESS

The success of this project will be measured by the completion of the feasibility study.

FUNDING CONDITIONS

1. CPA funds are to be used for the feasibility study.
2. No disbursement of funds may occur until the project has received all necessary approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED	\$20,000				\$20,000
TOTAL PROJECT COSTS		\$20,000				\$20,000

* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.
 ** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



City of New Bedford

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JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #5

PROJECT TITLE	Ft. Taber-Ft. Rodman Military Museum 212th Field Artillery Unit Mural Preservation				
PROJECT LOCATION	1000C Rodney French Boulevard				
APPLICANT/ORGANIZATION	Ft. Taber-Ft. Rodman Military Museum				
FUNDING AMOUNT	\$12,000	CPA CATEGORY	Historic Resource	CITY WARD	ALL

PROJECT DESCRIPTION

The Ft. Taber-Ft. Rodman Military Museum houses over 5,000 artifacts, representing Southcoast veterans’ service to our country. This unique, hand painted mural measures 54” x 112” and maps the path of the 212th Field Artillery Unit Massachusetts from the landing at Normandy Beach to the end of World War II. This project recommendation will fund the preservation of the mural and the purchase of an archival quality display case.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0, the Community Preservation Committee recommended appropriating **\$12,000 from the Historic Resource Reserve Fund** for a grant to the Ft. Taber-Ft. Rodman Military Museum for the 212th Field Artillery Unit Mural Preservation project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and protecting a significant historical and cultural resource, prevents further deterioration of the mural, and ensures public access to the resource.

MEASURES OF SUCCESS

The success of this project will be measured by the successful conservation and preservation of the mural.

FUNDING CONDITIONS

- CPA funds are to be used for the conservation and preservation of the mural.
- The Grantee agrees to provide public access through the display of the mural at the museum.
- No disbursement of funds may occur until the project has received all necessary approvals.
- Other conditions as deemed necessary and defined with the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$12,000	\$12,000
TOTAL PROJECT COSTS					\$12,000	\$12,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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COMMUNITY PRESERVATION COMMITTEE

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JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #6

PROJECT TITLE	Gallery X Stained Glass Window Restoration				
PROJECT LOCATION	169 William Street				
APPLICANT/ORGANIZATION	Gallery X, Inc.				
FUNDING AMOUNT	\$90,000	CPA CATEGORY	Historic Resource	CITY WARD	4

PROJECT DESCRIPTION

Gallery X was built in 1855 as the First Universalist Church and, over the last 167 years, has served as the home of the Pilgrim Church, Temple Sinai, and Douglass Memorial AME Church. Situated in the Upper William Street area, this building is also part of the County Street Historic District. Since 1990, the property has been the home of Gallery X, a vibrant arts center. This project recommendation will fund the complete restoration and preservation of three stained glass windows along William Street and the purchase and installation of new protective glazing/storm windows over six of the nine large stained glass windows.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$90,000 from the Historic Resource Reserve Fund** for a grant to Gallery X, Inc. for the Gallery X Stained Glass Window Restoration project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by restoring a major building feature with historical, social, and cultural value which is located in a visually prominent location, and requires immediate attention without which the resource is in danger for significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by the successful completion of the restoration and preservation of the three windows and the installation of the protective glazing/storm windows over six of the nine large stained glass windows.

FUNDING CONDITIONS

1. CPA funds are to be used for the restoration and preservation of three stained glass windows and the purchase and installation of protective glazing/storm windows over six of the nine stained glass windows for the building located at 169 William Street.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$90,000	\$90,000
2	New Bedford CPA FY22				\$2,636.64	\$2,636.64
3	Gallery X Maintenance Budget				\$4,360	\$4,360
4	Enhanced Façade Program				\$12,003.36	\$12,003.36
5	In Kind Time and Labor				\$3,000	\$3,000
TOTAL PROJECT COSTS					\$112,000	\$112,000
* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.						
** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



JONATHAN F. MITCHELL
MAYOR

City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740
Telephone (508) 979.1488

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #7

PROJECT TITLE	Historic Cemetery Public Tombs Structures Assessment				
PROJECT LOCATION	Rural Cemetery and Oak Grove Cemetery				
APPLICANT/ORGANIZATION	City of New Bedford Department of Public Infrastructure				
CO-APPLICANT/ORGANIZATION	Department of City Planning				
FUNDING AMOUNT	\$24,000	CPA CATEGORY	Historic Resource	CITY WARD	3 & 5

PROJECT DESCRIPTION

The Receiving Tomb and Chapel (circa 1896) at Rural Cemetery and the Receiving Tomb and Chapel (circa 1892) at Oak Grove Cemetery are both contributing historic resources to their respective National Register Districts. This project recommendation will fund a professional envelope assessment of each tomb resulting in architectural and engineering reports; document the existing conditions; provide preliminary cost estimates and recommendations for rehabilitation of each building.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$10,099 from the Historic Resource Reserve Fund and \$13,901 from the Budgeted Reserve** for a \$24,000 grant to City of New Bedford Department of Public Infrastructure and Department of City Planning for the Historic Cemetery Public Tombs Structures Assessment project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by protecting, preserving, and enhancing a historic and cultural resource of notable and distinctive architectural or cultural significance and will address the building envelope which requires immediate attention without which the resources are at risk for additional significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by creation of the building assessments which will enable funding sources to be pursued.

FUNDING CONDITIONS

1. CPA funds are to be used for creation of envelope assessments for the public tombs located in Rural Cemetery and Oak Grove Cemetery.
2. No disbursement of funds may occur until the project has received all necessary approvals.
3. Other conditions as deemed necessary and defined with the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED	\$30,000				\$30,000
TOTAL PROJECT COSTS		\$30,000				\$30,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
 To: The Honorable City Council

PROJECT #8

PROJECT TITLE	Historic Tea Kettle Assessment and Refurbishment				
PROJECT LOCATION	1 Johnny Cake Hill				
APPLICANT/ORGANIZATION	Selmar Eggars Property LLC				
FUNDING AMOUNT	\$12,000	CPA CATEGORY	Historic Resource	CITY WARD	4

PROJECT DESCRIPTION

This singularly unique historic tea kettle has been a visible landmark on Union Street for 172 years. Attached to 1 Johnny Cake Hill in the New Bedford Whaling National Historical Park, it served as an advertising device for a downtown business. The kettle is in need of an assessment and restoration to preserve this authentic element within the historic district. This project recommendation will fund the assessment and restoration of the tea kettle.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$12,000 from the Budgeted Reserve Fund**, for a grant to Selmar Eggars Property LLC for the Historic Tea Kettle Assessment and Refurbishment project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by restoring an item of historical value which is in danger of loss if unaddressed.

MEASURES OF SUCCESS

The success of the project will be measured by successful restoration of the tea kettle and the installation on the Union Street façade of 1 Johnny Cake Hill in the New Bedford Whaling National Historical Park.

FUNDING CONDITIONS

1. CPA funds are to be used for the assessment and restoration of the tea kettle.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED	\$2,200	\$2,000		\$7,800	\$12,000
TOTAL PROJECT COSTS		\$2,200	\$2,000		\$7,800	\$12,000

* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.,
 ** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.

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City of New Bedford

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MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #9

PROJECT TITLE	James Arnold Mansion Mansard, Dormer and Cornice Repair				
PROJECT LOCATION	427 County Street				
APPLICANT/ORGANIZATION	James Arnold Mansion, Inc.				
FUNDING AMOUNT	\$175,000	CPA CATEGORY	Historic Resource	CITY WARD	5

PROJECT DESCRIPTION

The James Arnold Mansion, Inc. is dedicated to the preservation, restoration, and maintenance of the 1821 mansion. This phase of the restoration will address needed restoration and rehabilitation of the mansard, dormers, and cornices. This project recommendation will fund the restoration and rehabilitation of the Mansion's mansard, dormer, and cornice.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$175,000 from the Budgeted Reserve Fund** for a grant to the James Arnold Mansion, Inc. for the James Arnold Mansion Mansard, Dormer, and Cornice Repair project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and restoring a historic and architectural resource of significance located at a visually prominent location; benefiting the community at large through the building's historic value and aesthetic contribution; and addressing the building envelope which requires immediate attention without which the resource is at risk for significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by the successful repairs to the mansard, dormers, and cornices.

FUNDING CONDITIONS

1. CPA funds are to be used for the rehabilitation and restoration of the mansard, dormer, and cornice of the building located at 427 County Street.
2. The Grantee agrees to execute and record a Preservation Restriction on the property located at 427 County Street, New Bedford.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
5. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED		\$17,288		\$202,712	\$220,000
2	Private Contributions				\$ 4,740	\$ 4,740
3	Other grants					
TOTAL PROJECT COSTS					\$207,452	\$207,452
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #10

PROJECT TITLE	New Bedford Fishing Heritage Center Fishing Community History Archives				
PROJECT LOCATION	38 Bethel Street				
APPLICANT/ORGANIZATION	New Bedford Fishing Heritage Center				
FUNDING AMOUNT	\$25,000	CPA CATEGORY	Historic Resource	CITY WARD	ALL

PROJECT DESCRIPTION

New Bedford Fishing Heritage Center’s mission is to preserve and present the story of the commercial fishing industry. The Center has amassed a significant collection of local fishing community history and culture which includes oral histories; a digital collection of 20,000 images; charts; logbooks; ledger,, settlement sheets; union records; scrapbooks; and other items such as fossils, tools, and boat models. This project recommendation will fund the hiring of a professional archivist to accession and catalogue the collection and create a Collections Management Plan, so the collection is made publicly available.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$25,000 from the Budgeted Reserve Fund** for a grant to New Bedford Fishing Heritage Center for the Preserving Fishing Community History project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving this unique, significant historic resource and provide a public benefit by creating public access to the resource.

MEASURES OF SUCCESS

The success of this project will be measured by the successful completion of the Collection Management Plan, the accession and cataloguing of the archive, and the digital tracking of access to the online archive.

FUNDING CONDITIONS

1. CPA funds are to be used for the hiring of an archivist to create a Collections Management Plan and accession, catalogue, and make publicly available the archive.
2. No disbursement of funds may occur until the project has received all necessary permits and approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED		\$20,000	\$5,000		\$25,000
2	NB Fishing Heritage Center		\$13,925			\$13,925
3	Henry H. Crapo Fund			\$10,000		\$10,000
4	In-Kind Contributions		\$32,500			\$32,500
TOTAL PROJECT COSTS			\$66,425	\$15,000		\$81,425
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #11

PROJECT TITLE	New Bedford Free Public Library Historic Paintings Conservation				
PROJECT LOCATION	New Bedford Free Public Library Main Branch				
APPLICANT/ORGANIZATION	New Bedford Free Public Library				
FUNDING AMOUNT	\$15,000	CPA CATEGORY	Historic Resource	CITY WARD	ALL

PROJECT DESCRIPTION

The New Bedford Free Public Library holds a painting collection of over 200 pieces. Three paintings are in immediate need of restoration: a portrait of William Rotch, Sr. by Cornelius Hinckley ca. 1820, the first painting ever acquired by the Library; the "Dancing Lesson" by Margaret S. Pierce, ca. 1915, the first painting by a woman to be acquired and displayed by the library; and "Across the Marshes" by Louis Richardson, ca. 1888-1923, a portrait by a self-taught painter who was also a City employee. This project recommendation will fund the conservation and restoration of these three city owned paintings to prevent further deterioration and allow all to be publicly displayed at the library.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$15,000 from the Budgeted Reserve Fund** for a grant to the New Bedford Free Public Library for the Historic Paintings Conservation project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and protecting a significant historical and cultural resource owned by the City and providing public access to the resource.

MEASURES OF SUCCESS

The success of this project will be measured by the successful conservation of the portrait and the increased public access to these city owned paintings through display in the Library.

FUNDING CONDITIONS

1. CPA funds are only to be used for conservation of the three paintings described in the FY23 CPA Application and listed above.
2. No disbursement of funds may occur until project has received all necessary approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$15,000	\$15,000
2	In-Kind Contribution		\$500			\$ 500
TOTAL PROJECT COSTS			\$500			\$15,500

* *Soft costs include design, professional services, permitting fees, closing costs, legal, etc.*
** *Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.*

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: **March 7, 2023**
To: The Honorable City Council

PROJECT #12

PROJECT TITLE	New Bedford Free Public Library Mobile Archive Shelving System				
PROJECT LOCATION	New Bedford Free Public Library Main Branch				
APPLICANT/ORGANIZATION	New Bedford Free Public Library				
FUNDING AMOUNT	\$101,767	CPA CATEGORY	Historic Resource	CITY WARD	ALL

PROJECT DESCRIPTION

The New Bedford Free Public Library holds the third largest collection of whaling logbooks and journals in the world. In addition, the library holds various historical collections in the Special Collections which also require archival storage. The current system is inadequate, lacking capacity for the holdings which impacts the ability for the archive to be available to the public and protect the items according to archival standards. This project recommendation will fund the purchase and installation of an expanded mobile shelving system and flat file cabinet storage cabinets to allow the Special Collections to follow collection management standards.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$101,767 from the Budgeted Reserve Fund** for a grant to the New Bedford Free Public Library for the Mobile Archive Shelving System project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and protecting a significant historical and cultural resource owned by the City and providing public access to the resource.

MEASURES OF SUCCESS

The success of this project will be measured by the successful installation of the system; the collection management system being updated and standards followed; and increased public access to the archive.

FUNDING CONDITIONS

1. CPA funds are only to be used for purchase and installation of the mobile shelving and flat file storage cabinet system.
2. No disbursement of funds may occur until project has received all necessary approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$101,767	\$101,767
2	In-Kind Contribution		\$6,000			\$ 6,000
TOTAL PROJECT COSTS			\$6,000			\$101,767
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #13

PROJECT TITLE	New Bedford Whaling Museum Digitization of Whaling Logbooks and Journals			
PROJECT LOCATION	18 Johnny Cake Hill			
APPLICANT/ORGANIZATION	Old Dartmouth Historical Society/New Bedford Whaling Museum			
FUNDING AMOUNT	\$26,655	CPA CATEGORY	Historic Resource	CITY WARD ALL

PROJECT DESCRIPTION

The Whaling Museum is dedicated to telling the region's rich whaling history. Much history is contained in the collection of whaling logbooks and journals, consisting of over 2,502 volumes documenting 3,532 voyages from 1669 to 1977. This collection is the world's largest, containing important information for scholars, educators, climatologists, and genealogists. This project recommendation will fund Phase I of the digitization of 1,200 logbooks and journals, enabling these items to be accessible by the public via the Digital Commonwealth Initiative on the Internet Archive.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$26,655 from the Budgeted Reserve Fund** for a grant to Old Dartmouth Historical Society for the New Bedford Whaling Museum Digitization of Whaling Logbooks and Journals project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving a significant historic resource through digitization; providing public access to the resource; and benefits the community at large in terms of historical, social, and cultural value.

MEASURES OF SUCCESS

The success of this project will be measured by the preservation of the logbooks; the tracking of use of the resource on digital platforms; and the tracking of the circulation statistics.

FUNDING CONDITIONS

1. CPA funds are to be used for the digitization of whaling logbooks and journals in the Whaling Museum collection.
2. No disbursement of funds may occur until the project has received all necessary permits and approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED		\$26,655			\$26,655
2	National Historical Preservation Commission (NHPRC)		\$142,836			\$142,836
3	Other Potential Funders identified or in process		\$330,509			\$330,509
TOTAL PROJECT COSTS			\$500,000			\$500,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #14

PROJECT TITLE	Pine Hill Park – Mill Interpretive Overlook				
PROJECT LOCATION	Pine Hill Park				
APPLICANT/ORGANIZATION	New Bedford Department of Resilience and Environmental Stewardship				
CO-APPLICANT/ORGANIZATION	New Bedford Department of Parks, Recreation and Beaches				
FUNDING AMOUNT	\$45,000	CPA CATEGORY	Recreation	CITY WARD	1

PROJECT DESCRIPTION

Pine Hill Park is an 18-acre park within walking distance of two New Bedford Housing Authority developments. The parcel to be acquired will expand the park while incorporating the last remnant of a mill/ice house site which abuts a perennial stream. After acquisition and approval process, invasive vegetation will be removed and an observation point overlooking the stream will be created. This project recommendation will fund the rehabilitation of this parcel which will become part of Pine Hill Park and expand the public open space in the City.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$45,000 from the Budgeted Reserve Fund** for a grant to the New Bedford Department of Resilience and Environmental Stewardship and New Bedford Parks, Recreation and Beaches for the Pine Hill Park – Mill Interpretive Overlook project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and protecting a significant historical and cultural resource; adding to the City's open space and enhancing access to public areas while providing opportunities for passive recreation/environmental education; and protecting a strategic tract adjacent to a highly valued existing protected open space. The project expands recreational opportunities, creates more passive greenspaces, enhances access to the water for underserved populations and enhances the aesthetic experience of the City's greenspace.

MEASURES OF SUCCESS

The success of this project will be measured by the successful acquisition and rehabilitation of the parcel and incorporation into Pine Hill Park.

FUNDING CONDITIONS

1. CPA funds are only to be used for the rehabilitation of the parcel located at Map 132 Lot 62 (Phillips Road).
2. No disbursement of funds may occur until project has received all necessary approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED		\$13,800	\$113,100	\$18,200	\$145,100
TOTAL PROJECT COSTS			\$13,800	\$113,100	\$18,200	\$145,100

* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.
 ** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.

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JONATHAN F. MITCHELL
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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #15

PROJECT TITLE	Ricketson Nature Center				
PROJECT LOCATION	Brooklawn Park				
APPLICANT/ORGANIZATION	New Bedford Department of Parks, Recreation and Beaches				
FUNDING AMOUNT	\$34,085	CPA CATEGORY	Recreation	CITY WARD	2

PROJECT DESCRIPTION

Ricketson Nature Center is currently the site of a FULL STEAM AHEAD nature studies after school program for K-8 students and also serves as a community center. The building was constructed by WPA in the 1930s so has historical significance. The building needs a new roof; updated panic bars to bring the doors to code; and the addition of picnic tables to allow outdoor programming. This project recommendation will fund the new roof as well as the purchase and installation of panic bars and picnic tables.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$18,298 from the Recreation/Open Space Reserve Fund and \$15,787 from the Budgeted Reserve Fund** for a \$34,085 grant to the New Bedford Parks, Recreation and Beaches for the Ricketson Nature Center project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and protecting a significant historical and cultural resource and enhancing access to public areas while providing opportunities for passive recreation/environmental education for residents of all ages and abilities.

MEASURES OF SUCCESS

The success of this project will be measured by the successful replacement of the roof, panic bars, and addition of the picnic tables to support the public use of the building for educational and community programs.

FUNDING CONDITIONS

1. CPA funds are only to be used for installation of a new roof, purchase and installation of panic bars and picnic tables at the building located in Brooklawn Park.
2. No disbursement of funds may occur until project has received all necessary approvals.
3. Other conditions as deemed necessary and defined within the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$34,085.27	\$34,085.27
TOTAL PROJECT COSTS					\$34,085.27	\$34,085.27
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



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JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #16

PROJECT TITLE	Rotch-Jones-Duff House Rubber Roof Repair				
PROJECT LOCATION	396 County Street				
APPLICANT/ORGANIZATION	Rotch-Jones-Duff House and Garden Museum, Inc.				
FUNDING AMOUNT	\$48,000	CPA CATEGORY	Historic Resource	CITY WARD	4

PROJECT DESCRIPTION

The Rotch-Jones-Duff House and Garden Museum is the only authentic whaling mansion and garden estate in the city. The property is a National Historic Landmark and is listed on the National Register of Historic Places. The RJD grounds are open to the public and the museum hosts special events, private events, school groups year-round. This project recommendation will fund the replacement of three porch roofs and the lining of the adjacent gutters.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$48,000 from the Budgeted Reserve Fund** for a grant to the Rotch-Jones-Duff House and Garden Museum, Inc. for the Rotch - Jones-Duff House Rubber Roof Repair project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preventing deterioration of the building's building exterior; meets the goals of preserving and rehabilitating an architecturally significant building; is located in a pivotal location; has the potential to benefit the community at large; is a resource of notable and distinctive architecture; and without immediate attention, the building envelope is at risk of significant damage or loss.

MEASURES OF SUCCESS

The success of this project will be measured by the successful replacement of the rubber roofs and installation of gutter liners.

FUNDING CONDITIONS

1. CPA funds are to be used for the preservation and repair of porch roofs and gutters at the building located at 396 County Street, New Bedford.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$48,000	\$48,000
2	1772 Foundation				\$10,000	\$10,000
3	RJD Capital Reserve Funds				\$ 657	\$ 657
TOTAL PROJECT COSTS					\$58,657	\$58,657
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740

Telephone (508) 979-1488

JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #17

PROJECT TITLE	Rural Cemetery Gravestone Conservation				
PROJECT LOCATION	Rural Cemetery – 149 Dartmouth Street				
APPLICANT/ORGANIZATION	City of New Bedford Department of Public Infrastructure				
CO-APPLICANT/ORGANIZATION	City of New Bedford Department of City Planning				
FUNDING AMOUNT	\$48,000	CPA CATEGORY	Historic	CITY WARD	5

PROJECT DESCRIPTION

Founded in 1837, Rural Cemetery is the fifth oldest such cemetery in the United States and is listed in the National Register. It is the final resting place of many of New Bedford’s wealthiest, most renowned, and most accomplished citizens including landscape painters Albert Pinkham Ryder and Albert Bierstadt; abolitionist Daniel Drayton; and the graves of many of the city’s African-American population. This project will fund the next phase of conservation and restoration work of the gravestone markers identified as high priority and as safety hazards in the 2017 grant funded Conservation Plan.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$48,000 from the Budgeted Reserve Fund** for a grant to City of New Bedford Department of Public Infrastructure and Department of City Planning for the Rural Cemetery Gravestone Conservation project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by protecting, preserving, and enhancing a historic and cultural resource of notable and distinctive architectural or cultural significance, especially those that are endangered in their survival, particularly historic burial grounds, will be met by this project. This project has the potential to benefit the community at large in terms of aesthetic contribution, historical value, social/cultural value, and economic development through tourism focused on New Bedford’s history and genealogical studies.

MEASURES OF SUCCESS

The success of this project will be measured by the restoration of gravestones in a manner consistent with the U.S. Secretary of the Interior’s Guidelines for the Treatment of Cultural Landscapes

FUNDING CONDITIONS

1. CPA funds are to be used for the preservation of gravestones at Rural Cemetery.
2. The Project will follow the U.S. Secretary of the Interior Guidelines for the Treatment of Cultural Landscapes.
3. Other conditions as deemed necessary and defined with the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$48,000	\$48,000
TOTAL PROJECT COSTS					\$48,000	\$48,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #18

PROJECT TITLE	Rural Cemetery Office Building Rehabilitation				
PROJECT LOCATION	Rural Cemetery – 149 Dartmouth Street				
APPLICANT/ORGANIZATION	City of New Bedford Department of Public Infrastructure				
CO-APPLICANT/ORGANIZATION	City of New Bedford Department of City Planning				
FUNDING AMOUNT	\$100,000	CPA CATEGORY	Historic	CITY WARD	5

PROJECT DESCRIPTION

Founded in 1837, Rural Cemetery is the fifth oldest such cemetery in the United States. It is listed in the National Register and is the final resting place of many of New Bedford’s wealthiest, most renowned, and most accomplished citizens including landscape painters Albert Pinkham Ryder and Albert Bierstadt; abolitionist Daniel Drayton; and the graves of many of the city’s African American population. The one-story wood frame office building was constructed in 1919 and was designed by local architect Nat C. Smith (New Bedford Library reconstruction, various City schools). It currently serves as the City’s cemetery administrative office. The project recommendation will fund the exterior restoration and rehabilitation of this historic, public facing building including roofing, siding, gutters, trim, windows, and doors.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$100,000 from the Budgeted Reserve Fund** for a grant to City of New Bedford Department of Public Infrastructure and Department of City Planning for the Rural Cemetery Office Building Rehabilitation project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by protecting, preserving, and enhancing a historic and cultural resource of notable and distinctive architectural or cultural significance and will address the building envelope which requires immediate attention without which the resources are at risk for additional significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by the successful restoration and rehabilitation of this historic building.

FUNDING CONDITIONS

1. CPA funds are to be used for the exterior restoration and rehabilitation of the building located at 149 Dartmouth Street.
2. No disbursement of funds may occur until the project has received all necessary permitting and approvals.
3. Other conditions as deemed necessary and defined with the Community Preservation Act Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$100,000	\$100,000
TOTAL PROJECT COSTS					\$100,000	\$100,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #19

PROJECT TITLE	Sgt. William H. Carney Academy Community Playground				
PROJECT LOCATION	247 Elm Street				
APPLICANT/ORGANIZATION	New Bedford Public Schools				
CO-APPLICANT/ORGANIZATION	Carney Academy Playground Design Team				
FUNDING AMOUNT	\$250,000	CPA CATEGORY	Recreation	CITY WARD	4

PROJECT DESCRIPTION

In partnership with the New Bedford Public Schools, the Sgt. William H. Carney Academy Community Playground will be located on the grounds of the Academy. The playground will provide an area for children of all abilities to exercise and have fun while stimulating their imaginations. The playground will be handicap accessible and provide equipment specifically for children with disabilities. Community access will be provided during non-school hours. This project recommendation will fund the purchase and installation of the playground.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$250,000 from the Recreation/Open Space Reserve Fund** for a grant to the New Bedford Public Schools and the Carney Academy Playground Design Team for the Sgt. William H. Carney Academy Community Playground project in accordance with the terms and conditions of the Community Preservation Act Municipal Project Memorandum of Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by expanding passive and active recreational opportunities for children of all ages and abilities, both Academy students and members of the community, serving an underserved population.

MEASURES OF SUCCESS

The success of this project will be measured by the successful purchase and installation of the equipment, the use during and after school hours, and the increased access to activities for all.

FUNDING CONDITIONS

1. CPA funds are to be used for the purchase and installation of the playground at the Sgt. William H. Carney Academy.
2. The Grantee agrees to provide public access to the community during non-school hours.
3. No disbursement of funds may occur until the project has received all necessary approvals.
4. Other conditions as deemed necessary and defined with the Community Preservation Municipal Project Memorandum of Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$250,000	\$250,000
2	Fundraising				\$ 29,319.86	\$ 29,319.86
TOTAL PROJECT COSTS						
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #20

PROJECT TITLE	Sgt. William H. Carney House Front Porch Rehabilitation				
PROJECT LOCATION	128 Mill Street				
APPLICANT/ORGANIZATION	Martha Briggs Educational Club, Inc.				
FUNDING AMOUNT	\$27,500	CPA CATEGORY	Historic Resource	CITY WARD	4

PROJECT DESCRIPTION

The Sgt. William H. Carney House is a significant local and national historical and cultural resource as it listed on the National Register of Historic Places. Serving as the home of the Martha Briggs Educational Club, it is also a recognized site on the National Park Service's Network to Freedom and is part of the New Bedford Black Heritage Trail. Preservation of this building allows for the continued interpretation of New Bedford's unique history, particularly as it relates to the history of people of color. This project recommendation will fund the rehabilitation and restoration of the front porch.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-0 with 1 abstention, the Community Preservation Committee recommended appropriating **\$27,500 from the Budgeted Reserve Fund** for a grant to the Martha Briggs Educational Club, Inc. for the Sgt. William H. Carney House Front Porch Rehabilitation project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria as it meets the urgent need criteria to prevent deterioration of the building; meets the goals of preserving and rehabilitating an architecturally significant building; is located in a pivotal location; has the potential to benefit the community at large; is a resource of notable and distinctive architecture and cultural significance; and without immediate attention, the building envelope is at risk of significant damage or loss.

MEASURES OF SUCCESS

The success of this project will be measured by the successful restoration and rehabilitation of the front porch according to the U.S. Secretary of the Interior Standards for Rehabilitation.

FUNDING CONDITIONS

1. CPA funds are to be used for the restoration and rehabilitation of the front porch at the building located at 128 Mill Street, New Bedford.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Other conditions as deemed necessary and defined with the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$27,500	\$27,500
TOTAL PROJECT COSTS					\$27,500	\$27,500

* *Soft costs include design, professional services, permitting fees, closing costs, legal, etc.*
 ** *Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.*

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COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #21

PROJECT TITLE	Strand Theater Restoration				
PROJECT LOCATION	1157 Acushnet Avenue				
APPLICANT/ORGANIZATION	Cape Verdean Association in New Bedford				
FUNDING AMOUNT	\$240,000	CPA CATEGORY	Historic Resource	CITY WARD	3

PROJECT DESCRIPTION

The Cape Verdean Association in New Bedford owns the historic Strand Theater, one of the only surviving theaters of its era in the North End and is currently transforming the building into the Cape Verdean Cultural Center. The Center will provide arts and cultural programming that celebrates and educates the public about the city's diverse cultures and communities. This project recommendation will fund the structural reinforcement of the foyer framing to support the exterior façade restoration and install a fire suppression system and fire alarm.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$78,037 from the Budgeted Reserve Fund and \$161,963 from the Fund Balance** for a \$240,000 grant to the Cape Verdean Association in New Bedford for the Strand Theater Restoration project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by restoring and preserving a historic building with distinctive architectural merit; is located at a pivotal site; benefits the community at large in terms of historical, social, and cultural value; and addresses urgent repairs needed to the building envelope without which the resource is at risk for significant damage or loss if unaddressed.

MEASURES OF SUCCESS

The success of this project will be measured by the exterior restoration of the Strand Theatre according to the U.S. Secretary of the Interior Standards for Treatment of Historic Properties; a listing of the building on the National Register of Historic Places; and contributing to the revitalization of the entry to the Acushnet Avenue Commercial District Area.

FUNDING CONDITIONS

1. CPA funds are to be used for the structural reinforcement of the foyer framing and the installation of a fire suppression system and fire alarm at building located at 1157 Acushnet Avenue.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation and secure contractors who have demonstrated experience successfully completing projects to these standards.
3. No disbursement of funds may occur until the project has received all necessary permits and approvals.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION (edited)						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$ 300,000	\$ 300,000
2	CPA FY18 FY19 FY22				\$ 500,000	\$ 500,000
3	Capital Campaign/Foundations		\$ 90,000			\$ 90,000
4	MCC Cultural Facilities Fund		\$140,000		\$ 290,000	\$ 430,000
5	State Historic Tax Credits		\$50,000		\$ 400,000	\$ 450,000
6	City and State ARPA				\$1,500,000	\$1,500,000
TOTAL PROJECT COSTS			\$280,000		\$2,990,000	\$3,270,000
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

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City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740

Telephone (508) 979.1488

JONATHAN F. MITCHELL

MAYOR

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #22

PROJECT TITLE	Temple Landing II				
PROJECT LOCATION	285 Ash Street				
APPLICANT/ORGANIZATION	POAH United Front Four, LLC				
FUNDING AMOUNT	\$162,099	CPA CATEGORY	Community Housing	CITY WARD	4

PROJECT DESCRIPTION

Temple Landing II will develop senior (62+), ADA compliant community housing units in the existing Temple Landing neighborhood. The building will consist of 27 units which incorporate elements such as Universal Design and Passive House Design while connecting senior residents to management services and POAH's Community Impact programming. The project recommendation will fund the creation of 27 units of community housing for low-income seniors.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 7-1, the Community Preservation Committee recommended appropriating **\$162,099 from the Community Housing Reserve Fund** for a grant to POAH United Front Four, LLC. for the Temple Landing II project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria as it creates safe, affordable, ADA compliant housing for seniors.

MEASURES OF SUCCESS

The success of this project will be measured by the successful construction of the 27 units of affordable housing, providing safe, community housing for seniors in the city.

FUNDING CONDITIONS

1. CPA funds are to be used for creation of affordable housing for seniors (age 62+) which is ADA compliant and incorporates Passive House Design.
2. No disbursement of funds may occur until the project has received all necessary permitting and approvals.
3. Disbursement of funds will begin only after the project's other required funding sources have been committed to the project and construction has begun.
4. Construction of the project must begin within two years of the grant award approval by City Council.
5. The Grantee agrees to execute and record an Affordable Housing Restriction for this project.
6. Other conditions as deemed necessary and defined with the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED		\$225,589			\$225,589
2	Federal 9% LIHTC				\$10,068,174	\$10,068,174
3	MA State LIHTC		\$1,992,600			
4	State Gap Funding (Home, HSF, ARPA)		\$3,056,029		\$643,971	\$3,700,000
5	New Bedford CPA Previous FY		\$274,411			\$274,411
6	Permanent Financing				\$1,100,662	\$1,100,662
7	Energy Incentive Funds				\$350,000	\$350,000
TOTAL PROJECT COSTS			\$5,548,628		\$12,162,807	\$17,711,435
<p>* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.</p> <p>** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.</p>						

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>



JONATHAN F. MITCHELL
MAYOR

City of New Bedford

COMMUNITY PRESERVATION COMMITTEE

133 William Street, New Bedford, Massachusetts 02740
Telephone (508) 979.1488

COMMUNITY PRESERVATION COMMITTEE FY23 FUNDING RECOMMENDATION

Date: March 7, 2023
To: The Honorable City Council

PROJECT #23

PROJECT TITLE	Thomas Department Store Restoration				
PROJECT LOCATION	414-430 Rivet Street				
APPLICANT/ORGANIZATION	Freedom Trust				
FUNDING AMOUNT	\$191,900	CPA CATEGORY	Historic Resource	CITY WARD	6

PROJECT DESCRIPTION

The Thomas Department Store is a historic building located at a visually prominent location in Goulart Square. This property is historically significant and will be converted into affordable housing for families and individuals. This project recommendation will fund the exterior restoration and preservation of the building including roof, cornice, window headers, and windows.

RECOMMENDED FUNDING

On February 16, 2023, by a vote of 8-0, the Community Preservation Committee recommended appropriating **\$191,900 from the Fund Balance** for a grant to Freedom Trust for the Thomas Department Store Restoration project in accordance with the terms and conditions of the Community Preservation Act Grant Agreement, and for the overall purposes summarized in this document.

ALIGNMENT WITH FY23 CPA PLAN

This project aligns with the FY23 CPA Plan needs, priorities, and criteria by preserving and rehabilitating a significant historic, cultural, and architectural building. This building is in a pivotal location and has the potential to benefit the community.

MEASURES OF SUCCESS

The success of this project will be measured by the successful completion of the exterior restoration and rehabilitation.

FUNDING CONDITIONS

1. CPA funds are to be used for the exterior restoration and rehabilitation of the building located at 414-430 Rivet Street, New Bedford.
2. Grantee agrees to execute the project complying with the U.S. Secretary of the Interior Standards for Rehabilitation.
3. No disbursement of funds may occur until the assessment has begun.
4. Other conditions as deemed necessary and defined within the Community Preservation Act Grant Agreement.

PROJECT BUDGET SUBMITTED WITH APPLICATION						
FUNDING SOURCES		EXPENSES				
		STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1	NEW BEDFORD CPA- REQUESTED				\$191,900	\$191,900
2	Freedom Trust		\$12,000			\$12,000
TOTAL PROJECT COSTS			\$12,000			\$203,900

* Soft costs include design, professional services, permitting fees, closing costs, legal, etc.
 ** Construction refers to new construction, rehabilitation, preservation, restoration work, and/or accessibility related expenses.

The full application is available at <https://www.newbedford-ma.gov/planning/application-info/>

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FY23 CPA SUBMITTED APPLICATIONS WITH CPC FUNDING RECOMMENDATIONS

PROJECT	APPLICANT	REQUEST	CPC RECOMMENDATION	CPA CATEGORY
Boys & Girls Club Playground	Boys & Girls Club	\$47,167	\$47,167	Recreation
Capitol Theater	CEDC	\$300,000	\$270,827	Historic Resource
City Clerk Record Preservation Phase II	City Clerk	\$50,000	\$50,000	Historic Resource
Coffin Howland House Feasibility Study	NB Parks Recreation and Beaches	\$20,000	\$4,000	Historic Resource
Ft. Taber Ft. Rodman 212 th FA Mural	Ft. Taber Ft. Rodman Museum	\$12,000	\$12,000	Historic Resource
Gallery X Stained Glass Windows	Gallery X, Inc.	\$90,000	\$90,000	Historic Resource
Historic Cemetery Public Tombs Structures Assessment	DPI/Planning Department	\$30,000	\$24,000	Historic Resource
Historic Tea Kettle Restoration	Selmar Eggars Property LLC	\$12,000	\$12,000	Historic Resource
James Arnold Mansion Mansard, Dormer and Cornice Repair	James Arnold Mansion, Inc.	\$220,000	\$175,000	Historic Resource
NB Fishing Heritage Center Fishing Community History Archive	NB Fishing Heritage Center, Inc.	\$25,000	\$25,000	Historic Resource
NB Free Public Library Historic Paintings Conservation	NB Free Public Library	\$15,000	\$15,000	Historic Resource
NB Free Public Library Mobile Archive Shelving and Cabinets	NB Free Public Library	\$101,767	\$101,767	Historic Resource
NB Whaling Museum Whaling Digitization of Logbooks and Journals	Old Dartmouth Historical Society	\$26,655	\$26,655	Historic Resource
Pine Hill Park – Mill Interpretive Overlook	Environmental/ Conservation Commission	\$45,000	\$45,000	Recreation
Ricketson Nature Center	NB Parks Recreation and Beaches	\$34,085	\$34,085	Recreation
Rotch-Jones-Duff House Roof Replacement	Rotch-Jones-Duff House & Garden Museum	\$48,000	\$48,000	Historic Resource
Rural Cemetery Gravestone Conservation	Dept of Public Infrastructure/ Dept of City Planning	\$48,000	\$48,000	Historic Resource
Rural Cemetery Office Building Rehabilitation	Dept of Public Infrastructure/ Dept of City Planning	\$100,000	\$100,000	Historic Resource
Sgt. Carney Academy Playground	Carney Academy/NBPS	\$250,000	\$250,000	Recreation
Sgt. William H. Carney House Porch	Martha Briggs Educational Club	\$27,500	\$27,500	Historic Resource
Strand Theater Restoration	Cape Verdean Association in New Bedford	\$300,000	\$240,000	Historic Resource
Temple Landing II	POAH United Front Four LLC	\$225,589	\$162,099	Community Housing
Thomas Department Store Restoration	Freedom Trust	\$191,900	\$191,900	Historic Resource
Riverside Park Pond	NB PRB/Groundworks	\$17,000	Withdrawn by Applicant	Recreation