

North Andover Affordable Housing Trust

NOTICE OF FUNDING AVAILABILITY Affordable Housing

Released: January 7, 2015

Town of North Andover, Massachusetts
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NOTICE OF FUNDING AVAILABILITY

Affordable Housing

The North Andover Affordable Housing Trust (NAAHT) is accepting grant funding applications for projects and programs that provide for the preservation and creation of affordable housing within the Town of North Andover and benefit low and moderate-income households. Requests for funding awards of up to \$200,000 will be considered. The NAAHT reserves the right to adjust the award value on a per project basis.

Overview

The North Andover Affordable Housing Trust Fund was established by the Town in 1988 and amended in 2006; Chapter 28 of the North Andover Town Bylaw outlines the purpose, authority, and powers of the NAAHT and Trustees.

Eligible Applicants

The NAAHT will consider all applications submitted by all organizations and agencies involved in the creation or preservation of affordable housing; preference may be given to North Andover-based organizations.

Eligible Activities

Applications will be considered for projects within the Town of North Andover that directly create or preserve affordable housing units for low-income households (incomes between 50% and 80% of area median income) or very low-income households (incomes below 50% of area median income). *Funding under this Notice of Funding Availability is not intended for down-payment assistance, rental assistance, or other loan programs. Applicants interested in loans or grants for those activities should inquire with the NAAHT directly.*

Examples of Desirable Projects

Below are different example projects that the NAAHT would find valuable. Applicants should not limit project proposals to only the examples provided below.

- Grant award to assist in the creation of new permanently affordable single family homes, apartment units, or other housing type.
- Grant award to help homeless or at-risk individuals to obtain permanent housing.
- Grant award to convert market-rate housing to permanently or long-term affordable housing.

Special consideration will be given to projects that:

- Focus on affordable housing opportunities for very-low income households.
- Provide affordable housing opportunities to seniors, veterans, or special needs individuals.
- Demonstrate an innovative approach.

Previously Awarded Grant

Last year, the NAAHT partnered with Bread & Roses Housing in the City of Lawrence, to acquire, rehabilitate, and secure a single-family house with permanent affordability restrictions for a very low-income household in North Andover. The NAAHT provided \$110,000 in gap-funding.

Selection Criteria

In reviewing applications, the following are project elements that the NAAHT will take into consideration.

- The proposed grant demonstrates an innovative approach to meeting NAAHT goals.
- The grantee can demonstrate it can achieve successful outcomes for project activities.
- The applicant demonstrates an ability to leverage the grant funds to continue the proposed activity beyond the funding period
- The grantee has the capacity to administer the grant and deliver the services funded by the grant.

Application and Award Process

All notices of award will be issued on a rolling basis, and all applications submitted will be considered, provided that funding is still available. Applicants must submit a cover letter and a General Application as described in Attachment A.

The NAAHT will review each application upon receipt to verify that a complete application was submitted and no information was omitted. NAAHT may contact the applicant for additional information. The NAAHT will select projects and issue notices of award using the criteria outlined above. Given the limited amount of funding available, applicants may receive less than the full amount requested. Successful applicants will be required to sign a contract with the NAAHT that outlines the activities to be funded by the NAAHT, the schedule of funding disbursement and project completion date.

Contact

Affordable Housing Trust
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North Andover, MA 01845
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978-688-9510

Attachment A – General Application

Applicants should submit a document entitled “General Application” that includes all of the information requested below. The document must be signed and dated by an organization representative authorized to execute binding agreements.

1. Date of Application

2. Applicant Contact Information

- Name and Title of Primary Contact
Address, Telephone, Email
- Name and Title of Secondary Contact
Address, Telephone, Email
- Name and Title of Invoicing and Payroll Contacts
Address, Telephone, Email

3. Description of non-profit status (if applicable)

4. Proposed Project and Beneficiaries

- Description of proposed activity.
- Period of performance.
- Description of population that will benefit from this activity, project, or program.
- Income level of population to be assisted.
- Estimated number of households or individuals to be assisted.
- Extent to which beneficiaries are North Andover residents.
- How project outcomes will be measured and tracked.

5. Project Budget and Amount Requested

- Proposed project budget (all funding sources and uses by dollar value).
- Status of projected funding sources (pending or approved).
- Grant amount requested from the NAAHT and proposed specific use.
- Timetable for expenditures.
- Indicate whether the proposed activity will be carried out if this application is not funded and whether it can be accomplished if the grant award request is not fully met.

6. Sustainability

- Describe any plans to continue activities, projects, or programs for which funding is being requested beyond this fiscal year (with or without future NAAHT funding).

7. Prior Experience/Demonstration of Reliability

- Description of similar successful activities, projects, or programs your organization has completed and how this grant request relates to other programmatic activities of your organization.
- If your organization received funding from the NAAHT last year, attach a report describing outcomes achieved through prior year’s funding.