



Brockton Redevelopment Authority  
50 School Street, Brockton, MA 02301  
Wednesday, May 29<sup>th</sup>, 2019 at 6:00 PM  
FY19 Annual Plan Public Meeting Minutes

Guest in attendance: Earl Fay, Cindy Ethier-Kostka, Vivian Rene, Shane O'Brien  
Staff in attendance: Emily Arpke, Laura Chau, and Zaias Andrade

The meeting was opened at 6:01PM and welcomed everyone.

Emily Arpke presented a spreadsheet for CDBG allocation showing amount funded in previous fiscal years, funding requesting for FY2019, and a funding recommendation for the applications submitted.

There was a brief discussion regarding graffiti removal. Earl fay from Father Bills MainSpring graffiti removal program reported that they are not receiving volume calls or contact from the city (since March) regarding areas in the city with graffiti needed for removal. The program removed 350 graffiti's in 2017 and 150 in 2018 showing a dramatic decrease. It was asked how the graffiti get removed and the process depends. Sometimes by painting over it and other times a chemical is used to remove them. Anyone can call and report and request any graffiti to be removed. For private locations/properties the request must come from the owner or Board of Trustees. Earl stated that graffiti aren't being spotted/reported as much as before. Over 400 were removed since last year and when the program receives calls about them, they remove them as soon as possible.

Emily presented the opportunity to provide comments or ask questions. Vivian Rene from YMCA Camp Massasoit and Cosgrove Pool reported about a conversation with Mayor Carpenter. The pool may be extended one additional hour of operation to the public in the summer. He also advised that Camp Massasoit are always fortunate to receive the funding to administer their program. Emily advised that the sheet specify what was applied for and what was recommend for funding. There is a 30-day comment period which ends on June 6<sup>th</sup>, 2019. Comments can be received by mail or by email. A draft version of the annual action plan can also be found on the BRA's website.

Cindy had asked if people apply for the façade storefront improvement program funding. It was reported that there are two façade applications on the pipeline: Vicente's Grocery (\$75,000); Cape Cod Café (\$37,500), and 181 N. Montello St (\$37,500). Shane mentioned

that at times it is hard when tenants seek this funding because the property owner may not be willing or interested in having a lien placed on their property on behalf of the tenant. Applicants must show financial capacity to qualify for the funding since this program will not cover the entire project cost.

Shane asked about more information regarding 23-25 Park Street. It was reported that this will be an infill housing project of a new construction of two units. BRA will utilize up to \$265,000 of HOME funds for this development project which in return there will be one HOME-assisted unit. In addition, there are other HOME projects in the pipeline: 121 Main Street which will be a new construction of a commercial space and 48 affordable housing units by Neighborworks of Southern Mass. They requested \$450,000 of HOME funds and the City will receive in return 11 HOME-assisted units. Another project is the Lincoln School by NeighborWorks and Housing Solutions, a conversion of the Lincoln School into 38 senior rental housing units. They requested \$100,000 and the City will receive 3 HOME-assisted units. There is another HOME project by FBMS at 48 Warren Ave which will be a rehabilitation of 6 SROs units for chronic homeless (\$525,000 of HOME funds and 6 HOME-assisted units).

Cindy inquired about the subject line pertaining to Potential Park Renovation. Emily reported that on an annual basis, the BRA provides funding and the City will use it and match it with other funds when renovating a park. Previously, the BRA utilized funds to renovate Keith Park, Edgar's Playground, and Walker's Playground.

Cindy had asked if the Fire Department ever requested funding. It was mentioned that they have not in the past and they can only be funded for new equipment. The Police Department requests funding for the Mobile-Anti Crime group which they patrol four census tracts within the hours of 9pm and midnight. Cindy also inquired about the who is the main street manager. It was reported that at the moment there isn't one, however, George Durante from TDI is similar to one. Shane mentioned that previously there was a manager to boast the downtown and look at the main street corridor, establishing bids and other tools for economic development to revitalize the area. Cindy thus asked about what the TDI is. TDI is a Transformative Development Initiative within a designated downtown district that provides funding for business owners to match in order to improve their storefront. George will be the TDI fellow for the downtown area until end of June 2019. Cindy asked when will a main street manager be hired since currently there isn't one. Shane mentioned that it lies with the Planning Department and the Redevelopment Authority to seek and find a designated individual to focus on the downtown district. Cindy advised that someone effective should be hired for this position since it have not happened in the past.

Cindy asked about more information on code enforcement. It was reported that this funding is allocated to pay overtime for authorized individuals to bring properties up to code and it is not a requirement from HUD. Cindy also asked about the HOME Program

delivery. In the past, funding for the HOME Program were less and this budget line was created to help administer the program. The HOME Program receive a half a million dollars grant and there is a 10% admin line. The HOME Program delivery aids when there are insufficient funds to cover admin and planning costs.

It was reported that any questions and comments regarding this plan will be acceptable and open to the public. There will also be an end of year reporting of accomplishment and the public meeting for it will be advertised.

The open meeting was adjourned at 6:35PM.