

From: [Jonathan Singsen](#)
To: [Rosenberg, Burt](#)
Cc: [Rosenson, Valerie](#); [McMullen, John](#); [Lee, Benjamin](#); [DiCostanzo, Monica](#)
Subject: RE: LR30.119 - Second Amendment to Lease Agreement between the City of Stamford and NNI Belltown Elderly Housing Inc.
Date: Monday, September 20, 2021 11:51:27 AM
Attachments: [Belltown Lease 1991 and 2008 Amendment 02-14-08 --.pdf](#)
[NNI Mortgages.pdf](#)
[NNI Mortgage Database.pdf](#)

Ladies and Gentlemen –

Please find the documentation requested by representative McMullen, inclusive of a listing of mortgages executed by the Stamford Community Development Office (SCDO) with New Neighborhoods. I am happy to clarify any further details related to City of Stamford liens/encumbrances that have been undertaken in the redevelopment of the Belltown School – Belltown Elderly Housing property.

You will note that the list of encumbrances held by the City of Stamford relate to project-based Cap-Ex improvements distributed in conjunction with the SCDO and are either Federal CDGB or HOME funds. I will note the terminal dates in the mortgage database attachment are incorrect in some cases – the term dates are all 2000's and greater.

These Federal Funds are HUD distributions which have been utilized in the improvement and support of affordable housing and other need-based projects within the City of Stamford through the CDBG (Community Development Block Grant) program. Projects requesting funding are presented to the Representative Body through a sub-committee function and voted upon by the representatives that constitute the body. Typically, these funds are distributed through a protocol that requires an affordability deed restriction, and they remain in deferral or forbearance as the language of the specific instrument defines.

I hope this helps any initial clarification.

Thank you – Jon Singsen

Jonathan Singsen

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From: Rosenberg, Burt <BRosenberg@StamfordCT.gov>

Sent: Monday, September 20, 2021 10:01 AM

To: Jonathan Singsen <jsingsen@newneighborhoods.org>

Cc: Rosenson, Valerie <VRosenson@StamfordCT.gov>

Subject: FW: LR30.119 - Second Amendment to Lease Agreement between the City of Stamford and NNI Belltown Elderly Housing Inc.

Jon: Can you please forward to Valerie Rosenson at the Board of Representatives, the figures which Representative McMullen is looking for, as well as the original Lease and the first Amendment?

Thanks.

Burt

Cell (203) 912-0799

From: Rosenson, Valerie <VRosenson@StamfordCT.gov>

Sent: Monday, September 20, 2021 9:52 AM

To: Rosenberg, Burt <BRosenberg@StamfordCT.gov>

Subject: FW: LR30.119 - Second Amendment to Lease Agreement between the City of Stamford and NNI Belltown Elderly Housing Inc.

Please see the email below. Can I please get the documentation requested ASAP?

Valerie T. Rosenson

Legislative Officer

Board of Representatives

888 Washington Boulevard, 4th Floor

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203.977.5032

VRosenson@StamfordCT.gov

From: J.R. McMullen <jrmcmullen.stamford18@gmail.com>

Sent: Saturday, September 18, 2021 3:18 PM

To: Rosenson, Valerie <VRosenson@StamfordCT.gov>

Cc: Nabel, Susan <SNabel@StamfordCT.gov>; Lee, Benjamin <BLee@StamfordCT.gov>; DiCostanzo, Monica <MDiCostanzo@StamfordCT.gov>

Subject: LR30.119 - Second Amendment to Lease Agreement between the City of Stamford and NNI Belltown Elderly Housing Inc.

Hi Valerie,

Could we get copies of the original lease and the first amendment added to the links for the subject agenda item? It appears the city is holding a mortgage in excess of \$835K. I would like to understand what the original mortgage principal amount was, how much the principal has been paid down in the last 30 years, and what the interest rate or rates are for each of the mortgages.

Hi Monica,

I am curious as to why this isn't an agenda item before the Fiscal Committee as it appears to be changing a fairly significant financial arrangement the City is engaged in.

Thanks. J.R.

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Trying to help other people at all times,

J.R. McMullen
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