

From: [Pankosky, Valerie](#) on behalf of [Simmons, Caroline](#)
To: [Sherwood, Nina](#)
Cc: [Berns, Philip](#); [Nabel, Susan](#); [Rosenson, Valerie](#)
Subject: 35 Crescent Street
Date: Tuesday, August 23, 2022 12:32:18 PM

Dear Representative Sherwood,

Thank you for sharing with us the two alternative concepts for the 35 Crescent Street site. After receiving them, we met with both parties to discuss their ideas. Upon review, we determined that neither concepts were viable options given the current proposal that is before the Board of Representatives' Legislative and Rules Committee.

The City is not a position to pursue these concepts because they do not align with the original requirements of the RFP. The original RFP was drafted with input from elected boards and notably required affordable housing units. The administration may not legally move forward with either proposal and satisfy the requirements of the RFP; doing so could create significant legal risks to the City. Furthermore, our administration adamantly supports the need for more housing to support our workforce, especially with the rising costs in the rental and housing market.

Additionally, at this time, both concepts that were presented were not viable for numerous reasons, including: 1) one concept did not have the funding secured or in-hand for their project; 2) the other concept did not include affordable housing units at the site, which as stated is a requirement of the original RFP.

The current proposal allows for over 3,000 square feet of community space, while simultaneously preserving the historical significance of the original building. Should the proposal that is before the Board of Representatives be approved, one of the concept proponents expressed a willingness to explore the option of utilizing the community space for their programming needs, as well as at other potential sites in the City if the opportunity presented itself.

I urge you and members of the Board of Representatives to vote in favor of item LR31.024, which will provide much needed workforce housing at multiple income levels, create a community space for residents, and both rehabilitating this historic property and return it to the tax rolls. This building has been deteriorating and sitting vacant for almost four years and approval of this proposal will ensure that the building will be restored and used in the immediate future and address a pressing need in our community.

Sincerely,

Mayor Caroline Simmons