

IForums 2013

Presented by the PARTNERSHIP FOR STRONG COMMUNITIES

Ideas

Issues

Inspiration

Innovation

Mixing Uses, Income, Vitality:

Case Studies from Neighboring States

Mixed-use, mixed-income development is an essential way to bring more vibrancy and economic and fiscal strength to Connecticut's towns – but it remains challenging to implement. A myriad of obstacles can stand in the way: unfriendly zoning, uncertain financing, cumbersome permitting processes, fear of multifamily housing, lack of developer interest and land assembly issues, just to name a few.

How have mixed-use, mixed-income projects been developed in other places? This IForum will present two very different examples of mixed-use, mixed-income projects from New England:

Friday, March 22

8:30 a.m. – 9:00 a.m.; Coffee, pastry, conversation

9:00 a.m. – 11:00 a.m.: Program

Organized by the Partnership for Strong Communities, in conjunction with the CT Chapter of the American Planning Association and the CT Committee, Boston Urban Land Institute

CM credit approval for Certified Planners pending.

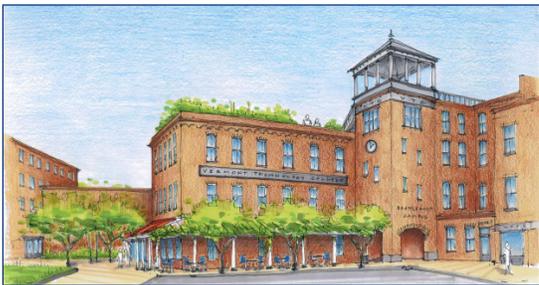
The Lyceum, 227 Lawrence Street, Hartford, CT 06106
directions: www.lyceumcenter.org/directions.html

Event is free. We expect strong attendance.

Register now: laura@pschousing.org

More information: www.pschousing.org/2013-IForums

Moderator: Dara Kovel, Vice President - Multifamily Housing, Connecticut Housing Finance Authority



The Brooks House in Brattleboro, VT

A historic property in downtown Brattleboro suffers damage in a fire and the property owner chooses not to redevelop. Enter a local group of investors willing to take on the property, using New Market Tax Credits, Historic Tax Credits and private financing to make the mixed-use, mixed-income deal work.

Presenter: Bob Stevens, Stevens & Associates, Member of The Brooks House Development Team

30 Haven in Reading, MA

A suburban town on the outskirts of Boston with a commuter rail station uses zoning as a tool to enhance its downtown while also working to meet its state's affordable housing requirements. A developer, attracted by the town's actions, purchases the TOD-friendly site, creating a green building with retail space and mixed-income housing without state or federal subsidy.



Presenters: Peter Hechenbleikner, Reading Town Manager; Chryse Gibson, Oaktree Development LLC

Thank you to the following for their support of IForums 2013:

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