



Ruthanne Fuller
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August 1, 2022

Honorable City Council
Newton City Hall
1000 Commonwealth Avenue
Newton, MA 02459

Honorable City Councilors:

I am pleased to submit this docket item to this Honorable Council requesting updates to the Inclusionary Zoning ordinance, Chapter 30, 5.11.5 (E), following the creation of the Affordable Housing Trust.

These revisions specify that the Affordable Housing Trust will be the entity to receive and distribute one half of new Inclusionary Zoning funds, rather than having these funds go to a separate City account. Inclusionary Zoning funds are cash payments made to the City in lieu of providing Mandatory Inclusionary Units in a Development. Chapter 30, 5.11.5 (A) of the City Ordinances specifies the circumstances in which the City's Inclusionary Unit requirements may be made with a cash payment. These revisions shift the decision making on the use of the Inclusionary Zoning funds from the Planning and Development Board and City Council and then the Mayor to the newly created Affordable Housing trustees, which includes the Mayor and a City Councilor.

The other half of Inclusionary Zoning funds will continue to go to the Newton Housing Authority.

Please see the attached memo from Director Health and a red-line strike-out version of the proposed ordinance change.

Thank you for your consideration of this matter.

Sincerely,

Mayor Ruthanne Fuller