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For Immediate Release

Mayor Menino cuts ribbon on 114 new units of housing at Franklin Hill and celebrates start of construction for second phase

Boston – Mayor Thomas M. Menino is pleased today to cut the ribbon on 114 new apartments at the Franklin Hill public housing development in Dorchester. The site is currently being redeveloped and will provide 266 new affordable housing opportunities in the neighborhood.

“Franklin Hill’s redevelopment, coupled with the creation of Harvard Commons and Olmsted Green, represents continued expansion and revitalization for this community,” said Mayor Menino. “I am very pleased to be here today.”

The Boston Housing Authority and its developer, Trinity Financial, are redeveloping the site, which was originally occupied in 1952, into 266 affordable rental apartments. Mayor Menino, the BHA, and several city departments have prioritized the project as a key initiative that will transform both the site and neighborhood through the creation of new Green, Energy Efficient housing and street patterns. Most importantly, the project will preserve critical affordable housing.

The Franklin Hill redevelopment is taking place in multiple phases. Phase 1, which consists of 114 affordable rental units is now complete and fully occupied. Ninety of the units are located in two mid-rise buildings. The remaining 24 affordable rental units are townhouse style units. The housing in the Phase II portion of the project is currently being demolished. Expected to be completed and occupied in late 2009, Phase II will bring an additional 152 new units to the site. The redevelopment also includes community space and a park.

Throughout the planning process, the BHA worked closely with residents and other community representatives to ensure that the resulting plan reflects the experience and vision of those who live and work in the Franklin Hill development and neighborhood. The BHA convened over 20 well-attended public meetings about the plans. The Franklin Hill Tenant Task Force is a key partner in the entire redevelopment process.

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All residents of Franklin Hill were given the right to return to the redeveloped property. Residents also were given a number of options regarding relocation which included taking a Section 8 voucher and/or moving to a BHA development of their choice.

Residents received assistance with all aspects of the relocation process, including help with housing searches and school transfers, referrals to community and support services for residents who moved to a new neighborhood, education focused on how to reduce a household's utility consumption and expenses and workshops on housekeeping and budgeting.

In addition to funding from the U.S. Department of Housing and Urban Development, the Franklin Hill redevelopment has received generous support from the City of Boston, including the Neighborhood Housing Trust, Department of Neighborhood Development, Department of Public Works, Boston Water and Sewer Commission, the Commonwealth of Massachusetts, MassHousing, Enterprise Community Investment and RBC Capital Markets/Apollo Equity Partners. The projected cost for the redevelopment is approximately \$100 million.

Similar to its award-winning Maverick Landing development in East Boston, the BHA and Trinity Financial, Inc. facilitated a fully integrated design process with financial assistance from the Massachusetts Technology Collaborative resulting in high efficiency boilers, photovoltaic panels, green flooring and high-density foam insulation.

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