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ORDER OF THE BOARD OF ALDERS OF THE CITY OF NEW HAVEN AUTHORIZING THE CITY OF NEW HAVEN TO ENTER INTO A COOPERATION AGREEMENT WITH THE HOUSING AUTHORITY OF THE CITY OF NEW HAVEN AND GLENDOWER GROUP, INC. AND EASTVIEW TERRACE LLC AND EASTVIEW TERRACE PHASE 1 RESYNDICATION, LLC, WITH RESPECT TO THE REDEVELOPMENT OF 145 EASTERN STREET (PHASE ONE) (INCLUDING A TAX ABATEMENT PURSUANT TO §28-4 OF THE NEW HAVEN CODE OF ORDINANCES)

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WHEREAS, the Housing Authority of the City of New Haven (“HANH”), Glendower Group Inc. (“Developer”), Eastview Terrace LLC, and Eastview Terrace Phase 1 Resyndication, LLC (collectively the “Owners”) have begun to implement plans to re-syndicate Phase 1 Eastview Terrace located in the City of New Haven, Connecticut using funds received from the United States Department of Housing and Urban Development, together with other funding sources; and

WHEREAS, pursuant to the re-syndication effort, the Developer has been selected to carry out a certain rehabilitation, at that location known as Eastview Terrace situated in the City of New Haven (the “Project”). The Project involves ownership, operation, management, construction, and maintenance of development property; and

WHEREAS, Section 28-4 of the City of New Haven Code of Ordinances provides that the Mayor may, with the approval of the board of alders, enter into contracts for the city with owners of low and moderate income housing, granting abatement, in whole or in part, of the taxes on the real estate used for such low and moderate income housing, or which provides for a payment or payments in lieu of taxes, or both, provided that any such agreement does not remain in effect for a period greater than thirty nine (39) years (a “Tax Agreement”); and

WHEREAS, the Developer has submitted a proposed Cooperation Agreement between the City of New Haven, HANH, Owners and the Developer pursuant to which the Developer agrees to undertake and complete the Project and the City of New Haven agrees to perform certain functions to facilitate the Project (the “Cooperation Agreement”); and

WHEREAS, the proposed Cooperation Agreement is intended to and shall supersede the prior Eastview Terrace Cooperation Agreement dated March 11, 2008, and recorded in Volume 8171 at Page 1 of the New Haven Land Records, as to Phase I only (the “2008 Agreement”); and WHEREAS, the proposed Cooperation Agreement includes provisions for a Tax Agreement pursuant to NEW HAVEN CODE ORD. §28-4; and

WHEREAS, the City of New Haven, HANH, Owners and the Developer propose to execute the Cooperation Agreement, a copy of which is attached hereto, in substantially final form, and incorporated herein by reference.

NOW THEREFORE BE IT ORDERED that the Mayor is authorized to execute the Cooperation Agreement, or a Cooperation Agreement substantially similar thereto, containing the Tax Agreements on behalf of the City of New Haven, and the City-Town Clerk of the City of New Haven be and hereby is authorized and directed to impress and attest the official seal of the City of New Haven upon said Cooperation Agreement(s); and

BE IT FURTHER ORDERED that the Mayor is authorized and empowered to execute, acknowledge and deliver any and all ancillary documents, including but not limited to partial releases of the 2008 Agreement, as may be necessary or expedient, from time to time, to implement and effect the intent and purposes set forth in the Cooperation Agreement(s) and this Order