



# City of New Haven

Signature Copy

Order: LM-2017-0218

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File Number: LM-2017-0218

ORDER OF THE BOARD OF ALDERS OF THE CITY OF NEW HAVEN APPROVING THE AMENDMENT TO THE LAND DISPOSITION AGREEMENT FOR THE PROPERTY KNOWN AS 55 DIXWELL AVENUE ORIGINALLY APPROVED BY THE BOARD OF ALDERS MAY 15, 2017 AND AMENDED ON APRIL 15, 2019, AND AGAIN AMENDED APRIL 19, 2021 TO AMEND THE USE OF THE PROPERTY FROM "THE APPLICANT WILL REHABILITATE THE EXISTING GARAGE AS TWO RESIDENTIAL UNITS, AND ALSO DEVELOP A COMMERCIAL BUILDING AT THE FRONT OF THE PROPERTY", TO "THE APPLICANT WILL REHABILITATE THE EXISTING GARAGE AS TWO RESIDENTIAL UNITS, AND ALSO DEVELOP A COMMERCIAL BUILDING AT THE FRONT OF THE PROPERTY", TO "THE APPLICANT WILL DEVELOP FIVE (5) RESIDENTIAL DWELLING UNITS, OF WHICH NOT LESS THAN ONE (1) SHALL BE DEED RESTRICTED TO TENANTS AT OR BELOW SIXTY PERCENT (60%) OF AREA MEDIAN INCOME, AS DETERMINED BY HUD, FOR A PERIOD OF NOT LESS THAN TWENTY (20) YEARS, SUBJECT TO THE DENSITIES PRESCRIBED IN THE NEW HAVEN ZONING ORDINANCE OR SEEK THE NECESSARY ZONING RELIEF AND CITY APPROVALS; ADDITIONALLY, THE FRONT PORTION OF THIS PARCEL WILL BE MAINTAINED WITH LANDSCAPE FEATURES, AN INFORMATION DISPLAY AND, OR, ART DISPLAY FOR PUBLIC VIEWING ALONG THE SIDEWALK AREA AND THE BOARD OF ALDERS WILL REEVALUATE THE TERMS OF THE AGREEMENT NO LATER THAN YEAR EIGHTEEN (18) OF THE TWENTY (20) YEAR AGREEMENT DURING WHICH REVIEW THE TERMS OF AN ADDITIONAL TWENTY (20) YEAR AGREEMENT WILL BE CREATED.. "


BE IT ORDERED by the New Haven Board of Alders that the land disposition agreement for the property known as 55 Dixwell Avenue (the "Property"), As referenced in the attached Order, which is incorporated herein by reference, previously approved by the Board of Alders on May 15, 2017, and amended on April 15, 2019, and again amended April 19, 2021 in accordance with the procedure established by the Board of Aldermen on September 5, 2006 and amended on July 6th, 2009 and approved subject to conditions of the City Plan Commission report submitted with said list, is hereby amended to amend the use of the property from " The applicant will rehabilitate the existing garage as two residential units, and also develop a commercial building at the front of the property", to " The applicant will develop five (5) residential dwelling units, of which not less than one (1) shall be deed restricted to tenants at or below sixty percent (60%) of Area Median Income, as determined by HUD, for a period of not less than twenty (20) years, subject to the densities prescribed in the New Haven Zoning Ordinance or seek the necessary Zoning relief and City approvals; additionally, the front portion of this parcel will be maintained with landscape features, an information display and, or, art display for public viewing along the sidewalk area and the Board of Alders will reevaluate the terms of the agreement no later than year eighteen (18) of the twenty (20) year agreement

during which review the terms of an additional twenty (20) year agreement will be created.

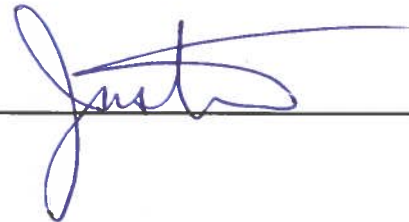
This Order was Amend a matter previously Adopted by the Board of Alders on 10/3/2022.

Attest, City Clerk 

Date 10/3/2022

Signed, City Clerk 

Date 10/24/2022

Signed, Mayor 

Date 11/3/2022