



City of New Haven

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Legislation Text

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RESOLUTION OF THE NEW HAVEN BOARD OF ALDERS AUTHORIZING THE CITY OF NEW HAVEN TO JOIN THE CONNECTICUT MUNICIPAL REDEVELOPMENT AUTHORITY AS A MEMBER MUNICIPALITY.

WHEREAS, the Connecticut Municipal Redevelopment Authority (the “Authority”), a body politic and corporate, constituting a public instrumentality and political subdivision of the State of Connecticut has been established pursuant to section 8- 169ii of the Connecticut General Statutes (the “General Statutes”); and,

WHEREAS, the Authority was created for the performance of an essential public and governmental function, including for the purposes set forth in section 8-169jj of the General Statutes to: (1) Stimulate economic and transit-oriented development, as defined in section 13b-79kk of the General Statutes, within Connecticut Municipal Redevelopment Authority development districts; (2) encourage residential housing development within development districts; (3) manage facilities through contractual agreement or other legal instrument; (4) stimulate new investment within development districts and provide support for the creation of vibrant, multidimensional downtowns; (5) upon request of the legislative body of a member municipality, or the legislative bodies of the municipalities constituting a joint member entity, as applicable, in which a development district is located, work with such municipality or municipalities to assist in development and redevelopment efforts to stimulate the economy of such municipality or municipalities; (6) upon request of the Secretary of the Office of Policy and Management and with the approval of the chief executive officer of a member municipality, or the chief executive officers of the municipalities constituting a joint member entity, as applicable, in which a development district is located, enter into an agreement to facilitate development or redevelopment within such development district; (7) encourage development and redevelopment of property within development districts; (8) engage residents of member municipalities, or municipalities constituting a joint member entity, as applicable, and other stakeholders in development and redevelopment efforts; (9) market and develop development districts as vibrant and multidimensional; and (10) provide financial support and technical assistance to municipalities to develop housing growth zones; and,

WHEREAS, according to Section 8-169ll of the General Statutes, a municipality may, by certified resolution of the legislative body of the municipality, opt to join the Authority as a member municipality, provided such municipality holds a public hearing prior to any vote on such certified resolution; and,

WHEREAS, the City of New Haven (the “City”) held such a public hearing on March 19, 2025, pursuant to the Notice attached hereto; and,

WHEREAS, the Board of Alders has found that joining the Authority as a member municipality would support the City’s efforts to stimulate the development of housing including housing at costs that are affordable to New Haven residents as well as to stimulate inclusive economic development as well as to foster the purposes outlined in Section 8-169jj within the “City” and accordingly desires to join the Authority as a member municipality; and,

WHEREAS, the Board of Alders desires to further authorize the Mayor to enter into a memorandum of agreement or other similar agreements with the Authority to create one or more development districts

within the “City” to advance the purposes contained in Section 8-169jj.

NOW, THEREFORE BE IT RESOLVED, THAT:

Section 1. The Board of Alders hereby approves the “City” joining the Authority as a member municipality.

Section 2. The Mayor is authorized to take or cause to be taken such actions, including, but not limited to, the negotiation and execution of any memorandum of agreement on behalf of the “City” with the Authority for the purposes of providing financial support to public and private infrastructure and development projects and any other agreements, instruments and documents, that such official deems necessary, or as desirable which may include indemnifications as required by the State, all as appropriate or desirable to implement the terms of any such memorandum of agreement and consummate the intention of this and the resolution.

Section 3. Notwithstanding the foregoing, the Board of Alders reserves the right to review and approve any other agreements, instruments and documents, that such official deems necessary, appropriate or desirable to implement the terms of any such memorandum of agreement outside of traditional and customary financial support provided such other agreements, instruments and documents are consummate with the intention of this and the resolution.

Section 4. This Resolution shall be effective as of the date of approval.