



CITY OF CONCORD
New Hampshire's Main Street™
Community Development Department

SUPPLEMENTAL REPORT TO MAYOR AND CITY COUNCIL

From: Timothy J. Thompson, AICP, Assistant Director of Community Development
Date: December 27, 2023
Subject: **Community Development Block Grant (CDBG) Application – Dakota Partners’ Leavitt Farms Housing Project**

Recommendation:

1. Open and close the public hearing for the CDBG application on January 8, 2024, announcing to the public that the applicant has withdrawn its application for Community Development Block Grant funds.
2. Open and close the public hearing for readopting the City’s Anti-Displacement and Relocation Policy on January 8, 2024, announcing to the public that the applicant has withdrawn its application for Community Development Block Grant funds.

Discussion:

Dakota Partners was the primary Community Development Advisory Committee (CDAC) recommended funding priority for the January round of CDBG funding, seeking Housing funds for the Leavitt Farm project at 103 Old Loudon Road, as it held the promise of creating many new low-moderate income housing units during the current housing crisis locally and statewide.

Unfortunately, Dakota was unsuccessful in obtaining tax credit funding from NH Housing Finance Authority (a critical component of the project’s funding), and more importantly, is unable to qualify as a Community Based Development Organization (CBDO) which is required for construction of new housing units under the CDBG rules. As such, they are unable to proceed with the CDBG application, and per the attached letter have withdrawn their request for the City to proceed with the CDBG application on their behalf.

Community Development Department staff will be in attendance on January 8, and will be prepared to answer any questions the Council may have.