

# Town of Franklin

355 East Central Street  
Franklin, Massachusetts 02038-1352



Phone: (508) 520-4949  
[www.franklinma.gov](http://www.franklinma.gov)

## OFFICE OF THE TOWN ADMINISTRATOR

October 16, 2024

Secretary Edward Augustus  
Executive Office of Housing and Livable Communities  
100 Cambridge Street  
Suite 300  
Boston, MA 02114

**Re: Local Initiative Program (LIP) Friendly 40B Development - 444 East Central Street, Franklin, MA**

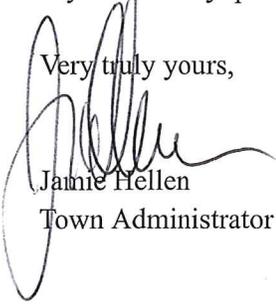
Dear Secretary Ed Augustus:

Please accept this letter as confirmation of the Town of Franklin's support for an LIP application submitted by TAG Central, LLC to develop a Chapter 40B affordable housing project on approximately fifteen acres of land located at 444 East Central Street, consisting of up to two hundred, sixty-four rental units.

Town Staff, including the Director of the Department of Planning and Community Development, the Fire Department Deputy Chief and the Town Engineer, all approve the project. The Franklin Planning Board and Conservation Commission both held hearings on this project and both unanimously supported it. Finally, the Franklin Town Council approved the project on June 5, 2024 with the passing of Resolution 24-16, an attested copy of which is enclosed with this letter.

If you have any questions or need further information, please contact me at any time.

Very truly yours,

  
Jamie Hellen  
Town Administrator



# TOWN OF FRANKLIN RESOLUTION 24-16

## FRANKLIN TOWN COUNCIL SUPPORT FOR PROPOSED GL CHAPTER 40B AFFORDABLE HOUSING PROJECT AT 444 EAST CENTRAL STREET PURSUANT TO DHCD'S LOCAL INITIATIVE PROGRAM (LIP): FRIENDLY 40B

- WHEREAS,** GL Chapter 40B Sections 20-23 provide a legal framework for the creation of local affordable housing which is administered by the Massachusetts Department of Housing and Community Development (DHCD) and DHCD has enacted a regulation creating the Local Initiative Program (LIP) which allows a Chapter 40B developer to work collaboratively with a municipality to obtain its support for a proposed affordable housing project; and
- WHEREAS,** DHCD's LIP regulation provides that a municipality demonstrate its support through its Chief Executive Officer's signing a letter of support, and Franklin's Home Rule Charter provides that the municipality's Chief Executive Officer is the Town Administrator; and
- WHEREAS,** The Franklin Town Administrator has created a voluntary process and checklist for a developer who proposes a Chapter 40B LIP affordable housing project to follow, which includes informal reviews by Town staff, the Planning Board and Conservation Commission, and a presentation to the Franklin Town Council; and
- WHEREAS,** The ~~Alevizos Group~~ <sup>TAG Central, LLC</sup> has proposed to develop a Chapter 40B affordable housing project on approximately fifteen acres of land located at 444 East Central Street consisting of up to two hundred, sixty-five (265) rental units; and
- WHEREAS,** The ~~Alevizos Group~~ <sup>TAG Central, LLC</sup> has submitted an application to Town pursuant to the above-described voluntary LIP approval process and participated in above-referenced reviews and made a presentation to the Franklin Town Council at a duly posted public meeting thereof.

**NOW THEREFORE** the Franklin Town Council, acting on behalf of the Town of Franklin, hereby expresses its support for The ~~Alevizos Group~~ <sup>TAG Central, LLC</sup> proposed affordable rental housing project of up to two hundred, sixty-five units to be developed on approximately fifteen acres located at 444 East Central Street and directs the Town ~~Administrator~~ <sup>Admin</sup> to prepare and sign a letter of support to DHCD for the proposed project and to sign any DHCD Applications and/or other forms and to take any other action which DHCD requires to demonstrate Town's support for the project.

This resolution shall become effective according to the provisions of the Town of Franklin Home Rule Charter.

DATED: June 5<sup>th</sup>, 2024

VOTED: passed

A TRUE RECORD ATTEST:

Amended

Vote

Y N

9 0

UNANIMOUS: \_\_\_\_\_

YES: 5 NO: 4

ABSTAIN: \_\_\_\_\_ ABSENT: \_\_\_\_\_

RECUSED: \_\_\_\_\_

*Nancy Danello*

Nancy Danello, CMC  
Town Clerk

A True Copy of the Record

ATTEST: Nancy Danello  
Town Clerk, Franklin, MA

*Glenn Jones*  
Glenn Jones, Clerk  
Franklin Town Council