

**TOWN OF LEXINGTON  
COMMUNITY PRESERVATION COMMITTEE**

***PROJECT APPLICATION SUMMARY FORM***

**Project Title:** \_\_\_\_\_

**APPLICANT INFORMATION**

**Name of Applicant/Contact Person:** \_\_\_\_\_

**Title/Position:** \_\_\_\_\_

**Group or Committee Affiliation (if any):**  
\_\_\_\_\_

**Applicant/Contact Person's address, contact phone number, and email:**  
\_\_\_\_\_  
\_\_\_\_\_

**PROJECT INFORMATION**

Project Site Address:  
\_\_\_\_\_  
\_\_\_\_\_

Project Site Assessors Map/Parcel: \_\_\_\_\_

Project Site Deed Book/Page: \_\_\_\_\_

Current Owner: \_\_\_\_\_

Purpose (please check all that apply)

\_\_\_\_\_ Open Space

\_\_\_\_\_ Historic

\_\_\_\_\_ Recreation

\_\_\_\_\_ Housing

Brief Project Description:

**COSTS**

Fiscal Year	Total Project Cost	CPC Funds Requested	Other Funding Sources (amount and source)
2025			
2026			
2027			
2028			
2029			
2030			
TOTAL			

Signature of Applicant: *Caileen B. Foley* Date: \_\_\_\_\_

For Community Preservation Committee Use Only:

Application Received On: \_\_\_\_\_ Project Presented to CPC on: \_\_\_\_\_

Reviewed by: \_\_\_\_\_ Determination: \_\_\_\_\_

**Project Title:**

Lexington Housing Authority – 561-563 Mass Ave Exterior Improvements project

**1.Scope or concept of project:**

The Lexington Housing Authority is requesting \$100,000.00 in CPA funding to help finance the siding, windows and exterior door replacement at our duplex home located at 561/563 Mass Ave.

We anticipate receiving additional funding from the Executive Office of Housing and Livable Communities (EOHLC, formerly DHCD) in the amount of approximately \$35,000-70,000.00.

The exterior of this duplex is original wood siding that has been repaired and painted throughout the years. It currently requires additional repairs and has reached its end of life. We would like to replace the wood siding with vinyl as it is a more cost effective, efficient, and long-term solution. The windows and exterior doors are original and are experiencing wear and tear and loss of efficiency. Replacing the windows and doors would add to the duration of the building itself and protect the property from harm and/or continued destruction.

**2.Project goal and objectives: (Indicate how the Category Specific Criteria for the CPA are met.)**

The objective of the project is to replace the exterior wood siding with vinyl as well as replace all windows and exterior doors. The goal would be to improve energy efficiency, functionality, and safety features of the building.

The project qualifies for CPA funding through preservation: ‘protecting the personal or real property from injury, harm or destruction’.

**3.Projected action plan and timeline: (List steps needed to complete project. These steps will be critical to completing Project Status Reports that will be due in time to report back to Town Meeting each year until the project is complete.)**

Architect/Designer assigned: 07/2023

Schematic Design: 10/2023

Construction Documents: 1/2024

Bidding: 02/2024

Begin Construction: 03/2024

Substantial Completion: 06/2024

**4. Anticipated project cost: (Provide a budget, with line itemization.)**

Specific Components related to CPA request

Lexington HA Cost Estimate		
A/E and Design		\$10,000
Construction		\$150,000
Total Estimate		<b>\$150,000</b>

These construction estimates are based on similar projects done by the LHA at other properties as well as discussions with construction managers at EOHLIC and architects in the industry. We would get firm pricing after funding is granted and an architect is awarded the project. Our funding through EOHLIC can adapt to current project estimates.

**5. Other funding sources, including private/public/in-kind:**

We anticipate receiving additional funding from the Executive Office of Housing and Livable Communities (EOHLIC, formerly DHCD) in the amount of approximately \$35,000-70,000.00.

FY25 funding will be determined in the Spring of 2024.

**6. CPA funding request:**

**\$100,000.00**

**7. Budget justification: (provide an explanation for why each type of expense is needed.)**

The budget for this project is based on current market prices and cost studies. A recent cost study showed that current construction projects and their associated components are 66% higher than pre-COVID.

The LHA is a public entity and must abide by public procurement laws. This requirement adds approximately a 15-20% increase in project costs because of prevailing wage rates and the high cost of materials.

**8. List and describe any comparable projects**

**9. Relevance to community: (indicate how project is relevant to the current and/or future of Lexington.)**

Maintaining accessible, safe, sanitary and affordable housing is imperative to satisfying the needs of low-income individuals and families in our community. Ensuring these units are kept online through proper preservation procedures is the only way we can continue to serve this needy population. This duplex is a fully handicapped accessible building which is a scarce commodity in our community. Since it is difficult due to secure funding for building new construction, it is imperative that we continue to preserve our current portfolio.

**10. Supporting documents: (Provide supporting letters, references, studies, maps, and statistics.)**