

Ordinance #1942

Enacted on 09/06/2022

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ORDINANCE AMENDING THE NEW HAVEN CODE OF ORDINANCES FOR THE PURPOSES OF (i) CLASSIFYING THE TOWERS AT TOWER LANE AS A PROPERTY USED FOR HOUSING SOLELY FOR LOW OR MODERATE INCOME PERSONS OR FAMILIES, (ii) PROVIDING AN ABATEMENT OF REAL ESTATE TAXES FOR THE TOWERS AT TOWER LANE AND (iii) AUTHORIZING THE MAYOR TO ENTER INTO A TAX ABATEMENT AGREEMENT WITH THE OWNER OF THE TOWERS AT TOWER LANE IN ACCORDANCE WITH SECTION 8-215 OF THE CONNECTICUT GENERAL STATUTES AND SECTION 28-4 OF THE CODE OF GENERAL ORDINANCES

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WHEREAS, The Towers at Tower Lane ("The Towers") is an elderly independent and assisted living complex located at 18 Tower Lane, New Haven, Connecticut (the "Property"), which has provided housing and extensive supportive services for very low income, low income and moderate income senior citizens for over fifty (50) years; and

WHEREAS, the Towers consist of two connected buildings known as Tower One and Tower East which collectively contain 328 apartments; and

WHEREAS, seventy-five percent (75%) of the units in the Tower One building are subsidized by the United States Department of Housing and Urban Development ("HUD") under its Project Based Section 8 program, and 100 percent (100%) of the units in the Tower East building are subsidized under HUD's Project Based Section 8 program; and

WHEREAS, prior to 2017, the Tower One building and the Tower East building had separate owners, with The New Haven Jewish Community Council Housing Corporation