

# YOUR GUIDE TO PROPOSING A CPA PROJECT ON CITY LAND



Everywhere you turn in Somerville, something exciting is happening. The Community Preservation Act (CPA) is contributing in many ways to these improvements- creating new affordable housing units, stabilizing Prospect Hill Tower, and improving parks and playgrounds, like Hoyt Sullivan. CPA is a source of funding for projects that contribute to Somerville being a great place to live, work, play and raise a family. CPA makes it possible for individuals and community groups propose innovative projects on land they own and also on public land. The Community Preservation Committee requires that all community-proposed projects on public land have the owner as a co-applicant- both for City and for state owned lands. The purpose is to make sure these projects fit into the priorities of the owning agency and to help community organizations manage the requirements that come with implementing a CPA project on public land.

## What is CPA?

The Community Preservation Act is a Massachusetts state law that enables municipalities to fund affordable housing, historic resources and open space and recreation land projects through a 1.5% surcharge on property tax. Since FY15, the CPA in Somerville has awarded over \$10 million to over 30 projects.

To help the City prioritize important projects and ensure that staff have sufficient time to be a good partner on the project, if you have an idea for a CPA project on City land, we want to work with you to help develop your idea.

## Priorities

Somerville's open space priorities are to:

- Create more open space to meet SomerVision goals and expand our total open space acreage in every neighborhood
- Prioritize parks in the worst condition
- Prioritize projects that create more athletic fields or community gardens
- Prioritize parks that are not ADA compliant

These priorities come from our community planning documents: SomerVision, our Open Space and Recreation Plan, and our neighborhood plans. These documents are available at: <http://www.somervillebydesign.com/>.

Wondering what projects are coming soon? Improvements will soon be made at the Winter Hill schoolyard and Nunziatio field. CPA also is funding projects to improve the Community Path, Prospect Hill Park, the Healey Schoolyard and the Allen Street Open Space.

**Be sure to sign up for CPA News ([www.somervillema.gov/cpa](http://www.somervillema.gov/cpa)) to get application updates, including the specific application deadlines once they are set!**

## Process

Have a project you want to propose on City owned or leased land? Here's what to do:

1. Submit a draft eligibility determination form to the CPA Manager in August. The forms are available at [www.somervillema.gov/cpa/apply](http://www.somervillema.gov/cpa/apply).
2. The CPA Manager will review the application for potential eligibility for CPA funding and then connect eligible projects with the relevant City department.
3. The relevant department will review the eligibility determination form and will make one of four determinations:
  - Sign on as co-applicant
  - Further develop idea for later submission
  - Encourage participation in existing process
  - Not possible at this time.
4. Staff recommendations will be reviewed by the Mayor.
5. If the department signs on as a co-applicant, begin working with your partner department to plan for the official eligibility determination form in September. The Community Preservation Committee makes the official determination of eligibility and will invite eligible projects to submit a full proposal.

If you are proposing a project for state owned land within the City, you can contact the relevant state agency directly to discuss the project. It's also useful to contact the CPA Manager in this case to help you understand the requirements that come with implementing a CPA project on public land.

