Springfield Housing Programs and Initiatives

City of Springfield Office of Housing – June 2023
Gerry McCafferty, Director
Springfield Housing Programs

- Housing Repair
- Homeownership
- Housing Development
- Supportive Housing
Housing Repair
Housing Repair: Ongoing Programs

**Emergency Repair**
- Single-item repair
- Available city-wide to income-eligible homeowners
- Roof, foundation, porches

**Heating System Repair and Replacement**
- Available city-wide to income eligible homeowners
Healthy Homes

- Forgivable loans to make repairs throughout home
- Initial pilot: $5 million HUD Resilience funds
- Current: $4 million ARPA For households in Qualified Census Tracts

Exterior Repair

- ARPA program: $1 million to make repairs to home exterior
- Available for income-eligible households city-wide

McKnight Historic Home Restoration Program

- Exterior Repairs for homes in the McKnight Local Historic District
First-Time Homebuyer

- $4000 toward down payment and closing costs for income-eligible homebuyers
- Forgivable loan, fully forgiven after 5 years living in the home

Buy Springfield Now

- Promotes homeownership
- Incentives and discounts for buying a home in Springfield
- Discounts for home inspectors and attorneys
- Coupons and incentives at local businesses
Housing Development
Homeownership Development – Vacant Lot Infill

Vacant Lot Infill
- Homes on Central Street
- Union Street/Old Hill Development
- Future Projects in Mason Square

Redevelopment of Vacant Homes
- Partnership with Way Finders to rehabilitate or redevelop properties with existing vacant homes; Homes will be sold below market price to income-eligible homeowners

Gemini Townhomes
- 40 townhomes to be built in the South End and sold to income-eligible households
Upcoming Lottery - for chance to purchase below-market homes

Rental Housing Development

- Mason Square Apartments and Knox Residences
- 2 new rental projects on lower State Street
- Other projects—
  - Elder housing in the North End – Brightwood Elementary
Supportive Housing
Rental Subsidies and Housing Development for Vulnerable People

- Chronically homeless, homeless youth, persons with HIV/AIDS
- 2 models:
  - Funding for local agencies to provide subsidies paired with services
  - Development funding for programs that include housing and services
    - State Street – Kavanaugh Building
    - Chestnut Street – former YMCA