



Community Services Committee

Town of Brighton, Monroe County, New York

Councilmember Robin Wilt, Chairperson

Councilmember Christine Corrado, Co-Chairperson

AGENDA

September 18, 2019

Location: Brookside Recreation Center, 220 Idlewood Road

Time: 9:30 AM – 11:30 AM

PRESENT:

MEETING CALL TO ORDER

OPEN FORUM

APPROVAL OF MINUTES

August 21, 2019

COMMUNICATIONS

- September 9, 2019: Barbara Bowerman (Forwarded by Pattie Taylor Brown)
 - RE: Pocket Park at the End of Bonnie Brae, Beautification Committee, et al.

CONTINUING BUSINESS

Park Issues: Matt Beeman

Recreation Programs: Rebecca Cotter

Winter Farmers' Market Update

Inclusion, Diversity and Equity Advisory Committee Update

Community Choice Aggregation Law Update

Brighton Safe Streets for All Update

PACE Program Update: Christine Corrado

Complete Streets Makeover Contest Update: Christine Corrado
(see attached Design Connect MOU)

Councilmember on Your Corner Update

Remaining Schedule for Outdoor Market and Winter Market Planning: Robin Wilt

Brighton Complete Count Committee

Brighton Opt in to Rent Stabilization (Emergency Tenant Protection Act - EPTA): Robin Wilt

Anti-Displacement Learning Network Request for Applications (RFA)
(see attached Enterprise Anti-Displacement RFA)

NEW BUSINESS

Community Services Committee Website Update

Indigenous Peoples' Day

Mobile African American History Display

UPCOMING EVENTS:

Semi-Annual Electronics Recycling and Document Shredding Event

Brighton Highway Department, 1941 Elmwood Avenue
Saturday, October 12th, 9:00 am – 12:00 pm

Sensory Friendly Trick or Treating

Brighton Town Hall Lobby
Friday, October 18th, 4:00 – 5:00 pm

Fall Festival

Brighton Town Hall Campus/Brighton Memorial Library
Saturday, October 19th, 10:00 – 11:30 am

Halloween Happy House

Buckland Farmhouse, 1341 Westfall Rd, Rochester, NY 14618
Friday, October 25th, 5:00 – 6:00 pm

Haunted Grounds at the Buckland Farmhouse

Buckland Farmhouse, 1341 Westfall Rd, Rochester, NY 14618
Friday, October 25th, 6:00 – 9:00 pm

Semi-Annual DEA Pharmaceutical Take Back Event

Brighton Highway Department, 1941 Elmwood Avenue
Saturday, October 26th, 10:00 am – 2:00 pm

NEXT MEETING:

Wednesday

October 16th, 2019
9:30 am: Brookside Recreation Center



Monroe Avenue Complete Streets Design

Brighton, NY

Design Connect: Cornell University
Fall 2019

About Design Connect

Design Connect is a multi-disciplinary, student-run, community design organization based at Cornell University. We are rooted in collaborative, democratic, and sustainable principles for the advancement of towns in upstate New York.

Formed in 2008, Design Connect provides design and planning services for local municipalities and non-profits that may not have the resources to hire professionals while offering practical experience to students.

Section I: Project Overview

History of Site

Monroe Avenue, one of the Town of Brighton's main corridors, was named after the 5th United States president James Monroe. The street was developed in the early parts of the 19th century, and connects Brighton with the City of Rochester. This area between the City of Rochester and the Canal became a commercial corridor, with shops and businesses to cater to canal workers and travelers. Street cars operated from 1887 to 1910. In 1900, the Rochester & Eastern Rapid Railway constructed an electrically powered line along Monroe Avenue from Rochester to Canandaigua. This led to the development of suburban housing along the corridor, and in the 20th century there was an increase in commercial and residential development.

Today, Monroe Avenue is a major corridor for the area, with an average daily traffic volume of approximately 14,660 cars per day on the section between Route 590 and Twelve Corners. It is also home to a bus route, and this section of street is characterized by strip mall developments and homes adapted for retail use.

Project Summary

The area of Monroe Avenue between Twelve Corners and Route 590 does not serve the needs of area pedestrians and cyclists. Its heavy traffic, high vehicle speeds, and lack of adequate crosswalks and bicycle infrastructure make this section of street uninviting and dangerous. In conjunction with community members, this project will develop a street revisioning/redesign plan for this section of the Avenue, to be used for future advocacy work with NYSDOT as the corridor is planned to be repaved in the coming years.

Section II: Project Detail

Final Deliverable

To the best of the team's ability, we will provide client with the following deliverables:

Final Report, including:

- Existing Conditions Assessment
- Strengths, Weaknesses, Opportunities, and Threats Assessment
 - Social, Economic, and Environmental Factors
- Precedent Study/Research
 - Social, safety, and economic impacts of street diets in similar communities
 - Zoning/code changes for parking requirements
- Monroe Avenue Redesign Plan, including:
 - Renderings of design-concepts, redesign concepts for 5 intersections along the route, namely: Brooklawn/Torrington, Allens Creek/Westfall, Roosevelt, Northumberland, and Edgewood/Meadow
 - Site Plan Map
- Implementation
 - Projected costs

Final presentation of project results to the Cornell community (open to the client)

Copies of print materials can be provided to the client

Project Phases

Research and Analysis Phase:

In this phase the team will review background information and data about the project, as provided by the client and through independent research. This includes an analysis of current conditions (traffic volumes, pedestrian counts, crash data), and research of appropriate road diet case studies to guide design. This phase includes an initial site visit with the entire team, so that they may become acquainted with the site and the community partners, as well as do preliminary outreach at the Brighton Farmers Market to assess concerns and future visions for the corridor.

Outreach Phase:

This phase involves the planning of a community input session in the Town of Brighton to more fully assess community members' concerns, needs, and visions for the future of the Monroe Avenue corridor. This will take the form of a workshop, with the student team presenting different potential design interventions and changes. Through this workshop, we hope to collaboratively create a design for this section of the Avenue. This meeting will take place no later than mid-semester to fully integrate the community's input into the final product. A potential

second meeting can be scheduled after Cornell's mid-semester review to gather feedback on the near-complete designs from Brighton residents.

Design/Production Phase:

This phase synthesizes the information gathered from the Research and Outreach phases into a street redesign/revisioning plan for the section of Monroe Avenue between Twelve Corners and Route 590 that is informed by community input and historic precedents. Graphic renderings, maps, diagrams, and other visuals will be produced to illustrate our concepts.

Presentation Phase:

The team will present the results of each phase and the finalized designs at a presentation at the end of the semester, held at Cornell. The client and other involved parties are encouraged to attend the final review. A final deliverable of a report will be turned in via PDF and a printed report.

Project Calendar

September 22	Initial site visit with client
September 9 – October 12	Research and Analysis, Outreach Phases
October 13 or 20	Community Input Session
October 12 – November 9	Outreach, Design, and Production Phases
October 22	Mid-Semester Review on Cornell's Campus
October 22 – December 3	Design and Production Phase
December 3 - 7	Final Review on Cornell's Campus
January 15	Final Report sent to client

Meetings with stakeholders and client will occur on an as-needed basis.

Section III: Responsibilities

Client Responsibilities

- Provide information and feedback in a timely fashion (within 7 calendar days)
- Be available time to meet with the project team on a regular basis at a mutually agreed upon time convenient to both parties.
- Be available to facilitate site visits with sufficient advance notice (7 calendar days), at a mutually agreed upon time convenient to both parties.
- Be open for regular communication via telephone, teleconferences, and email.
- Review meeting minutes and other documentation for potential issues.
- Provide all documentation relevant to this project.
- Attend final project presentation at Cornell.

Team Responsibilities

- Meet as a team on a regular basis.
- Provide project updates as required by client.
- Be available for site visits and to meet with client.
- Provide final deliverable to client by the established deadline in a form predetermined by client and meeting quality standards.
- Give a presentation on your deliverable during final semester meeting.

Payment

Although Design Connect consists of an all-volunteer team and board, we request a suggested donation of **\$500 / per semester** in order for Design Connect to continue providing services to local communities and to complete the required deliverables for this project. This should have been discussed with the client prior to completion of this proposal; however, if the client has concerns or questions regarding payment, please contact the **Design Connect Treasurer, Jenna DeRario (jd965@cornell.edu)**.

Any disputes regarding quality of the final deliverable should be made directly to the Design Connect board (designconnect@cornell.edu).

Please make check payments out to: Design Connect Board, and send to the following address by **October 15, 2019**:

**Design Connect, via Paul Mazzarella
Department of City & Regional Planning
207 W. Sibley Hall
Cornell University
Ithaca, NY 14853**

Section IV: Project Team

Cornell Team

Project Manager: *The Project Manager is the main point of contact for the client. The Project Manager is responsible for acting a liaison to the Design Connect Board, ensuring timely and satisfactory completion of all project deliverables, for coordinating the day-to-day progression of the project, and staying in regular contact with the client contact.*

Naomi Crimm nc535@cornell.edu 215-531-0202

Team Members

Junchi Fang	jf834@cornell.edu
Wei Wu	ww466@cornell.edu
Xinyue Shen	xs357@cornell.edu
Lin Oo	lko9@cornell.edu
Bruce Liu	yl648@cornell.edu
Grace McCartney	ggm43@cornell.edu
Jon Ignatowski	jai49@cornell.edu
Sepideh Karimifar	sk3258@cornell.edu
Mehwish Bandyal	mb2635@cornell.edu
Amit Dhaka	asd94@cornell.edu

Faculty Advisor

Paul Mazzarella pdm73@cornell.edu (607) 255-2170

Client Team

Client Liaison

Christine Corrado COUNCILMEMBER	christine.corrado@townofbrighton.org	585-784-5257
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Client Team

Mary Staropoli	mary.staropoli@reconnectrochester.org
Michael Damico	michael.damico@reconnectrochester.org
Renee Stetzer	renee.stetzer@reconnectrochester.org
Mike Guyon	mike.guyon@townofbrighton.org

Section V: Proposal Contract

"I acknowledge that *Design Connect* is voluntary, and is neither expected nor required as part of my education at Cornell University. I further acknowledge that Cornell University assumes no liability of any kind with respect to the *Design Connect* program.

I am aware my participation in the *Design Connect* involves a risk of injury, illness, accident or impairment of health. Without limitation, and in addition to other risks inherent in my participation in the *Design Connect*, I acknowledge there is a risk of injury or death in traveling to and from the location where the *Design Connect* projects are located. I am further aware that the following described risks and/or factors exist, or may exist, in my participation in the program:

- Accidents to person or property while in transit to or at a *Design Connect* site.
- The reproduction of drawings, photographs, or other creative property either by the communities, municipalities, Cornell University, or other independent parties unless otherwise copyrighted.

NOTE: The listing of specific risks above (if applicable) does not suggest either the absence of risks not listed, or that those listed are necessarily of the greatest or most serious concern.

I shall be fully responsible for my own safety and well-being during my participation in *Design Connect*.

ON BEHALF OF MYSELF, AND ON BEHALF OF MY HEIRS, DISTRIBUTEES, GUARDIANS, ASSIGNEES, AND LEGAL REPRESENTATIVES, I HEREBY RELEASE CORNELL UNIVERSITY, AND ITS OFFICERS, PROFESSORS, AGENTS AND EMPLOYEES, FROM ALL CLAIMS OF ANY KIND THAT I MAY NOW HAVE, OR THAT MAY ARISE IN THE FUTURE, THAT MAY ARISE OUT OF OR RELATE IN ANY MANNER TO MY PARTICIPATION IN *Design Connect*, WHETHER OR NOT SUCH CLAIMS ARISE OUT OF ERRORS, OMISSIONS OR MISCONDUCT BY CORNELL UNIVERSITY OR BY ANY OF ITS OFFICERS, PROFESSORS, AGENTS OR EMPLOYEES, OR MAY BE CAUSED BY DANGEROUS OR DEFECTIVE EQUIPMENT OR PROPERTY OWNED OR OPERATED BY WESTERNU. THE CLAIMES RELEASED HEREBY INCLUDE, WITHOUT LIMITATION, ANY CLAIMES FOR PROPERTY DAMAGE, BODILY OR PERSONAL INJURY, SICKNESS, DISEASE, ILLNESS OR DEATH.

I agree to share the responsibility of the aforementioned project with my fellow team members. This includes fulfilling to the best of my ability the expected deliverables with my teammates and attending both midterm and final reviews on Cornell's Campus as well as within the community. I recognize that none of the work I have contributed to can be considered services with expected compensation. I recognize that receiving compensation for these services above and beyond recompense for expenses violates my stated agreement. I have carefully read this release form and fully understand its contents. I am aware that this is a release of liability, and sign it of my own free will."

Monroe Avenue Complete Streets Design Makeover

Signatures:

Junchi Fang

Date

Wei Wu

Date

Xinyue Shen

Date

Lin Oo

Date

Bruce Liu

Date

Grace McCartney

Date

Jon Ignatowski

Date

Sepideh Karimifar

Date

Mehwish Bandealy

Date

Amit Dhaka

Date

Before the faculty sponsor signature: “I have reviewed the students’ proposal [and deem the work worthy of receiving independent student credit as a pass/fail or letter grade course].”
[optional]

Paul Mazzarella

Date

Board Liaison (*Witness*)

Naomi Crimm

Date

"I acknowledge that *Design Connect* is a voluntary service program NOT CONDUCTED BY LICENSED PROFESSIONALS OR EXPERTS, AND THEIR WORK CAN IN NO WAY BE USED FOR THE BASIS, DOCUMENTATION, OR ESTIMATE OF CONSTRUCTION. I ACKNOWLEDGE THAT DESIGN CONNECT AND CORNELL UNIVERSITY ASSUME NO LIABILITY FOR ANY ASPECT OF THIS PROJECT.

I am aware my participation in the *Design Connect* involves a risk of injury, illness, accident or impairment of health. Without limitation, and in addition to other risks inherent in my participation in the *Design Connect*, I acknowledge there is a risk of injury or death in traveling to and from the location where the *Design Connect* meetings are located. I am further aware that the following described risks and/or factors exist, or may exist, in my participation in the program.

Accidents to person or property while in transit to or at a *Design Connect* site.

The reproduction of drawings, photographs, or other creative property either by the students, municipalities, Cornell University, or other independent parties unless otherwise copyrighted.

I have carefully read this release form and fully understand its contents. I am aware that this is a release of liability, and sign it of my own free will.

I acknowledge that the provided donation is required and non-refundable, unless as stipulated elsewhere in this document."

Reconnect Rochester

Date

OTHER COMMUNITY CONTACTS

Date

OTHER COMMUNITY CONTACTS

Date

OTHER COMMUNITY CONTACTS

Date

OTHER COMMUNITY CONTACTS

Date

Please note that signed copies must be provided to client, project team and Design Connect board (scan acceptable).



*New York State Anti-displacement
Learning Network*

Request for Applications 2019

NEW YORK STATE ANTI-DISPLACEMENT LEARNING NETWORK

REQUEST FOR APPLICATIONS (“RFA”)

Pre-Application Conference:	September 12, 2019 at 3:00 p.m. EST
Submission Deadline for RFA:	October 31, 2019 at 5:00 p.m. EST
Expected Date for Notice of Program Participation:	December, 2019
Grant Period of Performance:	January 1, 2020 through December 31, 2021

How to Apply: Applicants must submit full proposals through SlideRoom, the online system being used for this funding opportunity. Applicant must print and fill out the matrix templates and upload it to SlideRoom as an attachment. To start your application, use <https://bit.ly/2ZdZ5Tr>

IMPORTANT: SlideRoom automatically saves your work as you go. That means that even if you lose your internet connection or have computer problems, your work will be saved. You can log in and out as many times as you need to complete your proposal. *However, once you submit your proposal you cannot go back to make any edits.*

Submission Deadline: 5:00 p.m. EST on October 31, 2019. Proposals received outside of SlideRoom or after the deadline will not be accepted.

Pre-Application Conference: There will be one Pre-Application Conference meeting to address questions regarding this RFA on **September 12 at 3:00 p.m. EST**. The call-in number is: **1-866-469-3239, code 66184256**. Register for the Pre-Application Conference by emailing jyang@enterprisecommunity.org. Written questions to be answered on this Pre-Application call may be submitted via email to jyang@enterprisecommunity.org at least two business days prior to the call.

Questions: All interested applicants will be afforded the opportunity to e-mail questions regarding this RFA. Applicants must e-mail these questions to Jenny Yang at jyang@enterprisecommunity.org. Applicants may not contact anyone other than jyang@enterprisecommunity.org with questions about this RFA.

APPLICATION GUIDELINES

I. STATEMENT OF PURPOSE

Resident displacement is a significant contributor to destabilizing communities. Displacement occurs in both strong and weak housing markets and can be caused by a variety of triggers, ranging from gentrification to limited supply of quality rental housing to tax foreclosures, and can be exacerbated by local code enforcement and housing policies. Displacement disproportionately harms low-income communities, under-resourced, marginalized, and communities of color, but its impacts reverberate across communities, causing lasting impacts on poverty and economic mobility and overall community well-being. Additionally, when low-income people of color are displaced from communities, research indicate that patterns of re-segregation emerge, perpetuating racial and economic inequity.

Through this Request for Applications (RFA), Enterprise Community Partners, Inc. (Enterprise), in partnership with the New York State Attorney General, is seeking to support efforts of local municipalities and counties (Applicants) in New York State that wish to reduce or prevent the displacement of low-

income communities through peer learning and funding of targeted strategies.

For the purpose of this RFA, Enterprise welcomes applications from municipalities that have identified displacement triggers that push low income people, people of color, and other vulnerable populations out of their homes or neighborhoods. Examples of displacement triggers include but are not limited to: evictions, gentrification, rezoning, increasing housing prices, tenant harassment, concentration of vacant or abandoned properties, inequitable code enforcement, home health hazards, poor housing quality, climate/natural disaster issues, large-scale new construction or redevelopment of low-income neighborhoods, etc.

Enterprise will provide technical assistance and peer-to-peer learning on anti-displacement strategies for up to ten (10) Applicants. Each participant will join a peer learning exchange by phone or in person on a bi-weekly basis for a period of three months. Each participant will receive one-on-one technical support, and participate in additional peer learning if appropriate, to apply for grant funding of up to \$1 million to implement a strategy that will have significant positive impact.

Successful applications will demonstrate an understanding of local causes or actions that push residents out of their homes or neighborhoods, a willingness to learn about and share potential anti-displacement strategies, and a history of collaborating with local organizations and residents directly impacted by displacement, particularly in low-income communities, communities of color, and renters. Applications should demonstrate a commitment to preserving and stabilizing communities that face high rates of evictions, property abandonment, foreclosure or loss of existing affordable housing or community assets that push residents out of their home or neighborhood.

This program will encourage Applicants to work collaboratively with local stakeholders in affected neighborhoods to identify and implement a high-impact anti-displacement strategy targeting the most vulnerable population(s)—particularly in low-income communities, communities of color, and renters—with the ultimate goal that successful outcomes will allow residents to remain in their home or neighborhood and foster community stabilization.

The term of the program is expected to be January 1, 2020 through December 31, 2021.

II. SUMMARY OF APPLICATION

The program, up to 24 months is comprised of three phases:

- Phase 1, Learning Exchange (three months): During this phase, Project Teams (comprised of local/elected officials and community partners directly impacted by displacement in targeted neighborhood(s)) will learn about various strategies to address displacement through webinars and/or peer-to-peer discussions. There are dozens of potential strategies to address displacement; the Learning Exchange phase will cover only a subset of strategies, which will likely include rent stabilization, tenant protection programs such as right to legal counsel and tenant and landlord education programs, funding and financing for repairs, foreclosure prevention and ensuring long-term affordability of the housing stock. The strategies covered in this phase will be determined based on input provided by the Project Teams in the applications (see below for application questions). Each Project Team member is expected to commit an average of up to five hours/month for engaging in the Learning Exchange, as well as attending a 1.5 day in-person convening during this period, date and location TBD.
- Phase 2, Strategy Selection (three months) & Funding Request (two months): Project team will

identify one top strategy to implement. While many teams may decide to choose a strategy that was covered in detail during the Learning Exchange phase, teams are not restricted to that set of strategies. During this phase, invited Project Teams are eligible to request funding to implement their chosen strategy in targeted neighborhood(s). In order to be approved for a funding request, Project Teams must demonstrate understanding of local displacement challenges, identify one impactful and achievable strategy to implement in targeted neighborhood(s), demonstrate support for the chosen strategy from community partners from impacted communities, create a plan for engagement of impacted communities throughout the engagement process, and demonstrate commitment to meeting the milestones and deliverables to achieve desired outcome/impact. Project Teams may use the awarded funds directly for capital-based strategies or for programmatic strategies.

- Phase 3, Implementation (16 months): During this phase, Project Teams that have been awarded implementation funding will implement their chosen strategy. Project Teams will track short- and long-term deliverables/success to achieving the desired outcome/impact.

Resources Available for Phases 1 through 3:

Phases 1 & 2: Support provided during phases 1-2 includes a stipend of up to \$25,000 per Project Team to support community stakeholders' time participating in this process. Additionally, each Project Team will receive up to 20 hours of one-on-one technical assistance from Enterprise's designated consultant team to select a strategy that will have significant positive impact, develop a high-impact but achievable plan to implement chosen strategy, and craft their funding proposal.

Phase 3: If Project Team's application is selected for implementation funding, it will receive support to implement its chosen strategy. As part of the budget, Applicants are required to provide a detailed budget on the use of the grant, including resources for community partners directly impacted by displacement in targeted neighborhood(s) to participate in the implementation phase of the program.

III. ELIGIBILITY AND STRATEGIC GOALS

Project Teams must meet the following eligibility requirements:

- Project Team: Meaningful collaboration between elected officials, local municipal or county staff, and stakeholders from communities most impacted by displacement is **required**. Applicant should demonstrate how the Project Team members were selected. Project Team should reflect the racial diversity of your community and consist of four to six members – half of the team members should consist of elected officials or local leadership and the other half should be made of local community partners. The community partners selected for the team should represent the communities that are most impacted by and vulnerable to displacement. Preference will be given to jurisdictions where at least one of the local representatives is an elected official or a direct report to the Mayor or County Executive. The Mayor or County Executive may be designated as an honorary team member and is not counted toward the four-to-six-member limit.

Additionally, Project Team should have demonstrated capacity and expertise to carry out the objectives. At the time of the application, Applicant should have a general sense of target geographic area(s). Applicant should designate a day-to-day champion and project manager from the Project Team who will be responsible for coordinating with the rest of the team during the learning network. **Applications that demonstrate political readiness to work with local community partners to take active measures to identify and implement one impactful**

and achievable anti-displacement strategy will be prioritized. This can be demonstrated through local officials having made positive public statements; past, current, or pending anti-displacement initiatives; stated commitment to addressing displacement in existing municipal plans or documents; letters or other evidence of support from local leadership and the community, etc.

- **Target Populations:** Target populations must be primarily under-resourced or marginalized communities (80% AMI or lower) or populations vulnerable to displacement pressures. This can be demonstrated through using a racial and economic equity lens to identify the most vulnerable population(s) or neighborhood(s) currently experiencing displacement or most at risk of displacement. Priority will be given to applications demonstrating a focus on preventing displacement of the most vulnerable populations in the community, particularly low-income households and/or people of color. Because most analysis indicates that renters bear the greatest displacement impact, we expect that a substantial proportion of program participants will focus on displacement related to renters; however, we also welcome compelling applications that effectively demonstrate a high degree of displacement vulnerability among certain homeowner populations.

Applicants should demonstrate the ability to meet the following strategic goals:

- Demonstrate local commitment for carrying out anti-displacement work, including meaningful local community engagement, and provide opportunities for local stakeholders to be engaged throughout all three phases of the program.
- Impacted communities play an active role in developing and implementing anti-displacement strategies.
- Address racial and economic inequities in the community, particularly communities of color and disinvested communities.

IV. SUBMISSION REQUIREMENTS

Applicants should provide responses to the following questions online in SlideRoom. Applications must be submitted by the local municipality or county.

1. Applicant Information

Name of City/County:

Name of primary staff person:

Title:

City/County Department:

Email:

Phone Number:

2. Project Team Information

Name, title, organization and contact of each Project Team member.

3. Displacement Triggers & Challenges (no more than 750 words)

- a) Describe local displacement triggers – what displacement challenges are you seeing? What populations and neighborhoods are most affected by displacement? What quantitative and qualitative evidence do you have that support those are the displacement challenges? What further analysis and research is needed to fully understand the scale of displacement challenges? Please see Appendix A for guidance on options for quantitative analysis. (no more than 500 words)
- b) In addition to your narrative response, please fill in the challenge matrix to illustrate local drivers of eviction in your community.

Specific Displacement Challenge	Significant problem	Moderate problem	Small problem	Not a problem	Don't know
Home in poor condition; code enforcement condemns; tenant has to move out	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Home in poor condition; tenant speaks up; landlord evicts tenant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Home in poor condition; landlord needs to raise rents to fund repairs; tenant can't afford higher rents and moves	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Home in poor condition; tenants must temporarily vacate for repairs to be done; tenants can afford rent afterwards but does not have the legal opportunity to move back in	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tenant moves out; the only apartments they can afford are in poor condition	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tenant has life change (e.g. loses job) and can't afford rent; either moves out or is evicted	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Landlord evicts tenant; raises rent	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Landlord raises rent; tenant can't afford rent and moves out	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Landlord evicts tenant; changes unit to short-term rental	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Landlord sells property to new owner who raises rents (possibly after evicting tenants)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tenant moves out; there are insufficient apartments available at rents they can afford	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Property falls into disrepair; homeowner can't afford to fix it, has to sell	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Homeowner has life change (e.g. loses job) and can't afford mortgage and/or property taxes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Property values rise; property taxes rise; homeowner can't afford property taxes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Homeowners, particularly elderly or otherwise vulnerable, targeted for deed fraud	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Property values rise, homeowners sell below market to flippers	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

4. Anti-displacement strategies (no more than 1,800 words)

For reference in answering the below questions, please see the strategy matrix for sample proposed strategies to addressing specific displacement challenges.

- a) Which anti-displacement strategies has your municipality or county already enacted, if any? What efforts are currently underway? What new policies or programs are you considering pursuing? Do you consider any of those “low-hanging fruit?” Please check all that apply (matrix of tenant anti-displacement strategies with columns for already enacted, current under development, considering, want to learn more and not relevant/interested). Please describe any research or groundwork already accomplished towards the strategies you checked. If the jurisdiction has not put in place any anti-displacement initiatives or policies, please explain some of the reasons/challenges why this has not happened. (no more than 500 words)
- b) Please fill in the strategy matrix.

Strategy	Policies already enacted	Under development	Considering/ want to learn more	Not relevant/ interested
Rent stabilization	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Just cause eviction protections	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Right to legal counsel	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fair chance housing for people with criminal records	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tenant opportunity to purchase (TOPA)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Support for hoarders to prevent tenant eviction	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Permanent affordable housing				
Programs and funding for repairs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Equitable code enforcement	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Anti-displacement strategies in housing and other related city plans	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rent payment guarantees	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Foreclosure prevention programs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Homeowner tax incentive programs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

- c) Has the city/municipality adopted a housing plan that includes anti-displacement strategies? Have any community groups or coalitions developed housing plans that include anti-displacement strategies? Please attach plans and briefly describe the anti-displacement strategies. (no more than 300 words)

- d) Describe potential challenges (structural, political and/or financial) to undertake a community-informed anti-displacement strategy? (no more than 200 words)
- e) What are the short (1-2 years) - and long-term (3-5 years) goals and anticipated impact/outcomes (both qualitative and quantitative) you hope to achieve? What could success look like? How do these goals correspond to the affordable housing and community development needs and priorities of the local county or municipality? (no more than 300 words)
- f) What successful or innovative local policies would you like to share with your peers in other cities? (no more than 200 words)
- g) What policies and/or strategies would your team be most interested in learning about during phase 1? Strategies could include but not limited to: data analyses; addressing structural, political, and/or financial barriers; narrative or communications strategies; community education and outreach strategies; or other strategies. (no more than 300 words)

Please provide at least three letters of support, including a letter from the mayor or resolution of support from the city council and letters from community organizations working in and with leadership from low-income communities of color in your city and in neighborhoods that are most at risk for displacement, including the community partner organizations in this application. Additionally, the Applicant is encouraged to provide links or attachments of current anti-displacement efforts that align or complement proposed activities.

5. Target Geography or Population (no more than 500 words)

- a) Describe the anticipated neighborhood(s) or community(ies) to focus on strategy development and explain why that geography or population was chosen, through a racial and economy equity lens. Describe the racial demographics and income range—what is the Applicant’s plan to ensure that their needs are reflective of the displacement strategy? (no more than 500 words)

Applicant may attach maps/charts of target neighborhood(s) or community(ies) illustrating the above information.

6. Project Team & Qualifications (no more than 1,800 words, not including resumes)

- a) Describe the Project Team, elected and local officials (including local agencies and associated staff) and local stakeholders of targeted neighborhood(s) and their relevant experience to executing the proposed activities. (no more than 500 words)
- b) Describe each team member’s role and responsibility in achieving the desired outcomes, specifically, what expertise or influence does each team member have that they can utilize to achieve the desired outcomes? (no more than 500 words)
- c) The expectation during this program is that communities most directly impacted by displacement will play a lead role in determining displacement triggers/challenges, and in developing and implementing strategies to address displacement. How will decision-making processes be designed in order to center impacted communities? (no more than 300 words)

- d) Briefly describe the broader landscape of housing and organizations that are engaged in anti-displacement work in your community. How will these groups engage with the proposed Project Team? Describe the existing relationships among the local government and community stakeholders and experience with past engagement and collaboration efforts (both successes and lessons learned). (no more than 500 words)

Attach resumes and bios of each Project Team member.

V. EVALUATION CRITERIA

Enterprise will determine the number of Applicants selected to participate in the program, based upon the following evaluation criteria.

Evaluation Criteria	Eligible Points
Outcomes/Impact – Applicant is able to articulate local displacement challenges through quantitative and/or qualitative evidence. Applicant demonstrates understanding of anti-displacement strategies the local jurisdiction has already enacted, underway or consider pursuing. Applicant demonstrates understanding of the biggest barriers in advancing an anti-displacement strategy. Applicant demonstrates commitment to learning more about local displacement challenges. Applicant demonstrates short-and long-term goals and anticipated impact/outcomes Applicant hopes to achieve. Applicant demonstrates what success would look like.	50
Project Team & Readiness to Act Project Team – Applicant demonstrates collaboration between local/elected officials, local agencies and local stakeholders of targeted neighborhood(s). Project Team has the qualification and experience as well as deep representation to achieved desired outcomes/impact. Project Team demonstrate commitment to meeting short term goals that will result in long term impact. Readiness to act – Applicant demonstrates that they are ready to move forward on an inclusive anti-displacement agenda. Indicators of readiness include political and leadership support for participation, past success in community engagement efforts, staff capacity for planning and implementation, and the scope and strength of existing affordable housing infrastructure.	30
Target Geography – Proposed activities presents significant impact to vulnerable and low-income households (80% AMI or lower) and the geographic area served. Proposed activities are focused on communities and populations most in need, particularly communities of color and under resourced, marginalized communities.	20
Maximum points	100

Enterprise may request additional information from Applicants with respect to their applications. Enterprise reserves the right to interview any Applicant and key management of the Applicant entity.

In addition to individual application criteria, Enterprise reserves the right to select applications based on overall cohort characteristics, which may include: geography; range of policies and strategies; market type; and possibly other characteristics to create a well-balanced and effective cohort.

VI. TERMS OF THE GRANT

If awarded funding, Applicants will be required to enter into a grant agreement with Enterprise governing the grant. If requested by the Applicant, Enterprise may enter into agreements with one of the Project Team members directly. The term of the engagement of all three phases of the program will be for a period of up to 24 months. Work is expected to begin January 1, 2020. On a case by case basis, Enterprise may consider modifying the start and completion timeline. Enterprise reserves the right to reject and/or modify any funding request made through Phase 2 of the process.

If awarded funding through Phase 2, Applicants shall agree to comply with all Federal, State and Local laws, rules and regulations applicable to the grant. Enterprise reserves the right to award Applicants less than their full funding requests, during Phase 2. In the event that Enterprise chooses to award less than the amount that an Applicant originally requested, the Applicant will have the opportunity to revise the scope and budget of their application to appropriately reflect the actual funding allocation.

If awarded funding, Grantees must assume full responsibility for execution and implementation of the grant for the duration of their agreement with Enterprise, including situations in which the grantee has partnered with another organization for a portion of the work described in the application.

Representations, Warranties and Covenants

Applicant currently possesses or will obtain all expertise and personnel necessary to undertake and execute the Scope of Work in the implementation phase in a manner that is satisfactory to Enterprise.

VII. AWARDS, PAYMENT AND PERFORMANCE

The use of the funds will be monitored by Enterprise and its designees. All grantees will be required to document project expenditures using generally accepted accounting principles (GAAP). Grantees will submit progress reports relative to the provision of the grant on a quarterly basis to Enterprise or its designees and will comply with periodic programmatic and financial audits as requested by Enterprise or its designees.

All grantees will also be required to document project results, participate in monthly check in calls with Enterprise, and cooperate with reasonable requests of Enterprise or its designees. Reporting policies and procedures will be set forth in the grant requirements, if awarded funding during Phase 2.

All reporting of financial and project data will be submitted by the grantees to Enterprise or its designees.

Should the grantee fail to comply substantially with the grant requirements, funding may be suspended or terminated, or the grantee may be subjected to other appropriate sanctions.

VIII. ADDITIONAL CONDITIONS

Enterprise reserves the right to:

- Reject any applications received that do not comply with the requirements outlined in this RFA;

- Communicate with an Applicant for the purpose of assuring a full understanding of responsiveness to the RFA solicitation;
- Amend, modify or withdraw this RFA after notifying the Applicant;
- Adjust or correct arithmetical errors in applications;
- Utilize any and all ideas submitted in the application received unless such ideas are covered by legal copyright, patent, or property rights, and Enterprise is notified in the received submission; and
- Adopt or utilize all or any part of an Applicant's application.

APPENDIX A

Options for quantitative analysis

NOTE: Should you choose to conduct quantitative analysis, data should be disaggregated by race/ethnicity, unless these data are not available.

Data point	Source/process to measure
Number of evictions	City court records
Number of tenants who move per year	American Community Survey (Table B07001)
Speed of change in rents over time	American Community Survey (i.e. Table B25031)
Number/percent of tenants who are housing cost-burdened	HUD CHAS data; National Equity Atlas housing burden indicator
Housing quality/condition	HUD CHAS data (includes one/more of the housing issues)
Number of housing units affordable at various % AMIs.	HUD CHAS data
Mortgage foreclosure rates	County Clerk's Office (historic data and # of lis pendens filed the last two years)
Tax foreclosure rates	Local foreclosing government unit (local or County) (historic data)
Where homeless people are coming from	HUD Point In Time Survey
Other relevant data (e.g. potential residents impacted by a large-scale infrastructure project; number of children moving within a school district in a school year)	

Subject: Re: Park at end of Bonnie Brae and other questions
Date: Monday, September 9, 2019 at 6:55:22 PM Eastern Daylight Time
From: Pattie Brown
To: Barbara Bowerman
CC: Robin Wilt, Town Of Brighton Bill Moehle

Hi Barbara,

More good questions! I see that you forwarded to Bill and Robin, so we'll wait for their reply.

Cheers,

pattie

On Sep 7, 2019, at 11:10 AM, Barbara Bowerman <rllmb17@gmail.com> wrote:

Hi

I have another question posed by some neighbors. Does the Town have any plans to beautify Monroe from Highland to 12 Corners? No grasses/weeds please! Maybe flowering trees to soften the landscape? I have lived in Brighton for 48 years and remember almost all of the commercial properties along Monroe Avenue being privately owned homes!

Update on neglected swimming pool at 31 Sonora.....the Town dropped the ball and so did the MCDH. Pool is still attracting mosquitos. The house has been for sale since last summer...pool and all! This is not a homeowner who takes pride in his property!

On Sat, Sep 7, 2019 at 5:27 AM Pattie Brown <pattie@rochestercaterer.com> wrote:

Hi Barbara,

I'm forwarding your note of interest to Bill Moehle, Town Supervisor and Robin Wilt, member of the Town Board.

Bill, Robin, what say you?

Sincerely,

pattie taylor brown
40 Bonnie Brae

Begin forwarded message:

From: Barbara Bowerman <rllmb17@gmail.com>
Subject: Park at end of Bonnie Brae
Date: September 6, 2019 at 1:45:14 PM EDT
To: Pattie Taylor Brown <pattie@rochestercaterer.com>

Hi

Who is responsible for the care of the above? (Park at end of Bonnie Brae) It is overgrown and not very attractive or welcoming.

What are the Brighton Beautification Committee goals?

Personally, I think the Monroe Ave corridor plantings are a dismal failure. I understand that was a grant project.

Two of my neighbors were interested in the committee. They completed paperwork and never got a response.

Isn't this a volunteer committee?

How was the Committee chosen?

What were the prerequisites? Just curious.

Barbara Bowerman
[42 Sonora Pkwy](#)