

# Springfield Community Preservation Grant Application

Community Preservation Funds are available in four categories: Community Housing, Historic Resource, Open Space & Recreation. You may skip a question if it does not apply to your project. **\*IMPORTANT\*** If you click on any links in this application, you must use the back arrow to return to this application or you will lose your work. Be sure to save your application. Questions about this form? Call 413-530-1268 or by email [cpc@springfieldcityhall.com](mailto:cpc@springfieldcityhall.com)

**INTRODUCTION** Please read the [application instructions on the CPC website](#) before proceeding with this application. The link includes a guide to proposing a CPA project. Options to save and finish the application later are found at the bottom of this application. Helpful additional resource links can be found on the [Home page](#) <https://www.springfield-ma.gov/finance/community-preservation>. Review the [DOR Community Preservation Fund Allowable Spending Purposes Chart](#) to determine if your project qualifies for CPA funding. \*asterisked items are required.

**Applicant :**

City of Springfield

**Neighborhood**

Metro Center/Downtown

**Project/Program Title:**

Development Incentive - 60 Byers Street

**Location of proposed project**

60 Byers Street, Springfield, MA

**CPA program area— check all that apply. Once you make a selection, only the questions relating to that selection(s) will appear.**

Historic Resource

**Anticipated Start Date of Construction**

10/1/2024

**Anticipated completion date of project**

10/31/2025

**Name of Organization or Individual**

City of Springfield

**Applicant Contact Name and Title**

Tina Quagliato Sullivan

**Applicant Contact Phone Number**

(413) 750-2114

**Applicant Contact Email**

[tquagliato@springfieldcityhall.com](mailto:tquagliato@springfieldcityhall.com)

**Website**

[www.springfieldcityhall.com](http://www.springfieldcityhall.com)

**Applicant Contact Address**

1600 East Columbus Avenue, 2nd Floor, Springfield, Massachusetts 01103

**Additional project partner and contact details**

Office of Housing

Robert DeMuisis

413-787-6500

[rdemuisis@springfieldcityhall.com](mailto:rdemuisis@springfieldcityhall.com)

## Grant Request

**Grant Request Amount**  
\$300,000.00

**Will you be seeking multi-year funding?**  
No

**Total Project Budget**  
\$3,580,203.20

**Total Sources of Committed Funding. If none write \$0.00**  
\$0.00

**CPA request as % of project**  
8

**List committed funds from all sources and agencies or write none.**  
No other funding is currently committed. The City does not intend to come back and seek additional incentive funding from the CPC, but the City does want to note that there is the possibility that a future developer/property owner may seek additional funding from the CPC for the project.

**Budget**

60 Byers Street - C-B Report.pdf

**Sustainability**

Funding granted by the CPC would be utilized as an incentive to attract a private developer to take ownership and control of the project. The City would issue an RFP to attract a qualified developer. Assuming the city was successful in attracting a developer, then prior to construction the property would transfer to private ownership and the developer/property owner would be responsible for all maintenance going forward.

**Fair Wage Compliance Certificate. Applies only to non-municipal projects.**

**Parcel ID #**  
021700016

**Maps**  
City Map - 60 Byers.pdf  
Street Map - 60 Byers  
Street.pdf

**Applicant standing in property**  
Property Owner

**Historic Preservation Questions**

Historic preservation projects must follow the Secretary of Interior's Standards for Rehabilitation. Assisted properties are subject to an exterior preservation restriction or require a local historic district designation. Does my project qualify? [Quick reference.](#)

**Is the building over 100 years old or have other local historic significance due to age, architecture, social history, etc.?**

Yes

**What year was the property built?**  
1955

**Is the building located in a National Register District?**

No

**Will the owner agree to a preservation restriction or local historic district designation?**

Yes

**Has the project been reviewed and approved by the Springfield Historical Commission?**  
No

**What steps will be taken to ensure the work complies with the Secretary of the Interior's Standards?**

The property is already located in a Local Historic District. It is anticipated that any developer purchasing

the property will be seeking Historic Preservation tax credits, which will require bring a historic preservation consultant on board and compliance with the Secretary of the Interior's Standards. Additionally, the city can require this within the solicitation that is released.

**Has the appropriate city agency been contacted?**

Yes

**Has the appropriate Neighborhood Civic Association been contacted?**

Yes

## **Project Details**

PLEASE NOTE: You have the option of typing in a response or attaching a file. If your responses are lengthy, please upload a document. Be sure to label each document with a title.

If selected for a grant, the Grantee shall submit quarterly progress reports and a courtesy copy to the neighborhood council (if applicable). The Final report will include before/after photos and a summary of the CPA work completed.

**Upload Narrative (200 words or less)**

CPA Application - 60 Byers- Project Narrative.docx

**Or type Narrative (200 words or less)**

See Attached

**Upload Project Description (200 words or less)**

**Or type Project Description**

See Attached

**Upload Applicant Experience**

tinaquagliatosullivan.resume2023.doc

Attachment C - R. Demusis Resume.doc

**Or type Applicant Experience**

See Attached

**Comments or additional information**

The City has placed the project on the Springfield Historic Commission agenda and letters of support will be forwarded upon receipt.

**User experience. If you have suggestions to improve the form please let us know.**

**Upload any additional files or attachments.**

aqca byers st ltrr.pdf

**Provide a list of all attachments included in this application.**

- Caolo & Bieniek Final Property Assessment/Project Budget
- City-Wide Map - 60 Byers Street
- Street-level/grid map - 60 Byers Street
- CPA Project Narrative/Applicant Experience/Supplemental Budget Description
- Resume - Tina Quagliato Sullivan
- Resume - Robert DeMusis

-Notification to Neighborhood Council

## **Signature to Submit Application**

**The applicant certifies that all information in this application and all information furnished in support of this application is given for the purpose of obtaining a Community Preservation Act grant and is a true copy and is complete to the best of the applicant's knowledge and belief.**

TINA-MARIE SULLIVAN