

City of Marlborough - Subsidized Housing Inventory Prepared by Marlborough CDA

Affordable Units

2015 10.22%
2017 11.55%

DHCD - ID#	Project Name	Address	Type	Total SHI Units	Affordability Expires	Comp. Permit?	Subsidizing Agency	Program
1844	Coolidge Manor	55 Howland Street	Ownership	2	Perp	No	DHCD	
1845	Countryside Village	450-460 Boston Post Road	Rental	115	2029	No	DHCD/HUD	
1846	Crystal Brook	Crystal Brook Way	Ownership	4	Perp	No	DHCD	
1847	Greater Marlboro Residence B	235 Pleasant Street	Rental	8	2021	No	HUD	
1848	Greater Marlboro Residence A	90 Onamog St.	Rental	12	2022	No	HUD	
1849	Indian Hill	Dicenzo Boulevard	Ownership	25	Perp	No	DHCD	
1851	Lincoln St. Marlborough	496-498 Lincoln St.	Rental	36	2021	No	DHCD	
1851	Mechanic Street	57 Mechanic St.	Rental	27	Perp	No	DHCD	
1852	Option Mechanic Street Project	153 Mechanic St.	Rental	6	2044	No	FHLBB/HUD	
1853	Prospect St. Apartments	120 Prospect St.	Rental	7	2035	No	FHLBB/HUD	
1825	29 Pleasant St.	29 Pleasant St.	Rental	42	Perp	No	DHCD	667
1826	397 Bolton St.	397 Bolton St.	Rental	60	Perp	No	DHCD	667
1827	Liberty Hill Apartments	240 Main St.	Rental	125	Perp	Yes	DHCD	667
1828	20 Front St.	20 Front St.	Rental	7	Perp	No	DHCD	689
1829	Lambert Street	Lambert St.	Ownership	2	Perp	No	DHCD	
1830	Roosevelt Street	Roosevelt Street	Ownership	2	Perp	No	DHCD	
1831	182 West Main Street	182 West Main St.	Rental	6	2018	No	MHP	
1832	Lincoln St.	Lincoln St.	Ownership	2	Perp	No	DHCD	
1835	271 Boston Post Road	271 Boston Post Road	Ownership	1	Perp	No	DHCD	
1838	Dow Place	Dow Place	Ownership	2	Perp	No	DHCD	
1840	35 High Street	35 High Street	Ownership	1	Perp	No	DHCD	
1841	Emmet Street	Emmet Street	Ownership	1	Perp	No	DHCD	
1842	Academy Knoll	22 Broad Street	Rental	81	2036	No	HUD	40B
1842	Academy Knoll	22 Broad Street	Rental	28	2018	No	MassHousing	13A
1854	The Meadows, The Ledges at New Horizons	370 & 420 Hemenway Street	Rental	120	2032	No	DHCD	
1855	Stevens Housing	25 Stevens St.	Rental	8	2034	No	HUD	
1856	Jefferson at Wheeler Hill	Donald Lynch Boulevard	Rental	274	2042	Yes	FHLBB	
1857	Avalon Orchards	81-119 Boston Post Rd. East	Rental	156	Perp	Yes	MassHousing	
4355	DDS Group Homes	Confidential	Rental	69	n/a	No	DDS	
4578	DMH Group Homes	Confidential	Rental	41	n/a	No	DMH	
4684	Pleasant Gardens	515 Pleasant Street	Ownership	5	2103	Yes	FHLBB	
6703	Fairfield Green	155 Northborough Road (off Crane Meadow Road)	Rental	302	Perp	Yes	MassHousing	
8150	Shane's Lane	37 Russell St.	Ownership	2	Perp	Yes	MassHousing	
9386	Christopher Heights	84 Chestnut St.	Rental	83	2058	No	DHCD	
NEW	223 Mechanic Street	223 Mechanic Street	Rental	1	Perp	No	DHCD	NSP
NEW	275 Mechanic Street	275 Mechanic Street	Rental	1	Perp	No	DHCD	NSP
NEW	The Preserve	155 Ames St.	Rental	225		Yes		

Total SHI: 1,889

Total Units in Marlborough: 16,947

The last Subsidized Housing Inventory (SHI) submission was done in 2015. The SHI update is done biannually and uses the most recent census data. At the time of the submission in 2015, the City of Marlborough had a total housing stock of 16,347 units of which 1,670 units were included in the SHI, giving the City of Marlborough 10.22% affordable housing.

The changes that were made to the last SHI update are as follows:

1844 - Countryside Village - went from 118 SHI units to 115: (-3)

1828 - 20 Front Street - was listed with 12 SHI units but is actually only 7: (-5)

1842 - Academy Knoll - affordability expired in 2016 from the last SHI update so for this year we verified that Academy Knoll renewed their subsidy through HUD. The most recent SHI update was marked to show the separation of the affordable units that are subsidized by HUD and the remaining 28 units that fall under the 13A program through MassHousing which is set to expire in 2018: (0)

NEW - 223 Mechanic Street - this property is owned and leased by the MCDA as an affordable unit but was not on the last SHI update list: (+1)

NEW - 275 Mechanic Street - this property is owned and leased by the MCDA as an affordable unit but was not on the last SHI update list: (+1)

NEW - The Preserve (a.k.a. Brookview Village) - this new development has started occupancy in October of 2016. The new development is a total of 225 units of which 57 are reserved as affordable units: (+57)*

Given the changes from the last SHI update, the City of Marlborough increased its affordable housing stock from 1,670 to 1,721 out of the 16,947 total housing units in the city. That gives the city 10.52% affordable housing units which is above the 10% requirement per M.G.L. Chapter 40B.