

RESOLUTION OF THE CITY COUNCIL

No. 371

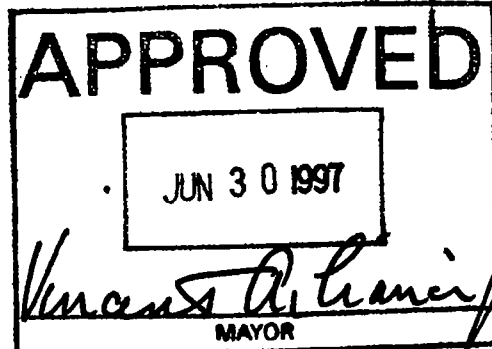
Approved June 30, 1997

RESOLVED, That the City Collector is hereby authorized to cause the taxes to be abated in the amount of One Thousand, Five Hundred Ninety Dollars, Twenty Cents (\$1,590.20) on that property located along 100 Lydia Street and designated as Assessor's Plat 68, Lots 551 and 552, as requested by Jose E. and Alida M. Lilil.

IN CITY COUNCIL
JUN 19 1997
READ AND PASSED

Evelyn T. Fargnoli
PRES.

Michael R. Clement
CLERK



JUN 30 1997
APPROVED
BY THE
CITY COUNCIL

IN CITY COUNCIL
OCT 5 1995
FIRST READING
REFERRED TO COMMITTEE ON
FINANCE

Michael L. Clement CLERK

THE COMMITTEE ON

Finance

Recommends

Be Continued

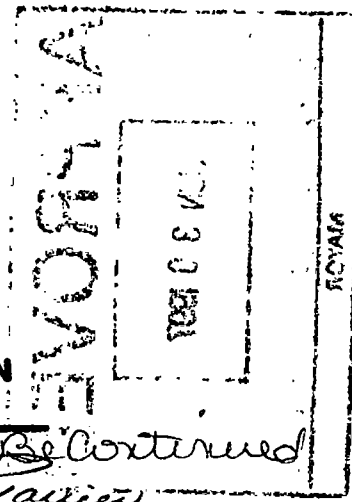
Barbara A. Carver

Clerk

May 27, 1997

May 28, 1997

June 2, 1997



THE COMMITTEE ON
FINANCE

Approves Passage of
The Within Resolution

Claire Bestwick

Clerk

June 3, 1997

Commissioner Blavin (By Request)

ANTHONY E. ANNARINO
~~CAROLYNNE BRASSI~~
CITY COLLECTOR



VINCENT A. CIANCI, JR.
MAYOR

FINANCE DEPARTMENT

CITY COLLECTOR

September 19, 1995

Mr. Michael Clement
City Clerk
City Clerk's Office
City Hall

Dear Mr. Clement:

I am requesting that an application filed by Jose E. and Alida M. Llil, under the Providence Code of Ordinances Abatement of Taxes Program, be approved for the amount of \$1,590.20. This property is located at 100 Lydia Street and designated as Assessor's Plat 68 Lot 551 and Lot 552. (Considered joined by land use restrictions attached to deed).

Sincerely,

A handwritten signature in cursive script, reading "Anthony E. Annarino".

Anthony E. Annarino
City Collector

AEA/dl

FILED

SEP 21 9 01 AM '95

DEPT. OF C. CLERK
PROVIDENCE, R.I.

APPLICATION FOR TAX ABATEMENT

Pursuant to Section 21-131 of the Providence Code of Ordinances of the City of Providence, the categories of property which qualify for abatement shall be abandoned buildings with back taxes owing that are required by qualifying homesteaders
Building address:

Assessor's Office Plat No. 68 Lot No. 552 (100 Lydia)

Present Owner: Jose Llil

Owners for Previous Three Years:

Year Owner Account No.

1994 Smith Hill Community Development Corporation (SHCDC) 90027827

1993 Providence Plan Housing Corporation

Date of Purchase by present owner: January 27, 1995

Is building vacant? yes ☒ no

If yes, has the building been vacant for over 90 days yes ☒ no

Is the building boarded? yes ☒ no

If no, is it scheduled to be boarded? yes ☒ no

Have all building permits been applied for and complied with?
☒ yes ☐ no

Is the building in compliance with the Providence Minimum Housing Standards? ☒ yes ☐ no

Is there clear title to the property, but for municipal liens?
☒ yes ☐ no

Will there be occupancy by owner for at least one year? ☒ yes ☐ no

Other Comments:

The Building was purchased by Mr. Llil from the Smith Hill Community Development Corporation which bought the property from the Providence Plan Housing Corporation. SHCDC rehabbed the building as part of its affordable housing program.

NOTE: No application will be considered unless accompanied by the following documentation:

1. Sworn Affidavit of occupancy by owner for at least one year
2. Certification of building inspector that building permits have been applied for and complied with.
3. Certification form the division of minimum housing that the property is in compliance with the Providence Minimum Housing Standards.
4. A certificate of clear title, but for municipal liens.

I hereby state that the within information provided on said application is true and accurate.

STATE OF RHODE ISLAND
PROVIDENCE, SC.

Subscribed and sworn to before me on this 2nd day of August 1995
Nancy A. Griswold Notary Public

APPLICATION FOR TAX ABATEMENT

Pursuant to Section 21-131 of the Providence Code of Ordinances of the City of Providence, the categories of property which qualify for abatement shall be abandoned buildings with back taxes owing that are

required by qualifying homesteaders

Building address:

551

Assessor's Office Plat No. 68 Lot No. (100 Lydia) *

Present Owner: Jose Llil

Owners for Previous Three Years:

Year Owner

Account No.

1994 Smith Hill Community Development Corporation (SHCDC)

90027827

1993 Providence Plan Housing Corporation

Date of Purchase by present owner: January 27, 1995

Is building vacant? yes X no

If yes, has the building been vacant for over 90 days yes X no

Is the building boarded? yes X no

If no, is it scheduled to be boarded? yes X no

Have all building permits been applied for and complied with?
X yes no

Is the building in compliance with the Providence Minimum Housing Standards? X yes no

Is there clear title to the property, but for municipal liens?
XX yes no

Will there be occupancy by owner for at least one year? X yes no

Other Comments:

The Building was purchased by Mr. Llil from the Smith Hill Community Development Corporation which bought the property from the Providence Plan Housing Corporation. SHCDC rehabbed the building as part of its affordable housing program.

NOTE: No application will be considered unless accompanied by the following documentation:

1. Sworn Affidavit of occupancy by owner for at least one year
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 3. Certification form the division of minimum housing that the property is in compliance with the Providence Minimum Housing Standards.
 4. A certificate of clear title, but for municipal liens.
- I hereby state that the within information provided on said application is true and accurate.

STATE OF RHODE ISLAND
PROVIDENCE, SC.

Subscribed and sworn to before me on this 2nd day of August 1995
Nancy A. Caris, Notary Public
my commission expires 6/6/96

AFFIDAVIT

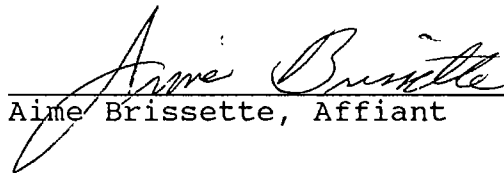
I, Aime Brissette, upon oath do depose and state as follows:

1. That I am the Executive Director of Smith Hill Community Development Corporation and an authorized agent thereof.

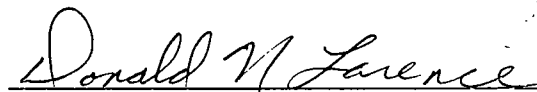
2. That I am familiar with the business records and transactions of Smith Hill Community Development Corporation.

3. That Smith Hill Community Development Corporation has owned the following properties for at least one year and has occupied same for the purpose of rehabilitating the properties to provide affordable housing in the Smith Hill neighborhood in Providence, Rhode Island:

<u>Location of Property</u>	<u>Date of Ownership</u>
53 Goddard St., Plat 68, Lot 562	4/7/94 to present
45 Candace St., Plat 68, Lots 416 & 418	6/27/94 to present
71 Bernon St., Plat 68, Lot 519	2/1/94 to present
100 Lydia St., Plat 68, Lots 551 & 552	3/30/94 to 1/27/95 (10 months)


Aime Brissette, Affiant

Subscribed and sworn to before me this 1 day of Aug.,
1995.


Notary Public
My Commission Expires: 8/23/96

RAMZI J. LOQA, P.E.

Director



VINCENT A. CIANCI, JR.

Mayor

Department of Inspection and Standards

"Building Pride In Providence"

Date: August 15, 1995

To: Smith Hill Community Development
110 Ruggles Street
Providence, R.I. 02908

Property: 100 Lydia Street

Certificate of Compliance

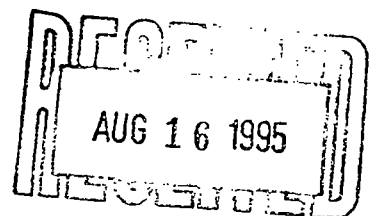
Congratulations, your property listed above has been found to be in compliance with the Minimum Housing Standard of the City of Providence as of the date of this notice.

Sincerely,

A large, stylized handwritten signature in black ink, which appears to read "April H. Wolf".

April H. Wolf

Deputy Director of Building Safety



28

MUNICIPALITY

CERTIFICATE OF USE AND OCCUPANCY

No. 3834THIS IS TO CERTIFY that the (3) Three Story 5BConstructed Tow (2) Family Dwelling, Use group R-4erected on Map: 68 Block: 552 Parcel: _____Street and No.: 100 Lydie StreetOwner: Smith Hill Comm. Dev. Corp. Use Zone: R-3

Architect or Engineer: _____

Contractor: Owner Builders
Reg. No.: _____Building Permit No.: 391/94 Plan No.: _____has been inspected and the following occupancy thereof
is hereby authorized: Use Group: R-3Construction Type: 5BOccupancies: Max. Allowable floor
live loads per sq. ft.Occupancy
LoadBasement: Storage and Utilities1st Floor: (1) One Family2nd Floor: (1) One Family3rd Floor: Sleeping Rooms for Second Floor

Other: _____

Remarks: _____

This Certificate must be posted where required by the State Building Code, and permanently maintained in a conspicuous place at or close to the entrance of the building or structure referred to above.

Oct. 26 19 94
Ramona J. C. J.
Building Official
Expiration Date none

SMITH HILL COMMUNITY DEVELOPMENT CORPORATION, a Rhode Island Corporation of Providence, Rhode Island for consideration paid, grant to JOSE E. LLIL and ALIDA M. LLIL, as Tenants by the Entirety of 100 Lydia Street, Providence, Rhode Island 02908

with WARRANTY COVENANTS

That certain lot or parcel of land with all the buildings and other improvements thereon, situated in the City of Providence, County of Providence and State of Rhode Island being more particularly described in Exhibit "A" attached hereto and made a part hereof.

SMITH HILL COMMUNITY DEVELOPMENT CORPORATION does hereby covenant that it is a Rhode Island corporation in compliance with RIGL 44-30-71.3

WITNESS ___ hand___ this 27th day of January, 1995

In Presence of:

SMITH HILL COMMUNITY DEVELOPMENT CORPORATION

BY: Anne Brinette
NAME: ANNE BRINETTE
TITLE: EXECUTIVE DIRECTOR

STATE OF RHODE ISLAND
COUNTY OF PROVIDENCE

In Providence on the 27TH day of January, 1995 before me personally appeared Anne Brinette, as vice dir of Smith Hill Community Development Corporation to me known and known by me to be the part ✓ executing the foregoing instrument and h acknowledged said instrument, by L executed, to be free free act and deed, individually and in L capacity as ice of Smith Hill Community Development Corporation and the free act and deed of Smith Hill Community Development Corporation.

[Signature]
NOTARY PUBLIC
My Commission Expires: July

That certain lot or parcel of land with all the buildings and other improvements thereon, situated on the southerly side of Lydia Street in the City of Providence, County of Providence and State of Rhode Island bounded and described as follows:

Beginning on the southerly side of Lydia Street at a point Forty Nine and Twenty Five (49.25) feet easterly from the intersection of Candace and Lydia Streets; thence running in a general southeasterly direction bounded on the west by land now or lately of Baker Protective Services, Inc.; Fifty and 2/100 (50.02) feet to land now or lately of Helen Vitzkievitz; thence turning at an interior angle of 91°41'30" and running in a general easterly direction bounded on the south by said Vitzkievitz land Forty Nine and 75/100 (49.75) feet to land now or lately of Ester Z. Rodriguez; thence turning at an interior angle of 88°18'30" and running in a general northerly direction bounded on the east by said Rodriguez land Fifty and 35/100 (50.35) feet to Lydia Street; thence turning at an interior angle of 90°09'30" and running in a general westerly direction bounded on the north by Lydia Street Fifty and 75/100 (50.75) feet to the point or place of beginning. Said parcel contains 2521 square feet of land, more or less.

Subject to a sewer assessment reserved in deed from Frank C. Pettis to John Jaworski and Tecillia Jaworski dated April 5th, 1927 and recorded in Deed Book 698 at Page 56.

DEED RESTRICTIONS

100 Lydia Street
Providence, R.I.

If the house is sold within a period of up to 15 years, subsequent purchasers within that period must be low- income families as defined by HUD. The Smith Hill Community Development Corporation (SHCDC) will monitor the properties throughout the specified period to ensure that these deed restrictions are honored.

The SHCDC is limiting equity earned by the homeowner if the house is sold within the initial 10 year period. This method works as follows: If there are sufficient proceeds from the sale, the owner shall receive equity invested, adjusted for the Consumer Price Index, plus the value of any permanent improvements to the home. However, any additional equity gain shall be accrued to the homeowner at a rate 10% per year owned, with the remaining proceeds reverting to the HOME program. Additionally, the subsequent sales price of the property shall not exceed the limits established by regulatory agents for first-time homebuyers.

Rental units must be reserved for low or very low - income tenants for a minimum of 10 years. The homeowners must recertify tenants annually through documentation to verify that annual income. This documentation must be furnished to the Smith Hill CDC and forwarded to RIHMFC annually.

LAND USE RESTRICTIONS

The following restrictions apply to Plat 68 Lot 551, formerly known as 23 Candace Street, now joined to 100 Lydia Street:

1. The lot may not be sold separately from 100 Lydia Street. Both lots must remain as one unit;
2. The present owner and successors may not construct a house or any other dwelling on the lot.

These restrictions are in effect and run with the deed for as long as other restrictions which require that the house remain affordable remain in effect.

Smith Hill
Community Development Corp.
110 Ruggles St.
Providence, R.I. 02908

That certain lot or parcel of land with all the buildings and other improvements thereon, situated in the City of Providence, County of Providence and State of Rhode Island being more particularly bounded and described as follows:

Commencing at the southeasterly corner of Candace Street and Lydia Street; thence running in a general southerly direction bounded on the west by Candace Street, Forty-Nine and 67/100 (49.67) feet to land now or lately of Maureen Murphy Smith, et al.; thence turning at an angle of $90^{\circ} 33'$ and running in a general easterly direction bounded on the south by said Smith land, Fifty and 25/100 (50.25) feet to land now or lately of Karp Sieniukowicz and Maria Sieniukowicz; thence turning at an angle of $88^{\circ} 08' 30''$ and running in a general northerly direction bounded on the east by said Sieniukowicz land, Fifty and 02/100 (50.02) feet to Lydia Street; thence turning at an angle of $91^{\circ} 09'$ and running in a general westerly direction bounded on the north by Lydia Street, Forty-Nine and 25/100 (49.25) feet to the point or place of beginning, said parcel containing 2,479 square feet of land, more or less.

Subject to that easement reserved by Frank C. Pettis in that deed from Frank C. Pettis to Peter Karolike and Mary Karolike dated May 19, 1925 and recorded in Book 672 at Page 247 of the Providence Land Evidence Records.



**CITY OF PROVIDENCE
CITY COLLECTOR**

COUNTER BILL

REAL ESTATE

DATE: AUG 29 1995

ACCOUNT #: 90029184

SMITH HILL COMMUNITY DEVELOPMENT C

QTR 1 42.95

110 RUGGLES STREET

QTR 2 42.95

PROVIDENCE, RI 02908

QTR 3 42.95

QTR 4 42.99

ORIG TAX: 171.84

CREDITS: 0.00

TOTAL 171.84

068-0551-0000 23 CANDACE

INTEREST _____

TOT DUE _____

COLLECTOR'S STUB: WHEN PAYING BY MAIL DETACH AND RETURN IN ENVELOPE. MAKE CHECK PAYABLE TO CITY COLLECTOR.

DATE: AUG 29 1995

ACCOUNT #: 90029184

CITY COLLECTOR, CITY OF PROVIDENCE

SMITH HILL COMMUNITY DEVELOPMENT C

QTR 1 42.95

110 RUGGLES STREET

QTR 2 42.95

PROVIDENCE, RI 02908

QTR 3 42.95

QTR 4 42.99

ORIG TAX: 171.84

CREDITS: 0.00

TOTAL 171.84

068-0551-0000 23 CANDACE

YR	ACCT NBR	PROP VALUE	TOTAL TAX DUE	CREDITS	TOTAL TAX BAL
95	90029184	6,100	171.84	0.00	171.84
			=====	=====	=====
			171.84	0.00	171.84

NOTE: NO INTEREST IS SHOWN ON THIS STATEMENT. INTEREST WILL BE APPLIED TO ALL PAST DUE BALANCES AT TIME PAYMENT IS MADE.

TAX _____ INTEREST _____ CHARGES _____



**CITY OF PROVIDENCE
CITY COLLECTOR**

DATE: AUG 29 1995

SMITH HILL COMMUNITY DEVELOPMENT C

110 RUGGLES STREET
PROVIDENCE, RI 02908

ORIG TAX: 1,418.36 CREDITS: 0.00
068-0552-0000 100 LYDIA

REAL ESTATE

ACCOUNT #: 90029184

QTR 1 1,418.36
QTR 2 0.00
QTR 3 0.00
QTR 4 0.00
TOTAL 1,418.36

INTEREST _____
TOT DUE _____

DATE: AUG 29 1995

ACCOUNT #: 90029184

COLLECTOR'S STUB: WHEN PAYING BY MAIL DETACH AND RETURN IN ENVELOPE. MAKE CHECK PAYABLE TO CITY COLLECTOR.

SMITH HILL COMMUNITY DEVELOPMENT C

110 RUGGLES STREET
PROVIDENCE, RI 02908

ORIG TAX: 1,418.36 CREDITS: 0.00

068-0552-0000 100 LYDIA

QTR 1 1,418.36
QTR 2 0.00
QTR 3 0.00
QTR 4 0.00
TOTAL 1,418.36

CITY COLLECTOR, CITY OF PROVIDENCE

YR	ACCT NBR	PROP VALUE	TOTAL TAX DUE	CREDITS	TOTAL TAX BAL
94	90027827	72,000	1,418.36	0.00	1,418.36
			=====	=====	=====
			1,418.36	0.00	1,418.36

NOTE: NO INTEREST IS SHOWN ON THIS STATEMENT. INTEREST WILL BE APPLIED TO ALL PAST DUE BALANCES AT TIME PAYMENT IS MADE.

TAX _____ INTEREST _____ CHARGES _____