

RESOLUTION OF THE CITY COUNCIL

No. 714

Approved October 25, 2000

RESOLVED, That the taxes be abated at the following properties as
part of a neighborhood redevelopment project for affordable housing.

Plat 45, Lot 571	94 Comstock Avenue
Plat 45, Lot 25	35 Harvard Avenue
Plat 45, Lot 26	31 Harvard Avenue
Plat 44, Lot 364	69 Dartmouth Avenue
Plat 44, Lot 365	73 Dartmouth Avenue
Plat 44, Lot 367	81 Dartmouth Avenue
Plat 44, Lot 368	85 Dartmouth Avenue

IN CITY COUNCIL

SEP 7 2000

And Referred Back
To The Committee on

Finance

Michael R. Clement CLERK

IN CITY COUNCIL

OCT 9 2000

READ AND PASSED

PRES.

Michael R. Clement
CLERK

APPROVED

OCT 25 2000

Vincenzo L. Linares
MAYOR

IN CITY COUNCIL

IN THE CHAIRMAN OF THE CITY COUNCIL

IN CITY COUNCIL
AUG 3 2000
FIRST READING
REFERRED TO COMMITTEE ON FINANCE

Michael S. Clement

THE COMMITTEE ON

Finance

Recommends -

Anna M. Stetsen

8-21-00

IN CITY COUNCIL

READ AND PASSED

CLERK

THE COMMITTEE ON

Finance

Recommends -

Anna M. Stetsen

10-13-00

CLERK

Councilwoman Young (By request)

**Chairman**

Mark E. McGwin, III

President

Joseph A. Caffey

July 27, 2000

City Of Providence
City Council
Finance Committee
City Hall
Providence, RI 02903

Ladies and Gentlemen:

This letter serves as a request for abatement of taxes for the following properties:

PLAT	LOT	
• 45	571	94 Comstock Avenue
• 45	25	35 Harvard Avenue
• 45	26	31 Harvard Avenue
• 44	364	69 Dartmouth Avenue
• 44	365	73 Dartmouth Avenue
• 44	367	81 Dartmouth Avenue
• 44	368	85 Dartmouth Avenue

These lots are part of a neighborhood redevelopment project for affordable housing. The project consists of 43 units of housing serving people with incomes no greater than 60% of the area median income. We are rehabilitating or recreating 19 buildings in the South Providence neighborhood. This is the second phase of our commitment to this neighborhood.

Funding is through Low Income Housing Tax Credits, City of Providence and RI HOME funds, Targeted Loan, and a first mortgage from RI Housing. Total Development Cost is \$6,783,622. All funds are committed and construction has begun. The first apartments will be available by the end of the year. Neighborhood residents are being considered for work and will be given preference for occupancy.

Thank you for considering this request.

Respectfully submitted,

Joseph A. Caffey
President

Omni Development Corporation

Mission Statement

AFFORDABLE HOUSING DEVELOPER

Omni Development Corporation is a non-profit community planning and development corporation charged with the renaissance of distressed local neighborhoods through the development of residential, commercial and economic development real estate. Since its incorporation in 1986, funding for Omni has been through such diverse resources as, Ford Foundation, U.S. Department of Health and Human Services, State of Rhode Island, City of Providence, and the U.S. Department of Housing and Urban Development.

Omni Development Corporation's Background

Omni Development Corporation began in 1986 as an off shoot of O.I.C. of Rhode Island. O.I.C. was the state's leading training and job placement agency during the 1970's and 1980's. This organization saw a need for housing and economic development in Rhode Island as a means to better serve people requiring job skills. Since then, Omni has devoted its years of operation to the development of safe, decent, and affordable housing for individuals and families of low to moderate incomes. Omni's success is attributable to a clear understanding and dedication to the needs of its customers—the economically disadvantaged, the elderly, and the disabled. This understanding is anchored in Omni's commitment to develop and market quality and affordable housing based upon family income instead of developer profit margins. Omni is a minority-owned organization with over 77 percent minority participation on its Board of Directors. The Board consists of a diverse group of individuals who hold respected positions in the community. Current members include a city planner, banker, public accountants, real estate broker, public school administrator, economist, and neighborhood residents. All members of the Board have close ties to the community as well as participate in community organizations.

Omni Development Corporation has long standing working relationships with the City of Providence and the Rhode Island Housing Mortgage Finance Corporation, both of whom have consistently supported Omni's efforts to develop affordable housing for the community. Omni also has strong ties to the Providence YMCA, Visiting Nurses Association, and the State's Lead Screening Program.

Other organizations with whom Omni interacts include:

- ◆ *South Providence Development Corporation*
- ◆ *St. Martin DePorres Center*
- ◆ *Rhode Island Housing Network*
- ◆ *Local Initiatives Support Corporation*
- ◆ *Rhode Island Job Training Program*
- ◆ *Providence Preservation Society*
- ◆ *Providence Redevelopment Agency*
- ◆ *Providence Department of Planning and Development*

Omni Development Corporation
150 Colfax Street
Providence, RI 02905
Tel: 401-461-4442
Fax: 401-461-7108

Omni Development Corporation

GENERAL INFORMATION

Omni Development Corporation's Development Strategy

Omni's housing development strategy centers around four major areas of community planning and development. They are: Home Ownership, Family Rental Housing, Elderly or Disabled Rental Housing, and Commercial Properties.

Home Ownership

Omni's initial venture, called Friendship Place, transformed a long standing community problem into a vibrant community asset. Vacant property became five single family homes. This was the first partnership between a non-profit developer, the City of Providence, and the Rhode Island Housing and Mortgage Finance Corporation. The project also initiated the City's innovative vacant lot program whereby the City donated land to Omni and other non-profit developers.

Omni also received a Nehemiah Housing Opportunity Grant from HUD to create home ownership opportunities in Providence neighborhoods. Twenty-three homes were constructed in Federal Hill and another 21 homes were constructed in South Providence.

Family Rental Housing

The lack of affordable rental housing for families has grown to an alarming proportion throughout the State of Rhode Island, especially impacting families of limited means who reside in urban areas such as Providence. As a response to the overwhelming need, Omni developed Omni Point a 51 unit apartment building as well as a nine unit apartment building at Harvard and Broad Streets in Providence and an 18 unit building on Niagara Street in Providence.

Omni has recently completed construction and renovation of the dilapidated Whitmarsh Apartments, located in the Elmwood neighborhood of Providence. This project has provided 16 families with sorely needed affordable housing.

Elderly Rental Housing

Omni Development recently completed HUD 202 grant for the acquisition, renovation, and operations of the former St. Maria's Home located on Providence's prestigious East Side. This historic building was restored to its original grandeur and offers one and two bedroom apartments to 57 elderly individuals and couples. Omni has received a preservation award from the Providence Preservation Society for restoring this magnificent building.

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: 94 Comstock Avenue - Vacant Land

Assessor's Office Plat No. 45 Lot No. 571

Present Owner: Omni Development Corporation

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

SWAP Inc.

SWAP Inc.

SWAP Inc.

Date of Purchase by present owner: June/2000

Is building vacant? N/A yes no Vacant Land

If yes, has the building been vacant for over 90 days N/A yes no

Is the building boarded? N/A yes no

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

Is there clear title to the property, but for municipal liens?

X yes no

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

Other Comments:

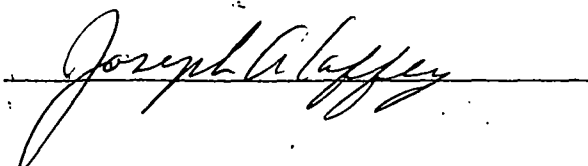
Property will be used for affordable housing for low income residents.

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 day of

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

R	BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
4	04505710000	REAL	244.86	0.00	244.86	678.26	GEOGHEGAN, WILLIAM
3	04505710000	REAL	244.86	0.00	244.86	692.95	GEOGHEGAN, WILLIAM
			=====	=====	=====	=====	
			3,387.90	0.00	3,387.90	5,861.36	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N
=====

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND 1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: X
X
X

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 25 2000	45	571	0000	94 COMSTOCK AVE	35096	1

Assessed Owner SWAP INC
STOP WASTING ABANDONED PROPERTY

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

PR BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
99 04505710000	REAL	130.42	0.00	130.42	16.95	SWAP INC
98 04505710000	REAL	124.76	0.00	124.76	31.10	SWAP INC
97 04505710000	REAL	124.76	0.00	124.76	46.16	SWAP INC
96 04505710000	REAL	118.64	0.00	118.64	58.13	SWAP INC
95 04505710000	REAL	109.86	0.00	109.86	67.01	SWAP INC
94 04505710000	REAL	109.86	0.00	109.86	80.20	SWAP INC
93 04505710000	REAL	109.86	0.00	109.86	93.38	SWAP INC
92 04505710000	REAL	109.86	0.00	109.86	106.56	SWAP INC
91 04505710000	REAL	109.86	0.00	109.86	119.75	SWAP INC
90 04505710000	REAL	99.45	0.00	99.45	120.33	SWAP INC
89 04505710000	REAL	93.13	0.00	93.13	123.86	GEOGHEGAN, WILLIAM
88 04505710000	REAL	93.13	0.00	93.13	138.04	YOUR NEIGHBORHOOD
87 04505710000	REAL	128.95	0.00	128.95	202.45	GEOGHEGAN, WILLIAM
86 04505710000	REAL	123.23	0.00	123.23	208.26	GEOGHEGAN, WILLIAM
85 04505710000	REAL	123.23	0.00	123.23	223.05	GEOGHEGAN, WILLIAM
84 04505710000	REAL	118.34	0.00	118.34	228.40	GEOGHEGAN, WILLIAM
83 04505710000	REAL	118.34	0.00	118.34	242.60	GEOGHEGAN, WILLIAM
82 04505710000	REAL	114.94	0.00	114.94	249.42	GEOGHEGAN, WILLIAM
81 04505710000	REAL	114.94	0.00	114.94	263.21	GEOGHEGAN, WILLIAM
80 04505710000	REAL	95.51	0.00	95.51	230.18	GEOGHEGAN, WILLIAM
79 04505710000	REAL	95.51	0.00	95.51	235.91	GEOGHEGAN, WILLIAM
78 04505710000	REAL	95.51	0.00	95.51	241.64	GEOGHEGAN, WILLIAM
77 04505710000	REAL	87.38	0.00	87.38	226.31	GEOGHEGAN, WILLIAM
76 04505710000	REAL	80.75	0.00	80.75	213.99	GEOGHEGAN, WILLIAM
75 04505710000	REAL	267.96	0.00	267.96	726.17	GEOGHEGAN, WILLIAM

CERTIFICATE CONTINUED ON NEXT PAGE

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 25 2000	45	571	0000	94 COMSTOCK AVE	35096	2

Assessed Owner SWAP INC
STOP WASTING ABANDONED PROPERTY

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: 85 Dartmouth Avenue

Assessor's Office Plat No. 44 Lot No. 368

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

	Providence Preservation Society	
--	---------------------------------	--

	Providence Preservation Society	
--	---------------------------------	--

	Providence Preservation Society	
--	---------------------------------	--

Date of Purchase by present owner: 3/2000

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

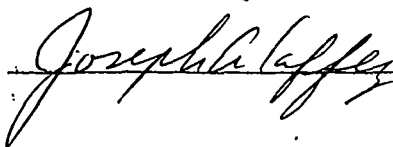
Other Comments:

Property will be used for affordable housing for low income residents.

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 day of

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: 35 Harvard Avenue - Vacant Land

Assessor's Office Plat No. 45 Lot No. 25

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year Owner

Account No.

Frank Monti

Date of Purchase by present owner: 2/2000

Is building vacant? N/A yes no Vacant Land

If yes, has the building been vacant for over 90 days N/A yes no

Is the building boarded? N/A yes no

If no, is it scheduled to be boarded? yes 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? N/A yes no

Is there clear title to the property, but for municipal liens?

X yes no

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

Other Comments:

Property will be used for affordable housing for low income residents,

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.

Joseph A. Laffer

STATE OF RHODE ISLAND
PROVIDENCE, SC.

Subscribed and sworn to before me on this day of

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 25 2000	45	25	0000	35 HARVARD AVE	35097	1

Assessed H D C LIMITED PARTNERSHIP
Owner

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

CR. BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
99 04500250000	REAL	160.51	40.12	120.39	15.65	MONTE, FRANK O
		160.51	40.12	120.39	15.65	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N
=====

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND 1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: X
X
X

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.

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: 31 Harvard Avenue - Vacant Land

Assessor's Office Plat No. 45 Lot No. 26

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

Karco Investors Inc.

Karco Investors Inc.

Karco Investors Inc.

Date of Purchase by present owner: May/2000

Is building vacant? ☒ yes ☐ no Vacant Land

If yes, has the building been vacant for over 90 days N/A yes ☐ no

Is the building boarded? N/A yes ☐ no

If no, is it scheduled to be boarded? N/A 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? N/A 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:


Property will be used for affordable housing for low income residents

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 day of

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 25 2000	43	26	0000	31 HARVARD AVE	35098	1

Assessed Owner KARCO INVESTORS INC

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

TR	BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
39	04500260000	REAL	137.10	0.00	137.10	17.82	KARCO INVESTORS IN
38	04500260000	REAL	131.16	0.00	131.16	32.79	KARCO INVESTORS IN
37	04500260000	REAL	131.16	0.00	131.16	48.53	KARCO INVESTORS IN
36	04500260000	REAL	224.72	0.00	224.72	110.11	KARCO INVESTORS IN
35	04500260000	REAL	215.50	0.00	215.50	131.46	KARCO INVESTORS IN
34	04500260000	REAL	215.50	0.00	215.50	157.32	KARCO INVESTORS IN
33	04500260000	REAL	115.50	0.00	115.50	98.18	KARCO INVESTORS IN
32	04500260000	REAL	215.50	0.00	215.50	209.04	KARCO INVESTORS IN
31	04500260000	REAL	115.50	23.09	92.41	100.73	KARCO INVESTORS IN
			1,501.64	23.09	1,478.55	905.98	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N
=====

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND 1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: X
X
X

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.

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: 69 Dartmouth Avenue

Assessor's Office Plat No. 44 Lot No. 364

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

Providence Preservation society

Providence Preservation Society

Providence Preservation Society

Date of Purchase by present owner: 3/2000

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:

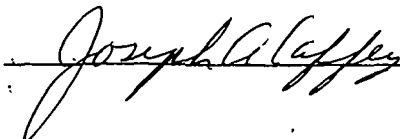
Property will be used for affordable housing for low income residents.

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 day of

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 25 2000	44	364	0000	69 DARTMOUTH AVE	35099	1

Assessed H D C LIMITED PARTNERSHIP
Owner

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

YR	BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
99	04403640000	REAL	3,825.22	0.00	3,825.22	497.28	PROVIDENCE PRESER
98	04403640000	REAL	3,340.59	0.00	3,340.59	835.15	PROVIDENCE PRESER
97	04403640000	REAL	3,052.68	0.00	3,052.68	1,129.49	PROVIDENCE PRESER
96	04403640000	REAL	2,418.00	0.00	2,418.00	1,184.82	PROVIDENCE PRESER
95	04403640000	REAL	1,111.45	0.00	1,111.45	677.98	CHAMBERAS, THOMAS
			13,747.94	0.00	13,747.94	4,324.72	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL
CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N
=====

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION
BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND
1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: Z
Z
Z

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.

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: 73 Dartmouth Avenue

Assessor's Office Plat No. 44 Lot No. 365

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

	Providence Preservation Society	
--	---------------------------------	--

Date of Purchase by present owner: 3/2000

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

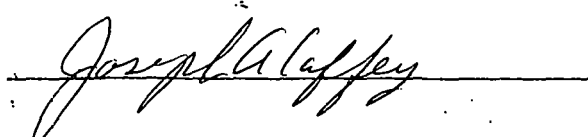
Will there be occupancy by owner for at least one year? ☐ yes ☐ no

Other Comments:

Property will be used for affordable housing for low income residents.

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 day of

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
FUL 25 2000	44	365	0000	73 DARTMOUTH AVE	35100	1

Assessed H D C LIMITED PARTNERSHIP
Owner

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

NR	BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
99	04403650000	REAL	3,136.35	0.00	3,136.35	407.73	PROVIDENCE PRESERV
98	04403650000	REAL	2,739.18	0.00	2,739.18	684.80	PROVIDENCE PRESERV
97	04403650000	REAL	2,499.25	0.00	2,499.25	924.72	PROVIDENCE PRESERV
96	04403650000	REAL	1,979.96	0.00	1,979.96	970.18	PROVIDENCE PRESERV
95	04403650000	REAL	1,019.19	0.00	1,019.19	621.71	CHAMBERAS, THOMAS
			=====	=====	=====	=====	
			11,373.93	0.00	11,373.93	3,609.14	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N
=====

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND 1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: X
X
X

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.

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: 81 Dartmouth Avenue

Assessor's Office Plat No. 44 Lot No. 367

Present Owner: HDC Limited Partnership

Owners for Previous Three Years:

Year	Owner	Account No.
------	-------	-------------

	Providence Preservation Society	
--	---------------------------------	--

Date of Purchase by present owner: 3/2000

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

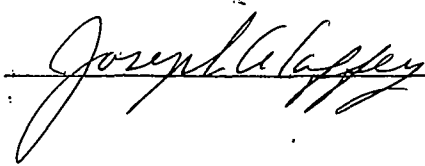
Will there be occupancy by owner for at least one year? ☐ yes ☐ no

Other Comments:

Property will be used for affordable housing for
low income residents

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 day of

MUNICIPAL LIEN CERTIFICATE
CITY OF PROVIDENCE - OFFICE OF THE COLLECTOR
CITY HALL PROVIDENCE, R.I. 02903 (401) 331-5252

DATE	PLAT	LOT	UNIT	LOCATION	CERT#	PAGE
JUL 27 2000	44	367	0000	81 DARTMOUTH AVE	35101	1

Assessed Owner H D C LIMITED PARTNERSHIP

STATUS OF REAL ESTATE AND PERSONAL PROPERTY BILLS AS OF DATE PRINTED

YR	BILL NUMBER	TYPE	ORIGINAL TAX	AMOUNT PAID	BALANCE DUE	INTEREST	BILL NAME
99	04403670000	REAL	8,827.84	0.00	8,827.84	1,147.62	PROVIDENCE PRESERV
98	04403670000	REAL	7,691.23	0.00	7,691.23	1,932.81	PROVIDENCE PRESERV
97	04403670000	REAL	7,000.24	0.00	7,000.24	2,590.09	PROVIDENCE PRESERV
96	04403670000	REAL	5,359.62	0.00	5,359.62	3,626.21	PROVIDENCE PRESERV
95	04403670000	REAL	2,942.18	0.00	2,942.18	1,794.73	CHAMBERAS, THOMAS
			31,821.11	0.00	31,821.11	10,081.46	

OTHER OUTSTANDING ITEMS:

NOTE - INTEREST SHOWN IS VALID FOR 30 DAYS FROM DATE OF ISSUE. ADDITIONAL CHARGES MAY APPLY IF PAYMENT IS RECEIVED LATER THAN 30 DAYS FROM DATE.
NOTE - PLEASE BE AWARE THAT UNPAID TAXES MAY BE SUBJECT TO TAX SALE.

PLEASE CONTACT THE WATER SUPPLY BOARD AT 521-6300
PLEASE CONTACT THE NARRAGANSETT BAY COMMISSION AT 277-6665

C E R T I F I C A T I O N

THIS IS TO CERTIFY THAT THE ABOVE IS TRUE AND CORRECT, SAID CERTIFICATION BEING GIVEN IN ACCORDANCE WITH 44-7-11 OF THE GENERAL LAWS OF RHODE ISLAND 1956, AS OF THE DATE PRINTED ABOVE.

MAILED TO: X
X
X

DEBORAH LAPATIN, TAX COLLECTOR
MARC CASTALDI, DEPUTY.