

New affordable housing project proposed for Quincy

Chinatown group would built 34-unit complex

By Jennifer Mann

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QUINCY — A group that promotes economic development and affordable housing in Chinatown is looking to Quincy for its next major project.

A 34-unit affordable housing complex on Fort Street would be the first project that Asian Community Development Corporation has initiated outside of Boston. The group plans to begin the permitting process in the next few weeks.

"Chinatown is a pretty contained place, and really there are communities throughout Greater Boston that have large and growing Asian populations, Quincy being first and foremost," said Timothy Doherty, the group's real estate project manager.

He stressed the housing would not just be for Asians, but "the theory is it improves the quality of life for all people, including our focus, which is the Asian community."

The development, not far from the Star Market in Granite Plaza, would offer one-and two-bedroom apartments. Twenty seven units would be targeting households with a \$34,000 to \$60,000 annual income – with rents set at about 20 percent below the market rate – and seven would be for households with an income of \$30,000 or less.

The building would be handicapped accessible, and three of the seven low-income units would be reserved for people with disabilities, Doherty said.

The group needs approval from the city's planning board. The two buildings now on the property, which per the plan will be connected with a corridor, now house mostly empty office space. One of the buildings is a former church.

Edward Fleming, the attorney on the project, said the property had been for sale for a few years before this group bought it.

Doherty said they are looking at putting solar panels on the roof and may turn a dilapidated parking deck into a lawn area, which would require approval from the city's zoning board.

City Councilors Kevin Coughlin and Douglas Gutro, who represent the area, held a meeting last week to introduce the concept to residents.

Coughlin said the main concerns expressed by residents, and which he shares, were traffic and parking – not unlike with many developments proposed in Quincy these days.

"I think there is a real palpable sense among people that the city is built out," he said.

Coughlin says he's concerned the nearby infrastructure – the water/sewer system in particular – won't be able to handle the influx of residential units.

"There are some issues that need to be addressed, and the jury is still out until we get further information," he said.

Jennifer Mann may be reached at jmann@ledger.com.

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