



City of Rochester, New Hampshire

Division of Community Development

31 Wakefield Street, Rochester NH 03867

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ANTI-DISPLACEMENT AND RELOCATION ASSISTANCE PLAN

The City of Rochester will replace all occupied and vacant occupiable low-income dwelling units demolished or converted to a use other than as lower income housing in connection with an activity assisted with funds provided under the Housing and Community Development Act of 1974, as amended, as described in 24 CFR 570.606(c)(1).

All replacement housing will be provided within three (3) years after the commencement of the demolition or conversion. Before entering into a contract committing the City of Rochester to provide funds for an activity that will directly result in demolition or conversion, the City of Rochester will make public by publication in a newspaper of general circulation and submit to the U.S. Department of Housing and Urban Development (HUD) the following information in writing:

- A. A description of the proposed assisted activity;
- B. The address, number of bedrooms, of lower income housing that will be demolished or converted to a use other than as lower income housing as a direct result of the assisted activities;
- C. A time schedule for the commencement and completion of the demolition or conversion;
- D. To the extent known, the address, number of bedrooms of the replacement housing that has been or will be provided;
- E. The source of funding and a time schedule for the provision of the replacement housing;
- F. The basis for concluding that each replacement housing unit will remain a lower income housing for at least ten (10) years from the date of initial occupancy;
- G. Information demonstrating that any proposed replacement of housing units with smaller dwelling units (e.g., a 2-bedroom unit with two 1-bedroom units) is appropriate and consistent with the housing needs and priorities identified in the City of Rochester Consolidated Plan.

To the extent that the specific location of the replacement housing and other data in items 4 through 7 is not available at the time of the general submission, the City of Rochester will identify the general location of such housing on a map and complete the disclosure and submission requirements as soon as the specific data is available.

The City of Rochester Community Development Office is responsible for tracking the replacement of lower income housing and ensuring that it is provided within the required period.

The Community Development Office is also responsible for providing relocation payments and other relocation assistance to any lower income persons displaced by the demolition of any housing or the conversion of lower income housing to another use.

Consistent with the goals and objectives of activities assisted under the Act, the City of Rochester will take the following steps to minimize the displacement of persons from their homes:

- A. Program funds will be used to assist activities that will result in the displacement of persons only as a last resort and only after it has been demonstrated that economic factors, sound planning, and environmental considerations indicate that not to proceed with the activity will have a negative impact on the City's Program. The relocation assistance standards requiring the City to provide substantial levels of assistance to persons displaced by HUD assisted programs constitute the most effective anti-displacement policy. The City will proceed with a project involving the displacement of persons only after consultation with various City agencies and only after a determination that such action is in the best interest of the City, and,
- B. Coordinate code enforcement with rehabilitation and housing assistance programs.