



LOCAL  
IMPLEMENTATION



Implemented on Cape Cod

## OVERVIEW

A redevelopment authority can acquire, assemble, and dispose of land for the purposes of redeveloping underutilized, deteriorated, or blighted properties, as well as prepare sites for development and renovate or rehabilitate existing structures. Unlike other entities such as community land trusts or land banks, regional redevelopment authorities have additional powers and authorities including the ability to acquire properties through eminent domain. A regional redevelopment authority focused on supporting affordable housing could more swiftly procure properties for affordable housing development. Currently Massachusetts provides for establishing redevelopment authorities at the municipal level.

### CHALLENGES ADDRESSED



Not Allowed to Build Multi-family Housing



Too Expensive to Build New Housing



Too Expensive to Secure or Maintain Housing



Hard to Find Year-round Housing

## POTENTIAL BENEFITS & CONSIDERATIONS

- Redevelopment authorities typically operate somewhat independently from government, giving them more autonomy
- The ability to use eminent domain can be a powerful tool
- Establishing a redevelopment authority requires time, effort, input, and support from community members and residents
- Redevelopment authorities may not be as effective for smaller scale developments
- Ultimately a redevelopment authority will require state approval
- State legislative changes may be necessary to establish a redevelopment authority at the regional level

## RESOURCES & EXAMPLES

***M.G.L. Chapter 121B*** - This is the state statute that contains information on what is required for establishing and operating a redevelopment authority.

***Cambridge Redevelopment Authority*** - CRA has adopted five urban renewal plans, implemented one demonstration plan, executed numerous developments and renovations, and conducted planning studies throughout the City of Cambridge.

***Urban Renewal in Massachusetts*** - This page provides more information on urban renewal activities, which can be undertaken by a redevelopment authority.

### CASE STUDY: FRANKLIN COUNTY REGIONAL HOUSING & REDEVELOPMENT AUTHORITY

The Franklin County Regional Housing & Redevelopment Authority is the only regional redevelopment authority in Massachusetts. It serves the housing and community development needs of the twenty-six towns of Franklin County in northwestern Massachusetts. It works with residents to successfully access a wide variety of housing resources and also works with the municipalities of Franklin County to apply for and administer grant funding for various infrastructure and community development projects.

Learn more about the organization [here](#).

