



CITY OF SOMERVILLE, MASSACHUSETTS
MAYOR'S OFFICE OF STRATEGIC PLANNING & COMMUNITY DEVELOPMENT
KATJANA BALLANTYNE
MAYOR

TOM GALLIGANI,
EXECUTIVE DIRECTOR

OFFICE OF HOUSING STABILITY
ELLEN SHACHTER, DIRECTOR

MEMORANDUM

To: Members of the Somerville Affordable Housing Trust

From: Ellen Shachter, OHS Director

CC: Tom Galligani, OSPCD Director
Alan Inacio, OSPCD Finance Director
Sheniqua Roper, Liaison for the Affordable Housing Trust Fund
Lisa Davidson, Housing Division Staff to the AHTF
Bia Moreira, OHS Deputy Director

Re: Municipal Voucher Program – FY26 Contracts and SAHTF Allocation

Date: September 4, 2025

BACKGROUND:

In 2022 Mayor Ballantyne came before this Trust seeking funding for a newly proposed Municipal Voucher Program (MVP) to provide long-term rental subsidies and stabilization services to households at high risk of displacement, including families ineligible for or poorly served by federal housing programs and families with children in Somerville Public Schools. The city and the Trust envisioned transitioning MVP to a local, ongoing City/Trust model as ARPA sunset. The mayor requested, and this Trust approved, an appropriation of \$1,848,374 for the program which was matched with City funds. Both the Trust appropriation and the City funds were deposited into an Affordable Housing Trust Fund revolving account.

STATUS:

Since launch, MVP has successfully housed **29 households**, and **1 household** is in active housing search. At this time, we estimate that the program is fully utilized as current funding allows for a total of thirty vouchers.



PROPOSAL:

To ensure uninterrupted subsidy payments and services as ARPA funding will be spent by October 30, 2025, OHS is seeking approval from the Affordable Housing Trust to enter into new contracts for continuation of the MVP program as set forth below paid with funds previously allocated. as set forth below:

- **Cambridge Housing Authority (CHA) - \$1,069,450** to administer MVP and make rental subsidy payments, 11/1/2025–10/31/2026.
- **Community Action Agency of Somerville (CAAS) - \$106,447** for housing search and stabilization services, 10/1/2025–9/30/2026.

This request aligns with the original MVP funding design to transition from an ARPA funded program to a City/Trust cost-share model.

REQUESTED ACTION

Authorize the execution of a \$1,069,450 contract with the CHA (11/1/2025–10/31/2026) and a \$106,447 contract with CAAS (10/1/2025–9/30/2026). *from the funds already allocated by the City of Somerville and this Affordable Housing Trust Fund for the MVP.*

FISCAL IMPACT:

- **Current funding in the AHTF revolving account: \$3,696,748 with half having been funding by this AHTF and half by the City of Somerville through free cash allocations**

If these two contracts are approved in the amount of \$1,175,897 (CHA \$1,069,450; CAAS \$106,447) total remaining funds in the AHTF revolving account for the MVP program after subtracting funds for these two contracts will be \$2,520,851.