



FRAMINGHAM HOUSING AUTHORITY

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The Framingham Housing Authority (FHA) administers 1,069 units of income-eligible housing in developments in Framingham and roughly 800 Section 8 mobile vouchers, the bulk of which are used in Framingham. The FHA has housing development units in the Musterfield area and in the areas of Hollis Street, Claflin Street, Grant Street, Beaver Street, Marion Road, Second Street, Carlson Road, Pusan Road, Pelham area, Alexander Avenue and Clark Street. Some of these housing units date back to 1950 when Public Housing was developed in Framingham for returning veterans.

Qualified Framingham residents are given a preference for housing placements. Among the developments are Family Housing and Housing for seniors and disabled. A maximum disabled population of 13% is permitted in senior housing units.

The following are changes that have been noted by the FHA over the last 5 to 10 year period.

- 1) a marked increase of applications for housing. This includes an increase of applications from people who live in shelters; many people with shelter addresses are on the waiting list for as long as a year plus.
- 2) An increase in the number of former shelter residents residing in Framingham Housing Developments. With this increase, the FHA is seeing a more problematic population that has difficulties with money and household management. The job of the Administrator has expanded from just a "landlord" role to more of a "social worker" role. The FHA is not seeing effective follow up on people who are being placed from the shelter system.

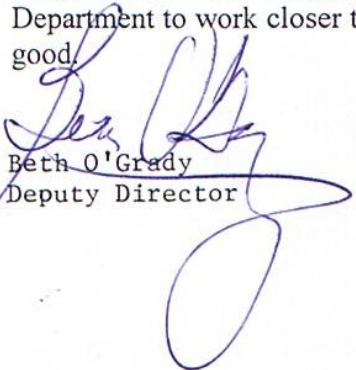
An annual increase up until 2004 was noted of people rejected by the FHA for housing due to criminal conviction records, at this point, fewer people with criminal conviction records are applying because the FHA rules are strictly enforced through CORI checks. The FHA conducts in-state CORI's, a multi-state criminal record check and a rental history check. The FHA does not rent to people with serious arrest records involving violent crimes, drugs or fraud and thus does not work with the Re-Entry Program in Framingham.



EQUAL HOUSING OPPORTUNITY

An increase in informal hearings has been found for lease violations, unauthorized tenants living with renters and criminal charges that results in FHA administrators having to devote more time for paperwork and documentation tasks and court appearances.. Also evictions for non payment of rents has increased substantially.

The FHA and the Framingham Police have formed a partnership over 10 years ago by forming the Housing Liaison Officer Program. This Program has Officer Brad Newman assigned to it. This Program essentially allows the Housing Authority and Police Department to work closer together in assuring that the quality of life in the community is good.



Beth O'Grady
Deputy Director