

RICHFIELD HOUSING AND REDEVELOPMENT AUTHORITY
SENIOR HOUSING POLICY STATEMENT

Adopted: April 21, 2014

When considering proposals for senior housing, the Housing and Redevelopment Authority shall evaluate proposals based on the following criteria:

- The inclusion of lower-density senior housing (i.e., attached and detached townhomes);
- If the proposed project includes high-density senior housing, does it provide a continuum of care within the project, including independent living, assisted living and memory care accommodations, when feasible;
- Consideration should be given to the location of the proposed project: how it does or does not lend itself to providing a geographic balance of senior housing throughout the city, and to avoid concentrations of senior housing;
- Senior housing proposals in the Cedar Point II Housing area can be considered;
- Can the senior housing project readily convert to serve other populations in the future (i.e., market rate units), as the market dictates;
- Feasibility of the project based on a market survey conducted on behalf of the HRA; and
- Feedback obtained through one or more “town hall” meetings held jointly by the HRA and the developer to garner input from residents regarding the proposed development, ideally held in locations near the proposed development.
- Work with existing senior developments to continue to update, upgrade and meet needs.

This Senior Housing Policy is intended to guide housing in a comprehensive manner that is consistent with the City’s Market Rate Multi-Family Housing Policy and Affordable Housing Policy.