



Christine McCall
Assistant City Manager/DPD Director

MEMORANDUM

TO: Eileen M. Donoghue, City Manager *EMD*

FROM: Christine McCall, Assistant City Manager/DPD Director

DATE: February 1, 2022

SUBJECT: MOTION OF 1/25/22 BY COUNCILOR SCOTT & COUNCILOR NUON
REQUESTING CITY MANAGER HAVE PROPER DEPARTMENT CONSIDER
APPLYING FOR A TRANSFORMATIVE DEVELOPMENT GRANT TO BE USED
TO DEVELOP CAMBODIA TOWN

MassDevelopment’s Transformative Development Initiative (TDI) is a program for Gateway Cities designed to accelerate economic growth within focused districts. The program works with cross-sector partnerships to engage community members in actionable planning, implement local economic development initiatives, and spur further public and private investment. TDI works to concentrate economic development activities, resources, and investments within designated neighborhood areas, known as “TDI Districts,” to create a critical mass of activity that inspires investments by local residents, entrepreneurs, and businesses, as well as additional private development. TDI Districts are mixed-use with a commercial component, compact—with a five minute walking radius or less—and are defined by a walkable, dense physical environment.

The Department of Planning and Development (DPD) submitted an application, in collaboration with Jeanne D’Arc Credit Union, Coalition for A Better Acre (CBA), Community Teamwork, Inc. (CTI), Lowell Housing Authority (LHA), The Lowell Plan, and UMass Lowell, to designate the Upper Merrimack Street corridor as a TDI District. The application was submitted in October 2021. We recently toured the proposed TDI District with individuals from MassDevelopment and our partner organizations. We are hopeful we will hear about our application in the next month or so. The TDI Initiative is not available on an annual basis. We are hopeful the Upper Merrimack area will be selected as TDI District this round and will look to further collaborate with MassDevelopment in future years. If we are afforded the opportunity to apply for another TDI District within the City, the DPD believes Cambodia Town would be a strong area for application.

CMM

Attachment

Cc: Yovani Baez-Rose, Director of Economic Development
Camilo Espitia, Chief Design Planner