

FOR IMMEDIATE RELEASE  
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Redevelopment and relocation of Charlesview Apartments marks  
progress with unveiling of Community Center cornerstone

*Ahead of schedule, project is beyond half-way point*

New **Charlesview Residences** will provide housing and breathe  
new life into the Allston-Brighton neighborhood, offering  
programming for area residents

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**Boston**, January 23... **Charlesview, Inc.** – the nonprofit organization currently relocating the outdated Charlesview Apartments on Western Ave. in Allston and redeveloping them nearby in Brighton – today gathered with the project team, lenders, public officials and residents to celebrate progress and unveil the cornerstone for the **Josephine A. Fiorentino Community Center**.

The new **Charlesview Residences**, as the new development at Brighton Mills on Western Ave. is called, ultimately will consist of a total of 340 mixed-income rental and homeownership units. The \$141 million first phase, involving 240 units of rental housing as well as the Community Center, retail space, and a park, is currently under construction and will house residents from the existing Charlesview Apartments, which will be demolished to make room for redevelopment by Harvard University.

The construction is more than halfway there – well ahead of initial projections – and will be ready for Charlesview, Inc. to start moving residents from the existing apartments into their new homes as early as this June. The ground floor of the buildings on Western Avenue will house approximately 10,000 square feet of commercial and office/retail space, also to be completed by late spring or early summer of this year.

The second and third phases of this development will include 20 townhomes for sale to middle-income families and 80 condominiums for sale at a mix of market and affordable prices. Completion of the second phase townhomes is expected to be in December 2013.

The real hub of the new Charlesview Residences will be the **Josephine A. Fiorentino Community Center**, named after a founder of Charlesview, Inc., a long-time board president, and a champion of the redevelopment project. Mrs. Fiorentino, a lifelong Allston resident, passed away in 2005. Building on Charlesview Inc.'s more than 40 years of community programming at the current site, the new center will feature a computer room, classrooms, community meeting rooms, outdoor play areas and an expanded and dynamic array of programs that will be available to residents of the entire Allston-Brighton community.

According to Dr. Lawrence F.G. Fiorentino, Josephine Fiorentino's son, Mrs. Fiorentino was "passionate about the lives of families." While raising her family and working as an executive at Jordan Marsh Department store, she worked tirelessly to organize Charlesview Inc. with the sole purpose of providing affordable housing to area families. "She was a dynamic force with an uncanny ability to get people together for the common good," said Dr. Fiorentino. "In advocating for the new development, she wanted to preserve the community, ensure that Charlesview would preserve affordable housing for existing residents and share amenities with others in the community."

At the cornerstone unveiling, Father Frank Glynn, Chairman of Charlesview, Inc.'s Board of Directors and Pastor at St. Anthony's Catholic Church in Allston, said "The members of the

congregations of **St. Anthony's Catholic Church, Congregation Kadimah-Toras Moshe** and **Community United Methodist Church** are delighted by the new Community Center at Charlesview, which will be open to the entire Allston/Brighton Community.” The three congregations are original founders of Charlesview, Inc.; their names appear on the cornerstone that was unveiled. The ceremony was attended by approximately 75 people.

This ambitious project – which took about a decade to get off the ground – is being co-developed by Charlesview, Inc., the original developer and owner of Charlesview Apartments, and The Community Builders (TCB), the largest nonprofit developer of nonprofit of mixed-income housing in the country, for the purpose of redeveloping the new Charlesview Residences. The two organizations got together after Charlesview, Inc. and Harvard University negotiated the land swap. While in the proposal stages, the development initially faced many obstacles, including community opposition, which was successfully overcome. Among wide-spread public, private and community support, the project broke ground in May 2011.

The development team for Charlesview Residences includes John Moriarty & Associates, general contractor; CBT, architects; Peabody Properties, Inc., property management partner; and Housing Opportunities Unlimited, resident relocation partner. Financing is being provided by AEGON USA Realty Advisors, Google, Massachusetts Department of Housing and Community Development, MassHousing, Harvard University, AFL-CIO Housing Investment Trust, HUD, The Life Initiative, and CEDAC.

#### **About Charlesview, Inc.**

Charlesview, Inc., founded 44 years ago by a consortium of religious organizations amid tensions over urban renewal, is dedicated to advancing the well-being of individuals and families and promoting the diversity and vibrancy of the Allston/Brighton community. The nonprofit’s mission is to provide secure and affordable homes; offer programs designed to enrich, educate and inspire; and engage in innovative philanthropy. The Josephine A. Fiorentino Community Center’s mission will be to promote the well-being of individuals and families by providing a place to go for innovative educational, social and cultural programs.

#### **About The Community Builders, Inc.**

The Community Builders, Inc. (TCB) is the largest nonprofit developer of mixed-income housing in the United States. Its mission is to build strong communities where people of all incomes can achieve their full potential. TCB realizes its mission by developing, financing and operating high-quality housing and implementing neighborhood self-help initiatives to drive economic opportunity for residents. Since 1964, TCB has constructed or preserved over 320 affordable and mixed-income housing developments and secured over \$2.5 billion in project financing from public and private sources. Today, TCB owns and manages more than 10,000 apartments in 14 states and the District of Columbia. The organization is headquartered in Boston with regional hubs in Chicago and Washington.

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#### **PRESS RELEASE**

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