

By Emily Edelman
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A map of the proposed 100 Bridge Street mixed-use development, which completed its application for final funding in February. Image courtesy 100 Bridge Street

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100 Bridge Street project submits application for final funding

Great Barrington — The Community Development Corporation of South Berkshire recently submitted a funding application to the Massachusetts Department of Housing and Community Development for the property the CDC owns at 100 Bridge St. If awarded, the funds will provide the final financing needed to build 45 new affordable rental units, Bentley Apartments, and remediate the entire 8-acre site along the Housatonic River in downtown Great Barrington.

“We applied for the final funds in February,” said CDCSB’s executive director Tim Geller. “The DHCD funding will announce these extremely competitive funding awards in July.”

CDCSB submitted the funding application in partnership with Berkshire Housing Development Corporation; the project’s co-sponsor, Dietz and Company Architects Inc. in Springfield; and MBL Housing and Development in Amherst. The funding application included construction drawings that are 90 percent complete. When funded, the work will be put out to bid to regional contractors. In 2017, the 100 Bridge Street project was awarded a \$123,000 Berkshire Brownfield Revolving Loan Fund Grant from the Berkshire Regional Planning Commission, which completes the funds necessary for the clean-up of the property.

The Bentley Apartments complex represents the first phase of CDCSB’s ongoing plans to create much-needed affordable housing and a center for economic growth in Great Barrington. The new units include one-, two- and three-bedroom apartments for families with incomes of up to \$48,000, offering rental apartments at significantly lower-than-market rates.

The plan’s New England-style apartments were recently redesigned to better fit the style and aesthetic of the neighborhood, while plans for a riverfront park will showcase the natural space of downtown.

Of the recent redirection of state MassWorks funds by the town of Great Barrington from Bridge Street to Railroad Street, CDCSB Geller said: “This was a smart and utilitarian decision by the town and one that has zero impact on the development progress with Bentley Apartments. The portions of the MassWorks grant that directly support the affordable housing component of the site remain in place. We are optimistic in our application to DHCD and look forward to the progress of this important development and the positive impact it will have on the town.”

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