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## Senior townhouses planned

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**Funds:** The project to enhance downtown would be financed by state, federal and private funds.

MUNCIE -- A proposed senior housing project could be the first step toward rebuilding the downtown east of the Muncie YMCA. 'Our goal is to create neighborhoods, . . . safe, clean, affordable housing,' Mayor Dan Canan said. 'This would be a neighborhood that people are proud to call home.' Canan unveiled a proposed 30-unit housing project Thursday for low- and middle-income senior citizens. The project would be at Howard and Elm streets.

F&C Real Estate Services, Indianapolis, the developers of the new Millennium Place housing project at Munsyana Homes, would rebuild two older homes along Howard Street and demolish other structures along Elm to build new townhouses. The \$2.6-million project would be financed by state tax credits, federal HOME funds and private funding. Canan asked Muncie's Redevelopment Commission (MRC) to deed affected properties to Muncie's Community Development agency, which is coordinating the project with the developer. The Muncie City Council will be asked to agree to the deal Monday.

'I am all for it,' said MRC member Ken Hughes, also manager of the Radisson Hotel Roberts. 'What do we need to do?' The area has abandoned and rundown housing, which city officials targeted for redevelopment 2 years ago. 'This project came forward quicker than we figured,' said Canan, referring to the MRC's need to act before Monday's council meeting. The deadline to apply for state tax credits is March 22. The MRC will have a special meeting Monday to transfer the properties. MRC Director Bruce Baldwin said he did not think there would be objections to the development.

City planners offered preliminary design of the townhouse development as well as similar housing projects in other cities. 'It is part of the new urbanism,' said city planner Mary Spitz Greene, 'less asphalt and more of a neighborhood feel.' Canan envisioned more residential and commercial development in the area. City officials are also planning to demolish older commercial buildings along South Walnut Street to make way for a new traffic roundabout and park area at Walnut and Seymour streets. A portion of Munsyana Homes public housing complex along South Madison Street has been demolished to make way for new single- and multi-family homes.

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