



Funding for FY2021

House General, Housing and Military Affairs Committee

February 12, 2020



Governor's FY2021 Budget Recommendation

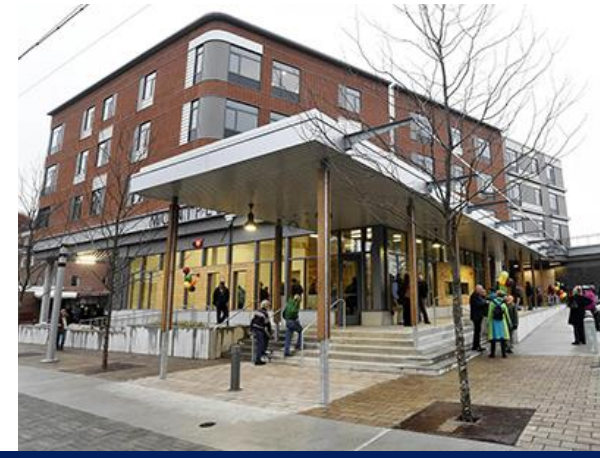
SUMMARY OF STATE FUNDING	FY2021 Governor Recommend	FY2020 Budget
Property Transfer Tax to receive (net of \$1.5m Debt Service)	10,804,840	10,804,840
Capital Bill Appropriation	4,600,000	4,600,000
Legacy Funds (General Fund)	-	500,000
FY2021 State Funding	15,404,840	15,904,840
Housing Revenue Bond Proceeds	-	6,100,000
Rural Economic Development Initiative	-	75,000
FY2021 Total	15,404,840	22,079,840

The Administration recommends PTT and Capital Bill funding for VHCB at the same level as in FY2021.

Overall state funding available for housing, conservation and historic preservation through VHCB will be \$6.7 million less than in the current year.

- 1) Housing bond fully committed
- 2) No general fund recommendation for Legacy Conservation as in FY2021
- 3) No funding for the Rural Economic Development Initiative

If enacted as proposed, total state funding for VHCB in FY21 would be essentially the same as it was in FY17, before the Housing Revenue Bond.



Housing For All Revenue Bond Results for Vermonters

- \$37M in HRB proceeds committed to 34 housing developments with 843 homes in 23 communities across 11 counties, including 60 accessibility improvements and 5 Habitat for Humanity homes statewide.
- Nearly half the homes are occupied and leasing up in Putney, South Burlington, Hartford, Randolph, Bennington, Montpelier, Brattleboro, Manchester, Essex, Barre, and Burlington; the balance are under construction or set to get underway by the end of 2020

Creating New Homes Across the State

Lyndonville, Randolph, Manchester, Putney, White River Junction, Bennington, Vergennes and Shaftsbury



Bringing Old Buildings Back to Life

With \$100,000 in HRB funding, this vacant, historic building on South Main Street in Randolph has been renovated to provide permanent housing with support services for formerly homeless persons with mental illness, as well as office and program space for Clara Martin.



Public-Private Partnerships

Redevelopment in Downtown St. Albans

In a partnership between the City, nonprofit and private developers, four substandard buildings were demolished across from City Hall to make way for new housing primarily affordable to middle and lower-income households.

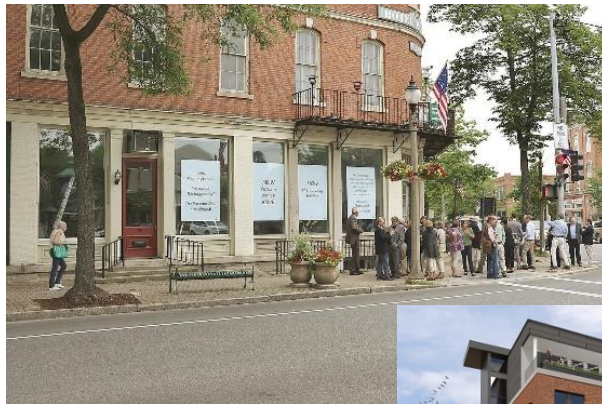


With HRB funding, two new buildings will create 30 apartments at 20 Congress Street and 33 new homes around the corner on Maiden Lane. Another building will hold offices for the Community College of Vermont and the Northwestern Vermont Medical Center.



Revitalizing Downtowns

Brattleboro, Montpelier, St. Johnsbury, Bennington, Morrisville, Bellows Falls, St. Albans, and Springfield



Creating New Neighborhoods Garden Apartments



With HRB funding, the Champlain Housing Trust and Housing Vermont have completed 60 mixed-income, family rental apartments close to schools, a library, a park and trails in South Burlington's new city center.

Protecting the Most Vulnerable

New homes and services for the homeless in areas with the greatest need. Helping Vermonters and reducing pressure on the state budget.





Supporting Innovation in Housing

- Pilot project in Barre: **tiny homes with support services for formerly homeless individuals**
- An assessment of the statewide need for **recovery residences** for individuals with Substance Use Disorder showing 1,200 Vermonters would benefit from living in a recovery residence
- **Public-Private partnerships:** 300 additional market rate homes created by private developers co-located with new affordable homes
- Piloting new models for **addressing existing, substandard housing**, targeted to areas of the state where investment in older stock is needed (Barre, Bellows Falls and Arlington)
- An **accessory dwelling unit pilot program** in Burlington, where rental vacancies are extremely low

Addressing Barriers to Housing Development

VHCB is helped fund and guide the Z4GN Initiative, a project led by the Department of Housing and Community Development to help Vermont communities improve local regulations and grow housing opportunities.

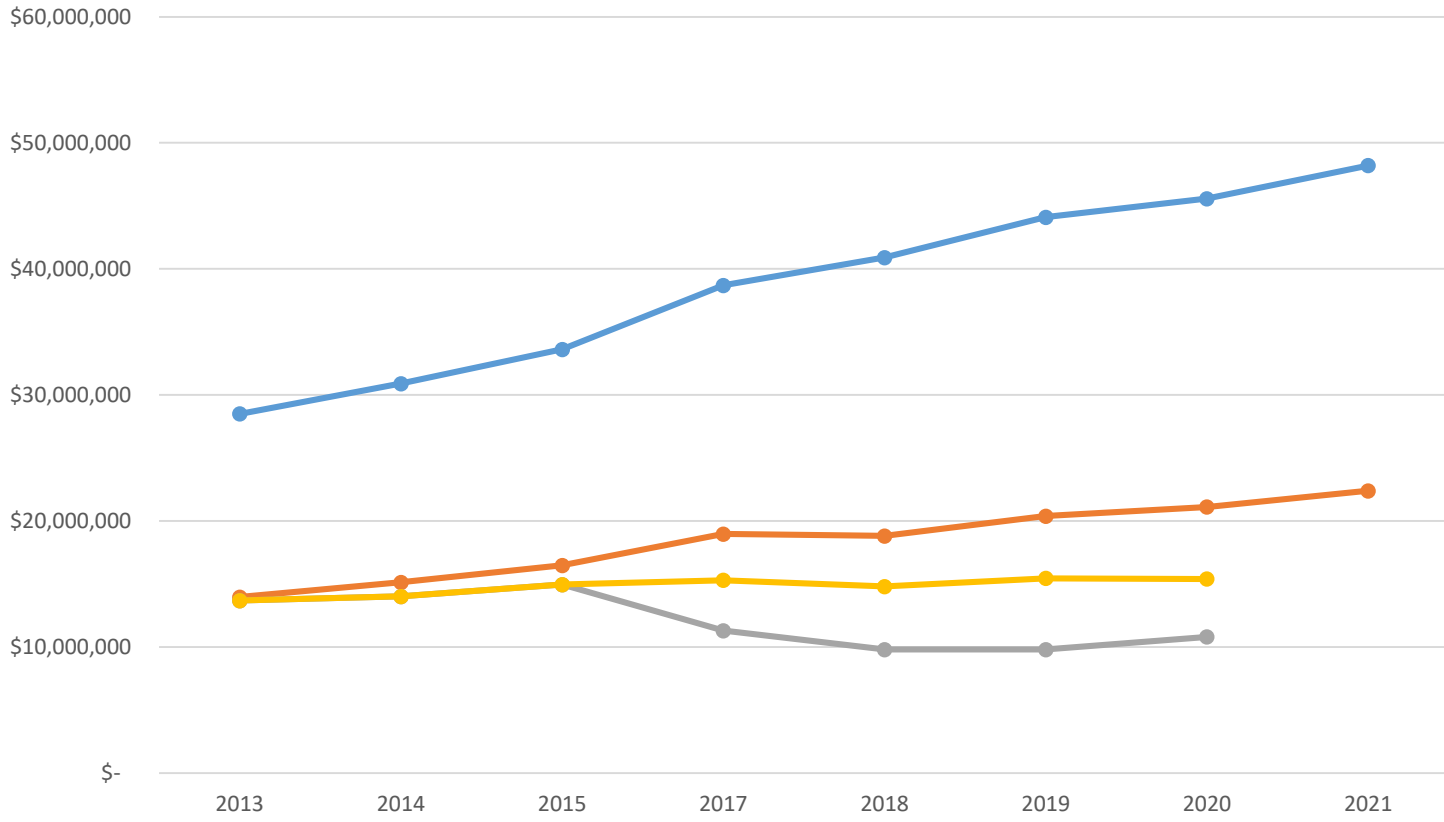




Addressing Homelessness

- Collectively, nearly 18% of the apartments owned by nonprofit developers are now home to formerly homeless individuals.
- In 2019, 329 apartments—35% of vacancies—were rented to homeless households
- These developers are housing more than 1,000 households that were formerly experiencing homelessness and many more that were at-risk of becoming homeless.

VHCB Appropriations 2013-2021



NOTES

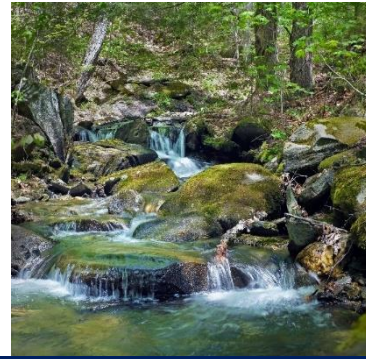
\$58 million in PTT revenue to General Fund from FY13-21

FY18-20 VHCB appropriations reduced by \$1.5 million for Housing Revenue Bond payments

FY2021 Based on Revenue Forecasts and Governor's Budget Recommendation

- PTT Revenues, 2013-21
- VHCB Statutory Share PTT
- Actual PTT Appropriated
- VHCB Actual State Funds Appropriated

18-Month Pipeline of Expected Projects



- \$9 million for 30 farmland conservation projects
- \$8.5 million for 72 natural resources and recreational areas projects
- \$1.5 million for 24 historic community buildings
- \$43 million for 65 rental housing projects, homeownership and accessibility

Combating Opioid Misuse: Recovery Housing



Funded a study that recommends additional Recovery Residences be developed, providing 160 beds.

The Champlain Housing Trust owns 11 buildings at Fort Ethan Allen in Essex and hopes to convert three of them, including this one, into housing for people recovering from substance abuse disorders.



Community-Based Transitional Housing

VHCB Support Saves the Correctional System \$3.4 Million Annually

Project Name	Location	County	Units/Beds	Gender	VHCB Award	DOC Annual Funding	DOC Beds	Prison Cost	Annual Savings
Dismas House Rutland	Rutland City	Rutland	11	M	70,000	105,952	4	248,896	142,944
Dismas House Burlington	Burlington	Chittenden	7	M	70,000	87,690	5	311,120	223,430
Dismas House Winooski	Winooski	Chittenden	9	M	162,000	158,128	9	560,016	401,888
Covered Bridge	St. Johnsbury	Caledonia	5	M	90,000		3	186,672	186,672
Phoenix House	Burlington	Chittenden	19	M	162,000	178,850	14	871,136	692,286
Dismas House Hartford	Hartford	Windsor	9	M	162,000	150,000	10	622,240	472,240
CV Phoenix House	Barre Town	Washington	18	M	170,000	238,281	14	871,136	632,855
Northern Lights	Burlington	Chittenden	9	W	162,000	393,752	11	805,112	411,360
Mandala House	Rutland	Rutland	8	W	198,000	331,282	10	585,536	254,254

95 BEDS

SAVINGS: \$3,417,929

*source: Department of Corrections and VHCB 2019

Community-Based Service-Supported Housing

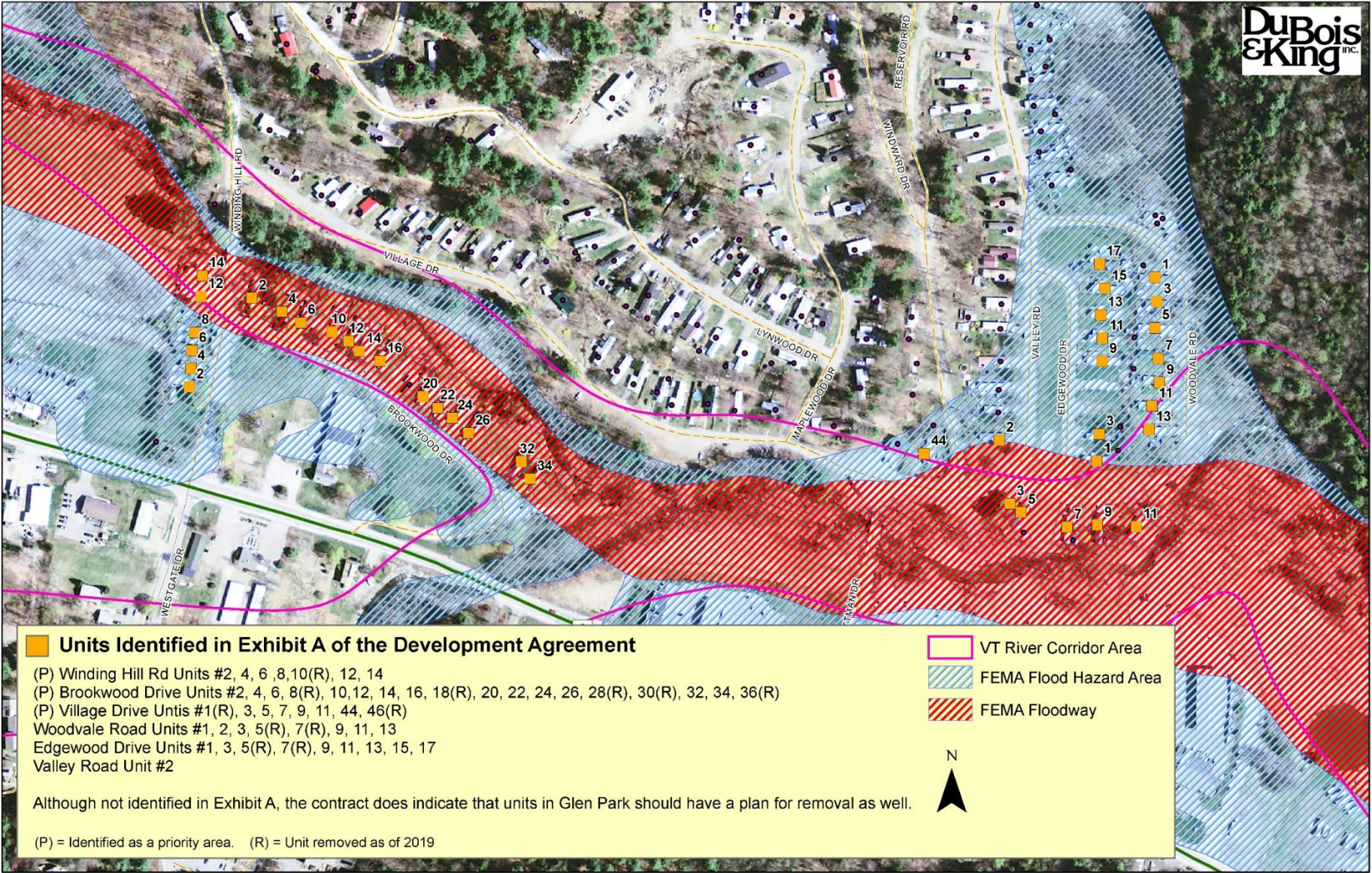
Serving AHS Clients and Other Vulnerable Populations

Primary Vulnerable Population/Service Need	beds/units
frail elderly	305
homeless in shelters and transitional housing	346
homeless in permanent housing	119
individuals with developmental disabilities	57
individuals with mental illness	237
individuals with physical disabilities/medical conditions	20
individuals in recovery from substance abuse	32
released from corrections	97
victims of domestic violence	45
youth	106
Total	1,364

A total of \$23.9 million dollars in VHCBS funds awarded
(dollar total does not include projects with SASH)

There are an additional 2,288 SASH assisted units serving seniors in VHCBS Housing





Tri-Park in Brattleboro needs reinvestment and homes removed from floodway.

Gus Seelig
Executive Director

Jen Hollar
Director of Policy & Special Projects



Danielle and her daughter Autumn at the opening of their new home in Rutland