

1 TO THE HOUSE OF REPRESENTATIVES:

2 The Committee on Ways and Means to which was referred House Bill  
3 No. 159 entitled “An act relating to creating the Better Places Program”  
4 respectfully reports that it has considered the same and recommends that the  
5 report of the Committee on Commerce and Economic Development be  
6 amended by striking out Secs. 8–13, downtown tax credit program, in their  
7 entireties and inserting in lieu thereof new Secs. 8 and 9 to read as follows:

8 Sec. 8. NEIGHBORHOOD DEVELOPMENT AREA TAX CREDIT;

9 PILOT PROGRAM

10 (a) There is created the Neighborhood Development Area Tax Credit Pilot  
11 Program. Qualified applicants may apply to the State Downtown Development  
12 Board to obtain the tax credits described in 32 V.S.A. § 5930cc.

13 (b) As used in this section:

14 (1) “Qualified applicant” has the same meaning as 32 V.S.A. § 5930aa.

15 (2) “Qualified building” means a building built at least 30 years before

16 the date of application, located within a neighborhood development area,

17 which, upon completion of the project supported by the tax credit, will be an

18 income-producing building not used solely as a single-family residence.

19 Churches and other buildings owned by religious organization may be

20 qualified buildings, but in no event shall tax credits be used for religious

21 worship.

1           (3) “Qualified code improvement project” means a project:

2                   (A) to install or improve platform lifts suitable for transporting  
3           personal mobility devices, limited use or limited application elevators,  
4           elevators, sprinkler systems, and capital improvements in a qualified building;  
5           and the installations or improvements are required to bring the building into  
6           compliance with the statutory requirements and rules regarding fire prevention,  
7           life safety, and electrical, plumbing, and accessibility codes as determined by  
8           the Department of Public Safety;

9                   (B) to abate lead paint conditions or other substances hazardous to  
10           human health or safety in a qualified building; or

11                   (C) to redevelop a contaminated property in a neighborhood  
12           development area under a plan approved by the Secretary of Natural Resources  
13           pursuant to 10 V.S.A. § 6615a.

14           (4) “Qualified expenditures” has the same meaning as in 32 V.S.A.  
15           § 5930aa.

16                   (5) “Qualified façade improvement project” means the rehabilitation of  
17           the façade of a qualified building that contributes to the integrity of the  
18           neighborhood development area. Façade improvements to qualified buildings  
19           listed, or eligible for listing, in the State or National Register of Historic Places  
20           must be consistent with Secretary of the Interior Standards, as determined by  
21           the Vermont Division for Historic Preservation.

1           (6) “Qualified historic rehabilitation project” has the same meaning as in  
2           32 V.S.A. § 5930aa.

3           (7) “Qualified project” has the same meaning as in 32 V.S.A. § 5930aa.

4           (c) The tax credits available to qualified applicants under this section shall  
5           be the same tax credits established in 32 V.S.A. § 5930cc.

6           (d) To qualify for any of the tax credits under this section, expenditures for  
7           the qualified project must exceed \$5,000.00.

8           (e) Application shall be made in accordance with the guidelines set by the  
9           State Downtown Development Board.

10          (f) The provisions of 32 V.S.A. § 5930dd shall apply to the tax credits  
11          issued under this section.

12          (g) For fiscal years 2022 and 2023, the State Downtown Development  
13          Board may award tax credits to all qualified applicants under this section,  
14          provided that:

15               (1) the total amount of tax credits awarded annually, together with sales  
16               tax reallocated under 32 V.S.A. § 9819, does not exceed \$1,500,000.00;

17               (2) a total annual allocation of not more than 30 percent of these tax  
18               credits may be awarded in connection with all of the projects in a single  
19               municipality;

20               (3) façade tax credits shall not be available for projects that qualify for  
21               the federal rehabilitation tax credit;

