



Thank you Chair Scheu and Chair Perchlik for hosting these sessions. I am Connor Timmons, Executive Director of HomeShare Vermont.

I am seeking your support for a \$235,000 appropriation to expand HomeShare Vermont's service area to include all three counties of the Northeast Kingdom, southern Windsor County and Windham County.

HomeShare Vermont is a matching and screening program that serves older Vermonters, Vermonters with disabilities and anyone who has extra space in their homes, pairing them with folks looking for an affordable place to live. Guests provide some service in exchange for reduced rent in the form of household support like snow shoveling, transportation, or a just in case presence. We run 6 background checks and 3 reference checks on all participants before they can be considered for a match.

Our expansion plan involves sharing case managers from local partner organizations rather than creating new FTE positions and setting up satellite offices around the state. This way trusted local organizations will be able to expand the services they offer, while HomeShare Vermont will cover the training and hourly costs of this work while ensuring the quality is up to the standard Vermonters expect from us. We began testing this model in FY23 with the Thompson Senior Center in Woodstock and the lessons we've learned from that experience are already helping us set up our next expansion. Simply put this growth model allows us to do a lot with little funding.

We expect to confirm our service provision partners in the coming months for both the NEK and Southern Vermont, so we're ready to move as soon as we hear from the State.

Expanding HomeShare's services statewide has been suggested by lawmakers for many years and has most recently been singled out as a strategy for supportive living in Vermont's Age Strong Plan. We are pleased to be ready to move closer to that goal in FY26.

For the past 42 years HomeShare Vermont has been a national and international leader in the homesharing movement and that's something our state should be proud of. We are anxious to leverage our experience and expertise to help Vermonters wherever we are needed and that certainly includes the Northeast Kingdom and Windham County.

I look forward to discussing the details of this plan with you all in the coming weeks.



## FY24 Outcomes Report

Improving Lives and Communities by Bringing Vermonters Together to Share Homes

**WHAT:** HomeShare Vermont helps the State of Vermont meet two important goals by assisting our aging neighbors to stay at home, where they want to be, while helping others find an affordable place to live.

**WHO:** While there are no age or income restrictions for homesharing, most people sharing their homes (hosts) are elders or persons with a disability while most people looking for housing (guests) can't afford market rents.

**HOW:** We provide a comprehensive screening and matching service with ongoing support.



Those Who.....	Shared Their Home	Found Housing
Age Range	27-99	22-81
Average Age	72	49
% Low Income (HUD)	73%	90%
% Reporting Disability	26%	11%

### Results Based Accountability (RBA) Outcomes

<b>How Much?</b>	Unduplicated # of Persons in Match	274		
	# of Housing Units Created	169 homes available to share		
	# of Service Hours Exchanged	30,400 hours of assistance to seniors and others		
<b>How Well?</b>	Homeshare Average Match Length	621 days or 21 months		
	Participant Satisfaction	100% satisfied with HSVT 100% would recommend us to family or friends		
<b>Is Anyone Better off?</b>	Affordability of Housing	Average Rent	\$359	
	Ability of Seniors to Stay Safely at Home	46% of seniors sharing their home reported they would not be able to live safely and comfortably at home without a homesharer.		
	Improved Quality of Life: Those having someone live with them report they.....	Feel Safer in their Home	86%	
		Feel Happier	82%	
		Feel Less Lonely	76%	
		Sleep Better	55%	
Feel Healthier	42%			

(See back of page for Return on Investment)

## FY24 Return on Investment



In FY 2024 the State of Vermont provided \$323,256 and \$156,744 of matching federal funds to HomeShare Vermont. **This investment of state funding allowed Vermonters to save a total of over \$1,351,000.**

Homeshare guests provided approximately 30,400 hours of assistance to seniors and others. This represents a **savings of over \$544,000 for those sharing their home and their families if they had to hire help.**<sup>1</sup>

By sharing their homes, low-income seniors and others received over **\$354,000 in rental income to help them make ends meet.**

The average rent in a homesharing match was \$359 with 25% of guests paying \$0 rent. Using the difference between market rents and actual HomeShare agreement rents, it is estimated that **HomeShare guests saved over \$807,000 in rental expenses.**<sup>2</sup>

## HomeShare Vermont: We Make The Match, You Make A Friend

### Main Office and Mailing Address:

412 Farrell Street, Suite 300  
South Burlington, VT 05403



### Satellite Office:

28 Barre Street, Suite 1B  
Montpelier, VT 05602  
*By appointment only*

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(802) 863-5625



**HomeShare Vermont** currently provides our matching services to residents in eight Vermont counties including Addison, Chittenden, Franklin, Grand Isle, Lamoille, Orange, Washington and Windsor and several towns in Rutland County and the Northeast Kingdom.

**A Vermonter's Guide to Homesharing** is a do-it-yourself guidebook that we currently provide to assist Vermonters outside of our service areas. In addition, we are available to provide consultation to all Vermonters who call with questions or need guidance.



<sup>1</sup> Calculation based on personal care assistant median wage - Bureau of Labor Statistics, VT State Occupation & Employment Wage Estimates

<sup>2</sup> Calculation based on fair market rents by county as determined by the US Department of Housing & Urban Development