



State of Vermont Agency of Commerce and Community Development

Introduction and Overview

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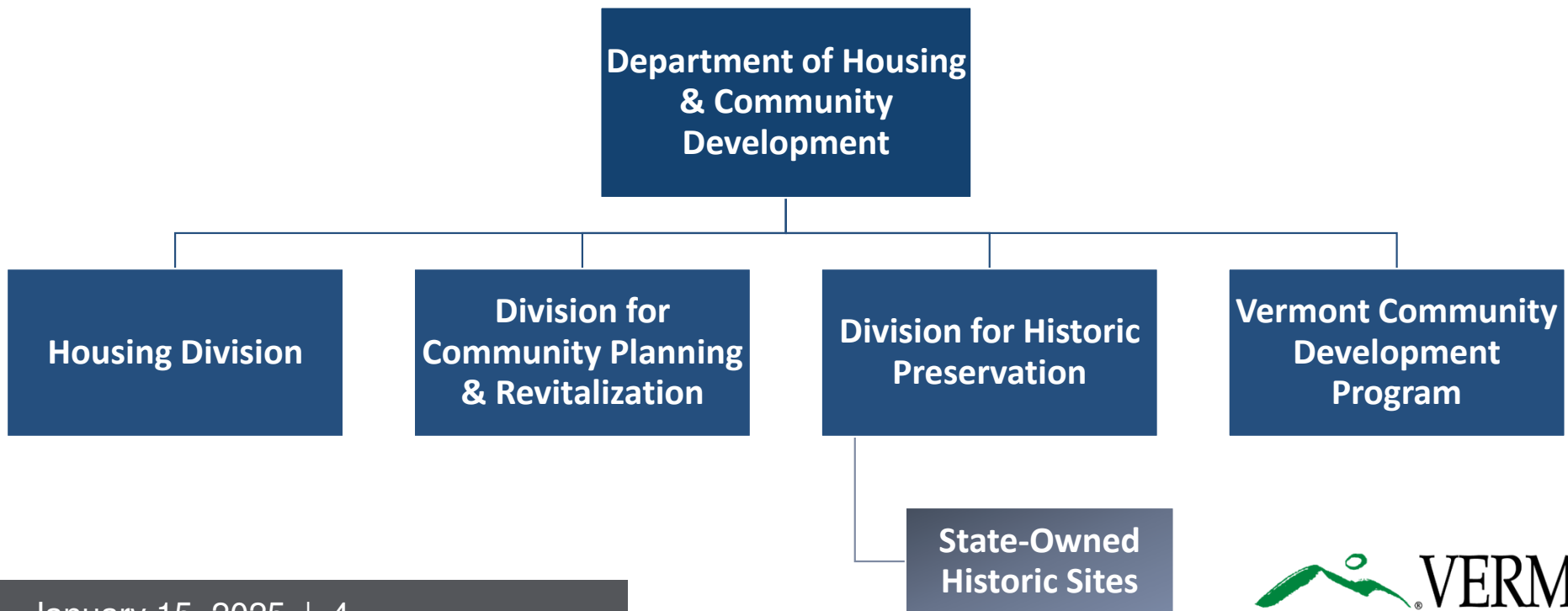
Agency Mission

The Agency of Commerce and Community Development (ACCD) helps Vermonters improve their quality of life and build strong communities.

Agency Organizational Structure



Housing and Community Development Department Organizational Structure



Housing and Community Development Leadership Team

Alex Farrell, Commissioner

Nate Formalarie, Deputy Commissioner

Max Krieger, General Counsel

Laura Trieschmann, State Historic Preservation Officer

Chris Cochran, Director, Community Planning & Revitalization

Shaun Gilpin, Director, Housing Division

Ann Kroll, Federal Programs Director, Vermont Community Development Program



Department Staff: 43 (FTE)

Department Mission Housing and Community Development

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Mission

The Department of Housing and Community Development (DHCD) coordinates and oversees the implementation of the state's housing policy, works to support vibrant and resilient communities, promote safe and affordable housing for all, protect the state's historic resources, and improve the quality of life for Vermonters.

Department Buzzwords Housing and Community Development

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Buzzwords

- Housing **CC0**
- “Homes for All”
- Infrastructure
- Planning and Land Use
- “Tiers” / Act 181
- Bylaws
- “VHIP”
- “MHIR”
- Community Development
- “Designated Centers” (Designated Downtown, Village Center, Growth Centers, Neighborhoods, New Town Center)
- Municipal Planning and Regional Development
- “LURB”
- Mobile Home Parks
- Historic Preservation
- Historic Sites
- Municipalities

Slide 7

CC0 We list housing and affordable housing? Are both needed?
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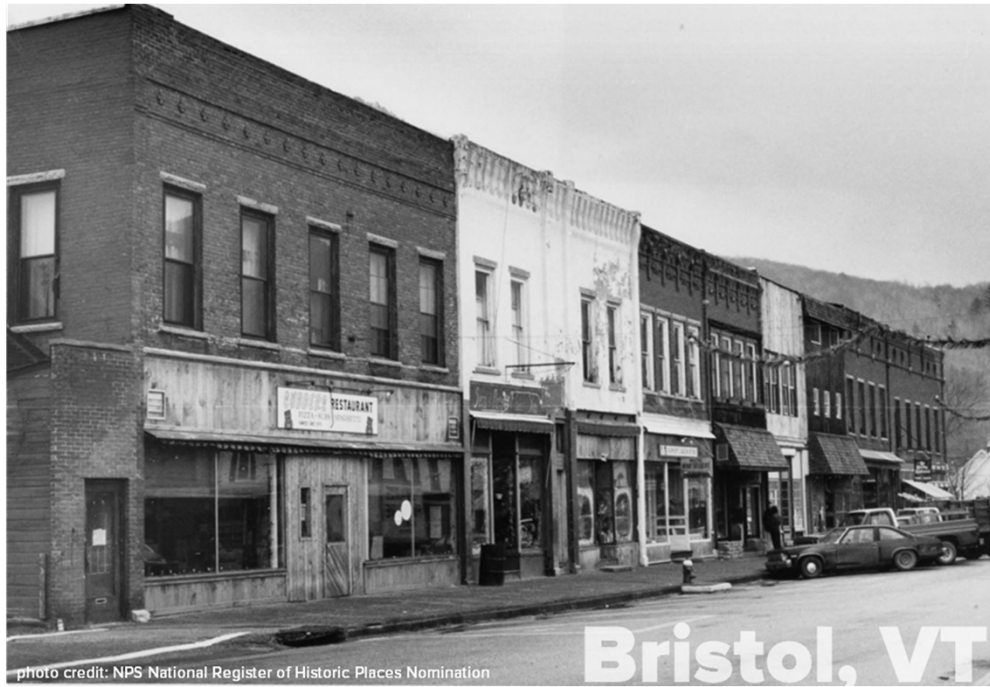


photo credit: NPS National Register of Historic Places Nomination

Bristol, VT



Department Partners Housing and Community Development

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Major Partners

- Regional Planning Commissions (RPC)
- Vermont Housing Finance Agency (VHFA)
- Vermont Housing Conservation Board (VHCB)
- Vermont State Housing Authority (VSHA)
- USDA-Rural Development
- U.S. Department of Housing and Urban Development (HUD)
- Regional/Public Housing Authorities
- Community Land Trusts & Housing Development Corporations
- Community Action Agencies
- Agencies on Aging
- NeighborWorks & Homeownership Centers
- Preservation Trust of Vermont
- Vermont Realtors' Association
- Vermont League of Cities and Towns
- Vermont Natural Resources Council
- Vermont Council on Rural Development
- Vermont Arts Council
- ...and many more!



Department Partners Housing and Community Development

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Common Committee Interactions

- House General & Housing
- House Environment
- House Institutions & Corrections
- House Commerce
- House Ways & Means
- Senate Economic Development, Housing & Gen. Affairs
- Senate Finance
- Senate Natural Resources & Energy
- House/Senate Appropriations

Department Programs Housing and Community Development

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Program Spotlights

Downtown & Village Tax Credits: The state's historic tax credit program sparks revitalization by supporting building and code improvements and is one of the primary benefits of downtown and village center designation. In 2024, the Community Investment Board awarded just over \$4 million in funding to support 13 projects in 12 Vermont communities. These projects are anticipated to leverage over \$160 million in building improvements and public infrastructure.

Vermont Community Development Program (VCDP): The Vermont Community Development Program (VCDP) assists communities on a competitive basis by providing financial and technical assistance to identify and address local needs in the areas of housing, economic development, public facilities, public services, and handicapped accessibility modifications.



Department Programs Cont'd Housing and Community Development

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Program Spotlights

Downtown Transportation Fund: The Downtown Transportation Fund is a financing tool which assists municipalities in paying for transportation-related capital improvements within or serving a Designated Downtown and eligible Designated Village Centers. In 2023, over \$1.1 million was awarded to 7 Designated Downtowns and Village Centers.

Historic Preservation Activities: The Vermont Division for Historic Preservation (VDHP) serves as the State Historic Preservation Office (SHPO) and plays an essential role in guiding the state's historic preservation agenda, keeping hundreds of years of history alive.

Department Programs Cont'd Housing and Community Development

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Program Spotlights

State-Owned Historic Sites: The Vermont Division for Historic Preservation's State-Owned Historic Sites Program encourages the discovery and appreciation of our rich heritage through the stewardship and interpretation of historic sites that evoke an authentic sense of time and place.

State-owned Historic Sites include:

- Bennington Battle Monument
- Mount Independence
- Chimney Point
- Senator Justin Morrill House
- President Calvin Coolidge Site at Plymouth Notch
- President Chester Arthur Homestead
- Hubbardton Battlefield
- Old Constitution House

...and others!

Department Programs Housing and Community Development

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Program Spotlights

Vermont Housing Improvement Program (VHIP): The Vermont Housing Improvement Program (VHIP) offers grants up to \$50,000 per unit for repairs needed to bring vacant rental units up to Vermont Rental Housing Health Code guidelines, add new units to an existing building, or build up to 5 units in a new building. Beginning in 2021, this program has created 499 units with approximately 500 under construction as of October 2024. Units have been created at an average cost to the state of just \$37,000 per unit.

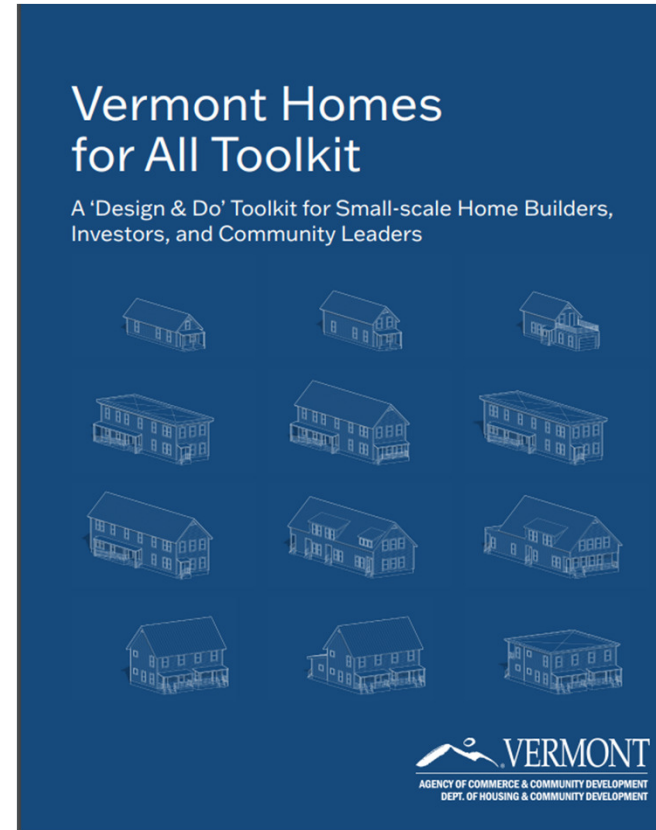
Manufactured Home Improvement and Repair Program: The Manufactured Home Improvement and Repair Program (MHIR) supports “mobile home” park improvements, home repairs, and foundation installation in manufactured home communities in Vermont.



Department Programs Housing and Community Development

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Program Spotlights



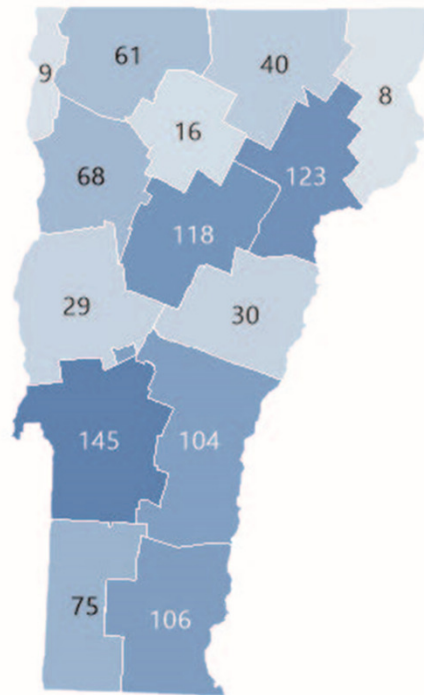
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Program Spotlights

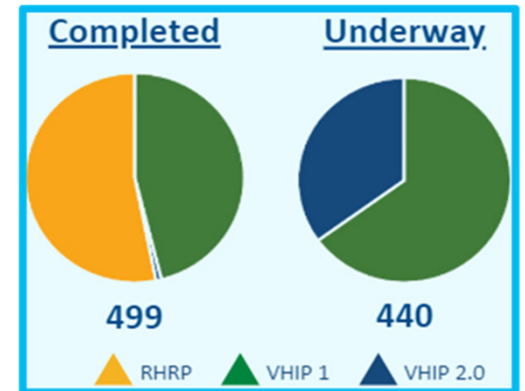
Vermont Housing Improvement Program (VHIP)

November 2024 Data



VHIP Units by County

- Over \$10M in requests beyond funding availability
- Average VHIP grant per unit: \$37,000
 - *Market cost to build an apartment: >\$500,000*



Department Programs Housing and Community Development

Program Spotlights

Manufactured Home Improvement and Repair Program (MHIR)
October 2024 Data



\$6.8M

Awarded to all
projects



326

**Home Repair
Awards;** avg
of \$12.7k per
home



124

Infill Awards;
avg. of \$14.4k
per new lot
created

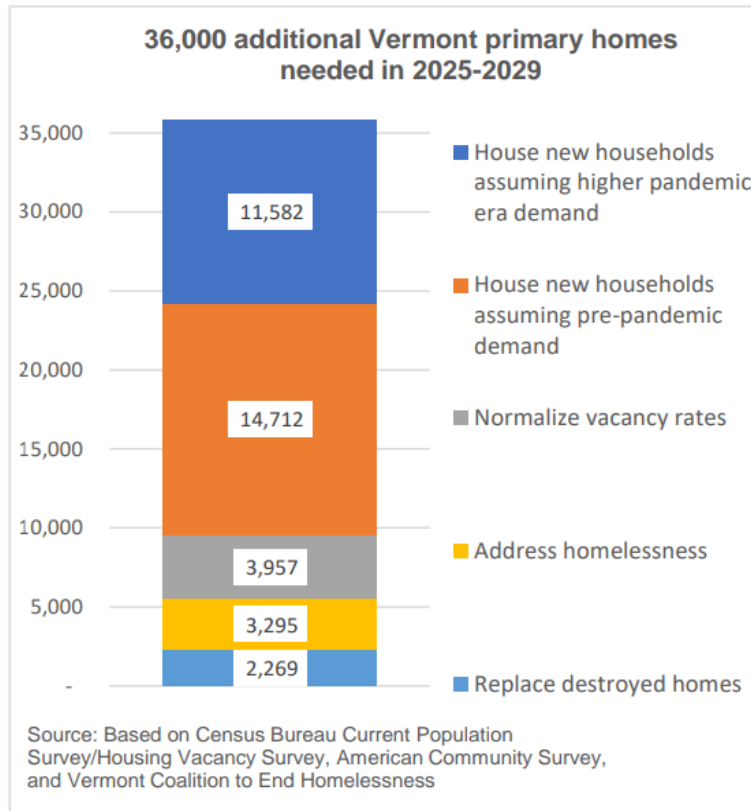


61

Foundations
poured; avg. of
\$14.1k per
award

Department Programs Housing and Community Development

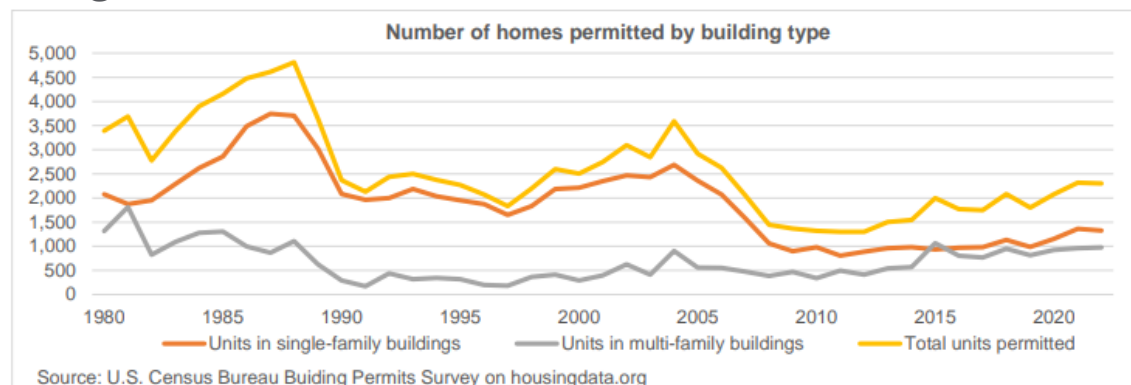
Data Spotlight Housing Needs Assessment



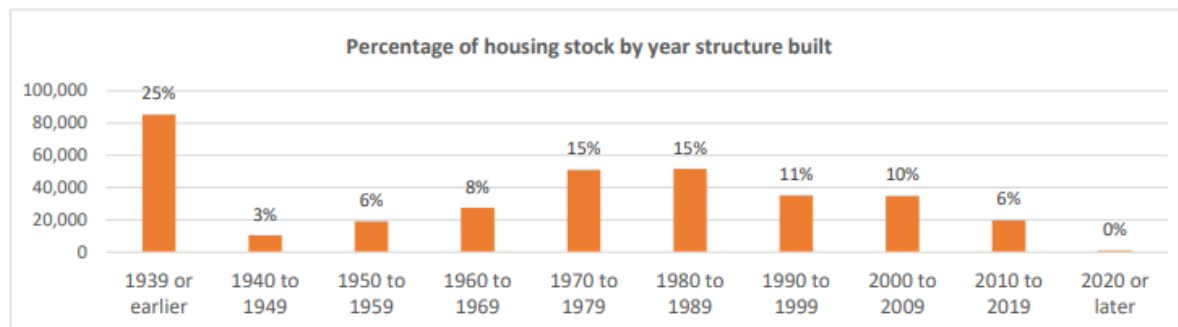
To accommodate projected growth in households living year-round, Vermont is likely to need an additional 24,000-36,000 total homes across the state in 2025-2029.

Department Programs Housing and Community Development

Data Spotlight Housing Needs Assessment



Vermont's housing challenges are in part attributable to a slow rate of housing construction. The state permitted just 2,302 new homes in 2022, more than most prior years in the past decade, but well below the 5,000-7,000 homes that will be needed annually to meet the state's needs.



Vermont's housing stock is among the oldest in the country. More than 25% of Vermont's housing stock was built before 1940, compared to 12% nationally. More than 34% of rental homes (24,758 homes) in the state were built before 1940.



Department Highlights

Housing and Community Development



64

64 beds to be created via the Recovery Housing Program (RHP)



\$160M

Leveraged by a \$4M investment from the Community Investment Board to support 13 projects, in 12 communities



227

Housing units preserved or created via VCDP investments



Let's Keep in Touch!

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