

HUD Consolidated Plan Outreach Meeting – February 4, 2020 – Castleton, VT

In attendance: Patrick Scheld (ACCD), Ann Kroll (ACCD), Shaun Gilpin (ACCD), Mike Jones (Castleton Town Manager), Avaloy Lanning (NewStory Center), Patrick Keller (Castleton), Jonas Rosenthal (Zoning Administrator Pawlet and Castleton)

Notetaker: Patrick Scheld

Start time – 5:06pm

- Shaun G. provides opening remarks explaining who we are and where we are from. Reviewing agenda for the evening and provided an overview of the PowerPoint presentation.
- As Shaun explained that Burlington is considered a CDBG Entitlement Community, Avaloy asked if the Burlington award figures were represented in our presentation.
 - o Ann answered that no they are not, and in fact So. Burlington qualifies as entitlement but chooses to not participate at that level rather they prefer to apply to the State CDBG on a competitive basis
- Ann asked about HousingData and inclusion of short-term Rental properties
 - o Shaun described the work/data that is to be included with short-term rentals
 - o Data coming from AirDNA (locations by Town, rental rates, comparing rentals with seasonal homes)
- Avaloy remarks the short-term rental as a unique issue, finding that previous renters are taking rental homes offline which is creating barriers for finding emergency shelter for victims of domestic violence and those coming out of homelessness
- Shaun discussed how the Needs Assessment will feed into the HousingData website
- Patrick Keller asked about college rentals for students and how that impacts a community housing stock (speaking about rentals available in Castleton)
 - o Shaun mentioned it's hard to assess how much of an impact college rental impacts due to housing size and ability to pay high rents
- Patrick Keller mentions how many of the old historic homes get converted for student housing
 - o Shaun and Ann agree that these old homes can take a beating and it's unfortunate, but that they are challenging metrics to measure
- Patrick Keller hopeful going forward that AM grants remain available for public buildings as many buildings remain out of compliance
- Jonas R. mentions that HousingData uses a poverty index but that there seems to be no good central database available for defining a community's poverty index
 - o Is there a central database for poverty index?
 - Shaun mentions that he uses Public Asset Resource Group, to answer Jonas, it is known that in VT we don't have a centralized database for poverty index
- Jonas R. mentions that some grants, like VOREC opportunities, ask about community need but it is challenging to determine a poverty index as the info gets pulled/compiled from multiple indexes
- Jonas R. asking specifically for PG for ADA for Castleton Library
- Patrick Keller asked about the Public Hearing purpose and process

- Ann and Patrick described the application process for Patrick K. and some of the different requirements as it relates to an application and consultant services
- Patrick K. says community centers, community recharging stations could spur economic development
 - **ACCD staff said they will connect Patrick K. with CP&R and Gary Holloway for information about EV grants**
- Patrick K. asking ACCD staff about ADA grants and different components of a project and how to potentially incorporate historic preservation and what is eligible for funding
- Mike asked about timeline for funding decisions, used the example of VTrans projects that are going on 10 years now.
 - Discussion moved toward the VCDP funding process and how soon a project can move forward obligating funds and hiring consultants. Discussion continued more specifically about example project timelines
 - Ann explained the process for developing a budget and requesting cost estimates for the purposes of an application
- Mike Jones asked about Housing Trust Fund and HOME, How to access funds to rehab old homes?
 - He mentions that a couple homes in Town are need of rehab.
 - Ann, Patrick and Shaun mentioned NWWVT and Rental Rehab program, Home Ownership Center
 - Shaun discussed VHIP that is in the legislature being considered in 2020 for funding, a new housing initiative
- Mike Jones asked about how St Albans managed the revitalization of the streetscape. How did they rehab the top floors of downtown buildings to create new housing units?
 - ACCD Staff explained the different funding packages in other projects across the State and Rutland County as to how housing units have been rehabbed
 - ACCD staff explained the TIF district financing available in St. Albans
 - ACCD staff encouraged Town to begin utilizing vacant mixed-use buildings as possible housing solutions in Town

Adjourn – 6:43pm