2018- 2022 Consolidated Plan for Housing & Community Development

2018 One Year Action Plan

City of Burlington, Vermont

Prepared by

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OMB Control No: 2506-0117 (exp. 06/30/2018)

Executive Summary

ES-05 Executive Summary

The City is required to have a Consolidated Plan for Housing & Community Development in order to receive funding under two federal programs: the Community Development Block Grant (CDBG) and HOME Investment Partnership Act (HOME) programs. The CDBG program grows local economies and improves the quality of lives for low- and moderate-income residents. The HOME program is designed to create affordable housing for low-income households through building, buying, and/or rehabilitating housing for rent or homeownership. The U.S. Department of Housing & Urban Development (HUD) provides direct grants to over 1,200 state and local governments, called entitlement communities, including the City of Burlington, on a formula basis each year. The City, in turn, awards grants and loans to local nonprofits and also provides direct services to residents and businesses through several CDBG-funded programs. In 2018, the City will receive $786,789 in CDBG funding and $539,670 in HOME funding.

The Consolidated Plan provides detailed information about city demographics, the local housing market and the local economy. It outlines housing, community and economic development needs and priorities for the City. This Consolidated Plan covers the five-year period beginning in July 2018.

The federal statutes that created the CDBG and HOME programs lay out three basic purposes against which HUD evaluates the Consolidated Plan and the City's performance under the Plan. Those three statutory program purposes are: decent housing, expanding economic opportunities, and providing a suitable living environment for low- and moderate-income persons. In the following section, a more detailed explanation of the three program purposes is provided.

The Consolidated Plan is organized into four sections: Needs Assessment, Market Analysis, Strategic Plan and One Year Action Plan. The Needs Assessment Section provides a concise summary of the City's estimated housing and community development needs for the next five years. The Market Analysis overview provides an analysis of the housing market, homeless housing and facilities and the City's economic characteristics. The Strategic Plan selects priorities among the existing needs, describes the City's specific objectives for the next five years (given available resources), and describes how the City will carry out its action strategies. The Action Plan details how the City plans to spend the CDBG and HOME resources on specific activities.

After the close of each program year, the City prepares a Consolidated Annual Performance Evaluation Report (CAPER) to report on progress and on CDBG and HOME expenditures during the year.

CDBG Purposes

The entitlement funds provided to the City of Burlington allow the City to address the housing, homeless and community development needs of the jurisdiction. The three statutory purposes for the Community Development Block Grant are decent housing, expanded economic opportunities and providing a suitable living environment.

DECENT HOUSING, which includes:

- Assisting homeless persons obtain affordable housing;
- Assisting persons at risk of becoming homeless;
- Retaining the affordable housing stock;
- Increasing the availability of affordable, permanent housing in standard condition to low-income and moderate-income families, particularly to members of disadvantaged minorities without discrimination on the basis of race, color, religion, sex, national origin, familial status, or disability;
- Increasing the supply of supportive housing which includes structural features and services to enable persons with special needs (including persons with HIV/AIDS) to live in dignity and independence; and
- Providing affordable housing that is accessible to job opportunities.

EXPANDED ECONOMIC OPPORTUNITIES, which includes:

- Job creation and retention;
- Establishment, stabilization and expansion of small businesses (including micro-businesses);
- The provision of public services concerned with employment;
- The provision of jobs to low-income persons living in areas affected by those programs and activities, or jobs resulting from carrying out activities under programs covered by the plan;
- Access to capital and credit for development activities that promote the long-term economic and social viability of the community; and
- Empowerment and self-sufficiency for low-income persons to reduce generational poverty in federally assisted housing and public housing.

A SUITABLE LIVING ENVIRONMENT, which includes:

- Improving the safety and livability of neighborhoods;
- Eliminating blighting influences and the deterioration of property and facilities;
- Increasing access to quality public and private facilities and services;
- Reducing the isolation of income groups within areas through spatial de-concentration of housing opportunities for lower income persons and the revitalization of deteriorating neighborhoods;
- Restoring and preserving properties of special historic, architectural, or aesthetic value; and
- Conserving energy resources.

Summary of the Objectives and Outcomes Identified in the Plan Needs Assessment Overview

Affordable housing continues to be the City's highest overall priority under this Consolidated Plan. Cost of housing, age of the housing stock and a very low vacancy rate are three significant factors that contribute to the need for affordable housing in Burlington. In the Needs Assessment Section, for both

renters and owners, at all income levels and across all household types, cost burden is the most pressing housing problem. Fifty-one percent of all renter households are cost-burdened. Cost burden is most acute among extremely low-income renters with 69% paying more than 30% of their income for housing.

In the Market Analysis Section, it is noted that there are a total of 230 affordable units in the City whose affordability restrictions will expire in the next five years. It is unlikely that more than 10% of those units will be lost to market rate. It is also noted that over 47% of the City's housing stock was built before 1950. The rental vacancy rate, which is measured every six months by the firm of Allen & Brooks, runs below the national and regional rates, averaging between 2-4% over the last three years.

Due to these factors, the following initiatives will be on the City's housing agenda the next five years. Preserving as many affordable units as possible, creating new affordable units, renovating rental and owner-occupied affordable housing, including lead abatement, and promoting homeownership among income-qualified households. The City views investment of CDBG resources into activities that help residents to become and/or remain housed and living independently as an effective investment.

Economic opportunity is the City's next highest priority. As the state's largest city, Burlington must continue to be an economic engine for the region and for the state. The City uses CDBG to focus on job creation and retention through technical assistance and gap financing for businesses, and to support low-income residents in business ownership through entrepreneurial training and loans. These uses of CDBG resources have proven to be effective and cost-efficient in creating and retaining businesses and jobs, in leveraging other resources, in increasing tax revenues to support City services, in supporting local ownership, and in revitalizing neighborhoods.

The City has also historically used CDBG resources to address barriers to economic opportunity and will continue to do so. Affordable, quality early care and education is one example; this is an identified community priority and an activity which has multiple long-term impacts – the ability of parents to get and keep a job and be productive at work; children's success in school; and ultimately, the quality of the local workforce; and even public safety costs. The City also invests in job training and Volunteer Income Tax Assistance for low income households. The City chooses to be flexible in its funding choices in this area in order to respond to shifting needs and resources, emerging opportunities and crises, and changing economic conditions.

A suitable living environment is the City's third priority overall. The City has a limited capacity to fund social services out of municipal resources, and has historically used the maximum (15%) available CDBG resources to support the provision of social services by local nonprofits. The City also uses CDBG to support public facilities and infrastructure, as well as nonprofit facilities, where there is support for the project and no other resources. Finally, the redevelopment of brownfields is a priority for the City because it meets multiple objectives: it increases the tax base, reduces environmental hazards, and often allows for the productive reuse of historic structures.

Evaluation of Previous Performance

The City is just completing year 5 of the 5 Year Consolidated Plan. Progress on specific goals is detailed annually in the Consolidated Annual Performance Evaluation Report, known as the CAPER. Under the previous Consolidated Plan, we have completed four of five program years.

Progress on long term projects for housing is slow but proceeding forward. The progress is detailed by goal.

Outcome: Increase the availability of /access to decent housing.

DH 1.1 – New Transitional Housing - The project at 95 North Ave was originally planned as transitional housing and will now be classified as permanent housing. With HUD's changing priorities placing less emphasis on transitional housing, this goal will not be reached during this Consolidated Plan. Nor will this goal be included in the next 5 year plan.

DH 1.2 –New Permanent Housing - Although not funded with Entitlement Funds, our area added 19 units of permanent supportive housing for the homeless this past year and we have exceeded our goal.

DH 2.1 Produce new affordable rental units – this goal has been met and exceeded for this Consolidated Plan and a new number and goal added to the next 5 year Consolidated Plan.

DH 3.5 Reducing Lead Hazards - Our lead goals were reached within the combination of owner and rental units.

Outcome: Increase the affordability of decent housing

DH 2.1 Produce new affordable units – We have exceeded our goal.

DH 2.2 – Produce new homeowner units – We achieved only 50% of our goal.

DH 2.3 Buyer Assist Homeownership - This goal was reached during the 5 year plan.

Outcome: Increase the sustainability of decent housing

DH 3.1 Preserve and Upgrade Existing Housing included renovations at Pearl Union SRO and scattered site Burlington Housing Rental Improvement Program. Both projects are progressing. The City expects to achieve 50% of this goal. New goals are set for the new 5 year Consolidated Plan.

Other goals in this section including the renovation of rental and homeowner units and housing retention have been met.

Outcome: Increase the availability of economic opportunity

EO 1.1Microenterprises - The program metrics have changed and we are counting people served, businesses assisted and not jobs created. The City has met the goal.

EO 1.2 – We have documented the number of jobs created with CEDO's technical assistance and met this goal.

Reducing Economic Barriers to Access Resources and Child Care – The City has met the first goal but only reached 56% of the goal for child care.

For Public Services, the City has met homeless shelter service goals and youth goals but has not met

public services for food or health due to lack of projects in those areas.

Lastly, the City has met or exceed goals for improvement to public facilities, infrastructure and brownfields.

Summary of Citizen Participation Process and Consultation Process

The Community & Economic Development Office is the lead agency responsible for overseeing the development of the Consolidated Plan and for administering the CDBG and HOME programs. CEDO is a City department whose mission is to engaging our community to build an equitable, healthy, safe, and vibrant city with opportunities for all.

As an initial approach to prepare for both the Assessment of Fair Housing and the Consolidated Plan, the City designed the Chittenden County Housing and Neighborhood survey: a series of questions aimed at gathering citizen's impressions and satisfaction with neighborhood amenities, housing opportunity, housing costs, and discrimination.

The Survey was administered over the course of January 15, 2017 to August 30, 2017, and was promoted through an array of communication outlets available to the City, including: Facebook, Twitter, Front Porch Forum, and email. In addition, the City also worked closely with local agencies, including those at the Chittenden County Homeless Alliance, the local Continuum of Care, to successfully reach different segments of the populations, specifically those that have been historically underserved, such as New Americans, Section 8 participants, and those who suffer from mental illness. A total of 776 responses were submitted.

The survey was administered by www.surveygizmo.com. 710 were identifiable based on given information as completed by people who lived in either Chittenden, Franklin, or Grand Isle counties. The vast majority of those 710 surveys (635 or 89%) were completed by respondents who indicated that they lived in the City of Burlington.

In January 2017 through April 2017, CEDO consulted with a number of groups and organizations, sharing or asking for data and for input on needs, priorities, inclusion of low-income residents in the CDBG allocation process and other issues. Those groups and organizations included the Continuum of Care, agencies providing health/ mental health services, agencies serving children, agencies serving people living with HIV/Aids, agencies serving seniors and persons with disabilities, agencies serving the homeless, and low-income residents and housing agencies. We also held focus groups, coffees and informal meetings with residents with our housing authority.

The Citizen Participation Plan was followed for the development of this Plan. Public hearings were held in September 2017 and June 2018. The hearings were published in a local paper. The Public Hearing will be televised over the local public access television station. A summary of the public comments which the City receives will be included in the Plan.

The draft Consolidated Plan was published online in May 2018. Notice of the draft Plan was published in a local newspaper and on CEDO's website.

The most meaningful way in which Burlington residents participate in the Plan process is their involvement in the nuts and bolts of spending decisions. Each of the City's eight wards (Neighborhood Planning Assemblies) elects a representative to the CDBG Advisory Board; and collectively, those residents have a majority voice in making recommendations to the Mayor about how to spend the City's CDBG funding each year. The NPAs are grassroots associations, created by City Charter, meet monthly as organized, democratic forums where neighbors can learn about public issues that affect them and advise city government of their concerns and needs. The Board's recommendations have traditionally been adopted without change by the Mayor and City Council.

The City engaged in several alternative public involvement techniques during the development of this Plan. CEDO also appeared on Live at 5:25, a 30-minute television show on the local government channel and explained CDBG and the proposed projects. The Plan was posted on the City's website and citizens were invited to comment via social media and email lists.

The public comment period began on May 23, 2018 and ended on June 25, 2018.

Summary of Public Comments

The public comment period began on May 23, 2018 and ended on June 25, 2018. On June 4th a public hearing was held at City Council. Twelve council members, the Mayor and about 20 members of the public were in attendance. A presentation on the Consolidated Plan and 2018 Action Plan was delivered. One citizen spoke about the different sources of funding and didn't understand what was being spent and where it was being allocated. City Councilors asked about a focus on homeownership, how we notify citizens of our program, the importance of keeping people housed and housing retention programs.

During another public meeting, one citizen asked if CDBG funds could be used for the Neighborhood Project and the answer was yes, for an income qualified household.

During a Continuum of Care meeting, two agencies remarked on the significant need for one bedroom apartments - including those on their waiting lists (including those with DV history).

Summary of comments or views not accepted and the reasons for not accepting them

All comments were accepted.

Summary

To summarize, the following document represents the housing, community and economic development needs and priorities for the City of Burlington. The Plan is being presented in a format as required by HUD and contains the information needed by the funding agency.

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Needs Assessment portion of this Consolidated Plan, along with information gathered from the citizen participation process and surveys, consultations and other plans, provides a clear picture of the City of Burlington's needs as they relate to affordable housing, community development and homelessness.

The Plan examines housing need in relation to housing problems including housing costs which exceed a threshold of affordability and also by income level and household type. Under the section termed Disproportionately Greater Need, housing needs based on racial disparities is examined. A summary of the needs of public housing residents is provided. In addition, the nature and extent of unsheltered and sheltered homelessness in the jurisdiction is described. The housing needs of those who are not homeless but require supportive housing, including the elderly, frail elderly, persons with disabilities, persons with alcohol or other drug addictions and persons with HIV/AIDS and their families is examined.

In addition to housing needs, the Needs Assessment examines the City's priority non-housing community development needs including the need for new or renovated public facilities, public improvements and public services.

General Demographics:

The City of Burlington is located on the eastern shores of Lake Champlain. It is the largest city in the state of Vermont. According to the most recent 2013 American Community Survey, the population of Burlington is 42,331 residents (2010 Census – 42,417). The City lies 45 miles south of the Canadian border. Burlington is considered a vibrant city and one of America's most livable communities.

Burlington is part of Chittenden County and the population of the County is 156,545 (American Community Survey 2015). Burlington is part of the Burlington-South Burlington metropolitan area, which encompasses the counties of Chittenden, Franklin and Grand Isle. Burlington represents only a small portion, 1.66%, of the County land area.

Economic Demographics

Burlington is the heart of the largest urbanized region in Vermont and is Vermont's principal economic and cultural engine. Burlington is home to the University of Vermont, Champlain College, the Flynn Theater, Church Street Marketplace and national companies including Burton Snowboards and Lake Champlain Chocolates. Burlington remains the birthplace of Ben and Jerry's Ice Cream and the band Phish. The City's goal is that a prosperous Burlington economy provides all Burlington residents with access to livable wage jobs, to the education and training that qualify them for those jobs, to business ownership opportunities, and to the supports necessary to access those opportunities.

Based on the 2011-2015 American Community Survey, 60% of Burlington's population over 16 is employed in the civilian labor force with approximately 4.7% unemployed. Women represent almost 52% of the labor force. The top three occupations in the City of Burlington are Management/Business/Science (43%), Service Occupations (24%) and Sales and Office Occupations (22%). The top three industries are Educational Services and Health (35%), Arts, Entertainment and Recreation (16.6%) and Retail (12%).

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Over 78% of the workforce are private wage or salary employees with the remaining 17% government workers and almost 5% self-employed. The median income of a Burlington household is $44,671. The median family income is considerably higher than the median nonfamily income by over double which accounts for dual income households. In addition median income for full-time males ($42,224) exceeds those of full-time females ($36,414) by 16%.

Housing Demographics

Of the 17,012 housing units in the City, multi-family units comprise 62% of the stock and single family homes make up 34%. A significant percentage of rental units (77%) are studio, one - or two-bedroom units with only 22% consisting of 3 or more bedrooms. Of this units, 96.5% are occupied and the remaining 3.5% vacant.

The median home value in Burlington according to the 2012-2016 American Community Survey is $264,300. For those paying rent in Burlington, almost 44% pay less than $1000/monthly, while the remaining 56% pay more. The median rent is $1,071, an increase of $50 from the previous 5 year ACS. There are 265 households paying no rent at all.

Vermont has the 7th oldest housing stock in the nation. Overall, Burlington's housing stock is predominately older, renter-occupied homes and apartments. Burlington has five times as many housing units over 50 years old than any other municipality in Chittenden County, with 47% of the units constructed before 1950. Overall, Burlington's housing stock is predominately older, renter-occupied homes and apartments. Burlington has five times as many housing units over 50 years old than any other municipality in Chittenden County,

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

This section of the Plan provides a concise summary of the City's estimated housing needs projected for the next five years. These pre-populated tables have been provided by HUD and these tables describe levels of housing need by income range, family type and type of housing problems. The information in the tables confirm that the City has a high number of both renter and owner-occupied households that are cost-burdened, spending well over 30% of their income in housing. The Chittenden County Housing and Neighborhood Survey reached over 700 residents and just under 87% of respondents indicated that they were satisfied with the quality of housing they currently resided in, but 51% of total respondents indicated that they had trouble finding safe, quality housing in a neighborhood that they could afford. Along those same financial lines, 78% (555/710) of respondents indicated that housing options were limited by what they could afford for rent.

Demographics	Base Year: 2000	Most Recent Year: 2013	% Change
Population	38,889	42,331	9%
Households	16,395	16,422	0%
Median Income	$33,070.00	$42,677.00	29%

Table 1 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Based on Table 1, the demographics of Burlington have changed both in population and median income. With the total population of 42,331 (2013), there has been an increase of 9% for the City. There are 16,422 households living in Burlington, up from 16,395 signifying no real change in households. The median income has increased from $33,070 in 2000 to $42,677 in 2013, a 29% increase.

Of these households, with 65% of the householders are living alone and the remaining 35% living in families. For Burlington, less than half (45.51%) of the households consist of families with children. According to the census data, this percentage spiked in 2000 but then declined in 2010.

Additional demographic information on Burlington's population show shifts over the past 10+ years. The under 18 age group exhibits the largest shift in population with a decrease of over 4%. In gender demographic trends, the percentage of females has been in a steady decline from a high of almost 54% in 1990 to 51.2% in 2010. Conversely, male population trends began at 46.4%in 1990 to 48.8% in 2010.

HUD provided information about the race and ethnic composition of Burlington and trends which was included in our 2017 Assessment of Fair Housing. Although the population of Burlington is becoming more and more diverse, the majority of the population, is 87.29% White; this is down from almost 96% White in 1990. Black/African Americans comprise 3.71% of the population and Asians are 3.58% of the total population. Hispanic or Latino of any race consists of 2.7% of the Burlington population. Over the course of 30 years, the White population of the Jurisdiction has decreased by almost 12% and the largest increase of population is seen in Asian households going from 1.4% to 5.9%(ACS 2015)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	3,875	2,185	2,885	1,565	5,915
Small Family Households	670	390	740	480	2,610
Large Family Households	115	95	55	75	285
Household contains at least one person 62-74 years of age	380	245	405	140	1,090
Household contains at least one person age 75 or older	300	490	260	110	325
Households with one or more children 6 years old or younger	380	134	280	180	460

Table 2 - Total Households Table

Data Source: 2009-2013 CHAS

Table 2 provides information on the demographics of households by age and income for the City of Burlington. Of the total households, 54.4% of all households qualify as low or moderate income (LMI) or earning 80% or less than the median income for Burlington. Of Burlington households, 13.8% have someone over the age of 62 in residence and 45.6% of those households are low to moderate income. Not quite 9% of Burlington households have at least one child under the age of 6; however of those 1,434 households, 55% are considered low or moderate income families making households with young children the largest group of LMI qualified households in the City.

Key changes from the previous Consolidated Plan include:

- 7% increase in the number of households at less than 50% of the AMI
- 50% increase in the number of large family households most likely attributed to the number of refugee families in Burlington
- 33% increase in the number of households with at least one person over 62 and a corresponding increase of 33% of those households earning less than 50% AMI.

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	**>30-50% AMI**	**>50-80% AMI**	**>80-100% AMI**	**Total**	**0-30% AMI**	**>30-50% AMI**	**>50-80% AMI**	**>80-100% AMI**	**Total**
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	95	60	60	4	219	0	0	0	0	0
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	25	0	40	20	85	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	80	40	4	10	134	0	4	0	0	4
Housing cost burden greater than 50% of income (and none of the above problems)	2,430	475	170	0	3,075	200	280	140	115	735

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	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	405	615	985	170	2,175	60	205	355	250	870
Zero/negative Income (and none of the above problems)	140	0	0	0	140	4	0	0	0	4

Table 3 – Housing Problems Table

Data Source: 2009-2013 CHAS

Table 3 provides data on renter and owner households in Burlington with at least one of the following housing problems: lacks kitchen or complete plumbing, overcrowding or severely overcrowded, or cost burdened or severely cost burdened. Households are grouped by their Burlington/South Burlington Area Median Income (AMI). AMI's under 80% are considered low or moderate income.

Two percent of renter households (there are 9,566 renter households) as opposed to zero owner households lack either kitchen or complete plumbing in their homes. However for the LMI households, 2.5% of the LMI households experience substandard housing and overcrowding of some kind.

Cost burden continues to be a dominant issue for both Burlington renters and owners adjusted for household income. Twenty-three percent of LMI renters are spending more than 30% of their income on housing whereas 14% of owners are similarly cost-burdened. Severely cost burdened renter households exceed 31% versus 12% of owner-occupied households. **The population most severely cost burdened are renter households earning 30% or less of the AMI; 79% of those households earning less than 30% of the AMI are severely cost-burdened.**

Compared to five years ago, the number of LMI households who are experiencing severe cost-burden has increased by 8.5%. The number of LMI households who are experiencing cost-burden decreased by 2.5%.

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	**>30-50% AMI**	**>50-80% AMI**	**>80-100% AMI**	**Total**	**0-30% AMI**	**>30-50% AMI**	**>50-80% AMI**	**>80-100% AMI**	**Total**
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	2,630	575	275	35	3,515	200	285	140	115	740
Having none of four housing problems	830	1,010	1,730	825	4,395	65	310	740	585	1,700
Household has negative income, but none of the other housing problems	140	0	0	0	140	4	0	0	0	4

Table 4 – Housing Problems 2

Data Source: 2009-2013 CHAS

In Table 4 among LMI households, significantly more renters than owners have one or more of the four housing problems with a total of 44% of the renters have a severe housing problem. This compares to 30% of all LMI owner households. *Five years ago, 40% of the renters had at least one severe housing problem and 31% of all LMI owner households.*

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	**>30-50% AMI**	**>50-80% AMI**	**Total**	**0-30% AMI**	**>30-50% AMI**	**>50-80% AMI**	**Total**
NUMBER OF HOUSEHOLDS								
Small Related	595	190	210	995	30	140	145	315
Large Related	100	25	15	140	10	4	10	24
Elderly	325	235	109	669	109	274	235	618
Other	2,000	695	840	3,535	104	75	110	289
Total need by income	3,020	1,145	1,174	5,339	253	493	500	1,246

Table 5 – Cost Burden > 30%

Data Source: 2009-2013 CHAS

Expending more than 30% of a household's income on housing affects both renters and owners alike; however a greater percentage of renter households are spending more than 30% of their income on housing than owner-occupied households. Table 5, in all the categories (small, large, elderly and other) households earning less than 30% of the median income are significantly more likely to be cost-burdened than their counterparts at 50 or 80% of the median income. For owner-occupied households earning 50-80% of the AMI are more likely to be cost-burdened than their counterparts. For elderly households, spending more than 30% of their income is comparable for both renters and owners. The cost burdened ratio between owners and renters is about 1 to 5.

When households are broken out by household type, the large college student population in Burlington affects the data, particularly for renter households. The approximately 6,000 college students living off campus principally show up in the 'other' category of renters and inflate the level of need that appears there.

Comparing this data to the data from the 2013 Consolidated Plan, the following observations can be made: While the number of small related households decreased, large related and elderly households have increased; the number of elderly renter and owner households who are cost-burdened have increased by 15%.

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	500	100	40	640	30	120	45	195
Large Related	90	0	0	90	0	4	0	4
Elderly	235	80	4	319	70	114	70	254
Other	1,780	335	125	2,240	100	50	25	175
Total need by income	2,605	515	169	3,289	200	288	140	628

Table 6 – Cost Burden > 50%

Data Source: 2009-2013 CHAS

Although compared to Table 5, there are fewer households expending more than 50% of their income on housing, the demographics are similar in Table 6. In all the categories (small, large, elderly and other) households earning less than 30% of the median income are significantly more likely to be severely cost-burdened than their counterparts at 50 or 80% of the median income. For owner-occupied households earning 30-50% of the AMI are more likely to be cost-burdened than their counterparts. For elderly households, spending more than 50% of their income is slightly higher for renters than owners. The cost burdened ratio between owners and renters is about 1 to 5. *The most significant changes in the past five years have occurred in the large related renter households with an increase of 123% experiencing cost-burden and a 68% increase in elderly renter households experiencing cost-burden.*

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	90	40	10	20	160	0	0	0	0	0
Multiple, unrelated family households	10	0	4	10	24	0	4	0	0	4
Other, non-family households	4	0	30	0	34	0	0	0	0	0
Total need by income	104	40	44	30	218	0	4	0	0	4

Table 7 – Crowding Information – 1/2

Data Source: 2009-2013 CHAS

In Table 7 we see, less than 2.2% of the households in Burlington who earn under 100% of the AMI are experiencing overcrowding; however by far, the category most likely to experience overcrowding is single family households who earn less than 30% of the AMI (41%). *In the last 5 years, the most significant increase (300%) of overcrowding is within those households earning less than 30% of the median income.*

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present								

Table 8 – Crowding Information – 2/2

Describe the number and type of single person households in need of housing assistance.

Of the 16,422 households in the 2013 ACS, 9,620 are non-family households and the majority or 62% are single person households. This means that there is a strong need for housing for single persons as seen reflected in studio and 1-bedroom apartments. Also the median income for non-family households is $34,373 which is significantly less than median family income of $76,574.

In analyzing Chittenden County's annual Point in Time count, the number of single person households experiencing homelessness as compared to family households ranges from a high of 3 to 1 or most recently 2 to 1.

Single person households earn significantly less, have a higher ratio of experiencing homelessness, and are the largest number of households in the City of Burlington; all three factors lead to a strong need for housing assistance.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

Based on the information in our Assessment of Fair Housing, it is noted that 50% of the residents within Burlington Housing Authority's properties are disabled. In the analysis on disability and access, six types of recorded disabilities are noted with cognitive difficulty being the most prevalent disability in Burlington. Ambulatory difficult follows very closely as the next prevalent disability. These are reversed on a regional level. Disabled populations appear to cluster around more developed areas; however there does not appear to be any major geographic patterns for individual disability types. In the Chittenden County Housing survey, 19% of the respondents indicated that someone in their household had a disability. However, 36.6% of Burlington seniors (a total of 1,460) reported having some kind of disability. That includes mental illness as well as physical disabilities. The Vermont State System of Care uses a prevalence rate of 2.1% of the City's general population who have intellectual disabilities and Pervasive Development Disorders. Applying the overall percent to Burlington's population, there are an estimated 890 residents with developmental disabilities.

In a recent Point in Time count, there were 44 homeless persons who were fleeing domestic violence. In past years, survivors of domestic violence ranged from 58 to 136 making domestic violence a key driver in homelessness.

With approximately 1000 in person calls to provide assistance to survivors of sexual assault, dating violence and stalking in Burlington, over 10% were homeless. Many were homeless at their time of victimization. Half of the homeless were minors.

What are the most common housing problems?

For purposes of the CDBG program, HUD defines extremely low-income households to be those with income less than 30% of the area median family income for the local area. Low-income households are those between 30% and 50% of AMI. Moderate-income households are those between 50% and 80% of AMI, and middle-income households are those between 80% and 100% of AMI. (Under the HOME program, the term 'low-income' is defined as at or below 80% of median and 'very low-income' is at or below 50% of median.) HUD receives a special tabulation of data from the Census that analyzes it by income group, household type, and housing problems in data sets called the 'CHAS.' These data sets identify three types of housing problems: cost burden (paying more than 30% of household income for housing), overcrowding (more than one person per room) and lack of complete plumbing or kitchen facilities. Cost burden becomes 'extreme' when households are paying more than 50% of their income for housing. Overcrowding becomes 'extreme' when there are more than one and a half persons per

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room. In the tables above, it is clear that in Burlington, for both renters and owners, at all income levels and across all household types, cost burden is the most pressing housing problem. Among renters, not surprisingly, the level of cost burden decreases as income increases, with very few middle income renters experiencing problems. However, 34% of LMI renter households are severely cost-burdened and 55% of LMI renters are cost-burdened. Cost burden is most acute among extremely low-income renters with 57% paying more than 30% of their income for housing.

Among homeowners, cost burden is an issue across all income levels, with the highest number of affected homeowners in the moderate-income level.

Although for the LMI population as a whole, overcrowding is not a significant problem in Burlington, even among large families; the number of households have increased substantially in the past 5 years. There were a total of 218 renter households experiencing overcrowding, with 65 experiencing severe overcrowding. Although there is no way to measure, it seems likely that most overcrowding may be occurring among student renters. It is also possible that some level of overcrowding occurs among refugee households. Among homeowners, 4 are experiencing overcrowding, with no households experiencing severe overcrowding.

According to the CHAS data, there were 215 (up from 85) renter households and no owner households in Burlington that lacked complete kitchen or plumbing facilities. The city's Code Enforcement Office would not allow this situation to occur, so it is difficult to understand the reported data. The City was unable to determine from HUD whether SROs and boarding houses may be counted here, which would account for some of this data. It is also possible that some units were undergoing renovations and temporarily lacked plumbing or kitchen facilities.

Are any populations/household types more affected than others by these problems?

In Tables 5, 6 and 7 housing need data for different types of household: elderly (age 62 and older), small family (2 to 4 members), large family (5 or more members) and other (mostly single adults) - through the middle-income level is displayed. The charts show the total number of households experiencing either cost burden > 30%, >50% and overcrowding.

When households are broken out by household type, the large college student population in Burlington affects the data, particularly for renter households. The approximately 5,600 undergraduate college students living off campus principally show up in the 'other' category of renters and inflate the level of need that appears there.

The level of need among small family renter households and elderly renters is more accurately represented. Large family renters are a relatively small group in Burlington. Proportionally, they experience more housing problems than do small family renters, but in overall numbers, the need is less.

Among homeowners, there are roughly equivalent levels of need among small family and "other" households. Elderly homeowners are experiencing the next highest level of need, with large families again being the smallest group among the four types of households.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

The populations most at risk of becoming homeless are:

- Extremely low-income households who are extremely cost burdened. According to Table 5, there were 2,605 such households in Burlington. Since many of these households might include our student population, let us focus on the 825 small/ large relation and elderly households. For these households, one emergency - a medical crisis, a car that stops working - or one upswing in expenses - rising heating costs - can mean the difference between remaining housed and becoming homeless.
- Victims of domestic violence. Twenty-three percent of the temporary housing (motel) stays for individuals paid for by the state during the last fiscal year were related to domestic violence. Thirty- five percent of all temporary housing (motel) stays for families paid for by the state were related to domestic violence. These figures are state-wide.
- People who are housed only through doubling up or couch surfing with friends or relatives. Although not "homeless" within the federal definition, the housing situation of these residents is highly precarious. Offering a bed or a sofa may also endanger the host's housing situation.
- Those suffering from mental illness and/or co-occurring disorders. Although the existing safety net of supportive housing does not meet all needs, many residents would become homeless - or would return to homelessness - without the housing and services that do exist.
- Youth aging out of foster care. Vermont now allows youth who have reached their legal age of 18 to voluntarily extend supports and services received from the Department of Children and Families through age 22. Hopefully, this extension of services will more realistically allow young people in state custody to become and remain self-sufficient and stably housed.
- Youth thrown out of their homes because of their sexual or gender orientation. The local youth homeless service provider, Spectrum Youth & Family Services, reports that it is seeing an increasing number of youth in this situation.
- People exiting the corrections system. There is an Offender Re-entry Housing Plan in Burlington which seeks to ensure that offenders are not discharged early without a housing plan. The local correctional facility, probation and parole office have entered into a Memorandum of

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Understanding with the Burlington Housing Authority to work together to ensure that housing is available upon release. In addition, prior to exiting prison, inmates are engaged in a housing search, obtaining proper identification and applying for mainstream resources, such as food stamps. Nonetheless, a criminal history remains a significant barrier in the housing market.

The needs of formerly homeless families and individuals who are receiving rapid re-housing assistance include:

- Credit rebuilding due to lack of credit or poor credit. Most landlords today run credit checks on all applicants and even if the applicant can show they can afford to pay the rent, they may be denied based on their credit history. This especially affects young people looking for their first apartments, and New Americans who have not been here long enough to establish themselves financially. In an attempt to fit into their new communities and role as householders, both of these groups may be especially vulnerable to offers to purchase furnishings from rent-to-own companies without understanding the obligation they are assuming. They may also contract for expensive cable and Internet packages or auto loans which may affect their ability to maintain housing in the long run.
- Asset building for vulnerable families. Asset building is not just a conversation for the wealthy but an important piece of an anti-poverty strategy. Households struggling with day to day survival need to be taught basic budgeting and saving techniques in order to develop an extra economic cushion.
- Advocacy with landlords. Conversations between landlords and tenants are essential to improving unsafe living conditions. Developing good communication with landlords and knowledge of landlord/tenant law are key aspects to secure housing and decreased risk of homelessness.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The City of Burlington does not currently have an operational definition of the at-risk group, nor a methodology to generate credible estimates. The Chittenden County Homeless Alliance is interested in investigating this at-risk population and devising a clear methodology to generate estimates and also include this population in the Coordinated Entry System.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

There is little evidence that specific housing characteristics such as overcrowding, substandard housing or even high fuel costs are linked with instability and increased risk of homelessness. More prominent would be the characteristics and needs of individuals and families that may contribute to their ability to maintain housing. These characteristics include substance abuse and mental health issues, hoarding, generational poverty, intergenerational conflict within the home and severe cost burden.

However, people desperate to find housing will often take the first place that becomes available to them. Some of the housing available clients being served by local nonprofits do not meet safety code standards. This may create unsafe living conditions for both children and adults. Many tenants report that their landlords are not responsive to requests for repairs. Many apartments have not been weatherized, and some tenants end up paying as much for utilities as they do for rent. If they fall behind with their utilities, they may be evicted for that reason.

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

Assessing disproportionately greater needs in Burlington on a percentage basis is complicated by the relatively low number of minority households in the City of Burlington. Using HUD-defined severe housing problems (i.e., lacks complete kitchen facilities, complete plumbing facilities, more than 1.5 persons per room and a cost burden over 30%) as the definition of need, the charts show, by race/ethnicity and income, the households overall which have a disproportionately greater housing need compared to the jurisdiction as a whole. A disproportionately greater need exists when the percentage of persons in a category of need, who are members of a particular racial or ethnic group is at least 10 percentage points higher than the percentage of persons in a category as a whole.

0%-30% of Area Median Income

Housing Problems	Total # of households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	3873	3,295	434	144	85.1%
White	3243	2,785	349	109	85.9%
Black / African American	160	135	25	0	84.4%
Asian	230	190	20	20	82.6%
American Indian, Alaska Native	54	50	4	0	92.6%
Pacific Islander	0	0	0	0	0
Hispanic	70	30	25	15	42.9%

Table 9 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Total # of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	2185	1,685	500	0	77.1%
White	1875	1,435	440	0	76.5%
Black / African American	89	89	0	0	100%
Asian	70	70	0	0	100%
American Indian, Alaska Native	0	0	0	0	0
Pacific Islander	0	0	0	0	0
Hispanic	120	70	50	0	58.3%

Table 10 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Total # of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	2890	1,760	1,130	0	60.9%
White	2575	1,595	980	0	61.9%
Black / African American	125	90	35	0	72%
Asian	105	45	60	0	42.9%

Housing Problems	Total # of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
American Indian, Alaska Native	4	4	0	0	100%
Pacific Islander	0	0	0	0	0
Hispanic	40	10	30	0	25%

Table 11 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	1565	570	995	0	36.4%
White	1415	465	950	0	32.9%
Black / African American	65	55	10	0	84.6%
Asian	39	35	4	0	89.7%
American Indian, Alaska Native	10	0	10	0	0
Pacific Islander	0	0	0	0	0
Hispanic	20	10	10	0	50%

Table 12 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

Discussion

In Tables 9-12, disproportionate housing needs are examined by race and ethnicity, in addition to income levels. To reiterate, the four housing problems noted are lacks complete kitchen facilities, lacks complete plumbing facilities, has more than one person per room and a cost burden greater than 30%.

For those earning less than 30% of the AMI, the 85% of Burlington jurisdiction households as a whole experience at least one noted housing problem. By race and ethnicity, we can see White Black and Asian households reflect the population as a whole; however, American Indian/Alaska Native population is at 93% of the population earning less than 30% of the AMI have disproportionate housing needs; although the number is higher it has not reached the disproportionately higher 10% threshold. The Hispanic population has the least number (42.9%) of households experiencing disproportionate housing needs. *This data represent changes from the 2013 Consolidated Plan. In all categories but one, there has been a decrease of those with disproportionate housing needs by race/ethnicity except for Black/African Americans who jumped from 54% to 84% in the past five years.*

For those earning between 30-50% of the AMI, 77% of the Burlington jurisdiction households experience one or more of the identified housing needs. By race and ethnicity, the data demonstrates the White population at 77%; however the Black/African American and Asian households are at 100%, clearly representing a disproportionate higher threshold than the population as a whole and the Hispanic population is at 58%. *The data has changed in the past five years. While the jurisdiction as a whole and the White population has decreased in the number of households experiencing disproportionate housing needs, Black/African American households have increased by 5%; Asian households have stayed the same and Hispanic households have decreased by 42%.*

For those households earning between 50-80% of the AMI, 61% of the Burlington jurisdiction experience one or more of the identified housing problems which is significantly less than the lower income brackets. By race and ethnicity, 62% of White households experience disproportionate housing needs as opposed to 72% of Black/African American households and 100% of American Indian/Alaskan Native households, with both races experiencing significant disproportionate housing needs. Only Asian and Hispanic households experience disproportionately less housing problems than the jurisdiction as a whole. *The changes this data represents in the past five years includes a 5% increase for the population as a whole and for White households. There is a 28% decrease in the Asian population impacted by disproportionate housing need as well as a significant increase in the number of Asian households counted. The 100% increase in the American Indian/Alaska Native population also reflects the number of households counted as there were no households counted five years ago. There were also no Hispanic households counted in the 2013 Consolidated Plan in this category but in 2018, the data shows 25% who are disproportionately burdened.*

For those households earning between 80-100% of the AMI, only 36% of the Burlington jurisdiction experience one or more of the identified housing problems which is the smallest percentage of all the income brackets. By race and ethnicity, 32% of White households experience disproportionate housing needs as opposed to 85% of Black/African American households, 90% of Asian households, and 50% of Hispanic households; all three races experiencing significant disproportionate housing needs. *Comparing this data to the 2013 Consolidated Plan, we note a significant increase in Black, Asian and American*

Indian/Alaskan Native populations. There is a small decrease for White households and a 50% decrease for Hispanic households.

At this higher income bracket, there is a much greater disparity between White and Non-White households.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

Assessing disproportionately greater needs in Burlington on a percentage basis is complicated by the relatively low number of minority households in the City of Burlington. Using HUD-defined severe housing problems (i.e., lacks complete kitchen facilities, complete plumbing facilities, more than 1.5 persons per room and a cost burden over 50%) as the definition of need, the charts show, by race/ethnicity and income, the households overall which have a disproportionately greater housing need compared to the jurisdiction as a whole. A disproportionately greater need exists when the percentage of persons in a category of need, who are members of a particular racial or ethnic group is at least 10 percentage points higher than the percentage of persons in a category as a whole.

0%-30% of Area Median Income

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	3869	2,830	895	144	73.1%
White	3244	2,340	795	109	72.1%
Black / African American	160	125	35	0	78.1%
Asian	230	190	20	20	82.6%
American Indian, Alaska Native	54	50	4	0	92.6%
Pacific Islander	0	0	0	0	0
Hispanic	70	20	35	15	28.6%

Table 13 – Severe Housing Problems 0 - 30% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	2180	860	1,320	0	39.4%
White	1875	775	1,100	0	41.3%
Black / African American	89	4	85	0	4.5%
Asian	70	50	20	0	71.4%
American Indian, Alaska Native	0	0	0	0	0
Pacific Islander	0	0	0	0	0
Hispanic	125	20	105	0	1.6%

Table 14 – Severe Housing Problems 30 - 50% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	2885	415	2,470	0	14.4%
White	2570	400	2,170	0	15.6%

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Black / African American	125	10	115	0	8%
Asian	99	4	95	0	4%
American Indian, Alaska Native	4	0	4	0	0
Pacific Islander	0	0	0	0	0
Hispanic	40	0	40	0	0

Table 15 – Severe Housing Problems 50 - 80% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Jurisdiction as a whole	1560	150	1,410	0	9.6%
White	1415	140	1,275	0	9.9%
Black / African American	65	0	65	0	0
Asian	45	10	35	0	22.2%
American Indian, Alaska Native	10	0	10	0	0
Pacific Islander	0	0	0	0	0

Severe Housing Problems*	Total Number of Households	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent of Population has one or more of four housing problems
Hispanic	20	0	20	0	0

Table 16 – Severe Housing Problems 80 - 100% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

Disproportionate Housing Needs	(Burlington, VT CDBG, HOME) Jurisdiction		
Households experiencing any of 4 housing problems	**# with problems**	**# households**	**% with problems**
Race/Ethnicity			
White, Non-Hispanic	6,870	14,648	46.90%
Black, Non-Hispanic	389	489	79.55%
Hispanic	215	374	57.49%
Asian or Pacific Islander, Non-Hispanic	380	584	65.07%
Native American, Non-Hispanic	54	78	69.23%
Other, Non-Hispanic	138	226	61.06%
Total	*8,065*	*16,425*	*49.10%*
Household Type and Size			
Family households, <5 people	2,205	6,125	36.00%
Family households, 5+ people	360	680	52.94%
Non-family households	5,500	9,619	57.18%
Households experiencing any of 4 Severe Housing Problems	**# with severe problems**	**# households**	**% with severe problems**
Race/Ethnicity			
White, Non-Hispanic	3,735	14,648	25.50%
Black, Non-Hispanic	139	489	28.43%
Hispanic	105	374	28.07%
Asian or Pacific Islander, Non-Hispanic	283	584	48.46%
Native American, Non-Hispanic	50	78	64.10%
Other, Non-Hispanic	113	226	50.00%
Total	*4,440*	*16,425*	*27.03%*

Discussion

In Tables 13-16, disproportionate housing needs are examined by race and ethnicity, in addition to income levels. To reiterate the four housing problems noted - lacks complete kitchen facilities, lacks complete plumbing facilities, has more than one person per room and a cost burden greater than 50%.

For those earning less than 30% of the AMI, 73% of Burlington jurisdiction households as a whole experience severe housing burdens. With 72% of White households experiencing severe housing burdens, disproportionate severe housing needs exist in two race populations: Asian households at 83% and American Indian/Alaskan Native households at 93%. *This data represents some changes since the 2013 Consolidated Plan. Black/African American households experiencing severe housing needs have increased from 38% to 78% but are not disproportionate to the population as a whole. Decreases are noted in both American Indian/Alaskan Native populations as well as Hispanic populations.*

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For those households earning 30-50% of the AMI, only 39% of the Burlington jurisdiction as a whole experience severe housing burdens. With 41% of White households experiencing severe housing needs, only Asian households are disproportionately experiencing severe housing needs at 71%. *This data represents a marked difference from five years ago when the jurisdiction as a whole experienced 40% severe housing burden and both Black/African American as well as Asian households indicated 66% and 63% respectively.*

For those households earning 50-80% of the AMI, only 14% of the Burlington jurisdiction as a whole experience severe housing burdens and only 17% of White households are categorized the same. There is no race, in this income bracket, experiencing disproportionate housing need. *There is also no demonstrable difference in this category from the 2013 Consolidated Plan.*

For those households earning between 80-100% of the AMI, the percentage of the population as a whole experiencing severe housing burdens drops to 10%. While White households mirror the population as a whole, 22% of Asian households are experiencing disproportionate severe housing problems. *Five years ago, no race or ethnic group experienced disproportionate severe housing problems in this income bracket.*

Table 17 is taken from the City of Burlington's Assessment of Fair Housing and shows disproportionate housing problems by race, not adjusted for income and also family size. There does not appear to be any disproportionate housing problems by family size. By race and ethnicity, all races and ethnicities are experiencing housing problems greater than 10% of the population as a whole and Whites. In the category of severe housing problems, Asian or Pacific Islander, Native American and Other Non-Hispanic are all experiencing severe disproportionate housing problems.

Summary for Disproportionate Housing Problems

Housing Problems at 30% Cost Burden

- For those earning between 30-50% of the AMI, Black/African American and Asian households experience 100% housing problems clearly representing a disproportionate higher threshold than the 77% population as a whole.
- For those households earning between 50-80% of the AMI, 61% of the Burlington jurisdiction experience one or more of the identified housing problems and by race and ethnicity, 62% of White households experience disproportionate housing needs as opposed to 72% of Black/African American households and 100% of American Indian/Alaskan Native households, with both races experiencing significant disproportionate housing needs.
- For those households earning between 80-100% of the AMI, only 36% of the Burlington jurisdiction experience one or more of the identified housing problems. By race and ethnicity, 32% of White households experience one of the housing needs as opposed to 85% of Black/African American households, 90% of Asian households, and 50% of Hispanic households experiencing significant disproportionate housing needs.

Housing Problems at 50% (Severe) Cost Burden

- For those earning less than 30% of the AMI, 76% of Burlington jurisdiction households as a whole experience severe housing burdens. With 75% of White households experiencing severe housing burdens, disproportionate severe housing needs exist in two race populations: Asian households at 83% and American Indian/Alaskan Native households at 93%.

- For those households earning 30-50% of the AMI, only 27% of the Burlington jurisdiction as a whole experience severe housing burdens. With 41% of White households experiencing severe housing needs, specifically Asian households are disproportionately experiencing severe housing needs at 71%.
- There is no race or ethnicity, in the 50-80% income bracket, experiencing disproportionate housing problems.
- For 80-100% of the AMI, the percentage of the population as a whole experiencing severe housing burdens drops to 10%. While White households mirror the population as a whole, 22% of Asian households are experiencing disproportionate severe housing problems.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

For the City of Burlington, housing cost burden is the most significant issue. Cost burden is defined as households paying more than 30% of their income for housing. Cost burden becomes extreme when households pay more than 50% of their income for housing. A disproportionately greater need exists when the percentage of persons in a category of need who are members of a particular racial or ethnic group is at least 10 percentage points higher than the percentage of persons in the jurisdiction as a whole.

Housing Cost Burden

Housing Cost Burden	Total Households	<=30%	30-50%	Percent Cost Burdened	>50%	Percent Severely Cost Burdened	No / negative income (not computed)
Jurisdiction as a whole	16425	8,530	3,675	22.4%	4,075	24.8%	145
White	14654	7,825	3,180	21.7%	3,540	24.2%	109
Black / African American	486	110	250	51.1%	129	26.5%	0
Asian	590	270	100	16.9%	200	33.9%	20
American Indian, Alaska Native	79	25	4	5%	50	63.3%	0
Pacific Islander	0	0	0		0	0	0
Hispanic	375	210	110	29.3%	40	10.7%	15

Table 17 – Greater Need: Housing Cost Burdens AMI

Data Source: 2009-2013 CHAS

Discussion:

Assessing disproportionately greater needs in Burlington on a percentage basis is complicated by the relatively low number of minority households in the City. However, in the past 5 years, this number has increased significantly. Using HUD's definition of cost burden (spending over 30% of income on housing) as the definition of need, the charts show, by race/ethnicity and income, the households overall which have a disproportionately greater need with housing cost burdens compared to the jurisdiction as a

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whole for which the rate is 23% for households spending over 30% of their income on housing and 25% for households spending over 50% of their income on housing,

Among households, on a percentage basis disproportionate need appears among the following groups:

- 51% of Black/African American households spend more than 30% of their income on housing exhibiting significant disproportionate housing cost burden. While Black/African American households remain disproportionately cost burdened, they are spending less than over 50% as was noted 5 years ago.
- 34% of Asian households spend more than 50% of their income on housing exhibiting significant disproportionate severe housing cost burden. Although this number has decreased, the fact remains Asian households are disproportionately cost burdened.
- 63% of American Indian/Alaskan Native households spend more than 50% of their income on housing exhibiting significant disproportionate severe housing cost burden.

How do the current statistics compare to the 2013 Consolidated Plan? Five years ago, the following households were considered disproportionately cost burdened: Hispanic households spending over 30% of their income on housing totaled 42% versus 24% of the population as a whole. For households expending more than 50% of their income on housing, 25% was population as a whole versus Black/African American households at 38% and Asian households at 47%.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

The data provided for this Consolidated Plan reveals a disproportionately greater need among certain racial and ethnic groups in several income categories and in both, those who are cost burdened and those who are severely cost burdened.

For those who experience at least one housing problem and/or cost burdened paying more than 30% of their income, the data shows Black/African American and Asian households experience 100% housing problems clearly representing a disproportionate higher threshold than the 77% population as a whole for those earning between 30-50% of the AMI.

In the income category between 50-80% of the AMI, 61% of the Burlington jurisdiction experience one or more of the identified housing problems and by race and ethnicity, 62% of White households experience disproportionate housing needs as opposed to 72% of Black/African American households and 100% of American Indian/Alaskan Native households. Both racial groups experience significant disproportionate housing needs.

For those households earning between 80-100% of the AMI, as income increases, the percentage of those experiencing one or more housing problems decrease and in this category only 36% of the Burlington jurisdiction experience one or more of the identified housing problems. By race and ethnicity, 32% of White households experience one of the housing needs as opposed to 85% of Black/African American households, 90% of Asian households, and 50% of Hispanic households experiencing significant disproportionate housing needs.

In the severe housing problem category with groups experiencing at least one or more housing problem and/or expending more than 50% of their income on housing, there are several groups in several income categories who disproportionately experience housing needs.

In the income category of those earning less than 30% of the AMI, 76% of Burlington jurisdiction households as a whole experience severe housing burdens. With 75% of White households experiencing severe housing burdens, disproportionate severe housing needs exist in two race populations: Asian households at 90% and American Indian/Alaskan Native households at 93%.

For those households earning 30-50% of the AMI, only 27% of the Burlington jurisdiction as a whole experience severe housing burdens. With 41% of White households experiencing severe housing needs, specifically Asian households are disproportionately experiencing severe housing needs at 71%.

For the income category of 80-100% of the AMI, the percentage of the population as a whole experiencing severe housing burdens drops to 10%. 22% of Asian households are experiencing disproportionate severe housing problems.

If they have needs not identified above, what are those needs?

Within our Assessment of Fair Housing, the Jurisdiction also analyzed home ownership rates versus renter rates based on race and ethnicity. According to the data provided, there is significant disparity in homeownership rates among racial and ethnic groups. Of the households in Burlington 60% are renters

and 40% are homeowners. However there are significantly less homeowners in protected classes as noted by the table.

Although 85% of the renters in Burlington are white, this number is influenced by the significant student population. It tells a more impactful story to compare the renter and homeownership rates within each race/ethnicity category. See Table 18 below.

Table 18 Number of Renters and Homeowners in Burlington by Race/Ethnicity.

Race/Ethnicity	Renter	% of Renters	Homeowner	% of Homeowners
White	8,313	85%	6,212	96%
Black/African American	569	5.8%	18	.3%
Asian	497	5.0%	162	2.5%
American Indian	118	1.2%	12	.2%
Native Hawaiian/Other Pacific Islander	n/a	n/a	n/a	n/a
Hispanic/Latino	260	2.7%	44	6.8%

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

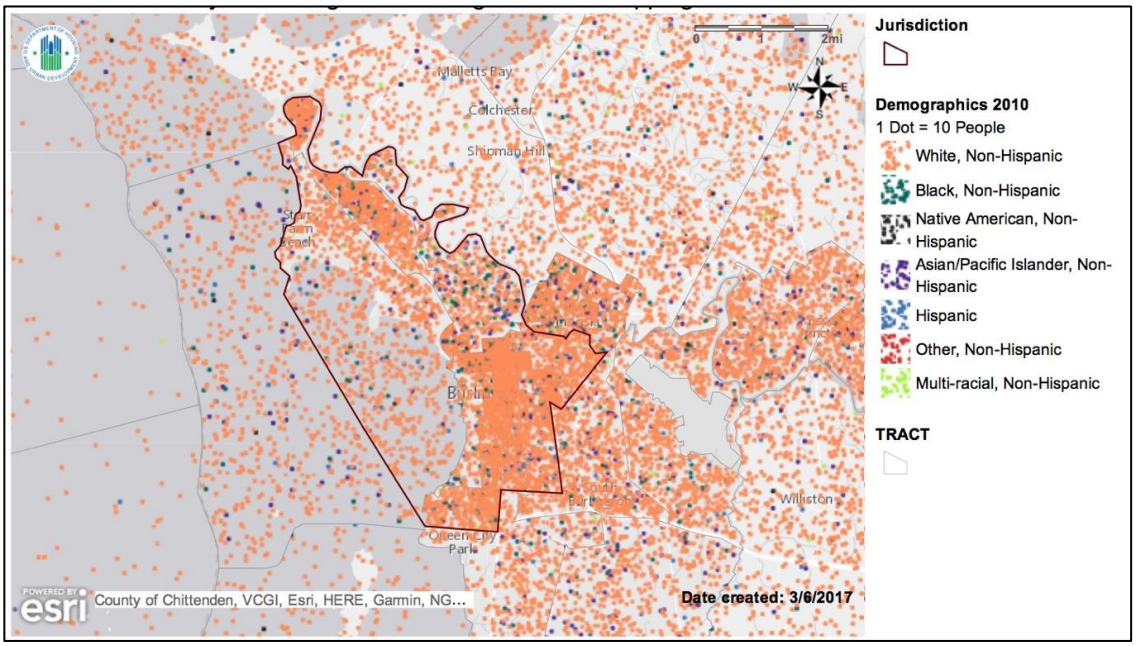
The City of Burlington refers to the approved Assessment of Fair Housing for an analysis of areas of racial or ethnic concentrations. No areas in Burlington rise to a level of R/ECAP however, the City also analyzed levels of segregation.

To analyze segregation levels within Burlington and the surrounding region, the City used racial/ethnic dissimilarity trend data provided by HUD. The dissimilarity index measures the degree to which two groups are evenly distributed across a geographic area. Values range from 0 to 100, where higher values denote a larger degree of segregation. Segregation is considered “low” when dissimilarity values are between 0 and 39, “moderate” when values are between 40 and 54, and “high” when values are 55 or above.

As of 2010, segregation in Burlington is considered low between all measured racial/ethnic groups. Integration is the highest between Hispanic and White population, while segregation is the highest between Black and White Populations.

Using the AFH mapping tool, it is difficult to see the geographic distribution of segregation and integration within Burlington. This is due to the overall population being primarily white, to the point that white population density visually crowds out non-white population densities (see Map 1).

Map 1: Map of 2010 Racial/Ethnic Group population density in Burlington-South Burlington Region. Including the White, Non-Hispanic population density makes it difficult to see population densities of non-white populations. Source: Decennial Census.



To compensate for this, we removed the white population density to allow us to see how non-white population densities are distributed throughout the Burlington-South Burlington region. This is shown in maps 2-4 shown below. These maps tell us that population densities have slightly increased over time, but the geographic distribution of different populations has not changed significantly between 1990 and 2010, with concentrations of non-white populations higher in Burlington's Old North End (census tracts 3, 4 and 5), the New North End (census tract 1), and Winooski (census tracts 24 and 25). White populations densities are also higher in these areas, but seem to be more distributed throughout the region than non-white populations. See map 7 for detail regarding Burlington census tracts.

While we can see the overall distribution of different racial/ethnic populations, it is difficult to say how overall segregation/integration has changed overtime in these areas based solely on the mapping tool provided by HUD, since doing so would require us to better visual detail how density distributions of non-white populations compare to non-white populations.

It should also be noted that there are mapping errors present in this data, resulting in many density dots being placed in the middle of Lake Champlain, further muddling the story that these maps are designed to tell. However, this only effects the analysis for census tract 2, since it is that tract which has a boundary encompassing Lake Champlain. Therefore, for all future maps, dots that appear in Lake Champlain are actually representing people within the land portion of census tract 2.

Maps 2-4: Maps showing Racial/Ethnic Group Population Density from 1990 – 2010. White population density was removed to show detail of non-white groups. Source: Decennial Census.

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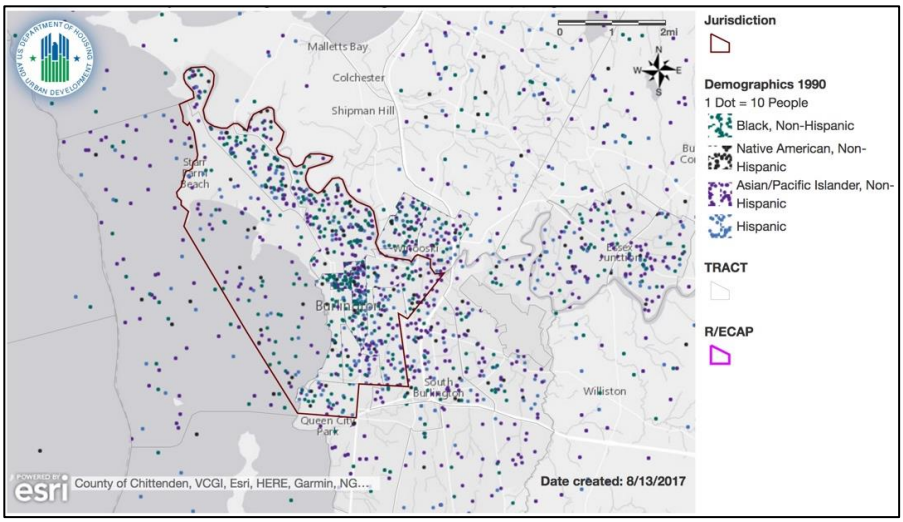

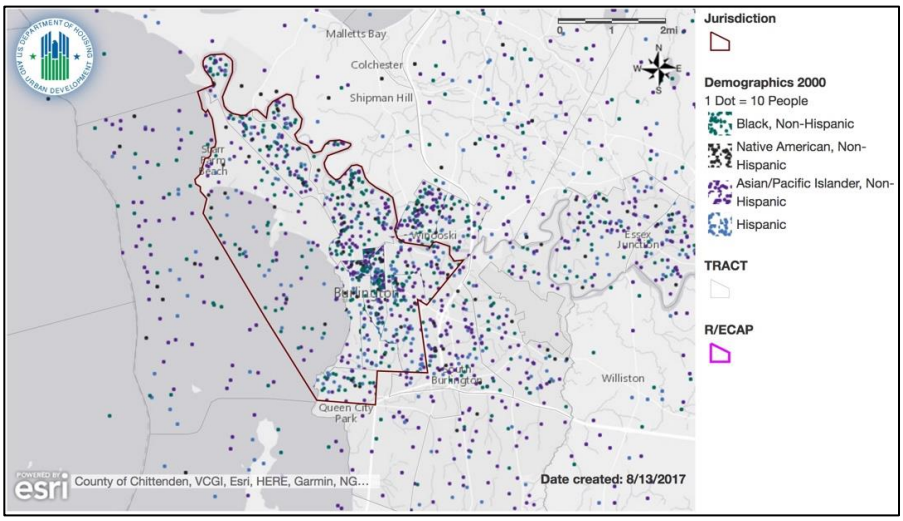

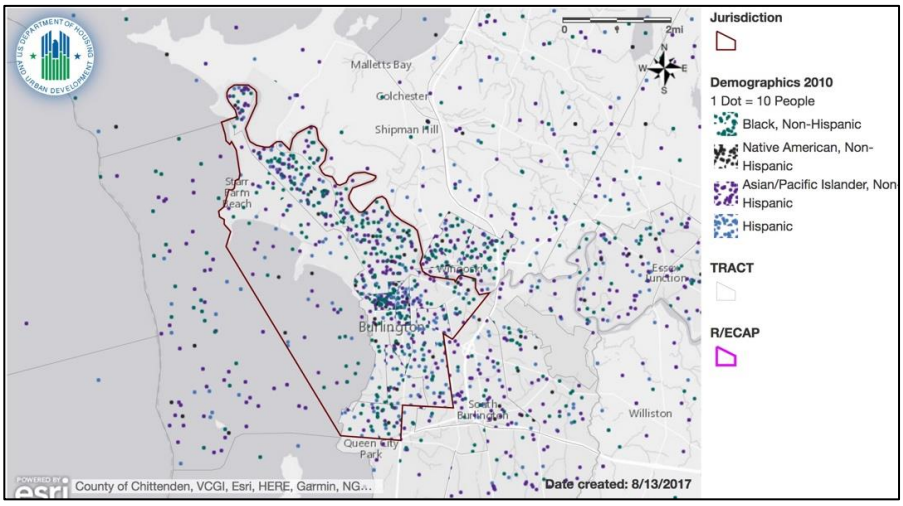

Examining the population density of the top national origin groups (map 5) and limited English proficiency (map 6), it appears that ethnic population densities follow similar trends as overall population density distributions described earlier, with clusters in Burlington's Old North End

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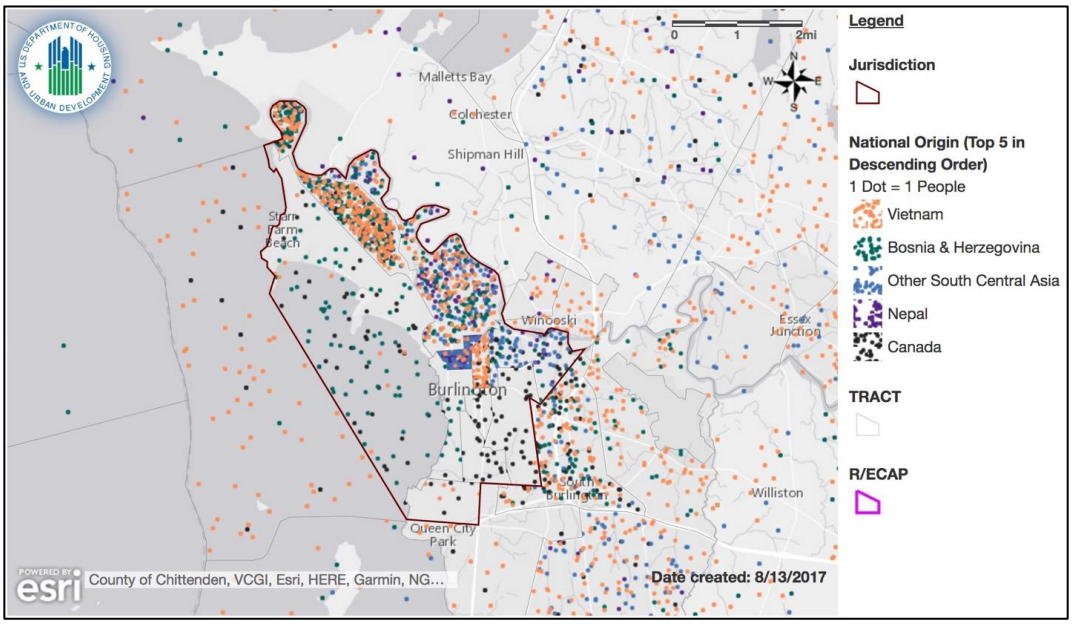
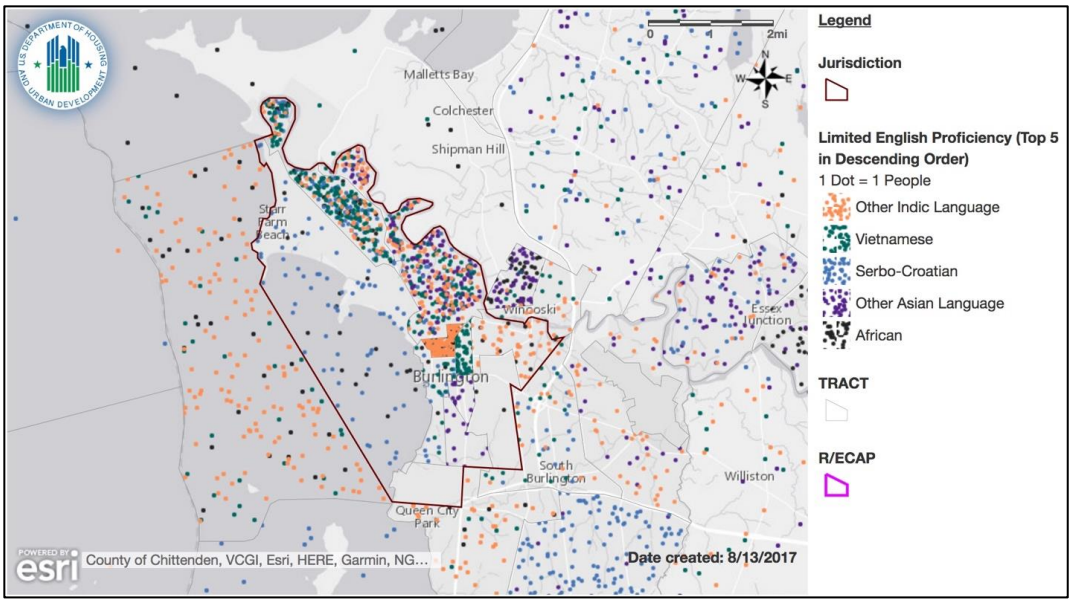
(census tracts 3, 4 and 5), and to a lesser extent Burlington's New North End (census tract 1) and Winooski (census tracts 24 and 25). However, maps 5 and 6 do show more detail in how different neighborhoods are being settled, showing signs of segregation happening that isn't captured in the demographic populations grouping used above.

Map 5: Map showing National Origin Population Density in Burlington, VT and Surrounding Area. Source: Decennial Census.



Map 6: Map Showing Limited English Proficiency Population Density in Burlington, VT and Surrounding Area. Source: Decennial Census.



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NA-35 Public Housing – 91.205

Introduction

The Burlington Housing Authority (BHA), established in 1962, is Vermont's oldest and largest municipally-based public housing authority. BHA's mission is to promote, provide and preserve affordable housing in ways that encourage resident self-sufficiency and support healthy neighborhoods.

BHA is governed by a five-member Board of Commissioners, appointed by Burlington's Mayor. Their policies and priorities are established through a Five-Year/Annual Plan. Most funding is received from the U.S. Department of Housing and Urban Development, which has rated BHA as a High Performer.

BHA manages over 600 affordable apartments and provides rental assistance to over 2,100 families living in the City of Burlington and a number of surrounding communities. Resident services programs help families assisted in maintaining their housing, achieving economic self -sufficiency and working toward homeownership.

Burlington Housing Authority is now a Section 8 only PHA. In 2015, the Burlington Housing Authority completed the conversion of its public housing units to the Section 8 Project-Based Voucher Program through the HUD Rental Assistance Demonstration (RAD) program, thus assuring the long-term sustainability of these affordable housing developments which serve extremely and very low-income Burlington individuals and families. Former public housing residents now have mobility options with the Section 8 Housing Choice Voucher program and are able to participate in the Family Self-Sufficiency (FSS) and Mortgage Assistance (Homeownership) programs.

Totals in Use Numbers Updated

Program Type									
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	0	2,179	512	555	0	385	727

Table 18 - Public Housing by Program Type

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Data Source: PIC (PIH Information Center)

Characteristics of Residents – Numbers Added and Columns

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Average Annual Income	0	0	0	16,012	15,832	15,865	0	18,576	14,635
Average length of stay	0	0	0	5	3	6	0	4	5
Average Household size	0	0	0	2	1	2	0	3	1
# Homeless at admission	0	0	0	115	8	36	0	44	27
# of Elderly Program Participants (>62)	0	0	0	485	122	188	0	9	166
# of Disabled Families	0	0	0	737	51	526	0	45	
# of Families requesting accessibility features **	0	0	0						
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0	
# of DV victims **	0	0	0	0	0	0	0	0	

Table 19 – Characteristics of Public Housing Residents by Program Type

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*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition
**Data not collected or tracked

Data Source: PIC (PIH Information Center)

Race of Residents – Numbers Added

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	0	3,311	504	806	0	859	838
Black/African American	0	0	0	828	269	322	0	177	60
Asian	0	0	0	316	164	97	0	33	22
American Indian/Alaska Native	0	0	0	44	13	13	0	17	1
Pacific Islander	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 20 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	0	36	0	16	0	6	14
Not Hispanic	0	0	0	3,291	928	1,202	0	254	907
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 21 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

The Burlington Housing Authority no longer has public housing units. Applicants on the voucher waiting list needing accessible units are provided information on available accessible units in the community.

BHA maintains a list of landlords and property managers that often have apartments available to be rented under the Section 8 program. The list indicates which of the properties have accessible apartments.

BHA – Total Accessible Units

Development	Number of Accessible Units
10 North Champlain	5
669 and 693 Riverside	7
Bobbin Mill	3
Decker Towers	6
Gable-St. Paul	1
Hillside	2
South Square	4
Wharf Lane	4

Most immediate needs of residents with Housing Choice voucher holders

Because of high rents and low vacancy rates, Section 8 voucher holders often have difficulty finding appropriate apartments at rents which are within the parameters of the program.

Once housed, a high percentage of program participants need appropriate supports to successfully maintain their housing and, when desired, to increase their household income.

Needs of the residents include housing retention services, language translation, self-sufficiency programs, parenting/child care programs and accessible features in units. Tenants need to learn to live independently, and the Family Self-Sufficiency Program helps to increase their employment skills, savings and other life skills. Residents might need to access affordable child care and transportation to and from work. For that reason, BHA properties are located on public transportation routes. These immediate needs impact their day to day success and ability to maintain housing and employment.

According to data collected from BHA housing applicants, 207 people were identified as possibly having limited English proficiency based on self-reported ability to speak English. The identified households were

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How do these needs compare to the housing needs of the population at large

In many ways, the housing needs of the general population are the same as those using Section 8 vouchers. Depending on the location in the Burlington area, the rental vacancy rate can range between 2% and 4%. In addition, accessible public transportation is dependent on housing location. However, affordable housing is the same nut to crack and our extremely low income residents have less disposable income. There appears to be a higher percentage of people with disabilities utilizing our Section 8 Voucher Program and a diverse population with limited English proficiency.

The challenges of finding an appropriate apartment and successfully maintaining tenancy are, generally, greater for BHA program participants than the population at large

Discussion

The Burlington Housing Authority supports its applicants and voucher holders through lease-up and tenancy with a variety of programs, including a Family Self-Sufficiency Program and a Housing Retention Team.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

The Chittenden County Homeless Alliance coordinates the implementation of a housing and service system, from outreach to housing to services, to meet the goal of keeping homelessness rare and brief in the jurisdiction. Street outreach and outreach caseworkers serve to reach the chronically homeless, identify services and housing needed. Vermont 211, daytime shelter and meals served at both the Foodshelf and the Salvation Army provide points of contact for the homeless and referrals to services. Housing providers work to rapidly re-house and stabilize, especially using the Housing First model, for the chronically homeless. Supportive service providers add case management and assess needs for services.

The City serves as the Collaborative Applicant for the Homeless Alliance and supports its applications for HUD and other funding to address both chronic and non-chronic homelessness. The CoC has recently approved coordinated assessment system and is working towards fully implementing the system.

Continuum of Care services for the homeless in the Greater Burlington metropolitan area are delivered through a consortium of nonprofit organizations, faith-based organizations, housing developers, government agencies, and the Burlington Housing Authority.

The Chittenden Homeless Alliance created a common agenda and committed to the following vision for ending homelessness:

Homelessness in Chittenden County will be rare and brief and brief. *All people who experience homelessness become stably and safely housed through access to a responsive, comprehensive and coordinated community network***.**

A SAMHSA funded PATH grant funds outreach work in our community for two outreach positions to find and connect with the homeless who are mentally ill and difficult to engage, offering persons who are experiencing homelessness community-based services. A street outreach team, funded by our Police Department and local businesses, provides outreach to individuals, families with children, and youth sleeping on the streets in our downtown area. An Adult Local Interagency Team helps to identify unsheltered persons and provide consultation and expertise to help resolve difficult situations involving chronically homeless persons with multiple physical or emotional issues in securing and utilizing services. The goal of the team is to help keep these clients within the community and out of the correctional system, hospital, or residential services, while helping them get the support and services they need to be safe and successful.

These teams identify individuals and families who are homeless and connect them with appropriate programs, services and housing options. Vermont 211 also plays a significant role for information and referral for this population.

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If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Chronic individuals

Over the last year, the Chittenden County Homeless Alliance (CCHA) has made considerable progress in the development of a coordinated entry process to move persons experiencing homelessness into permanent housing. A community-wide prioritization and referral process for permanent supportive housing (PSH) resources has been implemented. Using the VI-SPDAT assessment tool, persons are assessed for severity of service needs, vulnerability, and length of time homeless. Through the assessment, chronically homeless households are prioritized for PSH and referred to a standing review team that meets to facilitate referrals, make prioritization decisions based on information gathered, and coordinate follow-ups on referrals with housing and service providers as well as prospective program participants. A total of 416 persons have been assessed through our coordinated entry process since its initial implementation, and 138 total households have since been housed permanently in the community. These efforts have yielded a 56% decrease in chronic homelessness in Chittenden County since 2015. A majority of the homeless population in Chittenden County consists of individuals as opposed to families.

Families with Children

The number of families with children who are experiencing homelessness has decreased steadily during the annual Point in Time Count from a high in 2014 to the most recent numbers in 2017. Families are served in family specific shelters, homeless prevention and rapid re-housing programs.

COTS operates the Firehouse and Main Street Family Shelters for households with children. COTS Daystation is a drop-in center for homeless adults and families. The confidential shelter operated by STEPS To End Domestic Violence serves homeless women and children fleeing domestic violence. This organization also offers a transitional and rapid rehousing program for its clientele.

Burlington agencies utilize a range of housing retention programs to assist at risk households in maintaining their housing. These services include any wrap-around support services, a hoarding task force, landlord advocacy, and a Risk Guarantee Fund used to mitigate risks on the most hard to house persons. Our local Continuum continues to advocate for increased state resources such as the Rental Subsidy Program and the Mental Health Subsidy Program that can be used to help keep at-risk families housed.

Community-based organizations provide job training and placement, substance abuse counseling and referrals for treatment, medical and dental care, legal advocacy and representation, mental health counseling and residential treatment programs, child care, housing search assistance and security

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deposit assistance to help homeless families transition to permanent housing and independent living.

Veterans and their families

The Chittenden County Homeless Alliance partners with local and state organizations and landlords to reduce homelessness among veterans. Previously unidentified veterans were enrolled in VA care and many are housed through VA housing programs. During our annual Point In Time Count, the number of homeless veterans has ranged from 25 to 31 in the last 4 years. Canal Street in Winooski houses 18 veterans in transitional housing and veterans have priority status for 12 permanent housing units at the same location. Thirty-seven VASH vouchers are administered in Chittenden County. Outreach has increased to local veterans at our shelters due to a local VA case manager who serves on the CoC steering committee. The Housing First approach is used within HUD VASH. Also, housing retention and rapid re-housing with low-income veteran families is addressed with two Supportive Services for Veteran Families grants. The VA maintains a state-wide by name list and reviews cases on a monthly basis.

Unaccompanied Youth

Unaccompanied youth have emergency shelter, transitional and permanent housing options available to them along with specialized outreach and services to assist them in learning to live independently, set goals and complete their education by Spectrum Youth Services.

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

The incidences of unsheltered homeless households with children are very rare. In 2015, the unsheltered number of families was four, and in 2016 that number was zero. For the 2017 Point in Time survey, there was one family counted as unsheltered. This year, 2018, no families were counted as unsheltered.

The State has a well-funded homeless prevention effort that provides emergency assistance for families. Outreach teams, the local food shelf, day time drop in shelter and the Salvation Army serve to identify and reach unsheltered homeless households with dependent children and assist with rapid re-housing to reduce the number of unsheltered homeless households with children. These agencies provide meals every day in the community and are the only service providers that the unsheltered population routinely seeks out. The Housing Resource Center focuses on rapid re-housing and prevention assistance for both single adults and for families with dependent children. Families are assisted with security deposits and financial counseling; facilitating their move from homelessness into permanent housing. Prevention assistance allows both children and families to remain housed and prevents either eviction or foreclosure. There are three local emergency shelters who house families together including one for victims of domestic violence.

Each CoC program that serves children has children's advocates or specially trained staff to ensure that this regulation as well as children’s need for safety, nurturing, education, and stability are met.

The number of families in need of housing assistance in the 2015 and 2016 Point in Time counts totaled 43. In 2017 and 2018 we have seen a downward trend in the number of families experiencing homelessness during the PIT count, with 37 and 33 families each year.2017 - 37

Families of veterans have decreased in the past two years. In 2015, 3 families were in shelters and transitional housing during the PIT count. In 2016, 5 families of veterans were counted in shelter and transitional housing. In 2017, there were no veteran families counted in shelter. In 2018, one veteran family was counted in shelter. There were no unsheltered veteran families counted in the recent past. However, the number of individual veterans has ranged 25 to 33 in the recent past during the PIT count with 1 or 2 being unsheltered.

Canal Street is a facility dedicated to veterans in the jurisdiction and offers both transitional and permanent housing for veterans. All other services, like case management and supportive services for employment, mental health, substance abuse and more are available for veteran families.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Although the population of Burlington is becoming more and more diverse, the majority of the population, is 87.29% White. Black/African Americans comprise 3.71% of the population and Asians are 3.58% of the total population. Hispanic or Latino of any race consists of 2.7% of the Burlington population. Over the course of 30 years, the White population of the Jurisdiction has decreased by almost 12% and the largest increase of population is seen in Asian households going from 1.4% to 5.9%

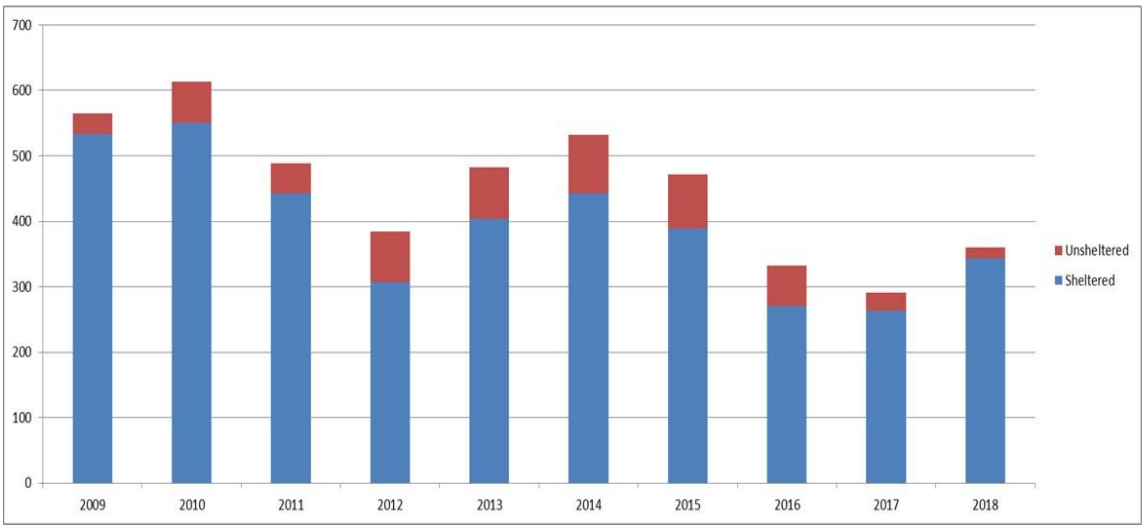
To describe the nature and extent of homelessness by racial and ethnic group, the Annual Homeless Assessment Report with data from October 2016 through September of 2017.

For the 357 individuals accessing emergency shelter during the timeframe above, 13% identified as Black/African American, considerably more than the population as a whole. However, the Asian population is less than the population as a whole with 1% in shelter versus 3.57% in the population as a whole. Six percent of the individuals identified as Hispanic compared to 2.7% of the population of Burlington.

For the 136 persons in families accessing family shelter, 27% identified as Black/African American, 2% Asian and 1% American Indian/Native Alaskan. Seven percent of the families identified as Hispanic as compared to 2.7% of the population in Burlington.

The trend for non-White individuals and families experiencing homelessness appears to be increasing for the Black/African American and Hispanic groups.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.



By using the data compiled in the Continuum of Care's Point-In-time Count entered into the Homeless Data Exchange since 2009, it is possible to understand the nature and extent of unsheltered and sheltered homelessness in Chittenden County.

The total homeless population is represented by the graph **Homeless Point-In-Time.** The homeless population in Chittenden County experienced an overall decrease 52% since the high point in 2010. The highest number of homeless was counted in 2010 and the lowest number to date was 2017. The downward most recent trend is attributed to the focus on housing our most vulnerable/chronic homeless persons and prioritization of resources.

Examining the graph **Homeless Population by Sheltered versus Unsheltered**, we find the sheltered population has decreased from its highest point of 550 in 2010 to its lowest point in 2017 of 263, a drop of 52%. The unsheltered population peaked in 2014 at 90 persons and has been on a downhill trend with the lowest number counted in 2017 of 28 persons. The majority of the unsheltered population consists of individuals without children. The downward trend can be attributed both to the opening of a low barrier seasonal shelter and the increase in the number of Permanent Supportive Housing beds for chronic homeless individuals.

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Discussion:

The lack of affordable housing options combined with a low vacancy rate in the City continue to demonstrate that the provision of safe and decent affordable housing for our low-income residents is the most pressing need. Since the vacancy rate is low, it is imperative to utilize rental assistance, landlord advocacy and support and other retention services to keep this vulnerable population housed. Equally critical is a need to move long-term shelter residents into permanent housing in order to utilize the emergency shelters appropriately for short-term, emergency needs. High need subpopulations are identified as victims of domestic violence, chronically homeless, severely mentally ill and veterans.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

The Special Needs populations of the City include seniors over 65, those living with both physical and developmental disabilities, and those with substance abuse and mental health needs. Over the past five years, some Special Needs populations have increased, while others have decreased. This population generally needs additional supports, or wraparound services to accompany their housing needs.

Describe the characteristics of special needs populations in your community:

As of the 2010 Census, there were 3,986 Burlington seniors, age 65 and older, living in the City. Not all of those residents have supportive service or supportive housing needs. However, 36.6% of Burlington seniors (a total of 1,460) reported having some kind of disability. That includes mental illness as well as physical disabilities. Thirty-six percent were living alone, 20.6% with an independent living difficulty, and 16% had no vehicle.

According to the information provided in our Assessment of Fair Housing, there are six types of recorded disabilities, with cognitive difficulty being the most prevalent disability in the Burlington jurisdiction, at 5.97% of the disabled population. Ambulatory difficulty is the second most prevalent disability in the jurisdiction at 5.41%, followed by independent living disability at 4.2%. The proportion of the disabled population experiencing hearing difficulty is 3.09%, self-care difficulty 1.67%, and vision difficulty is the lowest level of recorded disability in Burlington at 1.66%. Disabled populations appear to be fairly evenly distributed throughout the Burlington area.

As defined by the Centers for Disease Control and Prevention, people with developmental disabilities have problems with major life activities such as language, mobility, learning, self-help, and independent living. Developmental disabilities begin anytime during development up to 22 years of age and usually last throughout a person's lifetime. The vast majority of people with developmental disabilities are supported by families or other non-Developmental Services Waiver supports.

According to an analysis by the Substance Abuse and Mental Health Services Administration (SAMHSA), about 4.7% of Vermont's population over age 18 has a severe mental illness, defined as a mental illness that caused substantial functional impairment with one or more major life activities. Using this estimate, around 1760 Burlington residents suffer from severe mental illness. It is estimated that roughly half of those who suffer from severe mental illness are also affected by substance abuse.

What are the housing and supportive service needs of these populations and how are these needs determined?

According to the 2016 American Community Survey Census, 850 individuals, ages 65+ in the City, identified an independent living difficulty. In addition, 998 senior renter households and 872 senior owner households are paying over 30% of their income for housing and are cost burdened. According to Cathedral Square Corporation, a key housing provider serving the elderly and individuals or families with special needs, their waiting list hovers between 700 and 1,000 people which demonstrates a high need for special needs/senior housing. According to the 2016 American Community Survey, about 10% of the

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population in Burlington is over 65. Services needed for older adults range from chronic care self-management, to prevention, to nursing home level of care in home.

Eligibility requirements often force seniors to “spend down” assets in order to access housing and care. Other challenges for the elderly in maintaining an independent living environment include reliance on fixed incomes, juggling housing costs with medical care, special transportation needs, in-home care and assistance with daily tasks and the physical aspects of aging in place. A more detailed list of challenges faced by these populations can be found below.

Non-elderly residents with mobility and self-care limitations share many of the same challenges as their elderly counterparts. Also, as residents with mental illness and developmental disabilities age, they also share the challenges of changing medical and physical conditions.

Residents with developmental delays are dependent upon a fixed social security payment as their primary source of income and rely on subsidized housing options. Those who choose to live in a family living situation or in one of a few remaining supportive group homes can access funding support. Those who choose an independent living situation are accommodated by Section 8 and other subsidized housing programs; they do not have preferential status on the waiting lists for those programs but do have other housing options while they wait.

Service-enriched housing needs for the population with severe mental illness range from affordable, independent apartments with support services provided by visiting mental health workers to 24-hour supervised “group home” settings. Right now, there is a need for additional supportive housing at all levels for those living with severe mental illness.

Substance abuse treatment and recovery for the 3,300 + residents require affordable, appropriate, alcohol-free and drug-free housing with a range of management and supportive services, from a high level of on-site management (for treatment and early recovery) to self-management in housing such as Oxford Houses to self-management in an at-home setting. Housing that does not require a lease will often not qualify for assistance, creating additional burdens for this population.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

The data on people living with HIV or an AIDS diagnosis within Burlington as of the end of last year is listed in the table below gathered from the State of Vermont.

City	PLWDHI Count*
Burlington	95
South Burlington	18
Total	113

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**People Living With Diagnosed HIV Infection Count reflects persons with evidence of care in the previous 5 years and is based on data collected through the end of 2017.*

Discussion:

These Special Needs populations, and specifically those over 65+, face many challenges listed below.

- Living in an independent housing setting with the challenges of cognitive impairments including Alzheimer's - according to a nonprofit housing provider, 49% of the residents at one independent housing setting failed one or two components of a cognitive screen;
- Fixed incomes, which limit their ability to pay rising rent, maintenance, utilities and property tax costs;
- Paying for and managing medical care and prescription medications (including assistance with administering medications);
- Special transportation needs due to medical and physical conditions;
- Lack of 24-hour protective oversight to assist with unscheduled needs;
- Needing help with meal preparation, housekeeping, shopping and other activities of daily living;
- Housing that accommodates, or is made to accommodate, changing physical needs;
- Being 'overhoused' as they age in place in the homes in which they raised their families, but which are now large and expensive to maintain;
- Social isolation, which leads to depression - according to a local provider, around 70% of those receiving home health visits are suffering from clinical depression;
- Unavailable housing options, with local waiting lists for supportive housing that can be as long as two and a half years; and
- Housing decisions often precipitated by sudden changes in circumstances that further limit choices and options.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

For the City, restoration and rehabilitation projects for municipally-owned public facilities are given priority over new construction whenever possible. A description of facilities owned by the City is available in the 2018 PlanBTV. Nonprofits balance renovation with new construction based on factors such as cost, financing, organizational needs and capacity. These facilities, both new and renovated, support and improve a suitable living environment for many of our low and moderate income citizens. Over the past 5 years, the City has used CDBG funds to help renovate many of our public facilities including a shelter dedicated to survivors of domestic violence, a community center for the homeless and those struggling with mental health challenges, a senior center and health centers.

During this Consolidated Plan, the following public facilities will work towards renovation or construction:

- An expansion of our local foodshelf
- A new YMCA
- Two other early childhood education facilities will either expand or renovate
- A former Catholic School in the Old North End is being renovated to a neighborhood community center
- A substance abuse recovery center will purchase a new site and renovate to meet their peer recovery programmatic needs
- The redevelopment of the Moran Plant site, on the waterfront of Lake Champlain, presents economic development opportunities with potential job creation, access to goods and services and recreation depending on the final project.
- The redevelopment of the Memorial Auditorium Complex presents significant economic development opportunities with potential job creation along with providing access to goods and services.

Park improvement projects, to include City Hall Park, Battery Park, Perkins Pier and perhaps a Barge Canal Park, as well as, recreational facilities are part of the Pennies for Parks renovations or are of scale that other sources of funding is required to fully address the community needs and may require property acquisition, reconstruction, renovations or new construction.

The City uses CDBG to support public and nonprofit facilities where there is identified community support for the project and where there are not other sufficient, more appropriate resources. It is not a large enough pool of money to fund major projects but can play a vital role in filling a gap, leveraging other funds or meet a renovation need.

How were these needs determined?

These needs were determined in several ways. Through citizen engagement and public meetings, local citizens, nonprofit agencies and other city departments share their priorities and upcoming needs.

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The Assessment of Fair Housing survey addressed potential neighborhood needs with the Chittenden County Housing and Neighborhood Survey and a series of group and individual interviews with protected classes. The combination of data received via the survey and the anecdotal information discovered in the interview process has provided the City with a helpful snapshot of what community members recognize as needs for public facilities. Our community survey responses rated access to parks, playground and other green spaces at a high of 70% excellent and for public libraries 75% expressed it was either easy or somewhat easy to access this amenity.

Through a CDBG request for proposals, CEDO learns about upcoming potential projects and needs. Finally, other municipal plans were examined including PlanBTV, 2013 Municipal Development Plan, and the Waterfront Revitalization Plan.

The City will use CDBG to support public facilities and nonprofit facilities where there is a need and obvious community support for the project and also where there are not other sufficient resources. In overall priorities, a suitable living environment is the City's third priority, CDBG funding for these types of projects can be used as leverage for other resources, for small community generated projects as funds are available, or to meet a renovation need.

Describe the jurisdiction's need for Public Improvements:

The foundation of a vibrant city life rests on well-maintained capital infrastructure. Quality of life, public safety, commerce, 21st century transportation systems, and tourism depend to a great degree on the proper care and functioning of a city's streets, sidewalks, park network, parking facilities, fire suppression capacity, and water / wastewater / stormwater systems. The City of Burlington has conducted an evaluation of its infrastructure –including independent professional assessments of our sidewalks, facilities, and garages and detailed projection of our capital needs in every City department. Several public improvement projects have been identified to revitalize critical City infrastructure. CDBG funds will be leveraged with transportation dollars and other federal, state and local resources to accomplish these improvements.

The redevelopment of brownfields is a priority for the City with most vacant commercial properties left being suspected brownfields, with excavations performed in the Old North End, downtown, waterfront or Pine Street typically revealing contamination issues. There are also dozens of undiscovered underground storage tanks in the City, often beneath sidewalks and Rights-of-Way.

Burlington's Transportation Plan is a multi-modal transportation improvement plan that provides a comprehensive and coordinated list of roadway, transit, bicycle and pedestrian friendly streetscape and land use recommendations for implementation that satisfy the overall vision of the City developed in the Burlington Municipal Development Plan and the Burlington Legacy Project.

The Transportation Plan offers new Street Design Guidelines and ensures that Complete Streets practices and principles are considered on all applicable projects as a goal that is now mandated by Vermont's Act 34 of 2011. There are 120 miles of public streets in Burlington and 127 miles of sidewalks. The Department of Public Works publishes a five-year and an annual street paving plan as well as an annual sidewalk repair plan.

Transportation improvement projects target more transit (bus) improvements, creation of easier pedestrian and bicycle access and complete streets.

In 2014, the City conducted an assessment of all 127 miles of sidewalk. The assessment included an inventory and map of the City's sidewalk network and pedestrian signal infrastructure; identification of areas that are not ADA-compliant and development of an ADA transition plan; and a method to prioritize projects and annual capital funding plan. The detailed plan outlines repairs and improvements to curb ramps, sidewalks (with connections to elementary schools, transit stops, neighborhood activity centers, parks, downtown, senior centers, medical or social services all scoring has a high priority) and increasing pedestrian push buttons.

The Railyard Enterprise Project (REP) consists of revitalizing an underutilized area of the City by developing a new grid system of complete streets, green infrastructure and stormwater improvements, thereby increasing opportunities for affordable housing and additional economic opportunities.

The City will provide the utility and transportation infrastructure to support the redevelopment and public access to the Urban Reserve.

The Waterfront Bike Path improvements are needed along the central section of the bike path in the Neighborhood Revitalization Strategy Area and will improve livability and access for all residents including our low-income residents.

Utility and transportation infrastructure improvements on Bank, Cherry, St. Paul, Main, Battery and Winooski Street corridors include complete streets, green infrastructure and stormwater improvements. These improvements will also increase opportunities for affordable housing and additional economic opportunities and/or job creation and increase access to good and services.

Depot Street & Sherman Street Stairway will provide critical transportation infrastructure to provide residents of the NRSA and Old North End access to Burlington's waterfront and bike path.

How were these needs determined?

Several sources were considered to determine these public facility needs.

As an initial approach to capture the broadest array of data, the City designed the Chittenden County Housing and Neighborhood survey: a series of questions aimed at gathering citizen's impressions and satisfaction with neighborhood amenities, housing opportunity, housing costs, and discrimination.

The Survey was administered over the course of January 15, 2017 to August 30, 2017, and was promoted through an array of communication and marketing outlets available to the City, including but not limited to: Facebook, Twitter, Front Porch Forum, and email. In addition to these primary networks of communication, the City also worked closely with community based organizations (CBOs), including those at the Chittenden County Homeless Alliance, the local Continuum of Care, to successfully reach different segments of the populations, specifically those that have been historically underserved, such as New Americans, Section 8 participants, and those who suffer from mental illness. A total of 776 responses were submitted.

Regarding the conditions of streets and sidewalks, 56% of the respondents said the conditions were good or fair; however 21% responded the conditions were poor.

Other municipal plans and documents were examined including planBTV – Downtown & Waterfront, Walk Bike –planBTV, planBTV – South End, planBTV - Burlington Parks Master Plan, Climate Action Plan, Open Space Protection Plan, Sustainable Infrastructure Plan, Great Streets Downtown Design and Construction Standard, 2013 Municipal Development Plan, Waterfront Revitalization Plan, EPA Area Wide Plan, Committee on Accessibility, and the 2011 Transportation Plan.

Residents, businesses, visitors, and institutions all benefit from high quality public infrastructure.

Describe the jurisdiction's need for Public Services:

The City has traditionally used the entire 15% allocation for Public Services to support the provision of public services by local nonprofits. CDBG funding has been used for early childhood education, youth, health, economic opportunities and housing and homeless services. Programs being funded meet community needs and priorities, and CDBG has been used previously to fill gaps in funding or to leverage other funds.

Over the course of several years, the CDBG allocation has decreased significantly, yet the needs in the community continue to increase. Grantee allocations decreased to such insignificant levels, the funding was no longer effective, sustainable or making a difference.
The City and its Citizen Advisory Board have selected key priorities for the next five years for funding public services. These priorities include: funding programs that coordinate with other programs or organizations; fund efficient and innovative initiatives; fund programs with high impact towards the anti-poverty strategy; look to fund projects at 100% of their ask; and rotate requesting specific proposals in various public service areas.

How were these needs determined?

The City has a limited capacity to fund social services out of municipal resources and has historically used the maximum (15%) available CDBG resources to support the provision of social services by local nonprofits. However, with the significant decrease of federal funds, it is critical to prioritize and target these funds to maximize their impact on the City's low-income citizens. The City's priorities will follow those in this Consolidated Plan to reflect a priority on housing, increasing economic opportunities and providing for a suitable living environment.

Several sources were considered to determine these public service needs. The citizen survey helped identify needs and concerns. Other municipal plans, City initiatives, community indicators, and program applications from subgrantees help to inform us about public service needs.

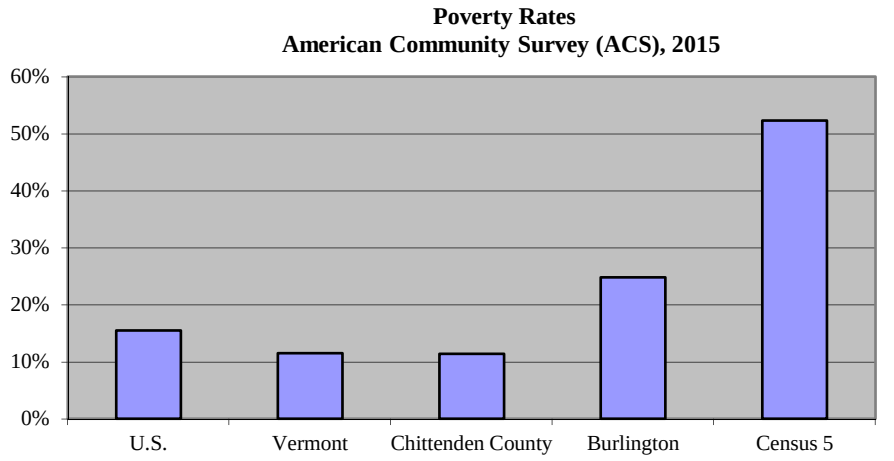
Within the area of housing, programs that keep people house, provide shelter or provide new opportunities for housing will be prioritized. With economic opportunity, the City will prioritize early childhood education and youth programs, access to resources and job training. For suitable living environment, programs with a focus on health and the opioid crisis will be prioritized.

In previous sections, there is data to support that people of color in Burlington are disproportionately affected by housing issues. There is also data that notes people of color are experiencing poverty at

higher levels than white people and experiencing opportunity gaps in school and experiencing higher rates of detention in schools and interaction with the police (youth). This 5 year plan and our priority areas are an opportunity to establish not only systematic equity, but to prioritize programs that are directly creating opportunities for people of color.

The City tracks community indicators to measure overall progress towards its housing and community development goals. Indicators are updated annually and presented to the CDBG Citizen Advisory Board to provide an overview of poverty, housing and homelessness, economic development, educational success, and equity in Burlington. These indicators emphasize a need for affordable housing, housing and homelessness services, economic opportunity, and equitable access to resources.

As per the American Community Survey, in 2015 poverty rates in Burlington at 25% were double the surrounding Chittenden County rate at 11%, and poverty rates in Census Tract 5 were five times the County average at 52.3%. Burlington currently targets Census Tract 5 in its Neighborhood Revitalization Strategy Area (NRSA) and will continue to prioritize economic opportunities for low income individuals in neighborhoods with the highest need.



The most recent data on poverty demonstrates that some minority residents consistently lag behind white residents financially on the local and state level. Minorities in Burlington generally have higher rates of poverty than the state average among each respective race and ethnic group, and disparities among white and non-white rates of poverty are higher in Burlington than at the state level. The City is dedicated to equitable services and has built equity and cultural competency requirements into the CDBG application and monitoring processes.

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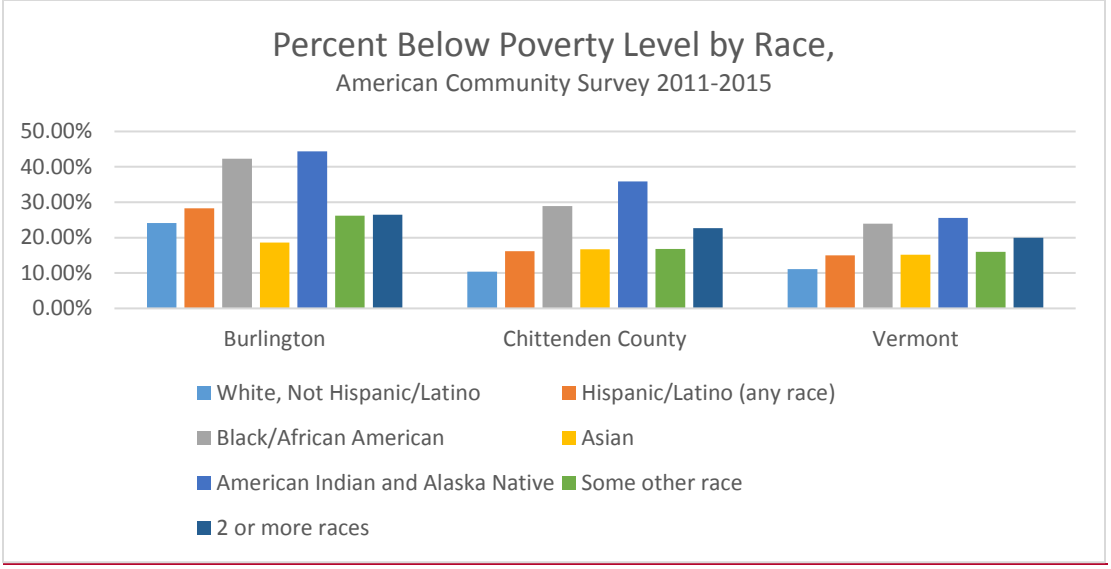
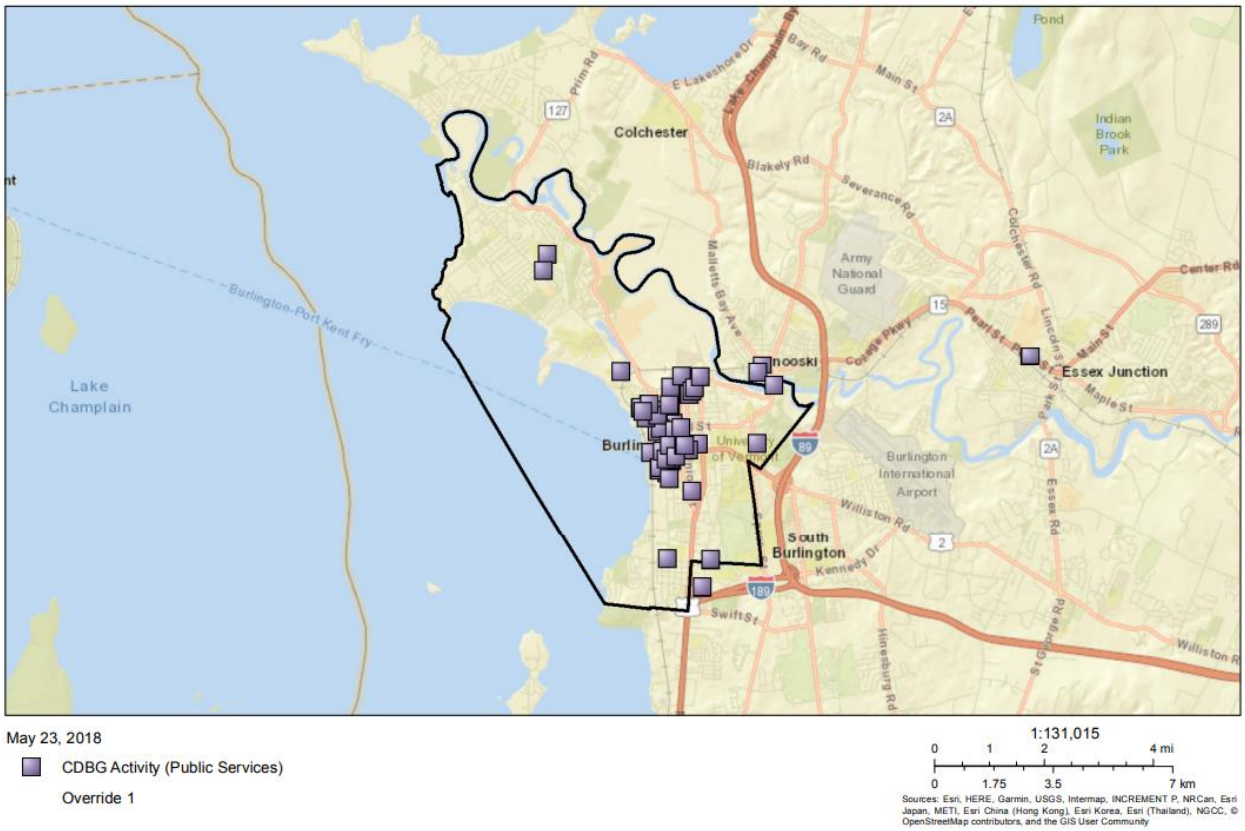


In addition, public service needs were also determined and discussed within the homeless and special needs sections.

CPD Map of Public Service Projects



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Early Childhood Needs

As of the 2016 American Community Survey, 65.4% of all Burlington children under six - and 63.5% of all children ages 6 to 17 - were living with parents who were all working. These figures of both parents working were higher percentages than the national averages of 58.4% and 64.7%, respectively. Additionally, of the children ages birth – 17 years who were living with a female head of household, 78% live with a mother in the workforce.

Available, affordable child care is a prerequisite to labor force participation for many households, and research has consistently shown the benefits of investments in early childhood education to a wide range of social, economic, health, and education-related outcomes. Ensuring an adequate supply of spots in early learning programs is vitally important in maintaining a vibrant community in which all children and families are given the opportunity to succeed.

However, The Burlington Beginnings White Paper, prepared by Jessica Nordhaus in 2015 with support from the Permanent Fund for Vermont's Children, identified significant unmet need. Among the key findings cited in the report was the need for increased access to high-quality, affordable early care and learning enrollment slots, especially for children ages 0-3 years.

There are an estimated 885 children in Burlington under the age of 3. Based on information provided by the Child Development Division of the Vermont Agency of Human Services in 2017 and 2018, there is licensed capacity for approximately 225 infants/toddlers at child care programs with 4-5 STARS (State of Vermont Step Ahead to Recognition System) in the city of Burlington.

Parents who want to return to work need care for their young children, and yet many have to wait for an opening. Over 75% of child care providers in Burlington maintain an active waiting list, some with over 100 names. Parents in Burlington and surrounding communities struggle to find childcare and often spend significant time on waitlists at multiple institutions attempting to secure any spot, let alone a spot at a high-quality childcare provider.

In addition to capacity, the affordability of child care for families is also a pressing issue. The Child Care Financial Assistance Program (CCFAP), also known as childcare subsidy, is designed to help families earning up to 200% of the poverty level. It is estimated that over 70% of all young children in Burlington live in families with incomes below 200% of the federal poverty level ($48,500 for a family of four in 2015), but only approximately 323 Burlington children receive assistance, and only 157 children *in Burlington programs* receive CCFAP assistance.

To address these challenges, in May 2017, Mayor Miro Weinberger and community partners announced the Early Learning Initiative (ELI), a $500,000 annual City investment in early childhood education, and in June of 2017, the Burlington City Council appropriated funds for the initiative in the fiscal year 2018. As stated in the original announcement, the initiative seeks "to address the fact that low-income Burlington children are disproportionately likely to be unready for school, experience a widening achievement gap as they age in the public school system, and are more likely to experience a range of negative outcomes later in life, including reduced educational achievements, higher rates of chronic health problems, higher rates of incarceration and drug misuse, and lower lifetime earnings."

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In discussions with community partners, the City has determined that the most effective long-term strategy for the ELI may involve a transition from a capacity-grant model to a scholarship model tied to individual children. A model like this has been successful in other cities like Minneapolis, MN. Under this model, students will receive grant money to defray the cost of high-quality childcare, and childcare centers that receive substantial scholarship funding could be eligible for additional capacity grants to further expand operations. However, as a first step, and to demonstrate the value of these investments in the near term, the City is seeking to expand the available high-quality child care slots by providing grants to Burlington early care and learning programs and rigorously tracking the results of this investment.

On Broad Band

Burlington Telecom is a municipal telecommunications company providing residents of Burlington, Vermont with television, telephone and internet services. The company runs its communications offerings on a citywide fiber-optic network.

BT has a specific program for low and moderate income persons to provide high quality, high speed internet at a very low/affordable rate. With connections to the Burlington Public Schools and non-profit community action providers, low income families are referred for affordable internet service. There is also support to cover the City with the fiber optic network extending to the last affordable housing community in the New North End.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

Housing is the essence of Burlington's neighborhoods. Support for affordable housing allows elders to remain in the homes and neighborhoods they know. Homebuyer purchase and rehabilitation programs allow the next generation of residents, including young families to own and modernize older homes. As the section on Market Conditions demonstrates, the housing stock in Burlington is old and in need of renovation.

Of the 17,012 housing units in the City, multi-family units comprise 62% of the stock and single family homes make up 34%. With a population of more renters than owners, Burlington has struggled with a lower vacancy rate over the years; as new construction comes on line, this trend is changing and the vacancy rate is climbing towards a normal rate. . A rental housing market where supply and demand are more balanced ensures an adequate supply of both units and renters who can afford the available units. The rental housing imbalance translates into high housing costs (relative to income) and lower quality rental housing stock. An imbalanced rental housing market also impedes economic growth since employers have trouble recruiting and retaining their workforce.

In addition, our extensive student population creates a significant impact on Burlington's housing market. Over the years, many traditional single family homes have been converted to student housing to accommodate the market, creating both an impact on the cost of housing and the change in neighborhoods.

These factors indicate a continuing need to produce new affordable units and to preserve the affordability of existing units.

The real estate appraisal and consulting firm Allen & Brooks & Minor found a 2.2% urban rental vacancy rate in December 2017. The suburban rental vacancy rate for December 2017 was 2.9%; both rates are higher than typical due to several new developments coming on the market at around the same time period.

In Burlington, there are new units under construction as this plan is being developed. On North Avenue on the former Burlington College site, 270 units will be constructed by 2020. On an adjacent site, Cathedral Square will be constructing 80 affordable units for seniors and Champlain Housing Trust will be constructing 60 affordable family units. Additional market rate apartments, for sale condominiums and inclusionary zoning units brings the total units to 738 housing units on North Ave. Another large development is CityPlace being developed on the site of the former Burlington Town Center; 274 units will be built in downtown Burlington. Across from University of Vermont Medical Center, 75 units are slated for construction and are in the permitting stage. Bayberry Commons continues to construct on Grove Street with another 144 (21 are IZ units) units planned in the next phase. In construction now, there are 23 market rate and 4 inclusionary zoning units to be leased in the summer of 2018 on Flynn Avenue. Scheduled to open just as this Plan is being completed, there are 98 market rate units and 17 inclusionary units being built at 194 St. Paul Street for Champlain College.

Affordable housing is a balance to economic development. In boom times, affordable housing ensures that there is housing for workers and that rising prices do not displace residents. In a troubled economy, affordable housing development is an economic engine and its subsidies ensure that low-income residents are not made homeless. Finally, the use of affordable housing to redevelop distressed neighborhoods prevents the loss of value of the surrounding properties and encourages long-term investment by other property owners.

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MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

The number of housing units that make up the Burlington inventory include both market rate and affordable units. Numerous federal, state and local programs are used to make the City's housing stock more affordable for low- and moderate income families. Approximately 20% of Burlington's rental housing, and around 4% of the City's owner housing, is made affordable - meaning that the occupants do not pay more than 30% of their income for housing - through public subsidies, regulation and/or property deed restrictions. Affordable housing may be publicly- or privately-owned, or ownership may lie in the nonprofit sector. Assistance may be tied to a specific property or it may move with the person. Housing may be perpetually affordable, or it may have a limited period of affordability. It may be available to all lower-income residents, or it may be targeted to a specific group (such as the homeless or those with disabilities) or a specific income category. As the various forms of assistance are explained, understand that it is not unusual for them to overlap. For example, households receiving Section 8 vouchers occupy some, if not most, of the rental units assisted through the Low Income Housing Tax Credit and the City's Inclusionary Zoning Ordinance. There are units that have limited or expiring affordability provisions. Units which are privately-owned and have Section 8 project-based or substantial rehab contracts are either at high risk of loss or will definitely be lost as affordable units. Units which are owned by nonprofits, or by Low Income Housing Tax Credit partnerships, and that will presumably be sold to nonprofits, are assumed to be at low risk of loss.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	5,743	34%
1-unit, attached structure	646	4%
2-4 units	5,667	33%
5-19 units	3,321	20%
20 or more units	1,522	9%
Mobile Home, boat, RV, van, etc	113	1%
Total	***17,012***	***100%***

Table 22 – Residential Properties by Unit Number

Data Source: 2009-2013 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	0	0%	625	6%
1 bedroom	167	3%	3,104	32%
2 bedrooms	1,665	25%	3,856	39%
3 or more bedrooms	4,817	72%	2,188	22%
Total	***6,649***	***100%***	***9,773***	***99%***

Table 23 – Unit Size by Tenure

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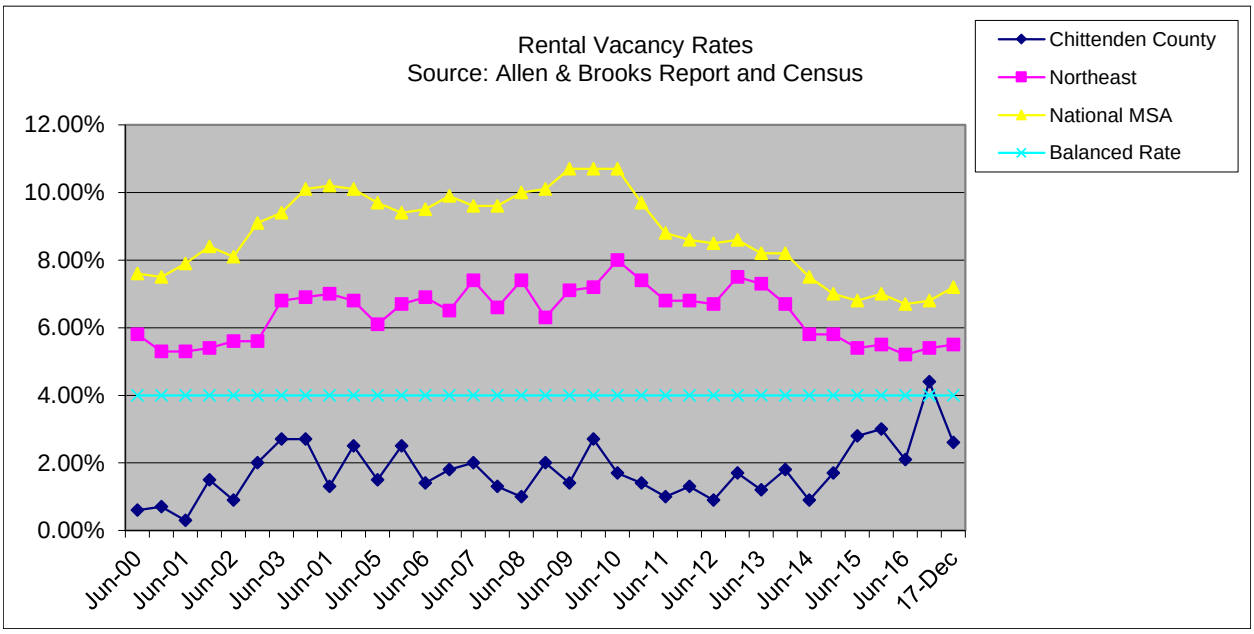
Data Source: 2009-2013 ACS



Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs. Review inventory chart and analyze

According to Table 1, the City of Burlington currently has 17,012 residential housing units. Of the listed units, 34% are single family detached dwellings and 62% are multi-family units. According to Table 2, overall Burlington households are 60% renters versus 40% owners.

According to the current Affordable Housing Inventory Chart, there are 2402 units that fall under some regulatory requirements for affordability. Some units are specific to special needs or seniors. In addition to these units, there are over 1,200 tenant based vouchers used in Burlington for affordable housing both with private landlords and layered into these affordable units.

Housing programs usually serve individuals and households whose income ranges from less than 30% AMI to 80% AMI.

While there are numerous federal, state and local programs available to assist with housing production and/or preservation, along with private funding and bank loans, most projects use a layered approach with a multitude of funding sources.

Federal Programs

Burlington is the only Entitlement community in the State of Vermont. As such, the City of Burlington receives both Community Development Block Grant and HOME Investment Partnership Funds. With housing playing a top priority for the City, these grant funds are used to both build and preserve affordable housing. With a local Community Based Developer Organization, CDBG funds have been used in the past and in the current 5 year plan to construct new affordable housing rental units specifically located in areas of planned housing

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development. CDBG is also used to renovate single family homes and preserve affordable units. HOME is used for both preservation and new rental construction.

The State of Vermont receives National Housing Trust Fund dollars and projects within the City are eligible to apply for these funds to layer in with other subsidies to create housing affordable for our lower income population.

Burlington Housing Authority, with over 300 Rental Assistant Demonstration units, 1700+ tenant based vouchers plus specialty vouchers, including Shelter Plus Care for the Homeless, brings considerable federal subsidies to the most needy residents of the community. Approximately 500 of the vouchers are used in apartments located outside of Burlington but within a 6-mile radius of City limits. Vouchers pay a private landlord the difference between the amount that a low-income tenant household can afford to pay (i.e., no more than 30% of their income) and the Fair Market Rent for the unit as determined by HUD. The tenants keep the assistance as long as they are income-eligible and meet other HUD requirements. With tenant-based Section 8 vouchers, the subsidy isn't tied to any specific apartment; it moves with the tenant.

The City encourages BHA to fully utilize its ability to use its project-based Section 8 vouchers in support of new affordable housing development.

Some property-specific assistance is dedicated to certain groups of residents with special needs. The Section 202 Elderly Housing and Section 811 Housing for Persons with Disabilities are housing construction programs that provide a capital advance to assist with the cost of developing a housing project and a renewable 5-year Project Rental Assistance Contract to assist with the project's operating costs. Funds are made available through a national competition, and only nonprofits are eligible to apply.

State Programs

The most significant state program which exists in Vermont is one of permanent affordability. The Vermont Housing and Conservation Trust Fund Act passed in 1987 and ensures housing that is subsidized by the State of Vermont must be permanently affordable to lower income Vermonters. Enforced by a housing subsidy, typically a deed restriction recorded in the land records and monitored by a community-based nonprofit corporation or a public agency like the Vermont Housing and Conservation Board ("VHCB"), these housing units will be affordable to future generations.

Vermont Housing Finance Agency manages the State's federal tax credit program. As part of the Tax Reform Act of 1986, the federal Housing Credit program was established by Congress and offers a ten-year federal income tax credit to owners of rental housing who make certain percentages of their rental housing available for occupancy by low-income residents for at least 15 years. This housing incentive can be used for the development, acquisition and rehabilitation of low-income housing. Developers, investors or property owners are able to reduce their federal tax liability in exchange for the providing housing to those earning less than 60% AMI for 15 years. In addition, Vermont operates its own tax credit program with an annual allocation of $700,000 for affordable housing. A total of $400,000 can be coupled with the federal program for rental housing and $300,000 for affordable homeownership projects. Also due the age of many properties in Burlington, some developers avail themselves of Historic Tax Credits to preserve affordable housing units.

Local Programs

On June 27, 1988, The Burlington City Council approved the Housing Trust Fund Ordinance to assist the City's nonprofit housing organizations in building more affordable housing. Funded by a one cent tax added to the

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property tax in the City, these funds are administered by the Community & Economic Development Office who provides competitive grants to local agencies for the preservation and construction of affordable housing as well as capacity grants for agencies.

The City's Inclusionary Zoning Ordinance applies to all new market-rate developments of five or more homes and to any converted non-residential structures that result in at least ten homes. The affordable housing set aside is 15% to 25% of the units, depending on the average price of the market-rate homes – with the higher percentage placed on the most expensive developments. The ordinance allows fee in-lieu payments or land donations only under certain conditions and only with City Council Approval, but will allow developers to provide the affordable housing off-site at 150% of the on-site obligation. The ordinance provides a range of incentives including fee waivers and a 15% to 25% density and lot coverage bonus. Affordable homes are targeted to homebuyer households earning 75% or less area median income and rental households earning 65% or less of median and are price controlled for 99 years.

On September 25, 2017, the City Council of the City of Burlington approved and authorized submittal of a joint Assessment of Fair Housing along with the Burlington and Winooski Housing Authorities. Subsequently, the Assessment of Fair Housing was approved by the US Department of Housing and Urban Development on December 5, 2017. This Plan will lead the way for implementation of place based and mobility policies and activities to ensure broad housing and economic opportunity for our protected classes.

The Community & Economic Development Office offers two kinds of programs for residential rehabilitation. Our Emergency Repair Program for owner-occupied units provides low interest loans for emergency repairs to correct life=threatening safety code violations to income qualified households. CEDO also administers a homeowner rehabilitation program for properties located in specific targeted neighborhoods and homeowners must be income qualified.

Burlington is also home to the largest and most successful housing land trust in the country. Champlain Housing Trust (CHT), founded in 1984, manages 2,200 apartments and 565 owner-occupied, shared-equity homes throughout Chittenden, Franklin and Grand Isle counties, and provides services to five housing cooperatives.

Affordable Housing Inventory

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Project Name	Address	Total	Project-based/ LIHTC	Special Needs	Seniors	Public Housing	Housing Trust Fund Requirements	Private Developer Inclusionary Zoning
	322 St. Paul	4	X	X				
	278 Main	10		X				
	700 Riverside	8	X					
Avenue Apartments (CHT)	1179 North Ave.	28	X					
Arroway	41 Spruce	7		X				
Bobbin Mill	234 S. Champlain	51	X					
	235 Pine	0						
BRHIP	62-68 N. Champlain	6	X					
	42 and 84 North Street	2	X					
	47-49 Archibald	2	X					
	86 Oak	2	X					
	68 Cottage Grove	2	X					
	189, 191 and 193-197 Pine	6	X					
	52 and 52 1/2 Hyde	4	X					
	16 North Ave	5	X					
	95 Grant	4	X					
	59 No. Union	1	X					
Bright Street Cooperative	33-42 Bright Street	38	X					
Bus Barns	343 N. Winooski	12	X					
	640 Riverside Ave	13	X					
	337 No. Winooski	0						
Callahan	33 North Street	6	X					
	132-135 North Street	11	X					
	44 Front	3	X					
	163-165 Intervale Avenue	3	X					
	171-173 Intervale Avenue	3	X					
	177 Intervale Avenue	2	X					
Cathedral Sq. Assisted Living	3 Cathedral Square	100			X			
Champlain Apartments	10 N. Champlain	50			X	X		
City Neighborhoods	54 N. Champlain St.	6			X			
	57 N. Champlain St.	6			X			
	52 N. Champlain St.	4			X			
	27-31 Peru St.	3			X			
	22-26 Johnson St.	2			X			
	221 Pine St.	6			X			
	299 N. Winooski Ave	2			X			
Converse Home	272 Church	21			X			
COTS 95 North	95 North Avenue	14	X	X				
Decker Towers	230 St. Paul	160		X	X	X		
Dismas	96 Buell	7		X				
Duggan Row	94-106 Maple	16	X					
ECHO	92 North Ave	8	X					
	21-23 N. Champlain	4		X				
	211 Park	3	X					
	75-77 North	3	X					
	115-117 Archibald	3	X					
	16-18 1/2 Decatur	3	X					
	58-60 N. Champlain	4	X					
	257-259 N. Winooski	4	X					
Fern Hill	214 N. Prospect	60			X			
Flynn Ave Coop	288 Flynn Ave.	14	X					
Franklin Square	1-60 Franklin Square	60				X		
Gable Apts. (Randall)	323-325 St. Paul	11	X					
Harrington Apts.	145-153 Maple	5	X					
Heineberg Senior Housing	72 Heineberg Road	81			X			
Hillside Terrace	22-91 Hillside Terrace	26				X		
	20 S. Willard	6		X				
	141 Maple	9		X				
Howard MH Group Home	72 N. Winooski	7		X				
Johnson Street	22-26 and 29 Johnson	5	X					
King Street Housing	88 King St	20	X					
King St Apts.	73-75 and 128 King	7	X					
Lake Champlain Apts.	185 Pine	27	X					
	243-247 Church	0	X					
Maple St Apts. (Wharf Lane)	57-61 Maple	37	X					
	174 Maple	11	X					
McAuley Square - Independence Place	140 Mansfield Ave	7		X				
McAuley Square - Scholars House	110 Mansfield Ave	12		X				
McAuley Square Senior Housing	130 Mansfield Ave	55			X			
McKenzie House	43 Elmwood Ave	41			X			
Mill View Apts.	222 Riverside Ave	12	X					
Monroe Place	29 N. Champlain	15		X				
North St - Shriner	268 and 272 North	4	X					
Northgate	275 Northgate	336	X					
North Avenue Cooperative	1106 North Avenue	70					X	
ONE	267 N. Winooski	2	X					
	43-45 Manhattan Dr	3	X					
	310-312 and 316-318 and 326-328 Manhattan Dr	4	X					
	33-35 and 37-39 Murray	5	X					
	11 1/2 Cedar	4	X					
Park Place	123-127and 129-135 St Paul	34	X					
Pearl and Union SRO	204 Pearl/106 S. Union	18		X				
Pennington House	1822 North Ave	6		X				
Peterson Place	97-103 King	13	X					
	195 St. Paul	0	X					
Phoenix House	37 Elmwood Ave.	10		X				
Riverside Apts.	669 Riverside Ave	48				X		
Rose St Coop	78 Rose	12	X					
Ruggles House	262 S. Prospect	15			X			
Safe Haven	133 King	8		X				
Salmon Run	220 Riverside	79	X					
Sarah Cole	415 S. Union	12		X				
Smith House	30-32 N. Winooski Ave.	9		X				
Sophie's Place	40 Red Maple Lane	11		X				
	1562 North Ave	1		X				
South End Community Housing	336 St. Paul	6		X				
South Meadow	One Raymond Place	65	X					
South Square	101 College	65		X	X			
South St Paul Townhouses	355 St. Paul	15	X					
St. John's Hall	184 Elmwood Ave	22		X				

STAR	221 Pine	6	X					
	73-75 Sherman	2	X					
	52-54 and 57-63 N. Champlain	15	X					
	36 Convent Sq	1	X					
	104 Intervale Ave	3	X					
Thayer House I	1197 North Ave.	33			X			
Thayer House II	1197 North Ave.	36			X			
Thelma Maple Coop	81-101 and 85-109 Archibald	20	X					
Thirty Four Two	30-42 King St.	16		X				
Varney House	76 Cherry St.	11		X				
Victoria Place	76-90 Pearl	34	X					
Waterfront Housing	300 Lake	22	X					
River Watch	Hildred Drive (1 - 422 Hildred Drive)	30						X
Valade Park	Valade Park (18-120 Valade St)	10						X
Red Rocks	161 Austin Dr.	15						X
	700 Riverside Ave.	1						X
Queen City Park	Queen City Park	2						X
	693 Riverside Ave.	2						X
High Grove Court	20 & 24 High Grove Ct.	2						X
Commodore Point	33 North Ave.	2						X
Main Street Landing	1 Steele St. (aka 1 Main St.)	2						X
	284 Grove St. (aka 300 Grove)	2						X
	1144 North Ave.	1						X
	1044 North Ave.	1						X
	106 Rose St.	1						X
Bove's/Pearl	68 Pearl St.(aka 64 Pearl)	5						X
Hood Plant	187 South Winooski Ave.	1						X
Venus Ave	140 Venus Ave. (original address)	1						X
	81 South Willams St.	3						X
Manhattan Hts.	354 Manhattan Dr.	1						X
Benway Common	235 Park St.	1						X
East Village Co-Housing	180 East Ave./East Village Dr	5						X
Millview Court Condominium	50 Barrett St.	1						X
Westlake	35 Cherry St.	0						X
	155 Plattsburgh Ave.	1						X
	144 North Champlain St.	1						X
	23 Church St.	1						X
Packard Lofts	237 North Ave.	4						X
	371 Pearl St.	2						X
Stratos	183-187 St. Paul St. (aka 193 St. Paul)	5						X
Abe's Corner	200 North St.	1						X
Maiden Lane	237 N. Winooski Ave.	4						X
Bayberry Apartments	140 Grove St.	13						X
Hinds Lofts	161 St. Paul St.	0						X
	179 Elmwood Ave.	1						X
	247-249 Pearl St.	4						X
	289 College St.	2						X
Silversmith Comons	258-260 N. Winooski Ave.	3						X
	185-195 College Street	5						X

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

It is the City's policy to retain units with expiring tax credits or subsidies within the affordable unit inventory. It is more cost efficient to invest in the retention of units rather than the construction of units. To this end, over the past six years, affordability has been retained in several expiring complexes.

Monroe Street apartments with 7 units and 700 Riverside Avenue with 8 units have private owners who opted out of their project-based Section 8 contract and tenants are now covered with tenant based vouchers. Since there are no regulatory requirements, these properties are at risk of being lost from the affordable housing inventory.

Converse Home is a 65 unit affordable assisted living facility and McKenzie House is 41 units owned by O'Brien Brothers, which will remain affordable until 2020 and 2023, respectively. After those dates, these properties may be at risk.

The following properties are owned by non-profits and are unlikely to be at risk; however, they might seek additional funds to refinance or renovate the properties. These include Fern Hill (60 units owned by Ohavi Zedek Congregation), Howard Group (7 units) to remain affordable until 2020 and 2022. Champlain Housing

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Trust has two properties coming to the end of their 15 year affordability period during the next 5 years - 20 units at 88 King Street and 22 units scattered site Callahan.

In total, there are 230 units which will come to the end of their affordability period during this Consolidated Plan; of this group, less than 10% are at risk. However, several of these properties might seek City of Burlington CDBG, HOME or Housing Trust Fund grants to do renovations.

Does the availability of housing units meet the needs of the population?

In the next section, the cost of housing is analyzed based on the income of the population served in Burlington. Very clearly in terms of housing cost burden, there is not sufficient housing for those households who earn 30% or less of the AMI.

The rental vacancy rate for the county is measured every six months by the Allen & Brooks Report©. Refer to Chart 1 - for five years (between December 2012 and December 2017), the rental vacancy fluctuated from 1.7% to a low of .9% and a high of 4.4% It consistently runs well below national and regional rates, which are reported by the Census Bureau; however, the gap is minimizing between the three rates,

In the downtown area, according to PlanBTV, housing stock is limited to a few common building types, including single family homes, duplexes, apartments above shops, and condo buildings. Residential neighborhoods surrounding the downtown consist of mainly 4+ bedrooms units in converted historic homes at prices that only students can afford at a per bedroom price ranging from $725-$800/month.

The Neighborhood Project (TNP) was created as neighbors were concerned about quality of life issues in near-campus neighborhoods; purchasing of single family homes was out of reach for many families, as they were priced out of the market; and the housing stock in these neighborhoods was becoming more dilapidated. So, neighbors called for a pro-active initiative, specifically focused on these concerns, to accompany the other strategies set out in Burlington's Housing Action Plan (HAP), which aims to build a more affordable, inclusive, livable, sustainable and vibrant community for all. TNP is one of 22 projects contained in Burlington's Housing Action Plan (HAP), adopted by the City Council in October 2015. The Neighborhood Project is a partnership between the City of Burlington, the University of Vermont, Champlain College and Preservation Burlington.

Need for Specific Types of Housing

A community consensus emerged as part of the Plan BTV process that "downtown Burlington has an extreme shortage of housing priced for young families, singles and others with a moderate income." On a citywide level, the need persists for more housing serving the lowest income level. There continues to be a need for more student housing, but the type and location of these units has changed. In their recent housing study, UVM found that the housing market for juniors and seniors has been saturated on campus. According to the study, UVM juniors and seniors are looking for apartment living that is close to campus but not located on campus. The City seeks to facilitate the creation of market-based rental housing targeting students in areas near the downtown in hopes that the residential areas adjacent to downtown can return to more stable, long-term occupancy. With over 60% of all Burlington renter households paying greater than 30% of their income on rent, there continues to be an acute need for affordable and mixed-income rental housing

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For affordable homeownership, the following programs and units are used for income qualified households:

BHA's Section 8 Mortgage Assistance Program has been in operation since 1999 with over 107 households successfully transitioning from renting to homeownership.

The Burlington Community Land Trust started up in 1984 with municipal assistance through the city's general fund and through a line of credit from the city municipal retirement fund. (In October 2006, the Land Trust merged into the Champlain Housing Trust (CHT).) Today, it is the largest community land trust (CLT) in the country, both in terms of membership and in terms of number of community land trust units. In Burlington alone, CHT boasts over 200 perpetually affordable single-family homes and condos. When CHT homeowners sell their homes, CHT generally rebuys it, with the homeowner and shares the appreciation to keep the home affordable for the next buyer. A study of CHT resales between 1984 and 2008 showed that the CLT model does contribute to wealth-building (the average period of occupancy for a CHT owner was just over 5 years and upon resale, the average annualized rate of return to the homeowner was 30%); housing mobility (67% of CHT owners moved into market rate homeownership); and preservation of affordability (on resale, homes were affordable to buyers at 53% of median family income).

Green Mountain Habitat for Humanity builds and rehabilitates houses with the help of the homeowner (partner) families, volunteer labor and donations of money and materials. Habitat houses are sold to partner families at no profit and financed with affordable loans. The homeowners' monthly mortgage payments are used to build still more Habitat houses.

The Vermont Housing Finance Agency (VHFA) makes low-rate mortgages available to income-eligible borrowers through participating lenders located throughout the state. VHFA offers a variety of programs, including fixed-rate products, down payment assistance and limited refinancing. VHFA mortgages often overlap with other forms of affordable homeownership.

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MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction:

In this section the cost of housing is reviewed. It is noted that the median value of owner occupied homes has increased steadily; however, the rental costs have increased at a higher rate. The most recent Out of Reach study for Vermont places the state in 13th place for the ability to afford a two-bedroom Fair Market Rate apartment. The cost of housing directly impacts the cost burden need analysis discussed in the previous section.

Cost of Housing

	Base Year: 2000	Most Recent Year: 2013	% Change
Median Home Value	127,600	253,300	99%
Median Contract Rent	562	895	59%

Table 24 - Cost of Housing

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Rent Paid	Number	%
Less than $500	1,769	18.1%
$500-999	4,502	46.1%
$1,000-1,499	2,308	23.6%
$1,500-1,999	883	9.0%
$2,000 or more	311	3.2%
Total	***9,773***	***100.0%***

Table 25 - Rent Paid

Data Source: 2009-2013 ACS

Housing Affordability added columns here

% Units affordable to Households earning	# of Renters	# of Renter Units	# of Owners	# of Owner Units
30% HAMFI	5625	1,020	453	No Data
50% HAMFI	1660	2,130	781	69
80% HAMFI	1343	5,780	640	704
100% HAMFI	860	No Data	700	1,654
Total	***9,488***	***8,930***	***2,574***	***2,427***

Table 26 - Housing Affordability

Data Source: 2009-2013 CHAS

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Monthly Rent

Monthly Rent ($)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	885	1,080	1,395	1,885	1,934
High HOME Rent	885	1,068	1,283	1,474	1,625
Low HOME Rent	735	787	945	1,092	1,218

Table 27 – Monthly Rent

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

In Table 4, the number of affordable units is correlated to the number of households in the income ranges of 30% AMI, 50% AMI, 80% AMI and 80-100% AMI. The chart reveals a significant disparity between the number of renter households earning less than 30% of the median income and the number of rental units available to those households; not quite 20% of the households needs are being met. However, in the 50% AMI and 80% AMI, there is more than sufficient stock available. It is important to note the number of households includes the number of elderly households who often have units targeted to their population.

For owner households, there again is a wide disparity of need versus sufficiency in the 30% AMI range; however for other income categories, there appears to be sufficient availability.

How is affordability of housing likely to change considering changes to home values and/or rents?

Both the rental and housing markets in the area have seen strong increases over the past 10 years. As tracked by the Allen & Brooks & Minor Report©, the average annual increase for rent in Chittenden County is 3.0% but remains highest for 3 - bedroom units at 3.9%; both of these rates have decreased since this Plan was written 5 years ago. The highest year for rent increases was in 2007. With larger numbers of units coming on board in 2018, the increase in rent should continue its downward trend. However, the cost burden to households in the City will still remain significantly high. Home prices leveled off from 2005 to 2007, and then began fluctuating and decreasing to reflect the housing downturn experienced in most of the United States. To afford a Burlington home purchase at the 2016 median price of $295,000, a Burlington buyer would have needed an annual income of $64,000 due to the lower interest rates. That is well above the median family income in Burlington as estimated by the 2016 American Community Survey 5 - year estimates ($46,754) as well as the City of Burlington median wage for male workers is $45,484 and for full-time female workers is $36,489. The number of homes sold is showing a steady decline since 2013 with 2016 being the lowest number of sales at 217 homes.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

HOME Rents/Fair Market Rents are below area median rents.

While the difference between current HOME Rents/Fair Market Rents and area median rents is significantly less than as reported in the 2013 Consolidated Plan, the need to preserve and create new affordable housing,

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and consequently the need for HOME funds, remains strong in Burlington. Developers of new HOME units in Vermont's highest cost/lowest rental vacancy area face development and operating costs comparable to for-profit developers, thus Burlington will continue to leverage its HOME dollars with other federal and local sources so that new affordable housing developments are possible.

Discussion:

In a comparison of annual rent increases to household income, Allen & Brooks & Minor report in December of 2017, the average rental increase has mostly been below 3%; yet the average household income in Chittenden County increased by an average of 2% annually. This disparity leads to the continued high cost burden with renter households paying more than 30% of their incomes on housing.

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MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

Housing conditions vary widely by housing type, location and investment objectives of rental property owners. It has been noted that Vermont has the 7th oldest housing stock in the nation. Overall, Burlington's housing stock is predominately older, renter-occupied homes and apartments. Burlington has five times as many housing units over 50 years old than any other municipality in Chittenden County, and over 50% of the rental units are found by Code Enforcement to be out of compliance with minimum housing code. Over 47% of Burlington's housing units were built before 1950. These homes need energy efficiency upgrades, lead-based paint hazard reduction, and other rehabilitation to make them safe, affordable and sustainable over the long-term.

Definitions

Substandard housing is any residential property that does not meet local building code or does not meet the Minimum Housing Standards Ordinance of the City of Burlington.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	2,217	33%	5,557	57%
With two selected Conditions	7	0%	282	3%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	4,425	67%	3,934	40%
Total	***6,649***	***100%***	***9,773***	***100%***

Table 28 - Condition of Units

Data Source: 2009-2013 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	202	3%	349	4%
1980-1999	1,158	17%	1,502	15%
1950-1979	3,070	46%	2,450	25%
Before 1950	2,219	33%	5,472	56%
Total	***6,649***	***99%***	***9,773***	***100%***

Table 29 – Year Unit Built

Data Source: 2009-2013 CHAS

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Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	5,289	80%	7,922	81%
Housing Units build before 1980 with children present	424	6%	134	1%

Table 30 – Risk of Lead-Based Paint

Data Source: 2009-2013 ACS (Total Units) 2009-2013 CHAS (Units with Children present)

Need for Owner and Rental Rehabilitation

As noted previously, Burlington's housing stock is among the oldest in the nation. Forty-seven percent of the City's housing units were built before 1950. These older units generally mean higher costs for maintenance, heat and insurance and a high incidence of lead paint. Given the age of the housing stock, most housing units, whether owner-occupied or rental units, are in need of some level of repair or rehabilitation. According to a 2018 report from the City of Burlington's Assessor's Office, there are 5 single family homes in dilapidated and poor condition. There are also 2 two-family and 2 mobile homes in the same category. This is a marked improvement from the 2013 Consolidated Plan.

There is an acute need to help low-income homeowners make repairs that allow them to improve and retain their housing, and to help make the homes of low-income tenants and homeowners accessible. Creating new homeowners and retaining existing homeowners is the single best way for low and moderate-income households to build family wealth, maintain economic independence and move out of poverty. Providing technical and financial assistance for rehab allows low-income families to spend their money on other essential needs and enables personal savings. The overall impact of assisting with housing rehab for both owners and renters extends far beyond the house to improve the overall health and stability of low-income households and neighborhoods. With affordable and stable housing costs, people living in poverty are better able to meet their basic needs and achieve their self-sufficiency goals while improving their credit ratings and enjoying a better standard of living.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

'Target housing' under the Residential Lead-Based Paint Hazard Reduction Act of 1992, means any housing constructed prior to 1978. The census data break-out point is housing units built prior to 1970. Using that cut-off point to estimate the number of units which may contain lead-based paint hazards is 11,397. Given that according to American Community Survey the percentage of families at or below 80% of median income in Burlington is 54.4%, then it is assumed that the number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards is 6,200 (11,397 x 54.4%).

Discussion

The City of Burlington recently received a new $2.5 million, 3 year Lead Hazard Control grant to reduce lead hazards in 162 housing units during the grant term. These funds will target low-income households and give priority to units with children under 6 since they are particularly vulnerable to the damaging effects of lead

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based paint. The City has also received a $500,000 Healthy Homes grant to, as needed, help make these same units safer for the occupants. In addition to life safety/trip hazard improvements like guard rail and new flooring material installations, typical Healthy Homes interventions include installing exhaust fans and pest management. The latter help correct indoor air quality issues which have a direct impact on asthma triggers. Overall, these resources will improve housing conditions for households with children.]

Risks associated with climate change which might have a more significant impact on LMI persons in Burlington include the following:

Burlington already sees a high number of people experiencing food insecurity. Should changing temperatures and rain patterns, along with flooding impact farming and lower crop yields, the number of people experiencing food insecurity, including seniors and those with small children could significantly increase. With CDBG funds, our Foodshelf is expanding their building to serve more people and with Parks, Recreation and Waterfront, Burlington operates a very robust community garden program.

Although Burlington does not have any coastal areas, it does have Lake Champlain which has experienced flooding. However, housing is not that close to the Lake to be affected.

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MA-25 Public and Assisted Housing – 91.210(b)

Introduction:

The Burlington Housing Authority (BHA) converted its public housing developments to Rental Assistance Demonstration (RAD) developments since this plan was last submitted. This conversion allows for greater portability of vouchers because those in RAD units can utilize their Section 8 voucher for any approved unit; they can thereby bypass the Section 8 waiting list and have a broad choice in where they find their next home.

The Burlington Housing Authority (BHA) continues to be a designated "High Performer" for the Section 8 Housing Choice Voucher Program. BHA supports residents and HCV voucher recipients through resident services and retention programs. Over 100 households sought to achieve financial self-sufficiency through the Family Self-Sufficiency program and over 30% of these families established savings accounts for homeownership or other goals.

BHA has decided to expand its PBV program under HOTMA and has been accepting applications to work with non-profit developers to increase the supply of affordable housing within its service jurisdiction.

Totals Number of Units added numbers here

Program Type									
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	0	0	2,179	512	555	5	385	727
# of accessible units									
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 31 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center) - BHA

Describe the supply of public housing developments:

BHA does not have public housing developments, having converted its public housing to Project-Based Section 8 Voucher through RAD in 2014 and 2015.

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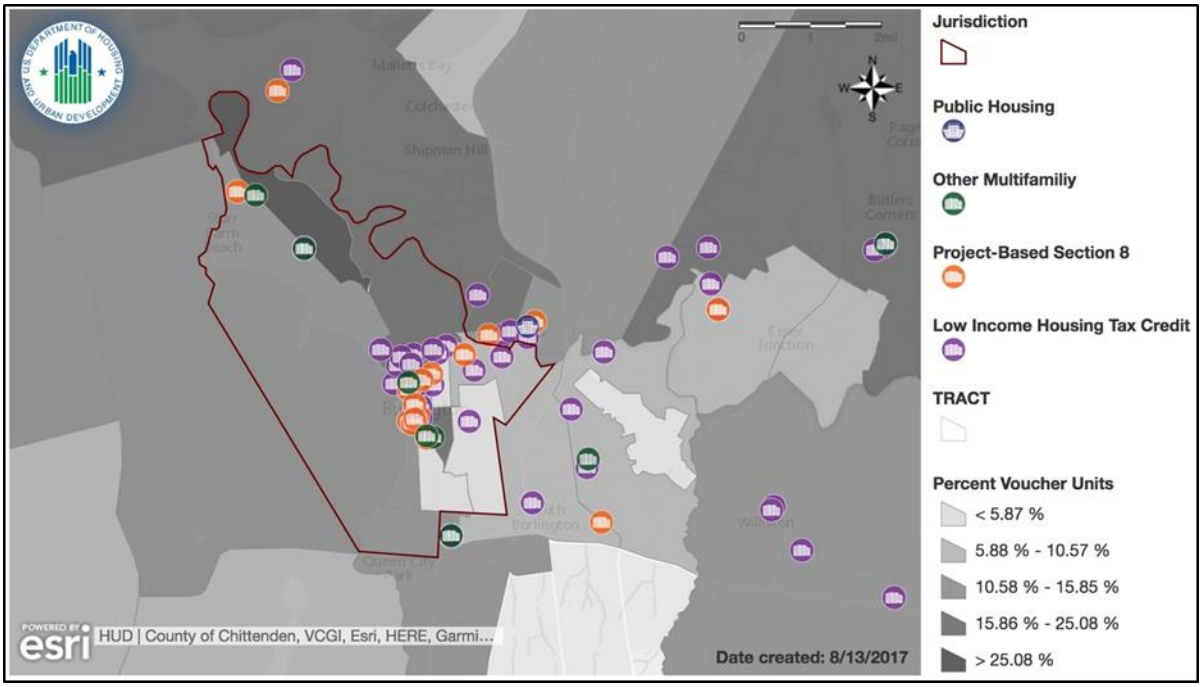

According to the Map from our Assessment of Fair Housing, a concentration of publicly supported units is located in the urban core of Burlington and a concentration of voucher units is located in the northeast corner of the jurisdiction.

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

BHA has no public housing units. All of their public housing was converted to RAD.

Describe the restoration and revitalization of public housing units in the jurisdiction:

BHA has no public housing units. All of their public housing was converted to RAD.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

BHA has no public housing units. All of their public housing was converted to RAD.

BHA endeavors to provide a good living environment in its family developments through effective screening and strict lease enforcement. The Housing Authority supports programs such as the DREAM mentoring program and the Summer Lunch program. BHA seeks additional grant opportunities, such as the HUD ROSS program, in order to be able to provide support for families trying to achieve economic self-sufficiency.

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In its housing for elderly and disabled households, BHA provides the Wellness and SASH program, which encourage community building and coordinate supports to enable individuals to continue to live independently. Seniors and people with disabilities living in high-rise units have access to in-house social activities, workshops, and community service referrals through the Wellness Programs. Low cost housekeeping assistance is also available in some locations.

Through the support of HUD Neighborhood Networks funding, BHA was able to open four Technology Centers, located at Decker Towers, Franklin Square, North Champlain Street apartments, and Riverside Apartments. These centers are open to residents of BHA public housing and Section 8, as well as people referred by our partnering agencies (Vocational Rehabilitation and VT Works for Women).

The Authority continued a program to address the housing and service needs of a growing African immigrant population.

The Burlington Housing Authority has adopted a comprehensive Communications Policy to ensure that its communication with applicants, program participants, employees, and members of the public with disabilities is productive and effective.

BHA will furnish appropriate auxiliary aids and services, where necessary, to afford individuals with disabilities, including individuals with hearing or visual disabilities or individuals with limited English proficiency, an equal opportunity to participate in and enjoy the benefits of the programs and services of the BHA.
Examples of auxiliary aids and services include: staff assistance with the completion of applications; telecommunication services or qualified sign language interpreters for persons with hearing impairments; large print, brailled, orally delivered or taped materials for persons with visual impairments; and interpreters or written materials in the appropriate language for persons with limited English proficiency.

BHA provides phone interpretation to all service recipients that request or demonstrate a need for language assistance. Additionally, websites can be utilized to translate some basic written materials. Friends and family members of LEP individuals, as well as local volunteers, often provide interpretation services at meetings and for conversations. The family and/or community members that often accompany LEP individuals do so voluntarily. Therefore, limited LEP measures are reasonable given the resources available to BHA.

Discussion

There are several developments in the Jurisdiction which have a significantly higher proportion of those in protected classes and are more likely to be in family households.

For example, in Bobbin Mill Apartments, there are 16% Black households and 20% Asian households. In Franklin Square, 34% of the households are Black and 23% Asian; therefore more than 50% of the residents are people of color. In fact, in Franklin Square, 34% of the households speak a language other than English at home, indicating a high number of refugee families in this development. A similar profile exists in the Riverside family development – 34% Black, 25% Asian and 70% speak a language other than

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English at home. Over all, nearly 24% of the residents of Burlington Housing Authority properties speak a language other than English at home as compared to only 3% of their voucher holders.

There is also a significant number of properties housing over 50% of the residents with disabilities; these properties include Decker Towers at 84%, 105 East Allen at 67% and Champlain at 84%.

Half of BHA residents living in owned or managed properties have a disability compared to almost 60% of voucher holders.

The percentages of non-White persons living in Burlington Housing Authority owned and managed buildings (over 30%) as well as voucher holders (almost 15%) are much greater the population in Burlington and the Burlington/South Burlington MSA.

Residents of Burlington Housing Authority (BHA) properties are more likely to speak a non-English and non-Spanish language (23.7%) as compared to voucher holders (3.37%). English is overwhelmingly spoken by voucher holders (96.52%).

When considering the number of families with children, data shows that BHA is serving a significant number of female-headed households with children – the most vulnerable families in our society.

As one would expect, those living in senior developments do not have children; those living in family developments have children. For vouchers, BHA has a number of specialized vouchers for single people (over age 62 with a disability) thereby further reducing the number of families with children. Our PHA serves 36% of both BHA properties and Section 8 vouchers of families with children compared to the Jurisdiction 46% family population.

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MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

The facilities and housing available to the homeless are described in this section. Emergency shelters are designed for short-term stays for individuals and families. There are two emergency shelters serving single adults including veterans: COTS Waystation and ANEW Place. COTS operates the Firehouse and Main Street Family Shelters for households with children. COTS Daystation is a drop-in center for homeless adults and families. The confidential shelter operated by STEPS To End Domestic Violence serves homeless women and children fleeing domestic violence. Spectrum Youth and Family Services operates a shelter for homeless youth. Each shelter offers case management and housing search assistance to help participants move out of shelter into transitional or permanent housing, with necessary follow-up support for maintaining housing. For the past 4 years, a low-barrier warming shelter has operated in Burlington mostly from November through mid-April.

Facilities and Housing Targeted to Homeless Households added numbers for HIC here

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	55		20	2	
Households with Only Adults	88	170	48	67	
Chronically Homeless Households				64	
Veterans				72	
Unaccompanied Youth	16	10		9	

Table 32 - Facilities and Housing Targeted to Homeless Households

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Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons.

Chittenden County Homeless Alliance's participating agencies and direct service personnel ensure that homeless persons receive all mainstream benefits for which they are qualified. Non-cash benefits include food stamps, WIC, TANF Child Care Services, TANF Transportation Services, temporary rental assistance, Section 8/Public Housing, and health care. Over 60% of participants who exit the CoC programs receive mainstream non-cash benefits. Cash mainstream benefits include Social Security/Disability, unemployment insurance, Veteran's disability/pension or other Veteran benefits, TAF, general assistance and child support. The success of this initiative is due in part to a single form utilized for the State of Vermont within our Agency of Human Services, Economic Services Division. Participants, along with their case managers, can fill out this application online for 12 mainstream benefit programs. The online process also allows for ongoing follow up by the participant and case manager. This user-friendly system has contributed to the success for our participants. CoC agencies can receive training from Hunger Free VT to increase the use of this application and resulting mainstream benefits.

The State also offers Mental Health and Rental Subsidies and leads the nation in a single payer health care model. The City is home to the Community Health Centers of Burlington, a Federally Qualified Health Care Center which includes the Safe Harbor Health Center, which offers dental services and Homeless Health Care Program services and walk-in appointments for adults and families experiencing homelessness.

Meaningful employment that offers a living wage and opportunities for growth and advancement is a key part of long-term housing stability, can have a stabilizing effect on mental health and/or substance abuse recovery, and helps prevent future homelessness. Chittenden County Homeless Alliance agencies offer an array of employment services to increase self-sufficiency through employment, training, and career opportunities for homeless and formerly homeless individuals. Agency programs include:

- Job skills development
- Support groups for job seekers
- Job bank/positions with 'friendly' employers

Partnerships with existing employment/training agencies and programs include:

- ReSOURCE (a poverty relief agency and CoC member), which provides low-income and homeless students with job training, life skills and career development classes, and job search support.
- Job Placement/Training: CoC will work with the Department of Labor and Voc Rehab to increase employment, training, and educational advancement for homeless and formerly homeless individuals by increasing employment service connections with housing providers, cross-training between housing and workforce staff, and job retention services.

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List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

Chittenden County Homeless Alliance consists of a consortium of nonprofit organizations, local businesses, and local/state/federal agencies in the greater Burlington metropolitan area, with the City of Burlington's Community and Economic Development Office (CEDO) serving as the Collaborative Applicant. The Alliance meets quarterly with the Steering Committee meeting monthly. The Alliance coordinates services for families, youth and single adults who are homeless; coordination between the agencies is enhanced with member participation on both the steering committee and sub-committee levels.

There are two family shelters and one specifically for those fleeing domestic violence, two transitional housing programs offering housing and services for families with children. The children in these programs have access to education, proper nutrition, health care and transportation to and from school. Families are housed together in the same room at the shelters. Local agencies also provide homeless prevention services for families to keep them housed which includes security deposits, financial counseling, case management and other supportive services. The incidence of unsheltered families in the City is very rare.

The Continuum and its partners are committed to transitioning homeless persons into permanent housing and have implemented coordinated entry and the VISPDAT common assessment tool to facilitate this goal. To increase the percentage of transitional housing participants moving to permanent housing, case managers review transition plans every two weeks with participants. Agencies such as Pathways to Housing and Safe Harbor utilize the Housing First model and rapidly re-house chronic homeless with a high success in clients who maintain their housing. Beacon Apartments in Shelburne, a former motel, houses 19 CH adults in individual units. Other PSH programs funded by VT- 501 use scattered site units with wrap-around services for adults experiencing chronic homelessness. This jurisdiction has seen a reduction of 65% in chronic homelessness since the Plan was last written.

The CoC partners with local and state organizations and landlords to combat homelessness among veterans. Previously unidentified veterans were enrolled in VA care and many are housed through VA housing programs. Canal Street in Winooski houses 18 veterans in transitional housing and veterans have priority status for 12 permanent housing units at the same location. Thirty-seven VASH vouchers are administered in Chittenden County. Outreach has increased to local veterans at our shelters due to a local VA case manager who serves on the CoC Steering Committee. The Housing First approach is used within HUD VASH. Also, housing retention and rapid re-housing with low-income veteran families is addressed with two Supportive Services for Veteran Families grants. The VA maintains a state-wide by name list and reviews cases on a monthly basis.

A continuum partner provides emergency services to youth ages 16-22 who have run away, are homeless, or at risk of homelessness. Supported housing includes emergency shelter and transitional housing for youth who have left foster care & are homeless. Youth are provided with individual/family counseling, mental health/substance abuse assessment and treatment, case management, medical services, educational

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planning, employment support, life skills, jobs training, and mentoring. Another local program provides job and life skills training to at-risk youth while helping them complete their high school education.

A continuum partner provides emergency services to youth ages 16-22 who have run away, are homeless, or at risk of homelessness. Supported housing includes emergency shelter, transitional housing and rapid rehousing for youth who have left foster care & are homeless. Youth are provided with individual/family counseling, mental health/substance abuse assessment and treatment, case management, medical services, educational planning, employment support, life skills, jobs training, and mentoring. Another local program provides job and life skills training to at-risk youth while helping them complete their high school education.

The Chittenden County Homeless Alliance is a consortium of nonprofit organizations, faith-based organizations, housing developers, government agencies and the Burlington Housing Authority who are coordinating this delivery of services and housing to our most vulnerable homeless residents. Components include homeless prevention, outreach, emergency shelter, supportive services, transitional and permanent supportive housing. Over the past 5 years, CCHA has refocused its efforts on a housing first model and has reallocated significant funding to PSH programs.

Local agencies provide outreach and support services including food, shelter, and health care for the chronically homeless. Using the Housing First model, the Continuum expects to increase the number of permanent supportive housing units for this population. In addition, there are programs that work with local landlords to reduce the barriers of renting to the homeless.

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MA-35 Special Needs Facilities and Services – 91.210(d)

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Introduction

This section of the Plan describes the facilities and services that assist persons who are not homeless but require supportive housing. This population includes the elderly, frail elderly, persons with disabilities (mental, physical and developmental), persons with alcohol or other drug addictions and persons with HIV/AIDS and their families. Also included in this section are those being discharged from systems of care, ensuring they are not discharged into homelessness.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

The nonprofit Cathedral Square provides affordable housing with supportive services for older adults and people with special needs at eight locations in Burlington, for a total of 364 apartments. Another 70 apartments will come online with the completion of Juniper House, part of the Cambrian Rise development on North Avenue. Cathedral Square properties have a long waiting list (over 800 people as of January 2018), and it takes wait-listed households on average more than three years to be offered an available apartment. As the population of Vermonters ages 65 and older continues grow — Vermont is projected to be the oldest state in terms of population by 2025 — the need for additional affordable housing for this demographic is critical.

Service-enriched housing needs for the population with severe mental illness range from affordable, independent apartments with support services provided by visiting mental health workers to 24-hour supervised “group home” settings. Right now, there is a need for additional supportive housing at all levels for those living with severe mental illness.

Substance abuse treatment and recovery for the 3,300+ residents require affordable, appropriate, alcohol-free and drug-free housing with a range of management and supportive services, from a high level of on-site management (for treatment and early recovery) to self-management in housing such as Oxford Houses to self-management in an at-home setting.

Nineteen individuals are served with HOPWA through three member agencies of the CoC - Vermont Cares, Champlain Housing Trust and the Burlington Housing Authority.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

In 2012, the State of VT created a new state-funded Mental Health *Housing* Subsidy & Care Program, modeled on the HUD Shelter+Care Program. The DMH HS&C Program targets assistance towards homeless persons in hospitals (utilizing acute care beds) to ensure a successful discharge into housing, not homelessness or McKinney-Vento funded programs and to insure the homeless person does not return to the streets or homelessness. DMH HS&C supplements existing state-funded MH housing programs (VT Housing Contingency/Recovery Funds) , for individuals

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with severe and persistent mental illness, through the provision of one-time housing-related costs and/or ongoing rental assistance while recipients wait for section 8.

Hospital staff, the individual, and local mental health provider staff prepare a discharge plan for the homeless person with psychiatric and/or co-occurring substance use disorders to return to the community. The goal of the process is to provide individuals with full access to available mainstream resources, supportive services and appropriate housing. PATHWAYS to Housing, a Housing First program, has been a valuable addition to our mental health service providers and the system of care.

Eligible persons routinely discharged from a mental health treatment or community bed receive state-funded rental assistance through the VT Dept. of Mental Health Housing Subsidy & Care Program, VT DMH Housing Contingency Fund and the VT DMH Housing Recovery Fund. In addition, the VT DMH and Community Mental Health Agencies collaborate with the Vermont State Housing Authority, Burlington Housing Authority and other not for profit affordable housing agencies to utilize Section 8 Housing Choice Voucher Programs for tenant-based rental assistance and project-based rental assistance units funded by the Low-Income Housing Tax Credit Program.

Homeless persons with mental illness in the system of care are (delete routinely?) discharged to Howard Center transitional or step-down programs such as Second Spring, Meadowview, Next Door Program, and 72 North Winooski group home which are not McKinney Vento funded programs.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

Within the next 12 months, the Champlain Housing Trust and Housing Vermont will begin a 76 unit multifamily rental housing project at Laurentide Apartments which will contain 3 units for supportive housing for the homeless or at risk of homelessness. While all units in this project will be adaptable, this project will also contain 4 accessible units. In addition, on an adjacent site Cathedral Square is constructing 33 new units for the elderly at Juniper Housing. All units in this project will be adaptable, will contain 2 accessible units, and will contain 2 units for supportive housing for the homeless or at risk of homelessness. Both projects are located with convenient access to public transportation. At least one access modification will be performed by the Burlington Housing Initiatives Program. Champlain Valley Area Agency on Aging will provide case management and options counseling for seniors to help them identify resources, goals and options to remain independent with dignity in the setting of their choice. HomeShare Vermont will provide housing and caregiving matches to seniors or persons with disabilities to enable them to remain in their homes. All these projects and activities will be undertaken during this next year to address the housing and supportive services needs for persons with special needs.MA-40 Barriers to Affordable Housing – 91.210(e)

Describe any negative effects of public policies on affordable housing and residential investment.

The cost of housing is affected by public policies controlled at the local level in the following ways:

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- Imposing requirements for parking and limiting the height, maximum lot coverage and housing density certainly affect the cost of new housing.
- The City's Inclusionary Zoning Ordinance has been studied for its impact on affordable housing development. . The City formed the Inclusionary Zoning Working Group to evaluate the report's recommendations and then present its findings to the City Council and Ordinance Change committee
- PlanBTV also asserts that "development in Burlington is hindered by a highly uncertain approval process."
- A private developer has recently argued that the City's zoning application fees are excessive and constitute a barrier to new development.
- The City Council is currently considering an amendment to the Zoning Ordinance that would eliminate the requirement that all new buildings in the downtown must be at least 50% commercial. This is a viewed as a barrier to new housing development.
- Housing rehabilitation is sometimes made more costly by the City's requirements in these areas:
  - Historic preservation
  - Energy efficiency
  - Lead-based paint
  - Accessibility
  - Fire safety

Policies that reduce affordable housing, or isolate the location of affordable housing to certain areas within Burlington will likely lead to higher segregation. Similarly, policies that reduce public transit opportunities, or increase the cost of public transit, will likely increase localized segregation of populations based on socioeconomic factors. There are several areas with a higher proportion of rental properties and conversely, several tracts with a high percentage of owner-occupied units. This imbalance could lead to higher segregation in the jurisdiction. While the Inclusionary Zoning Ordinance has been successful in creating inclusive socio-economic communities, it does not apply to housing projects under 5 units, or racial or ethnic inclusiveness. Therefore, the most urbanized areas of the City, where new developments might tend towards infill projects, the absence of inclusionary zoning application might exacerbate segregation trends.

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MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction:

This section of the Plan provides a wealth of data and information regarding the local economic condition of the City of Burlington and compares the ability of the local workforce to satisfy the needs of local businesses. It analyzes the industry sectors by size and growth, the labor force and unemployment rates, commuting trends, education attainment, workforce training initiatives and economic development initiatives.

As the State's largest city, Burlington must continue to be an economic engine for the region and the State. Burlington is the largest job center in Chittenden County with 26% of the County's workforce, according to the American Community Survey 2012-16. Fifty-one percent of Burlington's workforce (over 16) has attained a Bachelor's degree, and conversely only 9% of the population did not complete high school. Based on the tables below, those workers who attained a high school diploma or less have median earnings of significantly less than their educated counterparts.

According to the 2012-16 American Community Survey, 53% of Burlington's workers drove to work alone, 21.7% walked and 8.3% carpooled. The commute time for 83% was less than 30 minutes as noted below.

Economic development initiatives will combine assistance to large businesses and microenterprises to stimulate job creation and retention, policy and planning efforts to enable development, workforce training initiatives to educate the workforce to meet local needs, and facilitate large scale development and infrastructure projects to stimulate economic development.

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	48	10	0	0	0
Arts, Entertainment, Accommodations	2,340	3,236	15	12	-3
Construction	461	282	3	1	-2
Education and Health Care Services	3,820	10,337	25	40	15
Finance, Insurance, and Real Estate	837	1,569	5	6	1
Information	379	353	2	1	-1
Manufacturing	1,204	1,084	8	4	-4
Other Services	680	1,130	4	4	0
Professional, Scientific, Management Services	1,730	3,640	11	14	3

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Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Public Administration	0	0	0	0	0
Retail Trade	2,207	2,922	14	11	-3
Transportation and Warehousing	300	256	2	1	-1
Wholesale Trade	448	473	3	2	-1
Total	14,454	25,292	--	--	--

Table 33 - Business Activity

Data Source: 2009-2013 ACS (Workers), 2013 Longitudinal Employer-Household Dynamics (Jobs)

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Labor Force

Total Population in the Civilian Labor Force	24,635
Civilian Employed Population 16 years and over	22,407
Unemployment Rate	9.04
Unemployment Rate for Ages 16-24	22.57
Unemployment Rate for Ages 25-65	4.92

Table 34 - Labor Force

Data Source: 2009-2013 ACS

Occupations by Sector	Number of People
Management, business and financial	6,007
Farming, fisheries and forestry occupations	1,007
Service	2,735
Sales and office	5,110
Construction, extraction, maintenance and repair	1,095
Production, transportation and material moving	870

Table 35 - Occupations by Sector

Data Source: 2009-2013 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	17,023	83%
30-59 Minutes	2,939	14%
60 or More Minutes	480	2%
Total	*20,442*	*100%*

Table 36 - Travel Time

Data Source: 2009-2013 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		
	Civilian Employed	Unemployed	Not in Labor Force
Less than high school graduate	903	61	780
High school graduate (includes equivalency)	2,227	256	915
Some college or Associate's degree	3,218	296	826
Bachelor's degree or higher	8,256	331	1,093

Table 37 - Educational Attainment by Employment Status

Data Source: 2009-2013 ACS

Educational Attainment by Age

	Age				
	18–24	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	53	165	214	441	437
9th to 12th grade, no diploma	389	324	173	427	369
High school graduate, GED, or alternative	1,017	901	561	1,936	1,173
Some college, no degree	10,084	1,056	575	1,357	659
Associate's degree	126	445	346	579	243
Bachelor's degree	1,670	3,220	1,198	1,748	717
Graduate or professional degree	15	973	1,016	1,535	681

Table 38 - Educational Attainment by Age

Data Source: 2009-2013 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	16,504
High school graduate (includes equivalency)	24,622
Some college or Associate's degree	30,676
Bachelor's degree	35,853
Graduate or professional degree	52,070

Table 39 – Median Earnings in the Past 12 Months

Data Source: 2009-2013 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

Education and health care services remain the dominant sector in Burlington's economy employing approximately 3,800 workers. Other major sectors are arts, entertainment and accommodations and the retail sectors which absorb some 2,340 and 2,207 workers, respectively.

Specifically, while manufacturing is not a major sector overall, in the South End there is a significant amount of industrial activity leading to manufacturing making up the largest sector in this area. These manufacturing jobs, skilled and unskilled, provide opportunities for the workforce.

Describe the workforce and infrastructure needs of the business community:

Burlington's businesses – small and large - face several challenges, including qualified staff and infrastructure needs. One major barrier faced by start-ups and larger businesses is access to finance, particularly from outside of Vermont. The City has utilized grant funding and a revolving loan fund to assist businesses, but such funding is limited and there's the need for private external financing to help startup founders and larger companies grow and scale. While access to capital remains the greatest

challenge for entrepreneurs, Opportunities Credit Union has played a role, loaning out some $10.6 million to 150 small and micro-businesses during the period 2014-2016.

Attracting qualified staff continues to be a major hurdle for businesses. One major reason is the high cost of housing in Burlington's urban core where young talent is dedicated to living and working. Affordable housing in downtown Burlington has been a challenge for some time, although the vacancy rate has improved due new housing units coming on line. Recently, the South End has seen a faster rate of growth among young professional households and today, has a larger share of young professionals and families. Companies wishing to grow have reported lack of access to "c-level" experienced staff ready to help grow a company. The recent launch of a growth acceleration program could help fill this need.

From an infrastructure standpoint, there's need for space, but several existing buildings remain non-functional in the upper stories due to inaccessibility and lack of compliance with existing building codes. Given that resources are scarce, bringing these buildings up to code and to a usable state will prove challenging. Nonetheless, steps are being taken to encourage new development, through the adoption of planBTV-Downtown & Waterfront (form based code) and a nearly $50 million 10-year capital program. The capital plan identifies investments in eleven areas including street infrastructure, parks and water and sewer upgrades.

Inadequate parking or a perceived lack, can also be a barrier to attracting businesses and visitors to the area. To help attenuate this, in December 2015, Burlington adopted the Downtown Parking & Transportation Plan. The plan represents a new attempt to approach downtown parking issues systematically and comprehensively. The plan builds on extensive public input and recent steps to improve customer experience, including parking meters that accept credit cards and a new pay-by-phone option.

Due to the City's industrial heritage, many of Burlington's remaining developable sites are contaminated, presenting a major challenge to their re-use and redevelopment. In addition to the Barge Canal, which is a federal Superfund Site, many other properties have been identified as high or medium risk Brownfield sites, as part of the Area Wide Plan which was completed in 2016.

Streetscapes in downtown Burlington and the Pine Street Corridor and in the South End are in poor condition and are inhibitors to business growth, erode people's ability to enjoy the City's open space and more broadly hinder economic development. The recent Great Streets Initiative has developed design and construction standards for public rights of way within the downtown.

There are several transportation projects in the pipeline which include everything from traffic signs, new roadway construction, transit, bicycle, pedestrian friendly streetscapes and sidewalks. Over time, completion of these projects will boost Burlington's infrastructure and allow the transportation system to operate as safely and efficiently as possible for all modes of travel.

Burlington has a diverse system of parks, trails, open spaces and recreation opportunities serving myriad roles for the city. In 2015, the first comprehensive Master Plan was adopted. Continued investment in City parks is critical to providing the amenities that small and large businesses look for when seeking to grow.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth

opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The City of Burlington has several major development projects ongoing or coming on line that will affect job and business growth over the planning period. These projects include, redevelopment of CityPlace Burlington (formerly Burlington Town Center), a multi-million-dollar mixed-use public-private development which is anticipated to generate approximately 500 construction jobs during the peak construction period; Cambrian Rise, a nearly 700-unit housing development and a 75-unit apartment building across from the University of Vermont Medical Center in Burlington.

Other major development projects include:

- The Champlain Parkway, expected to bring needed connectivity to Burlington, particularly in the South End and the Pine Street Corridor
- Redevelopment of City Hall Park which will energize Burlington's downtown core and lead to business growth opportunities
- Ongoing investments in Burlington Harbor Marina, Lake Champlain Community Sailing Center and ECHO which will grow economic vitality of the Waterfront area
- Brownfield remediation and permitting work will unlock the development potential of the Railyard Enterprise Zone, the Barge Canal area, and potentially part of the Urban Reserve
- Creation of a comprehensive parking management district, to include possible expansion of the downtown improvement district and coupled with changes in parking requirements, will help facilitate additional infill development within the downtown
- Recent adoption of planBTV-Downtown & Waterfront (form based code) would make it easier for developers to make investments
- Continued investments by the local universities (e.g. Champlain College's 194 St. Paul Street apartments), in line with their updated master plans, in physical plants and curriculum will provide construction jobs and add new skills to the talent pool
- Public/private partnerships at the airport could create new industries and jobs in the aviation sector
- Expansion on the part of some of Burlington's larger employers, including Rhino Foods, City Market, Burton and Dealer.com could add new economic vitality to the region and also strain local infrastructure

The foregoing major development projects will require a range of infrastructure improvements and workforce skills and training needs. For example, increased parking, modern light industrial spaces and workforce development and coordination. Special attention as regards workforce training would also been needed, particularly for immigrants and new Americans, if they are to take advantage of these opportunities.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction? Gillian and charts above

A skilled and productive workforce is critical for Burlington's economic vitality. However, there are several key labor market challenges.

Large employers warn of not being able to identify the needed skills due to the lack of qualified workers to fill a wide-range of jobs currently and into the future. Several of these employers increasingly look outside of Vermont for workers with the needed skills, but as noted earlier the high cost of housing serves as a barrier to attract talent, along with lack of equivalent employment options.

Additionally, while Burlington currently has a low unemployment rate, there are not enough workers at the skill levels to fill current job vacancies. Moreover, many Burlingtonians are under-employed which indicate that there's a struggle to find a job that matches their training and/or interests.

While Burlington is a college town and the local universities graduates hundreds of students annually who want to remain in Vermont, those graduates do not have the necessary business skills and/or specific skills needed to get jobs being produced locally. This implies that there's a serious mis-match between the experience and skills levels required and those students graduating from the local educational institutions. In this connection, there needs to be alignment of requirements on the part of local employers with training institutions and trade schools, as well as collaboration between employers and specific job readiness programs to better respond to the needs of the local job market.

Large numbers of unemployed and underemployed residents have barriers to employment that make it more difficult for them to enter and remain in the labor market. Resources are needed to target these most vulnerable population groups. A recent workforce education and training fund (WETF) grant received from the state which aims to train targeted populations for construction jobs, will make a small contribution in this regard. Despite the recent WETF grant, federal and state funding for workforce training has been declining significantly and there's insufficient funding to address many barriers to economic self-sufficiency.

To effectively tackle the workforce development challenge and ensure that individuals have the skills needed by businesses will require a public-private partnership between employers, government and education and training providers.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

There are a number of workforce training institutions, local business associations and non-profit technical assistance organizations. The workforce training and technical assistance organizations include:

- ReSOURCE, a non-profit workforce development training institution that serves youth ages 18-24, with barriers to employment by training them for full-time employment in the manufacturing and the construction industry. ReSOURCE is providing the training under the WETF grant that the city received.

- Vermont Adult Learning, a non-profit training institution that delivers a range of services, including basic education, GED Test, Work Readiness and English Language Learning classes to Burlington's immigrant and New American populations who English language literacy and or math skills are not yet sufficient for instruction level of the training program or employment.

- The Burlington Technical Center (BTC) provides technology and career education to high school and adult students in a number of areas. The BTC is active in moving forward aviation programs.

- Vermont HITEC offers workforce training programs in the field of information technology.

- Vermont Works for Women helps women and girls explore, pursue and excel in nontraditional careers that pay a livable wage.

- The CVOEO Micro Business Development Program provides technical assistance and training to low-to-moderate income Vermonters who own or intend to start a small business, including free one-on-one business counseling.

- Generator, a combination of artist studio, classroom and business incubator focused on the act of making things at the intersection of art, science and technology.

- Center for Women & Enterprise, provides opportunities for women entrepreneurs and women in business to increase professional success, financial independence and personal growth.

- BTV Ignite, created to help take advantage of Burlington's city-wide fiber optic gigabit network infrastructure, works to provide opportunities for start-ups, helps grow new businesses, creates new jobs and promotes skills needed to fill them.

Local business associations include:

- The Burlington Business Association (BBA), a nonprofit organization whose purpose is to maintain and enhance the economic vitality of the Burlington Central Business District and the Waterfront. BBA assist with many economic development initiatives and plays a lead role on parking and downtown improvement district matters.

- GBIC, a nonprofit regional development corporation which promotes industrial and economic growth in Chittenden County. GBIC specifically will work with CEDO on large employer growth, as well as linking CEDO to state resources.

- The Lake Champlain Regional Chamber of Commerce (LCRCC) develops, coordinates and sustains a regional network of educational and career opportunities through the School-to-Work collaborative and promotes a healthy economic environment in the region. The LCRCC has recently added LaunchVT, a business mentoring program and pitch competition to its suite of services, to better support entrepreneurs who deliver plans for new businesses that demonstrate exceptional potential in today's market.

- The South End Arts & Business Association (SEABA) preserves and promotes the artistic an economic viability of the "South End" of Burlington, including providing technical assistance and linking arts and technical-based businesses. SEABA has a specific focus on the Pine Street Corridor, and by extension the Champlain Parkway, Barge Canal and Railyard Enterprise Project.

- Vermont Businesses for Social Responsibility (VBSR), which fosters a business ethic that recognizes the opportunity and responsibility of the business community to set a high standard for protecting the natural, human and economic environments of Vermont's citizens.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)? If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Yes.

The following initiatives are noted in the CEDS and coordinate with the Consolidated Plan to remediate brownfields, create access to a more suitable living environment for recreation and quality of life, improve infrastructure, transportation access, public facilities and create economic growth.

- Railyard Enterprise District – Develop and build out new street grid including bike/ped/, mixed use, greenspace and connection to the lake and bike path
- Redevelopment of 453 Pine to allow growth in the South End
- Redevelopment of King Street Dock Site/Ferry Yard Relocation – Relocation of maintenance yard, and redevelopment of King Street dock site and ferry terminal – mixed use developments
- Marina Expansion and Long-term Improvements – In conjunction with planBTV, the Parks Master Plan, and an assessment of the existing Boathouse, improve/renovate/replace the Boathouse, increase transient and seasonal boater slips, and improve land side amenities.
- Town Center Mall redevelopment – Mixed use redevelopment and streetscape improvement
- Cherry Street Streetscape – Creating walkable environment and links between the waterfront and Church Street Marketplace; creating links from Battery Street at foot of Cherry Street down to Lake Street
- City Hall Park – Imagine City Hall Park master planning process completed; park slated for major reconstruction; Expand amenities
- Gateway Block Redevelopment at Main and North Winooski. Properties include Memorial Auditorium, municipal surface lot, motel and firehouse.
- Moran Plant & Waterfront Redevelopment – To redevelop one of the last parcels/vacant buildings on the shores of Lake Champlain in downtown Burlington
- Urban Reserve Planning and Redevelopment – Develop new conservation map that includes a land use/land cover analysis
- Urban Reserve and potentially brownfield remediation
- Pine Street Corridor Redevelopment – Ongoing work with businesses along Pine Street
- General utility upgrades in waterfront district to prepare sites for development and enhanced public space
- Realignment of Birchcliff Parkway and Sears Lane infrastructure to facilitate better, safer traffic connections.
- Workforce development and job training programs for retail, manufacturing and construction trades.
- District Heating Plan to recapture “waste heat” from the McNeil on the shores of Lake Champlain in downtown Burlington.
- Vermont Aviation Center – Proposal to work with VTC, Heritage Aviation and the Airport to establish a facility to house the Burlington Tech Program and Vermont Flight Academy.

Discussion

PlanBTV makes a strong case for building a vibrant economy in downtown Burlington as a key path forward for economic expansion.

“Downtown Burlington is a vibrant and dynamic economic engine for not just the City, but the entire region. From retail and hospitality, to the arts and special events, our downtown and waterfront create a gravitational force in northwestern Vermont that draws residents, visitors, and entrepreneurs, and underpins our quality of life and economic base.

Our downtown provides significant employment and revenue that helps to provide many of the services Burlington residents and visitors have come to enjoy. The Downtown Improvement District comprises only 2% of the City’s total acres but generates 22% percent of the Municipal property tax revenue. More than two-thirds of all the City’s jobs are found within a half-mile of the intersection of Church and Main Street.

These downtown employees play a critical role in downtown's economy by purchasing millions of dollars each year in goods and services, attending community events and activities…"

Although Burlington is largely "built out," additional retail and office space will likely come on line over the next few years. However, this may not be sufficient to meet the demand for space and stem the loss of large businesses to the suburbs due to high rents, smaller floor plates and perceived parking challenges. Additionally, a lack of affordable housing options present challenges to move into Burlington and unattractive to relocating businesses.

PlanBTV notes that "Burlington's downtown offers a diversity of uses and services that attract and support a very wide range of needs and interests. It is essential to have a balance of the residential, commercial and social services that are necessary to sustain our downtown's economic vitality."

An important part of Burlington's story is its South End, which has long been an economic engine for the Queen City. The South End Plan observes that "it's a place where businesses grow from start-ups to success stories and where people come to work."

The South End is an innovation district – a mixed use urban place where companies and institutions cluster and connect. It is also an arts district, home to a critical mass of places where artistic and creative production, consumption and collaboration thrive.

As noted, the demand for space across all sectors exceeds the current supply. There are a finite number of potentially developable parcels with in the South End. It is critical that the full potential of these parcels to support new development is maximized.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

As the City completed its Assessment of Fair Housing in the fall of 2017, it was noted there are no racially or ethnically concentrated areas of poverty in Burlington.

The most significant housing problem facing Burlington residents is one of cost burden. Older stock housing which is in need of rehabilitation, energy efficiency and lead abatement is concentrated in the Old North End and in the King Street area. These sections are located within the City's Neighborhood Revitalization Strategy Area which is discussed in the Strategic Plan section.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

The NRSA includes census tracts 4, 5, and parts of tract 3 which have the highest concentration of non-White residents. Census tract 4 has the highest concentration of Black residents in the City of Burlington.

In the AFH, the City examined areas of concentration and trends of segregation. The segregation maps tell us that population densities have slightly increased over time, but the geographic distribution of different populations has not changed significantly between 1990 and 2010, with concentrations of non-white populations higher in Burlington's Old North End (census tracts 3, 4 and 5), the New North End (census tract 1), and Winooski (census tracts 24 and 25). White Populations densities are also higher in these areas, but seem to be more distributed throughout the region than non-white populations.

The AFH noted publicly supported housing units are concentrated in the urban core of Burlington and a concentration of voucher units located in the northeast corner of the jurisdiction. Although there are no R/ECAPs in the Burlington, and segregation is low overall, we have identified tracts 4 and 5 as being areas with signs of increased segregation relative to other areas. It does appear that a large number of affordable public housing options are located in and around census tracts 4 and 5.

What are the characteristics of the market in these areas/neighborhoods?

The housing market in these neighborhoods has characteristics similar to the overall Burlington market; this includes a higher percentage of rental units as opposed to owner occupied units, small, local businesses, walkable streets and public transportation.

Census tracts 3, 4, and 5 have the lowest School Proficiency Index scores at a range of 0-10; it appears that the census tracts with the most diversity in national origin tend to be in areas with lower access to proficient schools.

Are there any community assets in these areas/neighborhoods?

These areas are close to downtown and the waterfront; growing cultural, racial and ethnic diversity; improving public schools, quality parks and green space, convenient social services, retail and banking services and mixed-use and mixed-income areas.

Are there other strategic opportunities in any of these areas?

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The strategic opportunities in these areas include the potential for additional owner-occupied housing; infill development sites; growing social, cultural and economic diversity; and potential for neighborhood-based economic development.

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Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan establishes priorities based on the Needs Assessment, outlines specific objectives for the next five years and identifies geographic priority areas. Priority needs are listed in each of the three statutory areas – decent housing, economic opportunity and a suitable living environment. The strategies to remove or ameliorate some of the negative effects of public policy are addressed. The Plan describes strategies for reducing and ending homelessness through a robust coordinated entry system leading to rapid re-housing and permanent housing, as well as homeless prevention and housing retention. Emergency shelters and the emergency assistance program continue to provide a safety net for our most vulnerable residents. Lead-based paint hazards are discussed. The Plan provides a summary of the City's anti-poverty strategy. How the City monitors its housing and community development projects to ensure long-term compliance with program and comprehensive planning requirements is described.

Burlington's housing policy is shaped around the concept of a housing tenure ladder. The ladder is an affordable housing system that combines security and mobility, one that guarantees both a "right to stay put" and a "chance to move on." The rungs of the housing tenure ladder consist of a wide range of living situations, including single room occupancy (SRO), family-sized apartments, detached homes, cooperatives, condominiums, group homes and co-housing. This housing includes a wide range of tenures, including public ownership, for-profit rental, nonprofit rentals, cooperative ownership, limited equity condominiums and houses, and market-priced condominiums and houses.

The many different rungs allow residents to change their housing when their needs or circumstances change, from living situations that are precarious to those that are more secure; from situations that are cramped to those more accommodating; from individual housing situations to co-operative or residential sharing ones. At each rung, the tenure of residents must be secure and opportunities must be created, with an easy process for moving from one rung to another. The City will continue to support new models of housing tenure, bridging the gap between for-profit rental housing and market-priced homeownership.

Priorities for economic opportunity are based on the opportunities for economic development in the City and on the barriers faced by local residents. The City nurtures small companies (which often hire residents within walking distance or who take the bus) and entrepreneurs to thrive and grow in Burlington by providing affordable gap financing and technical assistance to meet a range of business needs. Assistance is given to larger businesses to grow and thereby create new jobs. Facilitating large-scale development on the Waterfront and Downtown as well as policy and planning efforts will stimulate economic opportunities. These uses of CDBG result in the creation and retention of businesses and jobs, increase tax revenues to support City services, and revitalize neighborhoods.

Under suitable living environment, the City's priorities include using CDBG to support public facilities and infrastructure. There must be an identified community support for these projects and no other sufficient or more appropriate resources. The City also supports the provision of public services by local nonprofits

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to protect the health, safety and well-being of our vulnerable residents. The City will focus on leveraging CDBG funds with other sources of funding for services to house the homeless.

The Strategic Plan includes priorities listed in the City of Burlington's Assessment of Fair Housing approved in December 2017.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 40 - Geographic Priority Areas

1	**Area Name:**	City-Wide
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	The barriers to improvement in this target area begin with the low vacancy rate for housing overall and the concentration of lower priced housing in the target area. The local residents compete with students who have discovered this target area to be more affordable than the university area. There are a larger number of unemployed or underemployed residents who have significant skill deficits and barriers to employment that prevent them from successfully attaching to the workforce and/or moving into livable jobs. Parts of this target area also contain the most diverse members of our community including the influx of New Americans, and over 5,000 refugees have resettled in this area (not all in the target area but the majority) in the last thirty years from Vietnam, Tibet, Bosnia, Congo, Somalia, Sudan, Bhutan, Burundi, Iraq and dozens of other countries of origin. Recent trends show growing race-based disparities in income, access to resources, homeownership and even in homelessness. This is a significant barrier to improvement in the target area.
	Area Name:	NEIGHBORHOOD REVITALIZATION STRATEGY AREA

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2	Area Type:	Strategy area
	Other Target Area Description:	
	HUD Approval Date:	1/13/2006
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	The City of Burlington's Neighborhood Revitalization Strategy Area was approved in January 2006 and reapproved with the 2013 Consolidated Plan. The NRSA covers census tracts 3, 4, 5, 6 and 10. The City is resubmitting that strategy with no change. As of the 2010 Census, there were 15,927 residents in the Target Area. The Area as a whole is primarily residential, though within the designated census tracts are also several commercial corridors, the Central Business District and the Intervale (several hundred agricultural acres). As of the 2010 Census the Target Area contains a composite low/mod percentage of low- and moderate-income residents of 68.5%, down from 71% during the 2000 census. However, the poverty level data for the target area, using the 2012-16 American Community Survey shows that of the total population in the target area, 33.8% are living below poverty level. For children under 18, 21% are living below poverty level. For the adult category ages 18-64, 36.5% are living below poverty level. For the category of seniors over the age of 65, 18.9% of the population is living below poverty level. The highest concentration of households living below poverty level exists in census tract 5 where more than half the population is living below poverty level.

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	Include specific housing and commercial characteristics of this target area.	The NRSA housing stock is dominated by older, renter-occupied 2-4 family homes. Many of the homes are in need of general rehabilitation, energy-efficiency upgrades and lead-based paint hazard reduction. Certain areas have seen an increase in owner-occupancy, but the area overall is more than approximately two-thirds renter-occupied. CEDO continues to focus on the Target Area with economic development, facility improvements and housing programs to move towards other revitalization goals. The Target Area has several diverse commercial areas that include: ONE: Winooski and North Street have served as the neighborhood mixed use commercial corridors serving the ONE. It has played a critical role in Burlington's economic development for over one hundred years, as the commercial corridor connecting the working class neighborhoods of the Old North End with the factories on Lake Champlain and the textile mills on the Winooski River, and as a center of new immigrant life in Burlington and Vermont. The District is listed on the National Register of Historic Places. The city is undertaking a corridor study of Winooski Avenue, which will likely lead to infrastructure improvements along the corridor. The City will encourage economic activity with access to basic goods and services Riverside Avenue/Intervale: Riverside Avenue infrastructure improvements enhanced the northern commercial corridor into the Target Area and the City and offered the potential for improved business development. The Intervale (Burlington's 200+ acre agricultural breadbasket, opening off of Riverside Avenue) is home to market farming, a garden center, community supported agriculture, community gardens, farmer training, and composting. Pine Street Corridor: This is the City's industrial core. Although Burlington's industrial past has left the area with a legacy of brownfields and aging infrastructure, the City is working to make this a target area for redevelopment. The revitalization of this area included repurposing of several old industrial buildings, now the area is home to a creative arts community, an annual South End Art Hop and one of the City's largest employers, Dealer.com. Old warehouses now house a mix of tech, office, retail,

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		arts and incubator spaces for emerging artists to foster the creative economy in Burlington. The EPA Area Wide Plan overlaps with a significant section of the Pine Street corridor with identified Brownfield issues and potential redevelopment opportunities of brownfields. The Champlain Parkway and Railyard Enterprise Project will provide infrastructure upgrades to this area in the coming years to support redevelopment, job creation/retention and access to goods, services and recreation. This area was also subject to the Plan BTVSouth End and identified these needs. Downtown: The ability to enhance and maintain the vitality of Burlington's downtown is a core economic development strategy for the City. A strong and vital downtown with a mix of retail, cultural, office and housing development can generate substantial state and local tax revenues. Also, a strong and vital downtown enhances the "quality of life" for local residents. In addition to these four commercial areas, Burlington's waterfront, adjacent to the City's downtown, is one of the community's most important visual and recreational resources. Over the last two decades, it has been transformed from an industrial wasteland into our crown jewel and single most important asset according to planBTV. In the next 5 years, upgrades to the streets will begin. A priority for the City is to continue redevelopment of the waterfront as a mixed-use neighborhood accessible to all City residents for business, encouraging a mix of year-round activity. Renovation/renewal of public facilities such as City Hall Park, the Moran Plant and Memorial auditorium are planned.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	Initially, the City held two public meetings, one during the day and one in the evening, to inform residents and businesses about the strategy and to gather comments. In addition, the City published the strategy online to gather public input. For the past 18 months, the City has engaged in a robust civic engagement process around the redevelopment of the downtown mall which included over 55 public meetings. CEDO also conducted several public meetings in this area during the AFH consultation process.

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	Identify the needs in this target area.	In the housing arena, there is need for rehabilitation of structures and the creation of new, in-fill housing to meet the needs of the low income residents. With infrastructure upgrades, the City will be aware of preserving perpetually affordable housing along or in close proximity to stem gentrification and displacement. In order to create economic opportunity, investments are needed in key areas, including job training, health care and other work supports and technical assistance to micro and other local businesses to generate new jobs for local residents. Public improvements, infrastructure projects and brownfield remediation are necessary to improve the quality of life and improve access to facilities and goods and services in the area.

	What are the opportunities for improvement in this target area?	There are numerous opportunities for improvement in this target area. The City and its partners work together to stimulate and support business growth and development on Riverside Avenue, Pine and North Street areas, all areas of the NRSA and downtown by providing technical assistance, economic development strategies and microenterprise assistance as well as remediation of brownfields. To support workforce development and asset building opportunities for low- and moderate-income residents, nonprofits deliver job training and microenterprise programs, equal access and asset building projects partially funded with CDBG/HOME dollars. . Job creation in the NRSA is not limited to just retail/service sector jobs - like modern value added and light manufacturing and tech. The City, housing providers and nonprofits work together to create and preserve decent, safe and affordable housing in the Target Area by preserving units with expiring subsidies; renovating older, existing units; and developing new affordable units. Along with local nonprofits and community residents, the City develops a suitable living environment in Target Area neighborhoods through infrastructure improvements and public safety and quality of life organizing efforts. Redevelopment of brownfields in Pine Street section include 453 Pine, 405 Pine, 339 Pine and the former Blodgett Oven site along with long term conversion of the Pine Street Barge Canal superfund site into a public park. During this Plan, millions of Tax Increment Financing dollars will be invested into waterfront projects including CityPlace Burlington – a redevelopment of an outdated mall to include 280 housing units, including 58 dedicated as affordable under the City's inclusionary housing requirements, close to 230,000 square feet of office space and about 126,000 square feet of new retail space for shops and services. In addition, two City streets will be reconnected in this redevelopment, streetscape and stormwater infrastructure enhancements will occur on Bank and Cherry Streets.

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	Are there barriers to improvement in this target area?	The barriers to improvement in this target area begin with the low vacancy rate for housing overall and the concentration of lower priced housing in the target area. The local residents compete with students who have discovered this target area to be more affordable than near campus neighborhoods. There are a larger number of unemployed or underemployed residents who have significant skill deficits and barriers to employment that prevent them from successfully attaching to the workforce and/or moving into livable jobs. Parts of this target area also contain the most diverse members of our community including the influx of New Americans, and over 5,000 refugees have resettled in this area (not all in the target area but the majority) in the last thirty years from Vietnam, Tibet, Bosnia, Congo, Somalia, Sudan, Bhutan, Burundi, Iraq and dozens of other countries of origin. Recent trends show growing race-based disparities in income, access to resources, homeownership and even in homelessness. This is a significant barrier to improvement in the target area.

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The City of Burlington has a Neighborhood Revitalization Strategy Area that was approved in 2006 and covers census tracts 3, 4, 5, 6 and 10. These areas receive a significant portion of the CDBG and HOME investments. The City will continue to allocate resources in this area for affordable housing; creating economic opportunities through microenterprises, job creation and retention; brownfield remediation and public services.

In addition to this area, the City has several low-income census tracts noted on the map below.

N
Image © 2011 DigitalGlobe
Google
Imagery Date: 4/30/2004 41°29'36.78" N 73°13'38.15" W elev 138 ft Eye alt 24998 ft

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 41 – Priority Needs Summary

1	**Priority Need Name**	AFH - Maintain or Preserve Affordable Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Elderly Frail Elderly
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	DH1.2 Protect the Vulnerable New Special Need Hsng DH 2.1 Acquire/Rehab - Rental or Owner Units DH 2.2 Protect the Vulnerable - Lead Hazard DH 3.1 Protect the Vulnerable Hsng Retention Svcs
	Description	To maintain affordable housing units through rehabilitation or preserve units from being lost in the affordable housing inventory.
	Basis for Relative Priority	
2	**Priority Need Name**	AFH - Increase Affordable Housing Opportunities
	Priority Level	High

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	Population	Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	DH 1.1 Protect the Vulnerable - New Perm Supp Hous DH1.2 Protect the Vulnerable New Special Need Hsng DH 1.3 Create New Affordable Housing SL 1.4 Remediation of Brownfields
	Description	To work with for profit and not for profit developers to increase the construction of rental and owner occupied affordable housing.
	Basis for Relative Priority	
3	**Priority Need Name**	AFH -Housing Resources to LMI residents, homeowner
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	DH 1.4 Promote new homeownership buyer assist DH 2.2 Protect the Vulnerable - Lead Hazard DH 3.1 Protect the Vulnerable Hsng Retention Svcs

	Description	To provide emergency repairs/access modifications to LMI renters and homeowners to assist in housing retention. To study homeownership trends in Burlington with a specific focus on increasing opportunities for
	Basis for Relative Priority	
4	**Priority Need Name**	AFH - Increase Employment/Economic Opportunities
	Priority Level	High
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	EO 1.1 Support Microenterprises EO 1.2 Retain/Create Jobs EO 1.3 Reduce Economic Barriers - Early Childhood
	Description	To provideon-going assistance to new and expanding microenterprises with a focus on minority and refugee populations.
	Basis for Relative Priority	
5	**Priority Need Name**	AFH - Increase Educational Opportunities
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Public Housing Residents
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	EO 1.3 Reduce Economic Barriers - Early Childhood
	Description	Programs that increase educational opportunities for youth of color and other protected classes improve access to opportunities, integration and provide a pathway out of poverty.

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	Basis for Relative Priority	
6	**Priority Need Name**	AFH Support Fair Housing Ed-Equity Outreach
	Priority Level	Low
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	Planning and Administration
	Description	Learning to engage diverse populations in non-traditional techniques, while creating safe and inclusive spaces for equitable engagement is critical for the City to reach underserved and underrepresented communities.
	Basis for Relative Priority	
7	**Priority Need Name**	Improve Public Facilities or Infrastructure
	Priority Level	Low
	Population	Non-housing Community Development
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	SL 1.3 Improve Public Facilities & Infrastructure SL 1.4 Remediation of Brownfields
	Description	Under this priority, public facilities will be renovated or created in target areas that improve access or living environment.This priority also seeks to improve public infrastructure to foster livable neighborhoods and access to amenities

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	Basis for Relative Priority	
8	**Priority Need Name**	Reduce Barriers to Economic Opportunities
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	EO 1.1 Support Microenterprises EO 1.4 Reduce Economic Barriers - Access Resources
	Description	Provide access to quality early childhood education and access to resources to increase financial capacity.
	Basis for Relative Priority	
9	**Priority Need Name**	Provide Public Services to At Risk Population
	Priority Level	Low
	Population	Extremely Low Low Large Families Families with Children Elderly
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	DH 3.1 Protect the Vulnerable Hsng Retention Svcs SL 1.1 Provide Public Services Homeless SL 1.2 Provide Public Services
	Description	To provide access to services for housing retention, hunger relief, at-risk youth.
	Basis for Relative Priority	

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10	**Priority Need Name**	Protect the Vulnerable
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide
	Associated Goals	DH 1.1 Protect the Vulnerable - New Perm Supp Hous DH1.2 Protect the Vulnerable New Special Need Hsng DH 3.1 Protect the Vulnerable Hsng Retention Svcs SL 1.1 Provide Public Services Homeless
	Description	To provide services for homeless residents, survivors of domestic violence, frail elderly, those in permanent supportive housing.
	Basis for Relative Priority	
11	**Priority Need Name**	Clean-up of Contaminated Sites
	Priority Level	Low
	Population	Non-housing Community Development
	Geographic Areas Affected	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide

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	Associated Goals	SL 1.3 Improve Public Facilities & Infrastructure SL 1.4 Remediation of Brownfields
	Description	This priority will remediate the designated brownfields in Burlington into productive uses to benefit low and moderate income persons including new affordable housing opportunities, new economic opportunities or new public facilities. By remediating the brownfields, citizens will achieve a benefit to a suitable living environment.
	Basis for Relative Priority	
12	**Priority Need Name**	Planning and Administration
	Priority Level	Low
	Population	Other
	Geographic Areas Affected	
	Associated Goals	Planning and Administration
	Description	To support the capacity of the nonprofit institutional delivery structure in the City; pursue state and federal resources in support of City initiatives; implement City planning efforts; administer community and economic development programs; and support fair housing efforts in the City.
	Basis for Relative Priority	

Narrative (Optional)

The Needs Assessment, Market Analysis and Citizen Survey all confirm that the City of Burlington's priorities for this Consolidated Plan continue to be in order of priority: first and foremost, affordable housing; secondly, economic opportunities; and thirdly, suitable living environment through public facilities, public services and public infrastructure. These priorities benefit extremely low, low and moderate income persons as defined by HUD, along with special needs populations. The only geography area of priority in the City is the Neighborhood Revitalization Strategy Area.

Housing is the essence of Burlington's neighborhoods. Support for affordable housing allows elders to remain in the homes and neighborhoods they know. Homebuyer purchase and rehabilitation programs allow the next generation of residents to own and modernize older homes.

Affordable housing is a balance to economic development. In boom times, affordable housing ensures that there is housing for workers and that rising prices do not displace residents. In a troubled economy, affordable housing development is an economic engine and its subsidies ensure that low-

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income residents are not made homeless. Finally, the use of affordable housing to redevelop distressed neighborhoods prevents the loss of value of the surrounding properties and encourages long-term investment by other property owners.

All the citizens of Burlington have the right to live and raise their families in homes that are safe and sound, at a cost that allows them to afford the other necessities of life. The free market for housing is often not a fair market for low-income residents, including the elderly and disabled, as well as many workers whose wages have not kept up with housing costs. Without rehabilitation and/or general housing assistance, housing conditions will deteriorate or become too expensive to maintain and push people from their homes and leave others with no homes at all.

Economic development continues to be the next priority after affordable housing. The City supports the growth of microenterprise businesses and farms through CDBG funding, adding critical jobs and elements of quality of life to our competitive region. Job training programs for adults and youth, as well as facilitation between employers and education programs, ensures local companies can hire a local and skilled workforce. By providing technical assistance to the City's larger businesses, valuable economic development activity is increased along with the City's tax base.

As a third priority, the City's suitable environment and projects improve neighborhoods and access to facilities, support our nonprofit sector in the delivery of human services and leverage a small portion of CDBG dollars with large amounts of state, federal and/or private funding for large infrastructure and public facility projects.

“High” priority means that activities to address this need will be funded by the City with its CDBG and/or HOME funds, either alone or in conjunction with the investment of other public or private funds, during the period beginning July 1, 2013. “Low” priority means that the City will either not fund activities to address this need with CDBG or HOME funds or will allocate a lesser amount on these activities, but will consider certifications of consistency for other entities’ applications for federal assistance.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Although the need for rental subsidies is very high, the City has never used HOME funds for tenant-based rental assistance but may do so in the next five years. The State of Vermont has two rental subsidy programs in use by local residents including the Vermont Rental Subsidy Program and the Mental Health Subsidy & Care program modeled on the HUD Shelter+Care Program. Burlington Housing Authority oversees robust Section 8, Housing Choice, Family Unification voucher programs.
TBRA for Non-Homeless Special Needs	Again, although the need for tenant-based rental assistance is very high, the City has never used HOME funds for this type of project. The Housing Authority administers the voucher programs and ESG funds blended with state housing funds are used for temporary rental assistance.
New Unit Production	The market characteristics that will influence the use of funds available to new housing unit production are numerous: Since HOME and CDBG are concerned with housing for low-and moderate- income households, the primary factor that limits new unit production of affordable rental housing is the availability of funding. The City's annual allocation of HOME and CDBG funds has decreased or remained stagnant during the last Consolidated Plan. When paired with the limit on Low-Income Housing Tax Credits and other federal and state resources, plus difficulty in accessing private capital, the resources for new unit production fail to meet the need. Another market force that influences the use of funds available for affordable housing is the increasing land values in certain areas of Burlington. Low vacancy rates combined with relatively high rents push private sector to develop high-end units. In areas surrounding downtown, there is a need for housing for students which then limits the availability of land for low- and moderate-income housing production in these areas.
Rehabilitation	Low vacancy rates combined with relatively high rents is a disincentive to rehabilitate housing. If rental property owners can command top rents without having to make capital improvements, the level of rehabilitation investment is relatively low. However, the nonprofit housing organizations are continually upgrading their existing rental portfolios. Since they are in the business of owning, managing and stewarding property in perpetuity, the nonprofit housing organizations are continually investing in renovation. Older housing stock and the existence of a HUD-funded lead hazard control program also ensure that roughly a half million dollars of lead-related rehab occurs each year.

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Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Acquisition, including preservation	The City of Burlington is committed to the retention of affordable housing units with expiring tax credits and commits local, state and federal resources to this goal. Keeping the inventory of affordable units as well as increasing the number of affordable housing units are key to helping our most vulnerable residents remain housed. The City supports the facilitation of the transfer of ownership of housing with expiring subsidies from the private sector to nonprofit ownership, thus assuring their perpetual use as affordable housing.

Table 42 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

In this section, the City identifies the federal, state, local, and private resources expected to be available to the jurisdiction to address the priority needs and specific objectives in the Strategic Plan. The City's Entitlement includes CDBG and HOME funds. The City has also received a $2.4 million dollar Healthy Homes Lead Grant. There are local agencies that receive Essential Services Grant funding from the state. The City is the Collaborative Applicant for the McKinney-Vento Homeless Assistance Act funds but does not receive this funding; it goes directly to the local providers.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan $	Narrative Description
			Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	786,789	22,500	78,795	888,084	2,880,000	The City expects to leverage significant federal, state, local and private resources over the course of the Consolidated Plan.

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Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan $	Narrative Description
			Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	539,670	1100	0	539,670	1,560,000	The City expects to leverage significant federal, state, local and private resources over the course of the Consolidated Plan.

Table 43 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City anticipates that approximately $15.3 million in Low Income Housing Tax Credits(not all allocated in the City) $ 17 million in Section 8 resources, and $1.1 million ($5.7 million over 5 years) in McKinney-Vento Homeless Assistance Act will be available to address needs and objectives identified in the Plan. (These are not resources that the City receives or controls.) The City also received a $2.9 million dollar Healthy Homes Lead Grant.

Overall, the City expects to leverage $25,532,000 in state, local, private and other federal resources for its CDBG- and HOME-funded activities. These are funds that the City and its subgrantees expect to raise for their budgeted activities as well as funds that the City expects outside entities to invest in development activities.

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The City will meet or exceed the requirement that "contributions must total not less than 25% of funds drawn from the jurisdiction's HOME Investment Trust Fund Treasury account in that fiscal year," excluding funds drawn for administrative and planning costs pursuant to 24 CFR 92.207. Sources of matching funds include, but are not limited to, the Vermont Housing and Conservation Trust Fund, the Burlington Housing Trust Fund, waiver of impact fees, and private debt financing secured by property owners and nonprofit organizations.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

There is no City owned land or property that is appropriate to be used to address the needs identified in the Plan.

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
BURLINGTON HOUSING AUTHORITY	PHA	Homelessness Ownership Rental	Region
CHAMPLAIN HOUSING TRUST	CBDO	Homelessness Ownership Rental neighborhood improvements public facilities	Jurisdiction

Table 44 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The strength in the institutional delivery system of Burlington and also Vermont is the relatively small size of both our jurisdiction and our state. It allows for coordination, communication and opportunities for collaboration. There are many diverse nonprofits providing different services to Burlington's needy population. However, the service delivery structure is weakened by the year-to-year unpredictability of operational funding and uncertain state and federal funding.

It is even more critical for partners to look for ways to collaborate, deliver effective and efficient programs and services. For this reason, the City of Burlington supports projects to strengthen collaborations and decrease possible duplication in services. This includes the coordinated entry system and Homeless Management Information System for the Chittenden County Homeless Alliance. Other collaborative efforts include the delivery of My Brother's Keeper programs for youth of color, the Early Learning Initiative and CommStat (a collaborative approach to the opioid crisis).

There are a few gaps in our institutional delivery system. In the area of housing, there is a need for more coordinated and comprehensive case management services (and funding sources) to keep our homeless and other marginally housed persons in housing. There is needed improvement in the delivery of lead hazard reduction services by the Vermont Department of Health and CEDO's Lead Program. In the area of economic development, there is an emphasis in the community (and possible duplication) on microenterprises but perhaps more of a gap towards technical assistance for refugees and deficits in financial and human capital, as well as entrepreneurship. For early learning, there is an identified lack of spots available for children under 3. Another identified gap is the lack of succession planning for many of our community partners. With several long time leaders retiring, there is both an opportunity for consolidation and reorganization but also a concern about losing long-standing partnerships and institutional knowledge.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	X
Mortgage Assistance	X		
Rental Assistance	X	X	
Utilities Assistance			
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X		
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	
Other			

Table 45 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The Chittenden County Homeless Alliance coordinates the implementation of a housing and service system from outreach to housing to services that meet the needs of homeless individuals and families in the County. Street outreach, Vermont 211, daytime shelter and meals all serve to reach the chronically homeless, identify services and housing needed. Housing providers work to rapidly re-house and stabilize, especially using the Housing First model for the chronically homeless. Supportive service providers add case management and assess needs for services.

The Chittenden County Coordinated Entry System (CES) models a no-wrong-door approach to the greatest extent possible with respect to accessing the CES. This means that service-providers and community partners are engaged throughout Chittenden County to become designated Access Points to the CES, allowing individuals and families experiencing a housing crisis to be directly engaged and linked to the CES wherever they may present requesting assistance. Standardized Housing Needs Assessments, however, will only be available through trained Assessment Partners and Assessment Hubs.

Access Points connect persons seeking housing assistance with an Assessment Hub to complete the assessment process by completing the Initial Screening Form with the household and submitting this form to the appropriate Assessment Hub.

2-1-1 functions as a virtual Access Point for persons who call the hotline requesting housing assistance. 2-1-1 provides full geographic coverage throughout Chittenden County and will connect persons who are experiencing a housing crisis outside of Burlington to the CES.

Coordinated Entry is a system to streamline access to housing supports and resources in Chittenden County. The system was developed to assess and match homeless households for eligible services based on vulnerability, sustainability and length of homelessness through a standardized, scored assessment. Each eligible household will be assigned a housing case manager and added to a master list of homeless households which is reviewed on a weekly basis by coordinated entry partners for appropriate housing opportunities.

Currently, eligible households include HUD-defined “literally homeless” and “imminent risk” households.

Additionally, coordinated entry is a tool for better identifying the housing needs facing our community.

Access to emergency services, such as domestic violence and emergency services hotlines, drop-in service programs, emergency shelters and motel voucher programs, or other short-term crisis residential programs, is not prioritized through the CES. All persons in need of emergency services should be connected to those services as requested.

Emergency shelter providers are encouraged to function as Assessment Partners in the CES. Each agency is responsible for providing access to the CES by conducting assessments with shelter guests and referring directly to the Master List. If a shelter provider is unable to provide housing navigation for shelter guests, they may refer for housing navigation assignment through the Coordinated Entry process

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The strengths of the service delivery system for special needs population and persons experiencing homelessness include the coordination between providers, the overall experience of long-term agencies and their caring and compassionate staff, and the advantage of being a small state and a small community to facilitate coordination of services.

There are gaps in the system and room for improvement.

The average stay in the emergency shelter has increased and the exit options for guests have been limited thereby creating a bottleneck in our delivery of services. The Alliance expects the CES, along with a Community Master List to prioritize for housing will streamline the delivery of housing and services.

Chittenden County has experience an increase in the usage of the Emergency Assistance Motel Voucher Program administered by the State of Vermont but we lack reliable data to analyze regarding the population utilizing this program. The Continuum, through reliable data, must be able to differentiate between cold weather exemption and homelessness to evaluate actual gaps in service delivery

and needs. With a clear expectation of this program joining Vermont's HMIS, the Alliance should be able to access the data to evaluate our community needs.

Clients of the Lund Family Center who do not maintain custody of their children can no longer receive agency services – and are then at risk of becoming homeless, as they often have other barriers to stable housing which brought them to the agency in the first place.

The availability of transportation is often an obstacle to independent living for residents with special needs, who need safe and affordable transportation to get to meals sites, to doctor's appointments, or to shop. Specialized transportation, the kind provided by SSTA, is expensive.

There is also a gap in bringing medical services into the community for residents with special needs, especially for residents with mental illness who are unwilling to go to a hospital for services.

There is a shortage of housing for seniors who want to downsize and remain in their neighborhood – either in an age-specific or multi-generational setting. The lack of options for downsizing contributes to a lack of turnover in the housing market and leaves fewer homes available for purchase by the next generation.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

For the Continuum of Care, a continued focus on the Coordinated Entry System and an active By Name adult Master list should help provide real time data to determine the community's needs and gaps in service.

CEDO is part of a multi-stakeholder group initially organized by the United Way of Chittenden County (UWCC) to actively seek opportunities to convene, facilitate and support multi-stakeholder groups to explore and develop solutions to complex community problems. When appropriate, group members also provide or help secure funding for projects or programs that show promise. Consistent with other communities across the country and world, key players in Burlington and Chittenden County have agreed to work together utilizing a collective impact strategy. As described by John Kania and Mark Kramer in the Winter 2011 Stanford Social Innovation Review, "*Collective Impact Initiatives are long-term commitments by a group of important actors from different sectors to a common agenda for solving a specific social problem. Their actions are supported by a shared measurement system, mutually reinforcing activities, and ongoing communication, and are staffed by an independent backbone organization."* Collective Impact is a relatively new initiative that partners community organizations, civic leaders, government organizations and United Way, with a common agenda of addressing the community's biggest needs. This model is about collaboration, more measurement and more significant results. This initiative will play a key role in overcoming gaps in the service delivery for Burlington's priorities.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	DH 1.1 Protect the Vulnerable - New Perm Supp Hous	2018	2023	Affordable Housing Homeless		AFH - Increase Affordable Housing Opportunities Protect the Vulnerable	CDBG: $25,000 HOME: $0	Housing for Homeless added: 10 Household Housing Unit
2	DH1.2 Protect the Vulnerable New Special Need Hsng	2018	2023	Affordable Housing Non-Homeless Special Needs		AFH - Maintain or Preserve Affordable Housing AFH - Increase Affordable Housing Opportunities Protect the Vulnerable	CDBG: $0 HOME: $250,000	Rental units constructed: 80 Household Housing Unit
3	DH 1.3 Create New Affordable Housing	2018	2023	Affordable Housing		AFH - Increase Affordable Housing Opportunities	CDBG: $230,000 HOME: $250,000	Rental units constructed: 110 Household Housing Unit
4	DH 1.4 Promote new homeownership buyer assist	2018	2023	Affordable Housing		AFH -Housing Resources to LMI residents, homeowner	CDBG: $0 HOME: $0	Direct Financial Assistance to Homebuyers: 20 Households Assisted
5	DH 2.1 Acquire/Rehab - Rental or Owner Units	2018	2023	Affordable Housing		AFH - Maintain or Preserve Affordable Housing	CDBG: $100,000 HOME: $0	Rental units rehabilitated: 65 Household Housing Unit Homeowner Housing Rehabilitated: 10 Household Housing Unit

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	DH 2.2 Protect the Vulnerable - Lead Hazard	2018	2023	Affordable Housing		AFH - Maintain or Preserve Affordable Housing AFH -Housing Resources to LMI residents, homeowner	CDBG: $25,000 HOME: $0	Rental units rehabilitated: 100 Household Housing Unit Homeowner Housing Rehabilitated: 62 Household Housing Unit
7	DH 3.1 Protect the Vulnerable Hsng Retention Svcs	2018	2023	Affordable Housing Homeless Non-Homeless Special Needs	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Maintain or Preserve Affordable Housing AFH -Housing Resources to LMI residents, homeowner Provide Public Services to At Risk Population Protect the Vulnerable	CDBG: $150,000 HOME: $0	Public service activities for Low/Moderate Income Housing Benefit: 300 Households Assisted
8	EO 1.1 Support Microenterprises	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Increase Employment/Economic Opportunities Reduce Barriers to Economic Opportunities	CDBG: $175,000 HOME: $0	Businesses assisted: 250 Businesses Assisted
9	EO 1.2 Retain/Create Jobs	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Increase Employment/Economic Opportunities	CDBG: $100,000 HOME: $0	Facade treatment/business building rehabilitation: 1 Business Jobs created/retained: 25 Jobs

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
10	EO 1.3 Reduce Economic Barriers - Early Childhood	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Increase Employment/Economic Opportunities AFH - Increase Educational Opportunities	CDBG: $75,000 HOME: $0	Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted
11	EO 1.4 Reduce Economic Barriers - Access Resources	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Reduce Barriers to Economic Opportunities	CDBG: $60,000 HOME: $0	Public service activities other than Low/Moderate Income Housing Benefit: 3000 Persons Assisted
12	SL 1.1 Provide Public Services Homeless	2018	2023	Homeless	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Provide Public Services to At Risk Population Protect the Vulnerable	CDBG: $200,000 HOME: $0	Public service activities for Low/Moderate Income Housing Benefit: 300 Households Assisted Tenant-based rental assistance / Rapid Rehousing: 25 Households Assisted Homeless Person Overnight Shelter: 500 Persons Assisted
13	SL 1.2 Provide Public Services	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Provide Public Services to At Risk Population	CDBG: $50,000 HOME: $0	Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	SL 1.3 Improve Public Facilities & Infrastructure	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Improve Public Facilities or Infrastructure Clean-up of Contaminated Sites	CDBG: $400,000 HOME: $0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 42000 Persons Assisted
15	SL 1.4 Remediation of Brownfields	2018	2023	Affordable Housing Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Increase Affordable Housing Opportunities Improve Public Facilities or Infrastructure Clean-up of Contaminated Sites	CDBG: $50,000 HOME: $0	Brownfield acres remediated: 3 Acre
16	Planning and Administration	2018	2023	Planning, Administration, Fair Housing	City-Wide	AFH Support Fair Housing Ed-Equity Outreach Planning and Administration	CDBG: $700,000 HOME: $160,000	Other: 1 Other

Table 46 – Goals Summary

Goal Descriptions

1	**Goal Name**	DH 1.1 Protect the Vulnerable - New Perm Supp Hous
	Goal Description	Under this goal, new permanent supportive housing units will be developed for the vulnerable, including homeless individuals, families, and the chronically homeless.
2	**Goal Name**	DH1.2 Protect the Vulnerable New Special Need Hsng
	Goal Description	Under this goal, new units will be constructed for seniors or properties dedicated to seniors renovated.

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3	**Goal Name**	DH 1.3 Create New Affordable Housing
	Goal Description	Under this goal, new affordable housing will be constructed with a focus on rental housing but also homeownership.
4	**Goal Name**	DH 1.4 Promote new homeownership buyer assist
	Goal Description	Under this goal, LMI households will become homeowners under the programs at Burlington Housing Authority and Champlain Housing Trust.
5	**Goal Name**	DH 2.1 Acquire/Rehab - Rental or Owner Units
	Goal Description	Under this goal, affordable units will be preserved through renovation, and/or refinancing of expiring tax credits to keep the units within the affordable housing inventory or keep LMI households housed.
6	**Goal Name**	DH 2.2 Protect the Vulnerable - Lead Hazard
	Goal Description	Under this goal, families with children under 6 and properties that might house families will undergo remediation for lead hazards and healthy homes.
7	**Goal Name**	DH 3.1 Protect the Vulnerable Hsng Retention Svcs
	Goal Description	Under this goal, the City will help the most vulnerable residents of the City with services to retain housing and maintain independent living, homesharing, housing retention services, and services for seniors.
8	**Goal Name**	EO 1.1 Support Microenterprises
	Goal Description	Under this goal, the City will support programs to provide technical assistance, education and services for microenterprises with a focus on the special populations of women, refugees and those located in the NRSA.
9	**Goal Name**	EO 1.2 Retain/Create Jobs
	Goal Description	Under this goal, technical assistance and financial loan support will be given to larger businesses to create or retain LMI jobs with a priority given to women-owned businesses, those located in the NRSA and those working directly with refugees or protected classes. This may also include business building rehab.
10	**Goal Name**	EO 1.3 Reduce Economic Barriers - Early Childhood
	Goal Description	Under this goal, the City will support early childhood education programs to allow parents to rejoin the workforce.

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11	**Goal Name**	EO 1.4 Reduce Economic Barriers - Access Resources
	Goal Description	Under this goal, the City will support programs for LMI households to access additional resources like tax refunds, savings accounts, job training.
12	**Goal Name**	SL 1.1 Provide Public Services Homeless
	Goal Description	Under this goal, this Consolidated Plan will support services dedicated to the homeless which might include shelter, housing first case management, case management for Shelter plus Care grants, or health care for the homeless.
13	**Goal Name**	SL 1.2 Provide Public Services
	Goal Description	Under this goal, the Consolidate Plan will support agencies providing public services in the areas of youth, health with a focus on the opioid epidemic and emerging city needs.
14	**Goal Name**	SL 1.3 Improve Public Facilities & Infrastructure
	Goal Description	Under this goal, this Consolidated Plan will support the acquisition, renovation of public facilities and the improvement of public infrastructure.
15	**Goal Name**	SL 1.4 Remediation of Brownfields
	Goal Description	Under this goal, this Consolidated Plan will support the remediation of brownfields into decent housing, new economic opportunities or an improved suitable living environment. There might be an opportunity to remediate on a spot basis for slum and blight.
16	**Goal Name**	Planning and Administration
	Goal Description	This goal supports the capacity of the nonprofit institutional delivery structure in the City; coordinates with the Continuum of Care and leads the Jurisdiction's application for the CoC; pursues state and federal resources in support of City initiatives; administers community and economic development programs; supports fair housing efforts in the City and monitors programs.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

The jurisdiction expects to provide affordable housing as defined by HOME 91.315(b)(2):

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

Activities to Increase Resident Involvements

BHA supports and encourages residents in its affordable housing properties to form resident associations.

BHA has formed a Resident Advisory Board (RAB) with representatives from its housing developments, and the Section 8 program. The RAB meets periodically to provide input on BHA's Plans and Policies.

One BHA program participant serves on the BHA Board of Commissioners.

BHA's Section 8 Housing Choice Voucher Program includes a Homeownership option for program.

Is the public housing agency designated as troubled under 24 CFR part 902?

Plan to remove the 'troubled' designation

BHA is not designated as a troubled agency.

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

The cost of housing is affected by public policies controlled at the local level in the following ways:

- Imposing requirements for parking and limiting the height, maximum lot coverage and housing density certainly impacts the cost of new housing
- The City's Inclusionary Zoning Ordinance has been studied for its impact on affordable housing development. The City formed the Inclusionary Zoning Working Group to evaluate the report's recommendations and then present its findings to the City Council and Ordinance Change committee.
- PlanBTV also asserts that "development in Burlington is hindered by a highly uncertain approval process."(The recent adoption of planBTV: Downtown Code (form-based code) which now regulates all development in the Downtown and Waterfront area is to help with addressing this).
- Housing rehabilitation is sometimes made more costly by the City's requirements in these areas:
- Historic preservation
- Energy efficiency
- Lead-based paint
- Accessibility
- Fire safety

Policies that reduce affordable housing, or isolate the location of affordable housing to certain areas within Burlington will likely lead to higher segregation. Similarly, policies that reduce public transit opportunities, or increase the cost of public transit, will likely increase localized segregation of populations based on socioeconomic factors. There are several areas with a higher proportion of rental properties and conversely, several tracts with a high percentage of owner-occupied units. This imbalance could lead to higher segregation in the jurisdiction. While the Inclusionary Zoning Ordinance has been successful in creating inclusive socio-economic communities, it does not apply to housing projects under 5 units, or racial or ethnic inclusiveness. Therefore, in the most urbanized areas of the City, where new developments might tend towards infill projects, the absence of inclusionary zoning application might exacerbate segregation trends.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The City will undertake a comprehensive review of the local regulatory barriers to facilitate a greater level of new development of both affordable and market rate housing. This will include, but not be limited to, a review of the following policies:

- Parking requirements limitations on height, setbacks, maximum lot coverage and density
- Inclusionary housing requirements to ensure that the ordinance as written is not a deterrent to the production of affordable housing
- All aspects of the development review process, including permit reform
- Zoning application fees
- Historic preservation

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The Chittenden County Homeless Alliance (CCHA) serves the homeless in the Greater Burlington metropolitan area and direct services are delivered through a consortium of nonprofit organizations, faith-based organizations, housing developers, government agencies and the Burlington Housing Authority.

CCHA utilizes several outreach procedures to engage homeless individuals and families. These include services and outreach from the local food shelf, daytime drop-in shelter, and Salvation Army. A SAMHSA funded PATH grant funds outreach work in our community for two outreach positions to find and connect with the homeless who are mentally ill and difficult to engage, offering persons who are experiencing homelessness community-based services. A street outreach team, funded by our Police Department, Marketplace, City and local businesses, provides outreach to individuals, families with children, and youth sleeping on the streets in our downtown area. An Adult Local Interagency Team helps to identify unsheltered persons and provide consultation and expertise to help resolve difficult situations involving chronically homeless persons with multiple physical or emotional issues in securing and utilizing services. The goal of the team is to help keep these clients within the community and out of the correctional system, hospital, or residential services, while helping them get the support and services they need to be safe and successful.

These teams identify individuals and families who are homeless and connect them with our Coordinated Entry System. Coordinated Entry is a system to streamline access to housing supports and resources in Chittenden County. The system was developed to assess and match homeless households for eligible services based on vulnerability, sustainability and length of homelessness through a standardized, scored assessment. Each eligible household will be assigned a housing case manager and added to a master list of homeless households which is reviewed on a weekly basis by coordinated entry partners for appropriate housing opportunities.

Addressing the emergency and transitional housing needs of homeless persons

Emergency shelters are designed for short term stays for individuals and families. There are two emergency shelters serving single adults including veterans: COTS Waystation and ANEW Place. During the winter months, Community Health Center of Burlington operates a warming (low barrier shelter) for single adults. COTS operates the Firehouse and Main Street Family Shelters for households with children. COTS Daystation is a drop-in center for homeless adults and families. The confidential shelter operated by STEPS to End Domestic Violence serves homeless women and children fleeing domestic violence. Spectrum Youth and Family Services operates a shelter for homeless youth. Champlain Housing Trust and UVMMC purchased a former motel and manages 38 units with a focus on emergency assistance from the State for persons experiencing homelessness. Recently, CHT and UVMMC also purchased the BelAire to renovate for medical respite and PSH. Each shelter offers case management and housing search assistance to help participants move quickly out of shelter into transitional or permanent housing, with necessary follow-up support for maintaining housing.

Access to emergency services, such as domestic violence and emergency services hotlines, drop-in service programs, emergency shelters and motel voucher programs, or other short-term crisis

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residential programs, is not prioritized through the Coordinated Entry System. All persons in need of emergency services should be connected to those services as requested.

Emergency shelter providers are encouraged to function as Assessment Partners in the CES. Each agency is responsible for providing access to the CES by conducting assessments with shelter guests and referring directly to the Master List. If a shelter provider is unable to provide housing navigation for shelter guests, they may refer for housing navigation assignment through the Coordinated Entry process

Transitional Housing is provided by several member agencies of the Continuum. COTS provides transitional housing to homeless individuals and families. The Howard Center's Transitional Housing Programs provide housing for homeless persons with mental illnesses. Spectrum provides transitional housing for youth in the community. STEPS delivers transitional housing options for victims of domestic violence. Transitional housing is available for women exiting corrections. Veterans have transitional housing opportunities in nearby Winooski. However, the use of transitional housing has decreased since the Chittenden County Homeless Alliance has implemented a Housing First approach to housing the most vulnerable directly into permanent supportive housing.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

The City of Burlington is committed to the retention of affordable housing units with expiring tax credits and commits local, state and federal resources to this goal. Keeping the inventory of affordable units as well as increasing the number of affordable housing units are key to helping our most vulnerable residents remain housed.

The Continuum and its partners are committed to transitioning homeless persons into permanent housing and have implemented the coordinated entry system and a standard assessment tool to facilitate this goal. Additionally, the Homeless Management Information System (HMIS) is used to create a Community Master List of persons experiencing homelessness prioritized by vulnerability. The CES and CoC-funded PSH projects and agencies utilize the Housing First model and rapidly re-house chronic homeless with a high success in clients who maintain their housing. Over the past 4 years, VT-501 CoC has experienced a 45% drop in chronic homelessness and hopes to eliminate chronic homelessness for adults and veterans during this 5 year Consolidated Plan.

Burlington agencies utilize a range of housing retention programs to assist at risk households in maintaining their housing. These services include any wrap-around support services, a hoarding task force, landlord advocacy, and a Risk Guarantee Fund used to mitigate risks on the most hard to house persons. Our local Continuum continues to advocate for increased state resources such as the Rental Subsidy Program and the Mental Health Subsidy Program that can be used to help keep at-risk families housed.

Community-based organizations provide job training and placement, substance abuse counseling and referrals for treatment, medical and dental care, legal advocacy and representation, mental health

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counseling and residential treatment programs, child care, housing search assistance and security deposit assistance to help homeless families transition to permanent housing and independent living.

The CoC partners with local and state organizations and landlords to combat homelessness among veterans. Previously unidentified veterans were enrolled in VA care and many are housed through VA housing programs. Canal Street in Winooski houses 18 veterans in transitional housing and veterans have priority status for 12 permanent housing units at the same location. Thirty-seven VASH vouchers are administered in Chittenden County. Outreach has increased to local veterans at our shelters due to a local VA case manager who serves on the CoC steering committee. The Housing First approach is used within HUD VASH. Also, housing retention and rapid re-housing with low-income veteran families is addressed with two Supportive Services for Veteran Families grants. The VA maintains a state-wide by name list and reviews cases on a monthly basis.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

Several agencies administer prevention services that include back rent assistance, home heating fuel aid, transportation, tenants' rights advocacy and legal representation. The Housing Opportunity Program combines ESG funding with state funding, provides grants for case management, short-term rental subsidies, security deposits, and rental arrearage assistance for those low-income individuals and families at risk of losing their housing.

Youth exiting foster care in Vermont have two primary supports that protect them from being discharged into homelessness as they exit legal custody at age 18: Youth Development Program funded with federal Chafee Foster Care Independence Program and state funds & Act 74 Youth in Transition Extended Care Program. These programs are in addition to the programming run directly by the VT AHS-Dept. of Children & Families Services. In this program, a number of youth formerly in foster care are supported with case management and connected to long-term rental assistance with local Housing Authorities, including a VT State Housing Authority Sect. 8 HCV waitlist preference for youth aging out of foster care as part of the HUD Family Unification/Youth-in-Transition Programs. Some live on campus at area colleges to pursue education. The College of St. Joseph in Vermont specifically helps foster youth transition to college by providing year-round housing and support services, and the Adult Living Program provides a stipend for households willing to host an 18 to 22 year old leaving foster care.

Hospital patients are routinely discharged to their previous residence, a nursing home, or medical respite beds. McKinney Vento funded programs used as needed include emergency shelters and some transitional/permanent housing programs when appropriate.

Persons discharged from a mental health treatment or community bed receive state-funded assistance through the VT Dept. of Mental Health Subsidy & Care Program, VT DMH Housing Contingency Fund and the VT DMH Housing Recovery Fund. In addition, state agencies collaborate with the Burlington Housing Authority, and other affordable housing agencies to utilize Section 8 Housing Choice Voucher Programs for tenant-based and project-based rental assistance units funded by the Low-Income Housing Tax Credit Program. Patients are routinely discharged to Howard Center transitional or step-down programs such as Second Spring, Meadowview, Next Door Program, and 72 North Winooski group home which are not McKinney Vento funded programs.

Some persons leaving corrections can go to their previous residence, a transitional housing program for offenders, or to live with family. Northern Lights is an 11 bed supportive home for women returning from prison. The women's rent is subsidized while in the house (if they quality), and upon successful completion of the program, they are given a Burlington Housing Authority (BHA) Section 8 housing choice voucher to take into the community. Dismas House serves 10 residents. Phoenix House RISE houses men out of prison and in early recovery from substance abuse for 3 to 24 months.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The City of Burlington has received a $2.9 million Lead-Based Paint Hazard Control and Healthy Homes grant from the Office of Lead Hazard control and Healthy Homes in the U.S. Department of Housing and Urban Development. These funds will be administered through the Community & Economic Development Office by the CEDO Lead Program to improve health outcomes for occupants by reducing lead-based paint, life safety, and indoor air quality hazards in eligible housing units. Funding runs through December 31, 2020. Program goals include evaluating 170 units for lead-based paint hazards, reducing lead-based paint hazards in 162 housing units, addressing healthy home issues, especially life safety and indoor air quality issues in 100 units, and training over 180 individuals in lead-safe work practices, as well as providing outreach and education to the community.

How are the actions listed above related to the extent of lead poisoning and hazards?

Enrolled units will receive X-Ray Fluorescence testing to determine the presence of lead-based paint, risk assessments, project design and planning, project monitoring and clearance testing. Units enrolled in the CEDO Lead Program will have all lead-based paint hazards addressed, and typical interventions consist of: aggressive treatment of friction surfaces such as window sash replacement and removal of lead-based paint on doors and jambs, lead-based paint removal on chewable surfaces such as windowsills as well as interior and exterior paint stabilization. Other services that are provided to the community include the use of HEPA vacuums to clean lead dust generally missed by non-HEPA vacuums, education on (lead dust) cleaning techniques, guidance to rental property owners on how to comply with the Vermont Lead Law (Act 165), and free classes on Lead Law compliance and Lead-Safe Work Practices.

How are the actions listed above integrated into housing policies and procedures?

Housing projects funded with local and federal funds are required to comply with state and federal lead laws. In addition, the City ensures that HOME and CDBG funded housing projects comply with the Lead Safe Housing Rule (LSHR) regulations at Title 24 Part 35 of the Code of Federal Regulations. Given that the additional cost of addressing lead hazards can make some rental, duplex acquisition, and homeowner rehab projects infeasible, the city grants a portion of the cost to comply with the LSHR using CEDO Lead Program, CDBG, or HOME funds. Further, the CEDO Lead Program provides technical assistance to City staff for projects which trigger the LSHR.

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

Poverty is a regional, national and sometimes generational issue and many factors contributing to poverty lie outside of local control. According to the American Community Survey 2010- 2014, overall about 25% of Burlington residents live in poverty, while for families with a female head of household, that figure is more than double at 52.4%. Within Chittenden County, people living in poverty are concentrated within Burlington and the adjoining city of Winooski. Portions of Burlington's Old North End neighborhoods have the highest poverty rates of any census tracts in the state. The City invests a substantial portion of its Entitlement funding (over$300,000 in 2016) into programs serving the NRSA. These programs are designed to both prevent vulnerable City residents from falling into long-term poverty and provide the necessary supports to enable vulnerable City residents to pull themselves out of long-term poverty.

Key components of the City's anti-poverty strategy include:

- Meeting basic needs and stabilizing living situations, including access to and retention of safe, decent and healthy, affordable housing and to income supports
- Increasing and protecting asset accumulation and resident net worth
- Providing access to employment opportunities and/or job training, affordable child care options, educational opportunities
- Decreasing social isolation and increasing social capital

City policies directed towards this strategy include:

- The Burlington Housing Trust Fund (tax revenues dedicated for affordable housing);
- The City's Livable Wage Ordinance;
- The City's Women in Construction Trades Ordinance (aimed at increasing opportunities for women in the construction trades); and
- The City's Inclusionary Zoning Ordinance (which makes affordable housing an integral part of every newly constructed residential project of 5 units or more in the City).
- The City's joint Assessment of Fair Housing

City-run programs which are aimed at reducing poverty include:

With CDBG:

Micro Enterprise Assistance - City economic development staff provide loans and technical assistance to low-income entrepreneurs who want to move into business ownership. Clients include refugees as well as other residents, and the program offers ongoing support to help them sustain their businesses.

Housing Initiatives Program - The City assists with renovation and access modifications for low-income homeowners.

With other funding:

My Brother's Keeper and City Internships, AmeriCorps Program and the Community Justice Center Programs are described in subsequent sections.

Consistent with its guiding principle of nurturing a strong local nonprofit infrastructure that can sustain itself across changing political landscapes, the City has supported the start-up of a number of programs aimed at increasing the economic and social capital of low-income families. These include the Champlain Housing Trust, Good News Garage, Step Up (now incorporated into Vermont Works for Women) and ReSOURCE.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan?

There are numerous examples within the City of how this anti-poverty strategy coordinates with the City's affordable housing plan. The City targets funding for housing projects in the NRSA and again, the majority of CDBG funds are directed into the same area for housing improvements, preservation of affordable housing and the creation of new units. The City's Housing Trust Fund and the Inclusionary Zoning Ordinance are key City policies which create and retain affordable housing units. Recognizing the importance of other components needed to pull vulnerable residents out of long-term poverty, the City invests in targeted neighborhood revitalization that includes increasing economic development opportunities, removing barriers to economic opportunities and supporting the Livable Wage Ordinance.

Sustainable Economic Development Strategies – City economic development staff assist local businesses in growth and expansion to create and retain livable wage jobs.

Brownfield Remediation – City project staff coordinate the redevelopment of brownfields into both affordable housing and commercial space.

Neighborhood Revitalization Program – City project staff work to revitalize the NRSA by improving infrastructure and facilities.

Going beyond programs for which the City is responsible, here are examples of other programs to include. The Burlington Housing Authority integrates housing with economic opportunity through its Family Self-Sufficiency Program. The Chittenden Emergency Food Shelf, while providing food and groceries to the neediest families, also operates a Community Kitchen Academy program in conjunction with Vermont Foodbank to prepare low-income residents for entry level employment within the culinary-hospitality industry. The City supports, through CDBG, the Volunteer Income Tax Assistance programs, providing free tax preparation assistance to low-income taxpayers. This includes helping residents tap into the federal and state Earned Income Tax Credits, income-based property tax relief and the state renter's rebate, with residents receiving tax refunds often amounting to thousands of dollars. CDBG also supports microenterprise programs delivered by other nonprofits with a focus on women and refugee populations.

My Brother's Keeper/Interns/AmeriCorps

The City of Burlington's My Brother's Keeper Initiative is hosted by CEDO and has adopted two of the six cradle to career milestones and goals for MBK communities:

• Graduating from high school ready for college, job training, or career; and

• Staying on track, safe from violence, and provided second chances.

Burlington's program works with youth of color, low income youth, and first generation college youth – aged up to 24. CEDO AmeriCorps program goals support Burlington's MBK initiative, providing collective responses to pressing community issues, keeping youth on track and safe, promoting healthy lifestyles, accessing employment and educational opportunities, as well as creating system changes with youth to be successful leaders – through engagement in education and community.

The MBK Initiative works through four programming areas: Pathways programming, Leadership programming, Restorative practices, and Community partnerships and events.

Community Justice Center Programs

The City's Community Justice Center (CJC) provides a community-based response to crime and conflict utilizing the principles of restorative justice to mend the harm crime and conflict causes to victims, the community and offenders.

The CJC partners with the Burlington Police Department (BPD). Together they have developed several programs.

BPD has employed Community Policing since 1999. The BPD partners with stakeholders from other City departments, the community and service sectors to implement agreed upon solutions to problems. Examples include: compliance with liquor control laws and ordinances; quality of life in the downtown area; noise issues in neighborhoods near the University; and working citywide to reduce drug activity and keep roads and highways safe. The BPD still utilizes this model and in 2009 completed a community survey to assess the model and the community's most pressing safety concerns.

The **Community Support Program** makes a certified mediator available to City residents to help resolve neighborhood or neighbor disputes. The *Restorative Noise Program* provides a way for individuals to reduce their noise ticket fines by participating in an education and community service program.

The Parallel Justice for Victims of Crime program provides an internationally-recognized, innovative approach to serving crime. Two full-time advocates and a team of volunteers and interns reach out to every individual who reports a crime in Burlington. Last year, the team contacted 2,320 victims of crime to offer support and services. The program also uses donations and discounts from local businesses and community members to restore victims' safety, meet their basic needs, and affirm that the community cares about and wants to help those affected by crime.

The **Restorative Justice Panels** are comprised of community-based volunteers who meet with low-level offenders to assist them in restoring the harm that they caused to the victim and the community. The program receives cases from a wide range of referral sources: Burlington Police Dept, UVM Police Dept, Probation & Parole, Court Direct, and State's Attorney's Office & Dept of Liquor Control. The Panel's

mission is to hold an offender accountable for the effects of their actions on others. They discuss the circumstances and impact of the crime, how to make amends to those affected, and ways the offender can make positive and safe choices in the future. Last year, they had a 70% successful closure rate and an 85% successful victim contact rate.

The **Offender Reentry Program** assists individuals returning to the community after a period of incarceration. Services include workforce development, short-term case management and highly facilitated team mentoring for high risk/high needs individuals.

These CJC programs are seen as a cost-effective way to prevent individuals from entering the criminal justice system and/or preventing their costly re-incarceration after they've been released from prison.

SP-80 Monitoring – 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

CEDO maintains a monitoring policy that begins with a risk assessment for funded agencies. Monitoring includes both onsite visits and desktop monitoring. Visits include a fiscal and programmatic review of the agency's activities. Subrecipients are monitored for compliance with CDBG regulations and for success in carrying out the goals and objectives defined in their CDBG contract. Areas routinely reviewed include overall administration, program delivery methods, compliance with client eligibility determination, reporting systems, progress toward achieving contractual goals, adequacy of financial systems, and appropriateness of expenditures. Following the monitoring visit, agencies receive a letter detailing any concerns or findings. Agencies are normally given 30 days to provide the City with corrective actions taken to address any noted findings

HOME subrecipients are monitored through annual project reports to ensure compliance with rent and income levels and Property Standards. The City ensures compliance with HOME requirements via contracts, and reviews audits as well as project financials annually. Income eligibility of beneficiaries is reviewed along with the continuing affordability.

The City performs the following risk assessment and oversight activities for HOME Projects: financial statements and project pro formas are reviewed along with assets and management performance. Debt service coverage ratio must be 1:1 or better. The loan to value after rehab projects must not exceed 100%. No single loan/grant may exceed the HUD limit.

All HOME units must conform to Burlington's minimum housing code and to HUD's housing quality standards. Energy conservation improvements may be required per the City's HOME Program Property Rehabilitation Standards. Contractors must bid in accordance with federal, state and city requirements.

The City, as a local government, assesses a developer's capacity to complete a HOME project and the project's long-term viability before committing HOME funds. The City allocates HOME funds only to nonprofit organizations. The nonprofit housing organizations are very seasoned and have earned recognition from HUD and other national and international organizations. As part of the assessment, we review the staff of all potential HOME recipients. Being a small community, there is familiarity with these organizations. The projects are also reviewed in conjunction with the current and future market capacity for the project. Based on this analysis, monitoring of subrecipients and previous record of success, the City determines whether the HOME-funded developers have sufficient capacity to complete projects and ensure the long-term viability of HOME projects. There has not been a single failed HOME project since the City began administering HOME funds in 1992.

The Community & Economic Development Office (CEDO) has developed a web-based registry of self-certified DBEs and does outreach to local businesses to make them aware that the registry can help them access contracting opportunities. This registry, together with the state's online DBE registry, is available to city departments and to subrecipients for their procurement processes. Periodically CEDO publishes a public notice soliciting MBE, DBE, and Section 3 contractors for inclusion on the online registry. Further, CEDO's Housing Division works closely with the Economic Development team to reach

out to known MBE, DBE and Section 3 contractors to include on the list. Finally, HOME recipients are required in the written agreements to use the CEDO and State of Vermont registries, and to make the HOME-assisted project bidding opportunity available to MBE, DBE and Section 3 contractors.

Draft 2018 Action Plan Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

In this section, the City identifies the federal, state, local, and private resources expected to be available to the jurisdiction to address the priority needs and specific objectives in the Strategic Plan. The City's Entitlement includes CDBG and HOME funds. The City has also received a $2.4 million dollar Healthy Homes Lead Grant. There are local agencies that receive Essential Services Grant funding from the state. The City is the Collaborative Applicant for the McKinney-Vento Homeless Assistance Act funds but does not receive this funding; it goes directly to the local providers.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan $	Narrative Description
			Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	786,789	22,500	78,795	888,084	2,880,000	The City expects to leverage significant federal, state, local and private resources over the course of the Consolidated Plan.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	539,670	0	0	539,670	1,560,000	

Table 47 - Expected Resources – Priority Table

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Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City anticipates that approximately $15.3 million in Low Income Housing Tax Credits(not all allocated in the City) $ 17 million in Section 8 resources, and $1.1 million ($5.7 million over 5 years) in McKinney-Vento Homeless Assistance Act will be available to address needs and objectives identified in the Plan. (These are not resources that the City receives or controls.) The City also received a $2.9 million dollar Healthy Homes Lead Grant.

Overall, the City expects to leverage $25,532,000 in state, local, private and other federal resources for its CDBG- and HOME-funded activities. These are funds that the City and its subgrantees expect to raise for their budgeted activities as well as funds that the City expects outside entities to invest in development activities.

The City will meet or exceed the requirement that "contributions must total not less than 25% of funds drawn from the jurisdiction's HOME Investment Trust Fund Treasury account in that fiscal year," excluding funds drawn for administrative and planning costs pursuant to 24 CFR 92.207. Sources of matching funds include, but are not limited to, the Vermont Housing and Conservation Trust Fund, the Burlington Housing Trust Fund, waiver of impact fees, and private debt financing secured by property owners and nonprofit organizations.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

There is no City owned land or property that is appropriate to be used to address the needs identified in the Plan.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	DH 1.1 Protect the Vulnerable - New Perm Supp Hous	2018	2023	Affordable Housing Homeless	City-Wide	AFH - Increase Affordable Housing Opportunities	CDBG: $0 HOME: $0	Housing for Homeless added: 11 Household Housing Unit
2	DH1.2 Protect the Vulnerable New Special Need Hsng	2018	2023	Affordable Housing Non-Homeless Special Needs	City-Wide	AFH - Increase Affordable Housing Opportunities	CDBG: $0 HOME: $250,000	Rental units constructed: 70 Household Housing Unit
3	DH 2.1 Acquire/Rehab - Rental or Owner Units	2018	2023	Affordable Housing	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Maintain or Preserve Affordable Housing	CDBG: $50,000 HOME: $0	Homeowner Housing Rehabilitated: 5 Household Housing Unit
4	DH 1.3 Create New Affordable Housing	2018	2023	Affordable Housing	City-Wide	AFH - Increase Affordable Housing Opportunities	CDBG: $130,000 HOME: $495,000	Rental units constructed: 65 Household Housing Unit
5	DH 1.4 Promote new homeownership buyer assist	2018	2023	Affordable Housing	City-Wide	AFH -Housing Resources to LMI residents, homeowner	CDBG: $0 HOME: $0	Direct Financial Assistance to Homebuyers: 5 Households Assisted

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	DH 2.2 Protect the Vulnerable - Lead Hazard	2018	2023	Affordable Housing	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Maintain or Preserve Affordable Housing AFH -Housing Resources to LMI residents, homeowner	CDBG: $0 HOME: $0	Rental units rehabilitated: 30 Household Housing Unit Homeowner Housing Rehabilitated: 5 Household Housing Unit
7	DH 3.1 Protect the Vulnerable Hsng Retention Svcs	2018	2023	Affordable Housing Homeless Non-Homeless Special Needs	City-Wide	AFH - Maintain or Preserve Affordable Housing AFH -Housing Resources to LMI residents, homeowner	CDBG: $20,000 HOME: $0	Public service activities for Low/Moderate Income Housing Benefit: 100 Households Assisted
8	EO 1.1 Support Microenterprises	2018	2023	Non-Housing Community Development	City-Wide	AFH - Increase Employment/Economic Opportunities	CDBG: $96,352 HOME: $0	Businesses assisted: 60 Businesses Assisted
9	EO 1.2 Retain/Create Jobs	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH - Increase Employment/Economic Opportunities	CDBG: $55,000 HOME: $0	Jobs created/retained: 5 Jobs
10	EO 1.3 Reduce Economic Barriers - Early Childhood	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Reduce Barriers to Economic Opportunities	CDBG: $0 HOME: $0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 20 Persons Assisted

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	EO 1.4 Reduce Economic Barriers - Access Resources	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA	Reduce Barriers to Economic Opportunities	CDBG: $10,000 HOME: $0	Public service activities other than Low/Moderate Income Housing Benefit: 900 Persons Assisted
12	SL 1.1 Provide Public Services Homeless	2018	2023	Homeless	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	AFH -Housing Resources to LMI residents, homeowner Provide Public Services to At Risk Population Protect the Vulnerable	CDBG: $94,364 HOME: $0	Public service activities for Low/Moderate Income Housing Benefit: 45 Households Assisted Homeless Person Overnight Shelter: 350 Persons Assisted
13	SL 1.2 Provide Public Services	2018	2023	Non-Housing Community Development	City-Wide	Provide Public Services to At Risk Population Protect the Vulnerable	CDBG: $0 HOME: $0	Public service activities other than Low/Moderate Income Housing Benefit: 1 Persons Assisted
14	SL 1.3 Improve Public Facilities & Infrastructure	2018	2023	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA	Improve Public Facilities or Infrastructure	CDBG: $225,000 HOME: $0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 18000 Persons Assisted
15	SL 1.4 Remediation of Brownfields	2018	2023	Affordable Housing Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide	Clean-up of Contaminated Sites	CDBG: $0 HOME: $0	Brownfield acres remediated: 1 Acre

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
16	Planning and Administration	2018	2023	Planning, Administration, Fair Housing		Planning and Administration	CDBG: $157,358 HOME: $53,967	Other: 1 Other

Table 48 – Goals Summary

Goal Descriptions

1	Goal Name	DH 1.1 Protect the Vulnerable - New Perm Supp Hous
	Goal Description	New (11) PSH units will be dedicated within the Laurentide affordable housing development.
2	Goal Name	DH1.2 Protect the Vulnerable New Special Need Hsng
	Goal Description	Within the new Cambrian Rise development, 70 units dedicated to seniors will be constructed.
3	Goal Name	DH 2.1 Acquire/Rehab - Rental or Owner Units
	Goal Description	During this Action Plan, work will continue on the rehabilitation of multiple CHT rental units as well as CEDO's Housing Improvement Program for homeowners.
4	Goal Name	DH 1.3 Create New Affordable Housing
	Goal Description	During this Action Plan, CDBG and HOME funds will be used for the 76 unit Laurentide affordable housing development. Eleven of those units will be counted under PSH for the homeless but all the funding will be accounted for under this goal.
5	Goal Name	DH 1.4 Promote new homeownership buyer assist
	Goal Description	Although no CDBG funds will be allocated, it is anticipated that 5 LMI households will achieve homeownership via the Section 8 Homeownership Program or CHT's Shared Equity Program.

6	Goal Name	DH 2.2 Protect the Vulnerable - Lead Hazard
	Goal Description	During this Action Plan, 30 rental units and 5 homeowner units will receive lead hazard reduction services.
7	Goal Name	DH 3.1 Protect the Vulnerable Hsng Retention Svcs
	Goal Description	During this Action Plan, CDBG funds have been allocated to assist seniors to live independently through homesharing and senior services.
8	Goal Name	EO 1.1 Support Microenterprises
	Goal Description	During this Action Plan, the City will allocate CDBG funds for three microenterprise programs including a focus on women, refugees and businesses within the NRSA.
9	Goal Name	EO 1.2 Retain/Create Jobs
	Goal Description	During this Action Plan, CEDO's Sustainable Economic Development Program will deliver technical assistance and revolving loans to larger businesses who will retain or create jobs.
10	Goal Name	EO 1.3 Reduce Economic Barriers - Early Childhood
	Goal Description	During this Action Plan, no CDBG funding has been allocated to this goal however, the Early Learning Initiative will be awarding grants to agencies for expansion and possible scholarship funding.
11	Goal Name	EO 1.4 Reduce Economic Barriers - Access Resources
	Goal Description	During this Action Plan, CDBG funds will be allocated to assist with the implementation of the Volunteer Income Tax Assistance program.
12	Goal Name	SL 1.1 Provide Public Services Homeless
	Goal Description	During the 2018 Action Plan, CDBG funds will be allocated to assist with services for survivors of domestic violence as well as housing first case management services for persons experiencing homelessness who will received Shelter + Care vouchers for PSH. Housing Trust Fund dollars are also allocated as capacity grants for other shelter operations.
13	Goal Name	SL 1.2 Provide Public Services
	Goal Description	During this Action Plan, no CDBG funds have been allocated for additional public service activities.

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14	Goal Name	SL 1.3 Improve Public Facilities & Infrastructure
	Goal Description	During th2 2018 Action Plan, CDBG funds have been allocated for the renovation of 2 public facilities - a neighborhood community center and a recovery center.
15	Goal Name	SL 1.4 Remediation of Brownfields
	Goal Description	With no additional funds allocated from the 2018 CDBG allocation, the City will offer brownfield remediation to projects as the need presents itself.
16	Goal Name	Planning and Administration
	Goal Description	To support the capacity of the nonprofit institutional delivery structure in the City; pursue state and federal resources in support of City initiatives; implement City planning efforts; administer community and economic development programs; and support fair housing efforts in the City.

Projects

AP-35 Projects – 91.220(d)

Introduction

This part of the Action Plan provides a summary of the eligible projects and activities that will take place during the program year to address the priority needs and specific objectives outlined in the Strategic Plan. The eligible projects are associated with at least one priority need and at least one or more goals. During this Consolidated Plan, most activities will be grouped, whenever possible, into larger projects to highlight the themed target areas for funding. In addition, HUD has provided Goal Outcome Indicators to describe the planned accomplishments for each project.

Projects

#	Project Name
1	Housing and Homeless Services
2	Preserving & Increasing Affordable Housing Opportunities
3	Non-Homeless Housing Retention
4	MicroEnterprise Assistance
5	Neighborhood Development
6	Burlington's Sustainable Economic Development Program
7	Public Service Economic Opportunity
8	CDBG and HOME Administration
#	Project Name

Table 49 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The all-volunteer CDBG Advisory Board followed both the City's Anti-Poverty Strategy and Consolidated Plan priorities in their review of project applications

- CDBG Public Services areas were clustered in two groups, and each year applications are requested for a particular grouping. Two-year grants will be funded from the applications received each year. A minimum of 80% of the available funding will be earmarked for these 2-year grants for the themed impact areas. Programs will not be eligible to reapply until their area opens again, most likely in two years. This year applications were sought for Housing, Homeless and Health (with a focus on opioids) Programs. Economic opportunity programs could apply for the remaining 20% of available funding as annual (1-year) grants.

More focus will be placed on impact and moving people out of poverty and not numbers served. In addition, emphasis will be placed on projects that demonstrate efficiencies or collaboration, or a project

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proposal seeking to implement such efficiencies.

The biggest obstacle to addressing underserved needs continues to be insufficient resources. The City will continue to pursue additional federal, state and private resources but does not expect to overcome the obstacle of shrinking public resources. The City will also continue to work with partners to leverage funds, prioritize resources for those in greatest need and engage in collective impact initiatives.

Other obstacles to meeting underserved needs include:

- Limited land available in the city for housing and commercial development;
- Community tension between the need for development and the desire to preserve the status quo, between the need to rehabilitate and maintain the housing stock and the desire for architectural and historic preservation;
- The requirements around criminal, eviction and credit histories in rental housing placement and hoarding / housekeeping issues, as well as no cause eviction, in rental housing stability;
- The lack of availability of transportation, especially for residents with special needs and for second shift and weekend work, acerbated by a regional mismatch in the balance of job growth and housing development;
- Benefits “cliffs” which, together with a lack of understanding among residents, businesses and service providers about the asset and earnings limits that often vary between different income support programs, are a disincentive to increased earnings;
- Lack of small-scale risk capital financing;
- Non-accessible, and therefore non-functional, space in vacant upper stories of existing buildings; and
- A regional imbalance between the growth of regional employment and tax revenues and the budgetary burdens associated with its high concentrations of low-income residents, magnified by the high proportion of tax-exempt property within the City.

Community Development Block Grant (CDBG) - Entitlement 18
CDBG Advisory Board Funding Recommendations

2018 CDBG Applicants - Public Service					
Proj #	**Project/Program**	**Organization**	**Amount Requested**	**Recommended Award**	**Recommendation Based on Actual Funding**
	Housing				
PS1	HomeSharing for Burlington Residents**	HomeShare	$20,000	$20,000	$20,000
	Homelessness				
PS2	Safe Tonight**	Steps to End Domestic Violence	$30,000	$30,000	$30,000
PS3	Pathways Vermont Housing First Program**	Pathways Vermont Inc.	$97,000	$64,364	$64,364
PS4	Housing Support & Case Worker for People Experiencing Homelessness**	Community Health Centers of Burlington	$73,580	$0	$0
	Economic Opportunity				
PS5	Expanding Opportunities for Meaningful Summer & Afterschool Employment	Burlington Bicycle Project d/b/a Old Spoke Home	$7,177	$0	$0
PS6	Volunteer Income Tax Assistance Program	CVOEO -Chittenden Community Action	$10,000	$10,000	$10,000
PS8	YouthBuild Job Training	ReSource	* See DEV.		$10,068
	Health				
PS7	BCS Nutrition Program**	Burlington Children's Space	$35,400	$0	$0
		TOTAL AMOUNT REQUESTED	**$273,157**		
	Actual	AMOUNT AVAILABLE ENT 18	$118,018		
		AVAILABLE PREVIOUS ENT YEARS	$16,414		
	** Two Year Grants	**TOTAL AMOUNT AVAILABLE**	**$134,432**	**$124,364**	**$134,432**
		DIFFERENCE Still Available		**$10,068**	**$0**

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2018 CDBG Applicants - Development					
Proj #	**Project/Program**	**Organization**	**Amount Requested**	**Advisory Board Amount**	**Recommendation Based on Actual Funding**
	Housing				
D1	Laurentide Apartments aka Cambrian Rise	Champlain Housing Trust	$130,000	$130,000	$130,000
D2	YouthBuild	Resource	$54,631	$47,087	Unable to fund in this category per HUD
	Neighborhood Development				
D3	St. Joseph's Community Center aka Old North End CC	Champlain Housing Trust	$100,000	$100,000	$150,000
D4	A Place to Call Home	Turning Point Center	$75,000	$72,000	$75,000
	Economic Development				
D5	Women's Small Business Program	Mercy Connections	$25,000	$21,485	$25,000
D6	Financial Futures Micro Business Dev. Program	CVOEO	$46,352	$46,352	$46,352

2018 CEDO Grant Requests

Proj #	**Project/Program**	**Organization**	**Amount Requested**	**Recommended Amount**	
Economic Development					
	MicroEnterprise Technical Assistance Program	CEDO	$25,000	$25,000	$25,000
	Econ. Dev. Technical Assistance Program	CEDO	$55,000	$55,000	$55,000
Housing					
	Affordable Housing Initiatives	CEDO	$50,000	$50,000	$50,000

	Available for FY 18 CDBG Funding	**$511,413**		
	Available from Previous Ent Year	**$54,139**		
	Reprogram from cancelled project	**$8,242**		
	Total Available	**$573,794**	**Total Requested**	**$556,352**
	Contingency or Project Delivery			**$17,442**

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2018 HOME Projects

Project	Organization	HOME FUNDS
Juniper Apts. at Cambrian Rise	Cathedral Square	$244,729*
CHDO Operating Grant	Champlain Housing Trust	$26,983
CHDO 2018 Reserve Project	Champlain Housing Trust	$80.950
Reserved for HOME	TBD	$133,041

*With assumption that $25,271 in M17 HOME will go to this project

AP-38 Project Summary

Project Summary Information

No.	Project	Goals Supported	Geographic Areas	Needs Addressed	Funding
1	Housing and Homeless Services	SL 1.1 Provide Public Services Homeless	City-Wide - Local Target area	Protect the Vulnerable	CDBG: $94,364
	Description	To provide shelter, case management and services for our most vulnerable citizens who are homeless to include the chronically homeless and victims of domestic violence. This two year project begins in 2018 and continues until 2020.			
	Target Date for Completion	06/30/2020			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	STEPS to End Domestic Violence will serve 465 adults and 234 children. Pathways Vermont will serve 90 homeless individuals.			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	STEPS will assist clientele in a confidentially located shelter and Pathways will assist clients throughout Burlington.			

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	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	To provide shelter and case management services.			
2	Preserving & Increasing Affordable Housing Opportunities	DH 1.1 Protect the Vulnerable - New Perm Supp Hous DH1.2 Protect the Vulnerable New Special Need Hsng DH 2.1 Acquire/Rehab - Rental or Owner Units DH 1.3 Create New Affordable Housing DH 1.4 Promote new homeownership buyer assist DH 2.2 Protect the Vulnerable - Lead Hazard	NEIGHBORHOOD REVITALIZATION STRATEGY AREA - Strategy area	AFH - Maintain or Preserve Affordable Housing AFH - Increase Affordable Housing Opportunities AFH -Housing Resources to LMI residents, homeowner	CDBG : $180,000
	Description	To assist agencies that provide development and stewardship of permanently affordable homes including to build and/renovate affordable housing. To maintain affordable housing by providing lead hazard mitigation, healthy home rehabilitation and emergency rehabilitation. To assist low and moderate income residents to become homeowners with non-CDBG funds.			
	Target Date for Completion	06/30/2020			
	Estimate the number and type of families that will	76 households for Laurentide			

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	benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	5-7 households for the HIP program			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Laurentide will be constructed on North Ave. Single family rehabilitation projects will take place in the NRSA as a priority but may encompass other areas.			
	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	CHT as a CBDO will construct 76 new rental units with 68 restricted to serving LMI households. CEDO will administer the Housing Improvement Program for LMI owner occupied households needing emergency repair and assistance to remain safely in their homes. 62 new IZ units will be created in City Place Burlington and within other projects.			
3	Non-Homeless Housing Retention	DH 3.1 Protect the Vulnerable Hsng Retention Svcs SL 1.2 Provide Public Services	City-Wide - Local Target area	AFH - Increase Affordable Housing Opportunities AFH -Housing Resources to LMI residents, homeowner Improve Public Facilities or Infrastructure	CDBG : $20,000
	Description	To assist programs that keep non-homeless people living independently with dignity, respect and support services. A focus for the City remains on helping seniors to maintain their housing independence safely. This two year project will begin in 2018 and continue till 2020.			

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	Target Date for Completion	06/30/2020			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	190 persons will be served by Homeshare Vermont			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	City-wide			
	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Homeshare Vermont will provide a comprehensive screening and matching service for 190 individuals who need help to stay in their homes safely while providing affordable housing for individuals who need it.			
4	MicroEnterprise Assistance			AFH - Increase Employment/Economic Opportunities	CDBG : $96,352
	Description	This Microenterprise Assistance Program assists low and moderate income persons with starting, retaining and growing businesses with business and financial planning and provides classroom instruction and business planning models to local women and refugees. Programs included in			

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		funding in 2018 include the Women's Small Business Program, Financial Futures Micro Business Development Program and CEDO's MicroEnterprise Program.			
	Target Date for Completion	06/30/2019			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	CVOEO Financial Futures Micro Business Development Program will serve 160 LMI clients. Women's Small Business Program will serve 22 women. CEDO's Microenterprise Program will serve 80 people.			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)				
	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	All three programs will provide technical assistance, classes and individual direction to small businesses or start-ups.			
5	Neighborhood Development			Improve Public Facilities or Infrastructure	CDBG : $225,000

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Description	This project will develop and/or sustain public facilities in the NRSA: St. Joseph's Community Center, Turning Point Peer Recovery and with no new funding Foodshelf expansion and Westview House. No new funding for additional neighborhood revitalization efforts including the Urban Reserve, Champlain Parkway and 1812 Burial Project.
Target Date for Completion	06/30/2019
Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	ST. Joseph's renovation to O.N. E Community Center will serve an area-wide benefit. Turning Point Recovery Center will serve 3000 guests.
Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	NRSA
Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Public Facility renovations in the NRSA.

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6	Burlington's Sustainable Economic Development Program		City-Wide - Local Target area	AFH - Increase Employment/Economic Opportunities	CDBG : $55,000
	Description	To provide loans and technical assistance for area businesses for job creation/retention and business expansion.			
	Target Date for Completion	06/30/2019			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	5 jobs will be created or retained and 3 businesses expanded.			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Burlington			
	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Provide technical assistance and/or business loans for job creation/retention for Burlington businesses.			

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7	Public Service Economic Opportunity	EO 1.4 Reduce Economic Barriers - Access Resources SL 1.2 Provide Public Services	NEIGHBORHOOD REVITALIZATION STRATEGY AREA - Strategy area	AFH - Increase Employment/Economic Opportunities AFH - Increase Educational Opportunities Provide Public Services to At Risk Population	CDBG : $20,068
	Description	To provide services and/or training to enhance economic opportunities for LMI households. CDBG funds will invest in the Volunteer Income Tax Assistance Program as well as youth job training programs.			
	Target Date for Completion	06/30/2019			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	15 students will receive job training. 600 households will receive tax preparation assistance.			
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	Burlington's NRSA			
	Planned Activities (Note: Additional information for this	Job training program and income tax preparation assistance.			

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	discussion may be available on the AP-36 Project Detail screen.)				
8	CDBG and HOME Administration	Planning and Administration	City-Wide - Local Target area NEIGHBORHOOD REVITALIZATION STRATEGY AREA - Strategy area	AFH - Support Fair Housing Education-Equity Outreach Planning and Administration	CDBG: $157,358 HOME: $53,967
	Description	Administration funding for CDBG and HOME grants			
	Target Date for Completion	06/30/2019			
	Estimate the number and type of families that will benefit from the proposed activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)				
	Location Description (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)				

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	Planned Activities (Note: Additional information for this discussion may be available on the AP-36 Project Detail screen.)	To support the capacity of the nonprofit institutional delivery structure in the City; pursue state and federal resources in support of City initiatives; implement City planning efforts; administer community and economic development programs; and support fair housing efforts in the City.

Return to Annual Action Plan Projects

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AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Approximately 75% of the City's CDBG resources are directed to activities that target the City's Neighborhood Revitalization Strategy Area.

As of the 2010 Census the Target Area contains a composite low/mod percentage of low- and moderate-income residents of 68.5%, down from 71% during the 2000 census. However, the poverty level data for the target area, using the 2012-16 American Community Survey shows that of the total population in the target area, 33.8% are living below poverty level. For children under 18, 21% are living below poverty level. For the adult category ages 18-64, 36.5% are living below poverty level. For the category of seniors over the age of 65, 18.9% of the population is living below poverty level. The highest concentration of households living below poverty level exists in census tract 5 where more than half the population is living below poverty level.

Geographic Distribution

Target Area	Percentage of Funds
NEIGHBORHOOD REVITALIZATION STRATEGY AREA	75
City-Wide	25

Table 50 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The rationale for allocating investments into the NRSA is based on the levels of distress and high incidence of households living below poverty level in those census tracts. According to the Needs Assessment in the Consolidated Plan, there is a disproportionate need existing among several minority groups, and specific census tracts housed more minorities than others. Special needs housing resources appear concentrated in the New North End as a "Naturally Occurring Retirement Community." However, CDBG and HOME resources may be directed outside of the target areas based on individual household needs and on the City's desire to continue to have affordable housing, economic opportunity and a suitable living environment available to low- and moderate-income residents throughout the City.

Ninety-six percent of the CDBG and HOME resources will be invested to serve low- and moderate-income persons living in Burlington.

Discussion

The low/moderate income census information is displayed as an appendix.

Please note that Census Tract 7 has been renamed as Census Tract 39 in the updated census; additionally, Block Group 3 has been added, comprising roughly the University of Vermont bordered by

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Main St., East Ave., Champlain Ave., and University Place.

The most significant reductions in low and moderate income populations occur in Census Tracts 2 and 3. Census Tract 2, Block Group 2, saw a significant reduction in the percentage of low/moderate income residents, dropping from 45.8% to 29.68%, the widest decreasing percentage margin across all tracts. Census Tract 3, Block Group 1, also saw a notable decline in low/moderate income residents, from 84.5% to 70.62%. A considerable reduction in low/moderate income residents also took place in Census Tract 10, Block 2; 73.01% of residents are low/moderate income compared to 82.5% in the previous census.

However, some neighborhoods, particularly Census Tracts 4 and 5, have seen a moderate surge in low/moderate income population counts. Census Tract 4, Block Group 1, has experienced a 19.09 percentage point increase in low/moderate income residents, from 76.5% to 95.59% – the highest percentage among all Burlington census tracts in Chittenden County. In Census Tract 5, Block Group 2, the number of low/moderate income residents grew from 68.2% to 85.07%. Overall, the citywide percentage of low/moderate income residents increased by 4.84 percentage points, from 56.6% to 61.44%, suggesting a notable disparity in income demographics and income progress in different regions of the city in recent years, particularly among tracts identified as Neighborhood Revitalization Strategy Areas.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

Housing is the essence of Burlington's neighborhoods. Support for affordable housing allows elders to remain in the homes and neighborhoods they know. Homebuyer purchase and rehabilitation programs allow the next generation of residents to own and modernize older homes.

Affordable housing is a balance to economic development. In boom times, affordable housing ensures that there is housing for workers and that rising prices do not displace residents. In a troubled economy, affordable housing development is an economic engine and its subsidies ensure that low-income residents are not made homeless. Finally, the use of affordable housing to redevelop distressed neighborhoods prevents the loss of value of the surrounding properties and encourages long-term investment by other property owners.

This section of the Action Plan specifies the goals for the number of homeless, non-homeless, and special needs households to be provided affordable housing within the program year.

Discussion

All the citizens of Burlington have the right to live and raise their families in homes that are safe and sound, at a cost that allows them to afford the other necessities of life. The free market for housing is often not a fair market for low-income residents, including the elderly and disabled, as well as many workers whose wages have not kept up with housing costs. Without rehabilitation and/or general housing assistance, housing conditions will deteriorate or become expensive to maintain and push people from their homes and leave others with no homes at all.

planBTV, a product of the HUD Sustainable Communities Initiative Planning Grant, emphasizes ways to promote and improve mixed use and quality urban design, affordable and workforce housing and especially housing for the downtown. In addition, the City also participated in the regional HUD Sustainable Communities grant, the ECOS Plan, to integrate housing, land use, economic and workforce development, transportation and infrastructure investments. Ensuring the availability of a continuum of housing, for all residents of Burlington, continues to be a top priority for the City.

In the Mayor's and City Council's Housing Action Plan, 22 initiatives were outlined to decrease the cost of housing, increase the supply of housing and ensure Burlington is more affordable, inclusive, livable, walkable, sustainable, and vibrant for all its residents. The first section of the Plan focused on addressing some of the regulatory barriers that have limited Burlington's ability to create new subsidized and non-subsidized housing options over the last 15 years. In the second section, the Housing Action Plan focused on using existing municipal tools strategically and expanding public resources to develop perpetually affordable low-income housing, promote the value of inclusion described in the City's inclusionary zoning ordinance, and better support those not eligible for subsidy but unable to compete within Burlington's

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housing market.

The final three categories of the Plan, while in important ways related to the fundamental challenge in Burlington – a lack of housing stock – focused on continuing community challenges that extend beyond questions of supply and demand.

Since the passage of Burlington's Housing Action Plan in October 2015, the City has made progress in implementing specific proposals, For a fourth consecutive year, the Burlington Housing Trust Fund is being funded at almost twice its historic level, ongoing support has been provided to residents of the North Avenue Cooperative (formerly Farrington's Mobile Home Park) to improve their homes, and there's a monitoring plan for the first time of the permanent affordability of units created by the Inclusionary Zoning Ordinance. Progress continued, too, between the City and its partners - the University of Vermont and Champlain College - in the pursuit of strategies for housing college students to improve quality of life in near-institution neighborhoods and reduce pressure on rents to include one new residential building set to open in the fall of 2018 and a consultant's proposal for a neighborhood stabilization plan.

AFH Goals

With CDBG and HOME funding, the City will invest in affordable housing goals to increase the number of affordable units at Laurentide. The City will also assist with the repair or rehabilitation of at least 5 owner-occupied homes.

Continuing to further our AFH goals without specific Entitlement funds, the City plans to complete their review of the IZ ordinance and recommended changes as well as partner with CHT and BHA to encourage first time homeownership of LMI households. Between 2019-2020 there will be 55 new IZ units at BTC and continued preservation work at North Ave Co-op.

AP-60 Public Housing – 91.220(h)

Introduction

The Burlington Housing Authority completed the conversion of its public housing units to the Section 8 Project-Based Voucher Program through the HUD Rental Assistance Demonstration (RAD) program. Our jurisdiction no longer has any public housing units.

Actions planned during the next year to address the needs to public housing

Our jurisdiction no longer has any public housing units.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

BHA has formed a Resident Advisory Board (RAB) with representatives from the Section 8 program. The RAB meets periodically to provide input on BHA's Plans and Policies. BHA will provide continuing financial and staff support to any active resident association in its properties. One BHA program participant serves on the BHA Board of Commissioners.

BHA supports the Section 8 Homeownership Program.

BHA endeavors to provide a good living environment in its affordable housing developments through effective screening and strict lease enforcement. In addition to the Family Self-Sufficiency program, the Burlington Housing Authority supports programs such as the DREAM mentoring program and the Summer Lunch program. BHA has also initiated a Housing Retention program to work with residents who are at risk of losing their housing.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Burlington Housing Authority is not designated as troubled.

Discussion

The City will work with BHA to increase funding for resident service programs for its program participants, including the Family Self-Sufficiency Program, youth mentoring, homeownership, homelessness prevention, independent living and service-enriched housing.

BHA operates a very successful Section 8 Housing Choice Voucher Homeownership Option Program. Section 8 program participants are eligible and are encouraged to participate in this program. BHA's Section 8 Mortgage Assistance Program has been in operation since 1999 with over 100 households

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successfully transitioning from renting to homeownership. The City supports the implementation and continued availability of BHA's Section 8 Homeownership Option Program.

The Burlington Housing Authority's Family Self-Sufficiency Program moves families toward economic self-sufficiency through access to career counseling, job training, child care and other services, and through escrow accounts with funds made available to participants at the end of the enrollment period. The City supports BHA’s Family Self-Sufficiency Program.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

In this section of the Plan, the City addresses the one year goals and specific activities planned this program year to carry out the homeless strategy outlined in the Strategic Plan for the City's Five Year Consolidated Plan. Activities that will address outreach, emergency shelter, transitional housing, homeless prevention, housing placement, supportive housing and independent living are listed below and under the project section.

The Continuum of Care coordinates the implementation of a housing and service system, from outreach to housing to services, to meet the goal of keeping homelessness rare and brief in our community. Street outreach and outreach caseworkers serve to reach the chronically homeless, identify services and housing needed. Vermont 211, daytime shelter and meals served at both the Foodshelf and the Salvation Army provide points of contact for the homeless and referrals to services. Housing providers work to rapidly re-house and stabilize, especially using the Housing First model, for the chronically homeless. Supportive service providers add case management and assess needs for services. The Continuum as a whole has implemented a coordinated entry system and standardized assessment to enhance the current service delivery system.

The City serves as the Collaborative Applicant for the Chittenden County Homeless Alliance (CoC) and supports its applications for HUD and other funding to address both chronic and non-chronic homelessness. As part of the HUD Continuum of Care, the City and its Continuum partners have identified the need to better understand and improve performance measurements for participating agencies. The CoC implemented the Coordinated Entry System, has completed a review and reorganization of its governance structure to become Hearth Act compliant and has implemented with the Balance of State a joint HMIS system resulting in increased HMIS participation.

In 2014 several agencies partnered together to implement a 100,000 Homes Registry Week for the Greater Burlington Area. With the assistance of over 60 volunteers 205 homeless individuals were surveyed using the Vulnerability Index and Service Prioritization Decision Assistance Tool. This tool allowed participants to assess the mortality risk for those homeless in the City. Thirty percent of those surveyed scored at a high risk or chronic homeless. As a result of this effort and a continued use of the VISPDAT, coordinated entry, prioritization for those most in need on our community wait list, Chittenden saw a dramatic decrease in the number of chronic homeless during the last three years PIT count. This past year, the Alliance contracted with Community Solutions to conduct an Action Lab and with technical assistance, Chittenden plans to have an active Master List of homeless adults by June 30, 2018.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing

their individual needs

The Chittenden County Homeless Alliance (CCHA) serves the homeless in the Greater Burlington metropolitan area and direct services are delivered through a consortium of nonprofit organizations, faith-based organizations, housing developers, government agencies and the Burlington Housing Authority.

CCHA utilizes several outreach procedures to engage homeless individuals and families. These include services and outreach from the local food shelf, daytime drop-in shelter, and Salvation Army. A SAMHSA funded PATH grant funds outreach work in our community for two outreach positions to find and connect with the homeless who are mentally ill and difficult to engage, offering persons who are experiencing homelessness community-based services. A street outreach team, funded by our Police Department, Marketplace, City and local businesses, provides outreach to individuals, families with children, and youth sleeping on the streets in our downtown area. An Adult Local Interagency Team helps to identify unsheltered persons and provide consultation and expertise to help resolve difficult situations involving chronically homeless persons with multiple physical or emotional issues in securing and utilizing services. The goal of the team is to help keep these clients within the community and out of the correctional system, hospital, or residential services, while helping them get the support and services they need to be safe and successful.

These teams identify individuals and families who are homeless and connect them with our Coordinated Entry System. Coordinated Entry is a system to streamline access to housing supports and resources in Chittenden County. The system was developed to assess and match homeless households for eligible services based on vulnerability, sustainability and length of homelessness through a standardized, scored assessment. Each eligible household will be assigned a housing case manager and added to a master list of homeless households which is reviewed on a weekly basis by coordinated entry partners for appropriate housing opportunities.

Some of the goals for outreach this year include the following goals which are funded by a myriad of resources:

With CDBG funding from 2018, supportive housing services will continue to assist 60 chronically homeless individuals in the area with Pathways Vermont.

The SAMSHA funded outreach will also use the joint HMIS for input and tracking and refer clients to the Coordinated Entry System.

With CDBG funds from 2017, renovations to improve and expand the space at the Chittenden Emergency Foodshelf will go forward.

The Community Health Center of Burlington will continue to operate a Warming Shelter and with ESG/HOP funds maintain a coordinator to work with homeless (unsheltered) clients year round to ensure on-going case

management and connection to services and housing.

The Consolidated Plan supports outreach and homeless shelter services. New housing programs and applications for new housing are built on a Housing First model.

Addressing the emergency shelter and transitional housing needs of homeless persons

There are two emergency shelters serving single adults including veterans: COTS Waystation and ANEW Place. COTS operates the Firehouse and Main Street Family Shelters for households with children. COTS Daystation is a drop-in center for homeless adults and families. The confidential shelter operated by STEPS To End Domestic Violence serves homeless women and children fleeing domestic violence. Spectrum Youth and Family Services operates a shelter for homeless youth. Each shelter offers case management and housing search assistance to help participants move out of shelter into transitional or permanent housing, with necessary follow-up support for maintaining housing. It remains a goal of the Jurisdiction and the Continuum to increase the actual number of permanent housing and permanent supportive housing options, so that participants will have opportunities to quickly transition out of the emergency shelters. With CDBG funding, the following goal will be achieved: over 350 households, including adults and children fleeing domestic violence, will receive shelter and services through STEPS in the next year.

With local, state and other federal funding, two emergency family shelters will house up to 60 individuals through COTS. COTS will also serve 24 Veterans in transitional housing at Canal Street. Spectrum will house up to 8 youth in their emergency shelter and 8 in their Pearl Street SRO transitional housing. Single adults will have access to 56 emergency housing beds at Waystation and Anew Place and 11 individuals or family members will have access to emergency housing at COTS' Smith House. The City and the State are committed to maintaining a seasonal low-barrier shelter during the winter which is operated by Community Health Centers of Burlington.

ESG funding is used for emergency shelter operations and case management, and HMIS. In the current ESG program year, 64% of HUD ESG funds were allocated to emergency shelter, 24% to Rapid Re-Housing and 12% to HMIS.

In addition to these programs, the State of Vermont serves the homeless who qualify with an Emergency Services Motel Voucher program with cold weather exemptions available to those in need when temperatures drop below freezing. Harbor Place, a former Econo-Lodge in Shelburne, provides up to 55 beds of temporary housing. Units include single rooms with refrigerators and microwaves and one- and two-room kitchenette units. Homeless guests include DV victims, those with severe mental illness, as well as the general homeless population. Onsite service providers include CVOEO, Safe Harbor (which includes some medical care onsite), STEPS, Howard, and Reach-Up. Case managers are available 40

hours/week. There is a property manager onsite at night as well as during the day and on weekends.

Transitional Housing is provided by several member agencies of the Continuum. COTS provides transitional housing to homeless individuals and families. The Howard Center's Transitional Housing Program provides housing for 6 homeless persons with mental illnesses. Spectrum provides transitional housing for youth in the community. STEPS delivers transitional housing options for victims of domestic violence. Transitional housing is available for women exiting corrections. Veterans have transitional housing opportunities in nearby Winooski.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The City of Burlington is committed to the retention of affordable housing units with expiring tax credits and commits local, state and federal resources to this goal. Keeping the inventory of affordable units as well as increasing the number of affordable housing units are key to helping our most vulnerable residents remain housed.

The Continuum and its partners are committed to transitioning homeless persons into permanent housing and have implemented the coordinated entry system and a standard assessment tool to facilitate this goal. Additionally, the Homeless Management Information System (HMIS) is used to create a Community Master List of persons experiencing homelessness prioritized by vulnerability. The CES and CoC-funded PSH projects and agencies utilize the Housing First model and rapidly re-house chronic homeless with a high success in clients who maintain their housing. Over the past 4 years, VT-501 CoC has experienced a 45% drop in chronic homelessness and hopes to eliminate chronic homelessness for adults and veterans during this 5-year Consolidated Plan.

Burlington agencies utilize a range of housing retention programs to assist at risk households in maintaining their housing. These services include any wrap-around support services, a hoarding task force, landlord advocacy, and a Risk Guarantee Fund used to mitigate risks on the most hard to house persons. Our local Continuum continues to advocate for increased state resources such as the Rental Subsidy Program and the Mental Health Subsidy Program that can be used to help keep at-risk families housed.

Community-based organizations provide job training and placement, substance abuse counseling and referrals for treatment, medical and dental care, legal advocacy and representation, mental health

counseling and residential treatment programs, child care, housing search assistance and security deposit assistance to help homeless families transition to permanent housing and independent living.

The CoC partners with local and state organizations and landlords to combat homelessness among veterans. Previously unidentified veterans were enrolled in VA care and many are housed through VA housing programs. Canal Street in Winooski houses 18 veterans in transitional housing and veterans have priority status for 12 permanent housing units at the same location. Thirty-seven VASH vouchers are administered in Chittenden County. Outreach has increased to local veterans at our shelters due to a local VA case manager who serves on the CoC steering committee. The Housing First approach is used within HUD VASH. Also, housing retention and rapid re-housing with low-income veteran families is addressed with two Supportive Services for Veteran Families grants. The VA maintains a state-wide by name list and reviews cases on a monthly basis.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Several agencies administer prevention services including home heating fuel aid, transportation, housing navigation, tenants' rights advocacy, and legal assistance. The Housing Opportunity Program (funded by the State of Vermont and administered at local agencies), also provides case management, short term rental subsidies, and back rent, along with case management for low income individuals and families at risk of losing their housing.

Youth exiting foster care in Vermont have two primary supports that protect them from being discharged into homelessness as they exit legal custody at age 18: the Youth Development Program funded with federal Chafee Foster Care Independence Program and state funds & Act 74 Youth in Transition Extended Care Program. These programs are in addition to the programming run directly by the VT AHS-Dept. of Children & Families Services. In this program, a number of youth formerly in foster care are supported with case management and connected to long-term rental assistance with local Housing Authorities, including a VT State Housing Authority Sect. 8 HCV waitlist preference for youth aging out of foster care as part of the HUD Family Unification/Youth-in-Transition Programs. Some live on campus at area colleges to pursue education. The College of St. Joseph in Vermont specifically helps foster youth transition to college by providing year-round housing and support services, and the Adult Living Program provides a stipend for households willing to host an 18 to 22 year old leaving foster care.

Hospital patients are routinely discharged to their previous residence, a nursing home, or medical

respite beds. McKinney Vento funded programs used as needed include emergency shelters and some transitional/permanent housing programs when appropriate. In addition, the UVM Medical Center has invested significant funds in providing respite beds at Harbor Place (temporary housing for the homeless) which has had successful outcomes for clients. UVMMC and Champlain Housing Trust are partners in repurposing the BelAire, a local motel, for medical respite and permanent housing.

Persons discharged from a mental health treatment or community bed receive state-funded assistance through the VT Dept. of Mental Health Subsidy & Care Program, VT DMH Housing Contingency Fund and the VT DMH Housing Recovery Fund. In addition, state agencies collaborate with the Burlington Housing Authority, and other affordable housing agencies to utilize Section 8 Housing Choice Voucher Programs for tenant-based and project-based rental assistance units funded by the Low-Income Housing Tax Credit Program. Patients are routinely discharged to Howard Center transitional or step-down programs such as Second Spring, Meadowview, Next Door Program, and 72 North Winooski group home which are not McKinney Vento funded programs. Some persons leaving corrections can go to their previous residence, a transitional housing program for offenders, or to live with family. Northern Lights is an 11-bed supportive home for women returning from prison. The women's rent is subsidized while in the house (if they qualify), and upon successful completion of the program, they are given a Burlington Housing Authority (BHA) Section 8 housing choice voucher to take into the community. Dismas House serves 10 residents. Phoenix House RISE houses men out of prison and in early recovery from substance abuse for 3 to 24 months.

Discussion

Veterans and their families have both transitional and permanent housing options and services available to them along with specialized outreach, assessment and additional services to meet their unique needs. The National Hotline refers calls directly to the area case manager; VASH vouchers are administered locally and through new grant programs, and a Housing First model will be implemented for any chronically homeless veterans.

Unaccompanied youth have emergency shelter, transitional and permanent housing options available to them along with specialized outreach and services to assist them in learning to live independently, set goals and complete their education.

Frail elderly and those with special needs are served through Cathedral Square and Ethan Allen Residence where 72 Burlington seniors will receive Level Three care. Through the Homeshare program, over 50 elderly and/or disabled will be able to remain safe in their homes with 2018 CDBG funds. Complex case management will assist 40 high risk seniors with services to remain housed

independently as well with no additional fund this year.

Service-enriched housing needs for the population with severe mental illness range from affordable, independent apartments with support services provided by visiting mental health workers to 24-hour supervised "group home" settings. There is a need for additional supportive housing at all levels for those living with severe mental illness.

According to a national Survey on Drug Use and Health prepared by the U.S. Substance Abuse and Mental Health Services Administration (SAMSHA) 2012-14, an estimated 2.95% of the Champlain Valley's population, ages 12 and older need treatment for an illicit substance abuse problem. Residents would also require affordable, appropriate, alcohol-free and drug-free housing with a range of management and supportive services, from a high level of on-site management (for treatment and early recovery) to self-management in housing such as Oxford Houses to self-management in an at-home setting.

Nineteen individuals are served with HOPWA through three member agencies of the CoC - Vermont Cares, Champlain Housing Trust and the Burlington Housing Authority.

All these projects and activities will be undertaken during this next year to address the housing and supportive services needs for persons with special needs.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The City has addressed the barriers to affordable housing under the Market Analysis and Strategic Plan sections of the Consolidated Plan. There is a limited supply of housing units at all levels of the market and a low vacancy rate exacerbates the issue. In addition, our extensive student population creates a significant impact on Burlington's housing market. Over the years, many traditional single family homes have been converted to student housing to accommodate the market, creating both an impact on the cost of housing and the change in neighborhoods. Burlington has a significantly higher percentage of renters and the cost of rent is increasing at a higher rate. Not only is the cost of housing high and the availability low, but the condition of the City's housing is noted as the 7th oldest housing stock in the nation. Public policies that are controlled at the local level which impact the cost of housing include policies on historic preservation and lead safe paint practices. These homes need energy efficient upgrades, lead-based paint hazard reduction, and other rehabilitation to make them safe, affordable and sustainable over the long term. The cost of housing is also impacted by accessibility and fire safety public policies. In conjunction with planBTV and the Housing Action Plan, these concerns will be examined in order to facilitate infill development and diversified housing options in the City and especially in the downtown area.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

In the Mayor's and City Council's Housing Action Plan, 22 initiatives were outlined to decrease the cost of housing, increase the supply of housing and ensure Burlington is more affordable, inclusive, livable, walkable, sustainable, and vibrant for all its residents. The first section of the Plan focused on addressing some of the regulatory barriers that have limited Burlington’s ability to create new subsidized and non-subsidized housing options over the last 15 years. In the second section, the Housing Action Plan focused on using existing municipal tools strategically and expanding public resources to develop perpetually affordable low-income housing, promote the value of inclusion described in the City’s inclusionary zoning ordinance, and better support those not eligible for subsidy but unable to compete within Burlington’s housing market.

The final three categories of the Plan, while in important ways related to the fundamental challenge in Burlington – a lack of housing stock – focused on continuing community challenges that extend beyond questions of supply and demand.

The City of Burlington has long prioritized creating affordable housing for low- and moderate-income residents throughout the City while still addressing affordability concerns among other socioeconomic

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demographics. Additionally, the City continues to develop housing solutions and policies to combat its notably low vacancy rate and ensure quality housing and conditions for tenants, landlords, and homeowners.

Since the passage of Burlington's Housing Action Plan in October 2015, the City has made progress in implementing specific proposals, For a third year, the Burlington Housing Trust Fund is being funded at almost twice its historic level, ongoing support has been provided to residents of the North Avenue Cooperative (formerly Farrington's Mobile Home Park) to improve their homes, and there's a monitoring plan for the first time of the permanent affordability of units created by the Inclusionary Zoning Ordinance. Progress continued, too, between the City and its partners - the University of Vermont and Champlain College - in the pursuit of strategies for housing college students to improve quality of life in near-institution neighborhoods and reduce pressure on rents to include one new residential building set to open in the fall of 2018 and a consultant's proposal for a neighborhood stabilization plan.

Burlington's CEDO staff partnered with a group of service providers and Planning and Zoning to amend the zoning ordinance to include a category for emergency shelters. This omission has been a barrier to establishing a warming shelter in the City. The ordinance change was approved in 2017.

Discussion:

The City continues to extensively review barriers to housing affordability and the creation of both affordable and market rate housing, exploring all aspects of the development review process, zoning application fees, and inclusionary housing requirements with an emphasis on addressing challenges most often raised by developers. To this end, in November 2017, the City adopted planBTV: Downtown Code (form-based code), intended to foster more predictable built results, regulating all development in the Downtown and Waterfront area. The City has also undertaken a thorough evaluation of its Inclusionary Zoning ordinance and a working task force has reviewed the recommendations from the consultant. The next step is public comment and City Council review. The City also reviews parking requirements, including limitations on height, maximum lot coverage and density, and additional municipal practices and policies. As regards reducing regulatory barriers and disincentives to new housing production, in December 2015, the City Council adopted the Downtown Parking & Transportation Management Plan. Since then, a number of recommendations have been implemented, including investments of about $9 million in three City-owned garages, the placement of smart meters which has seen a 100% increase in parking revenue in the downtown core and the "opening up" of privately owned parking assets to the public to increase the amount of parking available during peak times. Finally, the City will continue to work with the Vermont Legislature to ensure fair property tax policy for deed-restricted, perpetually-affordable owner-occupied homes. There are over 200 such

homes in Burlington and the City will continue to advocate for taxation based on the restricted value of the subjected homes.

AP-85 Other Actions – 91.220(k)

Introduction:

The City anticipates that 96% of its CDBG resources this year will be spent to benefit low- and moderate-income residents. The City will continue its commitment to the preservation of affordable housing unit and actions that will foster and maintain affordable housing in Burlington.

In addition, the City, through the Community and Economic Development Office, will diligently work to reduce lead-based paint hazards in the homes of local residents and has applied for a new round of funding.

The activities listed in this Action Plan work to reduce the number of households in poverty; and with enhanced coordination with nonprofit partners, services will have a greater impact on this goal.

Actions planned to address obstacles to meeting underserved needs

As identified in the Consolidated Plan, the principal obstacle to meeting underserved needs is insufficient resources. The City will continue to grow the grand list, pursue additional federal, state and private resources, but does not expect to overcome the obstacle of shrinking public resources. The City will also continue to work with partners to examine obstacles such as benefits cliffs and to advocate for appropriate policy changes. In addition, the City will encourage local agencies to explore ways to deliver services in a more cost-effective and efficient manner, prioritize resources to serve the most in need, as well as cooperate between agencies.

For more than a decade, the network of community-based services that support the social, educational, physical, mental and financial well-being of families and individuals in Vermont has been under financial pressure. Funding has been eroding or stagnant while the number of families and individuals needing services has increased, and in many cases, their needs have become more acute and complex. Many service providers alike have had to reduce capacity to operate within their budgets as available state and federal resources have not kept pace with need.

In response to these conditions, service providers also have increased their efforts to find economies of scale, evaluated the effectiveness and appropriateness of the services they provide, experimented with innovation, trimmed the frequency and intensity of services, and sought funding from foundations and other philanthropic sources.

During the past year, the collaboration of funders that formed to explore how they might better leverage opportunities and challenges to create greater impact through collaborative investment,

focused their efforts in two areas:

- What are the most appropriate and constructive ways for funders to work in and with communities to solve complex problems?
- Are there ways to share information or tools that could be developed to insure that the combined, individual activities of partners, adequately address needs in a mutually reinforcing manner?

The group chose to approach this work by focusing in an area of shared priority – homelessness. By the end of the year, the group had engaged in an in-depth solution development process based on human-centered design and identified key elements of a system that could be open, transparent and support alignment of diverse types of investment.

Actions planned to foster and maintain affordable housing

During the next program year, the City will continue to implement its Inclusionary Zoning and Housing Preservation and Replacement ordinances but also consider appropriate revisions to those ordinances; to provide CDBG and HOME funding to nonprofit housing developers to develop, renovate and preserve affordable housing; and to support the facilitation of the transfer of ownership of housing with expiring subsidies from the private sector to nonprofit ownership, thus assuring their perpetual use as affordable housing. The City will explore Housing Action Plan strategies to expand accessibility, universal design and accessory dwelling units, along with other creative solutions to provide housing for our increasing aging population. In addition, the Plan suggests strategies to increase student housing thereby releasing units to low/moderate and market rate renters. The City will look for ways to increase homeownership opportunities per the Assessment of Fair Housing and partner with local agencies to explore a coordination of housing retention efforts.

Actions planned to reduce lead-based paint hazards

In January 2018, the City of Burlington received a $2,500,000.00 Lead-Based Paint Hazard Control grant from the Department of Housing and Urban Development and a $400,000.00 Healthy Homes grant to complete work on 163 housing units by January 2021. These funds are administered through the Community and Economic Development Office by the Burlington Lead Program to reduce lead-based paint hazards and healthy homes hazards in eligible units to eliminate childhood lead poisoning and make homes healthier to live in. From July 1, 2018 – June 30, 2019, the Burlington Lead Program plans to evaluate 40 units for lead-based paint and other health hazards, reduce lead-based paint hazards in at least 36 housing units and reduce other health hazards in 25 housing units, conduct 18 community

outreach and education events and provide lead-safety training to at least 80 individuals.

Actions planned to reduce the number of poverty-level families

All of the activities funded through the City's CDBG and HOME programs are ultimately directed at reducing the number of people living in poverty, providing for basic needs or preventing individual/family poverty in Burlington.

To provide for basic needs, the City will continue to manage the project which is expanding the Chittenden County's Foodshelf's facility to provide food and meals for those most vulnerable. CDBG funds will invest in programs serving the homeless with shelter and services and moving people into permanent housing.

To move individuals/families out of poverty, CDBG funds will invest in the Volunteer Income Tax Assistance program as well as job training, and small business assistance.

To prevent poverty, the City will continue to invest in the preservation and construction of affordable housing with Champlain Housing Trust's Laurentide project as well as CEDO's Housing Improvement Project. Working with Mercy Connections, CDBG funds will be used to assist women with starting small businesses and becoming self-sufficient. Working with CEDO economic development staff, technical assistance will be provided to low-income entrepreneurs who want to move into business ownership. Clients include refugees as well as other residents, and the program offers ongoing support to help them sustain their businesses. Working with Financial Futures, CDBG funds will be used to assist refugees and other specific populations in their micro-business development program.

With CDBG investments, Champlain Housing Trust will renovate St. Joseph's School into a vibrant community center. Serving the City's lowest income and most diverse neighborhood, this community center will build a strong sense of community, reaching hundreds of families with services and activities to move them out of poverty as well as prevent poverty. CDBG will also invest in a renovation for a permanent home for the peer recovery program at Turning Point Center.

In addition, the City will continue to enforce its Inclusionary Zoning and Livable Wage ordinances. If funded, CEDO will run an AmeriCorps program providing educational opportunity for youth of color and other underserved populations through training and mentoring to decrease barriers to success in STEM education and employment. Our AC Program provides innovative responses to pressing community problems and greater access to services for low income, minority, and other underserved populations.

In addition, the City will continue to support the Community Justice Center and its anti-poverty

programs in the areas of community and restorative justice.

The City continues work on a variety of development projects that contribute to economic growth and help to grow the grand list. Development projects include the redevelopment of CityPlace Burlington (formerly Burlington Town Center), a major innovative public-private partnership; Cambrian Rise, a 700 mixed-income residential unit development, including 125 affordable housing units on the edge of the Old North End in Burlington and street renovations downtown, a new Harbor Marina and beginning plans to renovate and re-use Memorial Auditorium. Across these development projects, hundreds of temporary construction and permanent jobs will be created, leading to increasing employment, higher growth and poverty reduction. Further, the City is re-activating the Burlington Revolving Loan Fund (RFLF) to provide small loans to eligible businesses with special consideration to those that have the capacity to create jobs, and/or owned by women, minorities, and low to moderate income individuals.

Actions planned to develop institutional structure

A definite challenge for the Community & Economic Development Office will be to effectively adapt its institutional structure to meet the changing needs of a challenging fiscal environment. In a time of significant budget reduction and the possibility of program elimination, the Office will need to find ways to implement, oversee and monitor programming more efficiently and more effectively to meet increasing demands for services and funding with considerably fewer resources.

The Collective Impact, a multi-stakeholder group initially organized by the United Way, continues to build institutional structure around results based accountability and collaborative problem solving including a funding collaborative partnership.

The Chittenden County Homeless Alliance, through its governance reorganization and common agenda plans to use administrative backbone support to increase institutional capacity within their collaborative structure.

The City launched its My Brother's Keeper (MBK) Initiative in May of 2016. MBK nationally seeks to address opportunity gaps facing youth, particularly boys and young men of color. CEDO and the AmeriCorps team are coordinating to offer information and opportunities for jobs and internships, and gather youth feedback on opportunities for new support and services.

CEDO will build on partnerships to develop MBK programming and opportunities for youth to include a County Youth Leadership Conference, a Youth Job Fair and to supplement MBK programming with an expanded AmeriCorps program in 2018. CEDO continues to develop the City internship program and to promote youth on boards.

Actions planned to enhance coordination between public and private housing and social service

agencies

In order to enhance coordination between public and private housing and social service agencies, several community-wide initiatives are utilizing collective impact principles. These initiatives are deciding on a common agenda to keep all the various organizations moving toward the same goal. Agencies agree on common progress measures and use a data-driven approach to review outcomes. Rather than working in silos or duplicating activities, the organizations leverage mutually reinforcing activities to move toward the progress envisioned. With clear and frequent communication and one specific organization taking on the role to manage the collaboration, these initiatives are enhancing coordination and cooperation. One specific example of this is the work of the Chittenden County Homeless Alliance. The Community & Economic Development Office coordinates with the Chittenden County Homeless Alliance, Continuum of Care to address homelessness (including for-profit and nonprofit housing entities and service providers). CCHA has a common agenda and performance measures. Coordinated entry for permanent housing meets and refers clients for housing and services. The current Housing Resource Team continues to work collaboratively through public, private housing and social service agencies. In another example, a group of agencies including United Way of Northwest Vermont and the City of Burlington via Burlington Police Department, the Agency of Human Services and the University of Vermont Medical Center, Vermont Department of Health, and others are part of a collective impact project regarding the burgeoning opioid addiction crisis impacting our area.

AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

Introduction:

In this section, the City addresses the program-specific requirements for the Annual Action Plan. The two specific programs addressed in this section are CDBG and HOME.

Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	**0**

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	96.00%

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

   All HOME funds are invested in a manner consistent with 24 CFR 92.205(b)(1). Specifically, HOME

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funds are invested in interest-bearing and non-interest-bearing amortizing loans and in deferred loans and grants.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

   For homebuyer projects where the Program provides HOME funds for low-interest loans for eligible homebuyers to assist with down payment and closing costs on eligible two to four unit owner-occupied properties, the Program uses “recapture” provisions per 92.254(a)(5)(ii). These loans are secured by subordinate mortgages. When properties assisted with HOME funds for this purpose are sold, transferred, or if the primary residency is violated, then the full amount of the loan plus any accrued interest is to be repaid to the Program. Only the direct subsidy (down payment assistance, closing costs, or other HOME assistance provided directly to the homebuyer and/or the difference between the fair market value of the property and the reduced sales price attributable to HOME development assistance) is subject to recapture. However, the recapture amount shall not exceed the amount available from net proceeds. The net proceeds are the sales price minus loan repayment(s) (other than HOME funds) and closing costs. If this repayment occurs during the HAP, then the funds are not considered to be program income. If this repayment occurs after the HAP, then the funds are considered to be program income. The written agreements shall include language that makes it clear that recaptured funds after the HOME Affordability Period shall be considered program income.

   When a property owner assisted with HOME funds for this purpose refinances their principal mortgage, the Program shall consider executing a subordination agreement upon receiving a written request with sufficient documentation on current fair market value and proposed refinancing amount. When considering such requests to subordinate its HOME mortgage, the Program shall require that the loan-to-value ratio be no greater than 100%.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

   Resale Policy for HOME Subsidy on Owner-Occupied Homes: For homebuyer projects which are developed by nonprofits and which have perpetual affordability, the City uses “resale” provisions per 92.254(a)(5)(i) when HOME funds are used. During the HOME affordability period, the property must be sold to a low-income homebuyer. The original buyer of the HOME unit shall receive fair return on investment. The Burlington HOME program defines "fair return" by the following formula: Fair Return = Sale Price - Outstanding Mortgage Debt - 75% of the market appreciation (if any) + the capital improvement credit. The Program defines capital improvements as any investment in the

house that is not considered maintenance. Items like appliances, flooring, painting, roof, heating systems, electrical or plumbing are considered maintenance and not eligible. Most common capital improvements are finishing basements, adding decks, garages, sheds, square footage, baths, or upgrades in flooring or kitchens. This definition of “Fair Return” will typically return to the seller their original equity investment if the original purchase price is less than or equal to the sale price to the new buyer. In the event that a HOME “resale” unit sells for less than the original purchase price, then the difference comes from a reduction in the seller’s equity (from their down payment and/or reduction of loan principal). This is the equity sharing formula used by both the Champlain Housing Trust and Green Mountain Habitat for Humanity. The Burlington HOME program defines "affordable to a reasonable range of buyers" as a home where the sum of the annual loan principal, interest, taxes, and insurance is less than 33% of the household's annual gross income.

The Program shall not allow the resale of a HOME-assisted unit to a subsequent homebuyer who is not low-income. When a HOME-assisted homeownership unit that is encumbered (through the requirements of another funding source such as the Vermont Housing and Conservation Board (“VHCB”)) with covenants ensuring perpetual affordability for households below 80% of area median income is sold, resale provisions ensure compliance with the HOME affordability requirements. HOME funds which go into homebuyer units are typically, but not always, grants. The Program does not recapture the HOME funds unless the VHCB covenants are extinguished and the affordability is no longer ensured. The only scenario where the Program can envision requiring repayment of the above funds is if a) the HAP had expired and b) the statewide funder, the VHCB (which requires permanent (99 Year) affordability), for whatever reason choose to extinguish their covenants and the project effectively was leaving the permanently affordable housing stock.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

   Multi-family projects developed by locally-based housing organizations that receive HOME funds for rehabilitation may utilize HOME funds to refinance existing debt, consistent with 24 CFR 92.206(b)(2), if they meet the following guidelines:

- Refinancing is necessary to permit or to continue affordability under 24 CFR 92.252;
- Rehabilitation is the primary eligible activity. A minimum of $7,500 of rehabilitation per unit is required;
- The grantee must demonstrate management capacity and practices that ensure that the long-term needs of the project can be met, and the targeted population can be served over an extended

affordability period;

- The grantee must demonstrate that the new investment is being made to maintain current affordable units, to create greater affordability in current affordable units, or to create additional affordable units;
- The minimum HOME affordability period shall be 15 years, and all HOME-assisted projects developed by locally-based housing organizations are required to be perpetually affordable;
- Refinancing will be limited to projects that have previously received an investment of public funds;
- HOME funds may be used for refinancing anywhere in the City of Burlington;
- HOME funds cannot be used to refinance multi-family loans made or insured by any Federal program, including CDBG.

Discussion:

It is the policy of the City of Burlington HOME Program to provide information and otherwise attract eligible persons in the housing market area to available housing constructed or rehabilitated under the HOME Program without regard to race, color, national origin, sex, religion, sexual orientation, familial status, receipt of public assistance or disability. The City of Burlington HOME Program incorporates the Equal Housing Opportunity logo in its letterhead, press releases and advertisements. For projects where five or more units are being assisted with HOME funds, grantees receiving HOME funds are required to contact one or more of the following agencies before filling vacancies during the HOME affordability period as stated in the HOME Program Loan/Grant agreement: local or State Housing Authority, Community Action agencies, area Mental Health and Mental Retardation agencies, area Office on Aging agency, area homeless shelters, the Department of Social Welfare, Committee on Temporary Shelter, Vermont Center for Independent Living or any statewide handicapped accessibility clearinghouse, area AIDS service organizations, medical centers, schools, municipalities and any other social service agencies. Any advertisement of vacant rental or ownership units during the HOME affordability period must include the equal housing opportunity logo or statement. Advertising media may include newspapers, radio, television, brochures, leaflets, or simply a sign in a window. Housing borrowers, grantees or property management agents must display the fair housing poster in areas that are accessible to the public. Property owners or their management agents must maintain a file containing a record of all marketing efforts (e.g., copies of newspaper ads, copies of letters). The City's HOME Program monitors compliance as part of its ongoing monitoring process. Where noncompliance is discovered, the HOME Program will provide technical assistance to secure voluntary compliance. If this proves unsuccessful, the HOME Program will refer aggrieved parties to appropriate entities to seek redress.

The City's HOME program uses the HOME affordable homeownership limits provided by HUD for homebuyer assistance and for rehabilitation of owner-occupied single family housing. When using HOME funds with non-profit projects, the City accepts applications on a rolling basis and distributes

funds as available to eligible and viable projects. Detailed information on applicant eligibility and how to apply can be found on the CEDO's website. The City does not limit or give preference to HOME applicants or beneficiaries.