

**Agenda Summary**  
**September 11, 2024**

**Agenda Summar No. B-1**

**VCDP Grant Application to Advance Merger between Lamoille Housing Partnership and Downstreet Housing & Community Development - Public Hearing**

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**Summary:** Enclosed is an email from Lucy Leriche, Interim Director of Lamoille County Housing Partnership, requesting the Town of Stowe “sponsor a Vermont Community Development Program Grant to be passed through to Downstreet Housing & Community Development and Lamoille Housing Partnership for the purposes of advancing a merger between our two organizations.”

The email goes on to state, “We believe the merger will result in more sustainable resources and capacity for affordable housing development and stewardship for our region into the future.... If the Stowe Selectboard is in favor of sponsoring the grant, we propose warning the public hearing for your regularly scheduled selectboard meeting on August 28<sup>th</sup>.”

This time has been set aside for a public hearing and to consider approving submittal of the application. Also, to consider adopting the enclosed Resolution for VCDP Grant Application Authority that would establish Angie Harbin of Downstreet Housing as the contact person and the Town Manager as the designated Municipal Authorizing Official. For your reference, enclosed is a letter of support from the Lamoille County Regional Planning Association indicating that the project is consistent with the Regional Plan.

**Town Plan Impact:** Conforms with and carries out the town’s adopted Housing Goal: *To ensure the availability of housing for all Stowe residents and non-resident property owners that is of high-quality design, is energy efficient, and is compatible with the character of the community.*

**Fiscal Impact:** They “...expect to ask for the maximum allowable under the program, or \$60,000 to pay for legal, accounting/audit technology integration, software, or other consulting and services needed to successfully effectuate the merger of our two organizations.” There will be some staff time of Stowe’s Finance Director and some audit costs if the Town receives enough grant money to trigger a single audit in the course of the fiscal year.

**Recommendation:** Once the public hearing is completed, move to authorize applying for a VCDP Planning Grant to advance a merger between Lamoille Housing Partnership and Downstreet Housing & Community Development to and adopt the enclosed Resolution for VCDP Grant Application Authority.

## **NOTICE OF PUBLIC HEARING**

The Town of Stowe is considering applying to the State of Vermont for a Planning Grant under the Vermont Community Development Program. A public hearing will be held at the Stowe Selectboard meeting on **September 11, 2024 at 5:30 pm in the Akeley Memorial Building at 67 Main Street in Stowe, Vermont** to obtain the views of citizens on community development, to furnish information concerning the amount of funds available and the range of community development activities that may be undertaken under this program, the impact to any historic and archaeological resources that may be affected by the proposed project, and to give affected citizens the opportunity to examine the proposed statement of projected use of these funds. The proposal is to apply for \$60,000 in VCDP Funds which will be used to accomplish the following activities:

### **Planning and other activities associated with a proposed merger between Lamoille Housing Partnership and Downstreet Housing and Community Development.**

Copies of the proposed application are available on the websites for the Town of Stowe and Downstreet Housing and Community Development, may be viewed physically by appointment at 22 Keith Ave., Barre, VT during the hours of 8:00 am to 4:00 pm, Monday - Thursday. Should you require any special accommodations, please contact Angie Harbin at [aharbin@downstreet.org](mailto:aharbin@downstreet.org) to ensure appropriate accommodations are made. For the hearing impaired please call (TTY) # 1-800-253-0191.

## Will Fricke

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**From:** Lucy Leriche <lucy@lamoillehousing.org>  
**Sent:** Tuesday, July 16, 2024 12:13 PM  
**To:** Charles Safford  
**Cc:** aharbin@downstreet.org  
**Subject:** [EXTERNAL] Request for time on Selectboard agenda

Hello Charles,

Thanks so much for meeting with Angie and I just now. As we discussed, I am writing to request time on your upcoming selectboard meeting agenda on Wednesday, July 24.<sup>th</sup> We would like to discuss the town's willingness to sponsor a Vermont Community Development Program Planning Grant to be passed through to Downstreet Housing and Community Development and the Lamoille Housing Partnership for the purposes of advancing a merger between our two organizations. We expect to ask for the maximum allowable under the program, or \$60,000 to pay for legal, accounting/audit technology integration, software, or other consulting and services needed to successfully effectuate the merger of our two organizations. We believe the merger will result in more sustainable resources and capacity for affordable housing development and stewardship for our region into the future.

The program requires a public hearing that must be noticed at least 15 days prior. If the Stowe Selectboard is in favor or sponsoring the grant, we propose warning that public hearing for your regularly scheduled selectboard meeting on August 28<sup>th</sup>. The application is due on September 17<sup>th</sup>. We know town administrative capacity is valuable and under constant pressure, so Downstreet and LHP will submit the grant and do as much of the administrative work and reporting as possible.

Please let me know if there is more information that would be helpful in evaluating this request, or if you have any questions.

Thanks so much for your consideration. We really appreciate your support of affordable housing in Lamoille County.

Best,  
Lucy

**Lucy Leriche she/her**  
[Interim Executive Director](#)  
[Lamoille Housing Partnership, Inc.](#)  
P.O. Box 637  
Morrisville, Vermont 05661  
802 730-9344

[lucy@lamoillehousing.org](mailto:lucy@lamoillehousing.org)  
<http://www.lamoillehousing.org>



## Lamoille County Planning Commission

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August 30, 2024

Angie Harbin  
Executive Director  
Downstreet Housing and Community Development  
22 Keith Ave., Suite 100  
Barre, VT 05641

Dear Angie,

This letter serves as certification that the Vermont Community Development Program Planning Grant for the proposed merger between Lamoille Housing Partnership and Downstreet Housing and Community Development is consistent with the Lamoille County Regional Plan. Key objectives of the regional plan include providing for the full housing continuum needed for people who call Lamoille County home and ensuring a diverse and affordable housing stock. Affordable housing is also critical to the county's economic development strategy and the need for more affordable housing is documented in the plan.

For several decades, Lamoille Housing Partnership has been a key developer, owner, and operator of affordable housing in Lamoille County. It is critical that the 233 affordable homes currently operated by LHP continue to be available in our county. Further, Lamoille County needs a non-profit affordable housing developer with continued focus on the affordable housing need. The merger between LHP and Downstreet helps achieve these goals and has the full support of the Lamoille County Planning Commission.

Please reach out if you have questions or need additional information.

Sincerely,

Tasha Wallis  
Executive Director

**Grant Application**

RESOLUTION FOR VCDP GRANT APPLICATION AUTHORITY

**Single Applicant**

WHEREAS, the Town of Stowe (hereinafter "Applicant") is applying for a Grant under the Vermont Community Development Program Planning Grant; and WHEREAS, it is necessary that an application be made and agreements be entered into with the State of Vermont.

Now, THEREFORE, BE IT RESOLVED as follows:

1. that Applicant possesses the legal authority as defined in the State Act [10 VSA §683(8)] to apply for the grant and to administer the program; and
2. that Applicant apply for a grant under the terms and conditions of said program and agree hereby to enter into Certifications and Assurances there of; and
3. the Applicant has a duly adopted and current Municipal Plan November 13, 2018 (Date Adopted) and that the project is consistent with said plan; and
4. the Applicant has received documentation from the Regional Planning Commission that the project is consistent with the "Regional Plan; and
5. that Angela Harbin is hereby authorized to be Contact Person and as such to provide, on behalf of Applicant, all documents and information necessary for the completion of said application and to provide such coordination as may be necessary for said application; and
6. that (Name) Charles Safford Title Stowe Town Manager who is either the Chief Executive Officer (CEO), as defined by 10 VSA §683(8), or is the Town Manager, the City Manager, or the Town Administrator, is hereby designated to serve as the Municipal Authorizing Official (MAO) for the Grants Management On-line System, Intelligrants; and
7. that it is understood that, if the application is funded, the receipt of CDBG funds, as federal funds passed through the State of Vermont, may require that an audit of the Applicant be conducted under the provisions of the Single Audit Act, as amended, and that CDBG funds may be used to fund only a limited portion of the audit cost.

Passed this 11 day of September, 2024.

**LEGISLATIVE BODY**

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_____	_____
_____	_____
_____	_____

The above resolution is a true and correct copy of the resolution as adopted at a meeting of the Legislative Body held on the \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, and duly filed in my office.

IN WITNESS WHEREOF, I hereunto set my hand this \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Clerk

\_\_\_\_\_  
Signature