



Board of Finance

Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Join from PC, Mac, iPad, or Android:

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1. Agenda

| | |
|--------------------|---|
| Subject | 1.1. Motion to adopt agenda |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 1. Agenda |
| Department | Council and Board |
| Type | Action Procedural |
| Recommended Action | Motion to adopt agenda |

2. Public Forum

| | |
|--------------------|---|
| Subject | 2.1. Verbal Comments |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 2. Public Forum |
| Department | Council and Board |
| Type | Action Procedural |
| Recommended Action | open Public Forum close Public Forum |

3. Consent Agenda

| | |
|--------------------|---|
| Subject | 3.1. Motion to adopt the consent agenda and take the actions indicated |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 3. Consent Agenda |
| Department | Council and Board |
| Type | Action (Consent) Procedural |
| Recommended Action | Motion to adopt the consent agenda and take the actions indicated |

| | |
|--------------------|---|
| Subject | 3.2. May 11, 2026 Board of Finance Meeting Minutes - C/T |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 3. Consent Agenda |
| Department | Department of Finance and Administration |
| Type | Action (Consent) Information Minutes |
| Recommended Action | approve the minutes |

| | |
|----------------|---|
| Subject | 3.3. Authorization of Sale of Surplus SCBA Equipment to the Town of Fair Haven and Appropriation of Proceeds for Burlington Fire Department Filling Station Repairs - Fire |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 3. Consent Agenda |
| Department | Fire Department |

Type

Recommended Action 1. To approve and recommend that the City Council approve and authorize the sale of 13 (thirteen) Self-Contained Breathing Apparatus (SCBA) units, currently held as capital assets for use by the Burlington Fire Department, and as more particularly described in Attachment A, to the Town of Fair Haven, Vermont, for a total purchase price of \$22,750, and to further authorize the Chief Engineer to execute a bill of sale memorializing the transaction, and any other documents necessary or convenient to effecting such transaction, subject to the review and approval as to form by the City Attorney's Office. \

2. To approve and recommend that the City Council approve and authorize the Chief Administrative Officer or designee to effect all budget amendments and transfers of funds necessary to apportion the proceeds of the sale of the SCBA units as herein described, totaling \$22,750, to the Fire Department's Fiscal Year 2026 Operating Budget for the purpose of allocating such proceeds to be available for necessary repairs to the Department's existing SCBA filling station.

Subject 3.4. Champlain Parkway Project Update and Traffic Control Amendment - DPW

Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Public Works Department

Type Action (Consent)

Recommended Action to approve and recommend that the City Council authorize the Director of Public Works the authority to permit the opening of the Champlain Parkway interstate connection, notwithstanding the City Council's previous direction that the Maple & Pine and King & Pine signalized intersections first be in operation for more than three months

Subject 3.5. Easement Agreements between UVM and Burlington in the Vicinity of Burlington's Drinking Water Reservoir Site - DPW - Water Resources

Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Public Works Department - Water Resources

Type Action (Consent)

Recommended Action 1. To approve and recommend that the City Council authorize the Mayor to sign and have notarized an easement between the University of Vermont and the City of Burlington allowing City access to its Drinking Water Reservoir through UVM property as shown on the Plat entitled "EASEMENT PLAN - FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont."

2. To approve and recommend that the City Council authorize the Mayor to sign and have notarized an easement between the City of Burlington and the University of Vermont allowing UVM access to its property as shown on the Plat entitled "EASEMENT PLAN FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont.

4. Deliberative Agenda

Subject **4.1. Waterfront TIF Substantial Change Request - CEDO**
Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor
Category 4. Deliberative Agenda
Department Community & Economic Development Office (CEDO)
Type Action
Recommended Action to approve the City's substantial change request to VEPC for the Waterfront TIF District and to recommend City Council approve and authorize City Council President Ben Traverse and Chief Administrative Officer Katherine Schad to execute the attached formal request letter

Subject **4.2. Burlington Electric Department Proposed Rate Change for FY27 - Electric**
Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor
Category 4. Deliberative Agenda
Department Burlington Electric Department
Type Action
Recommended Action to approve and recommend that the City Council authorize the General Manager of the Burlington Electric Department or their designee to file tariff amendments and supporting documents with the Vermont Public Utility Commission requesting an increase in Burlington Electric Department rates of 2.99 percent on bills rendered on or after September 1, 2026 as proposed

Subject **4.3. Updated Public EV Charging Tariff to Include Neighborhood Chargers - Electric**
Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor
Category 4. Deliberative Agenda
Department Burlington Electric Department
Type Action
Recommended Action to approve and recommend the City Council authorize the General Manager of the Burlington Electric Department or their designee to file a revised Public EV Charging Station Tariff with the Vermont Public Utility Commission making permanent an off-peak Neighborhood Charger rate as described in this memo

Subject **4.4. Resolution: Authorization To Submit 2026 Burlington One-Year Action Plan (Councilor Schachter)**
Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor
Category 4. Deliberative Agenda
Department Community & Economic Development Office (CEDO)

| | |
|--------------------|--|
| Type | Action Resolution |
| Recommended Action | to approve and recommend that the City Council approve the attached resolution relating to the Authorization to submit the 2026 Burlington One-Year Action Plan and direct the Mayor or her designee to sign the accompanying documents for submittal to HUD |
| Subject | 4.5. Resolution: Authorization The Production And Installation Of The Burlington Safety & Security Guide Signage In Public Places (Councilors Singh, Schachter, Carpenter, Barlow, Traverse, Litwin, Brown McKnight) |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 4. Deliberative Agenda |
| Department | Council and Board |
| Type | Action Resolution |
| Recommended Action | to recommend that the City Council approve the attached resolution |

5. Regional Programs (45 mins.)

| | |
|----------------|---|
| Subject | 5.1. Howard Center Street Outreach |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 5. Regional Programs (45 mins.) |
| Department | Council and Board |
| Type | Communication Discussion Information Presentation |
| Subject | 5.2. Home Health Hospice |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 5. Regional Programs (45 mins.) |
| Department | Council and Board |
| Type | Communication Discussion Information Presentation |
| Subject | 5.3. Heineberg Senior Center |
| Meeting | May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor |
| Category | 5. Regional Programs (45 mins.) |

Department Council and Board

Type Communication
Discussion
Information
Presentation

Subject 5.4. Turning Point Center

Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 5. Regional Programs (45 mins.)

Department Council and Board

Type Communication
Discussion
Information
Presentation

6. Adjournment

Subject 6.1. Motion to adjourn

Meeting May 18, 2026 - Board of Finance Meeting - Monday, May 18, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 6. Adjournment

Department Council and Board

Type Action
Procedural

Recommended Action Motion to adjourn



**BURLINGTON BOARD OF FINANCE
BUSHOR CONFERENCE ROOM, 149 CHURCH STREET, 1ST FLOOR
MINUTES OF MEETING
May 11, 2026**

1. Agenda

1. Agenda

Mayor Mulvaney-Stanak convened the meeting at 4:33 pm.

Members present: Mayor Mulvaney-Stanak, Councilors Barlow, Carpenter and CAO Schad (all in person); Councilor Neubieser (online)

Member absent: City Council President Traverse

Subject

1.1. Motion to adopt agenda

Meeting

May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor

Category

1. Agenda

Department

Council and Board

Type

Action
Procedural

Recommended Action

Motion to adopt agenda as amended as follows: add to the consent agenda item
3.6. ONE Cleanup/Cleanout Proposal (per Mayor Mulvaney-Stanak per Councilor
Neubieser)

1.1. Motion to adopt agenda

Motion made by Councilor Barlow, seconded by Councilor Carpenter, to adopt the agenda as presented. Motion passed unanimously.

2. Public Forum

2. Public Forum

Subject

2.1. Verbal Comments

Meeting

May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor

Category

2. Public Forum

Department

Council and Board

Type Action
Procedural

Recommended Action open Public Forum
close Public Forum

2.1. Verbal Comments
Sharon Bushor: Retirement/Airport/Kemp Center

3. Consent Agenda

3. Consent Agenda

Subject 3.1. Motion to adopt the consent agenda (as amended) and take the actions indicated

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Council and Board

Type Action (Consent)
Procedural

Recommended Action Motion to adopt the consent agenda (as amended) and take the actions indicated

3.1. Motion to adopt the consent agenda (as amended) and take the actions indicated
Motion made by Councilor Carpenter, seconded by Councilor Barlow, to adopt the consent agenda as amended and take the actions indicated. Motion passed unanimously.

Subject 3.2. April 27, 2026 Board of Finance Meeting Minutes - C/T

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Department of Finance and Administration

Type Action (Consent)
Information
Minutes

Recommended Action approve the minutes

3.2. April 27, 2026 Board of Finance Meeting Minutes - C/T

Subject 3.3. Construction Contract for 2026 Water Distribution Improvements - DPW/Water Resources

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda
Department Public Works Department - Water Resources
Type Action (Consent)
Recommended Action to approve and recommend that the City Council authorize the Director of Public works to execute a \$1,326,385.00 contract with S.D. Ireland Brothers Corporation, subject to review and approval as to form of the City Attorney's office, with authorization for contingency funding of an additional \$265,277.00 for the construction of 2026 Water Distribution Improvements

3.3. Construction Contract for 2026 Water Distribution Improvements - DPW/Water Resources

Subject 3.4. Request to Accept and Execute a Federal Aviation Administration (FAA) for the Residential Sound Insulation Program (RSIP) Phase 6 Grant and a Contract Agreement with Jones Payne Group, Inc. (JPG) for the completion of this RSIP Phase 6 project - Airport

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Patrick Leahy Burlington International Airport

Type Action (Consent)

Recommended Action 1. To approve and recommend that the City Council authorize the Director of Aviation to execute a contract agreement with Jones Payne Group, Inc. for up to \$1,344,245.00 with a 15% contingency, as allowed by the grant, for an amount up to 1,545,882.00 for the program management and engineering services for the Residential Sound Insulation Program Phase 6, subject to review and approval of the City Attorney's Office.
2. To approve and recommend that the City Council authorize the Director of Aviation to execute a grant agreement with the Federal Aviation Administration to accept an amount of up to \$1,222,871.00 with a 15% contingency, as allowed by the grant, for an amount up to 1,406,302.00 for the program management and engineering services for the Residential Sound Insulation Program Phase 6, subject to review and approval of the City Attorney's Office.
3. To approve and recommend that the City Council authorize the Director of Aviation to take such further actions, and to execute such further instruments approved as to form by the City Attorney, as may be necessary or convenient to effectuate the transactions contemplated hereby.

3.4. Request to Accept and Execute a Federal Aviation Administration (FAA) for the Residential Sound Insulation Program (RSIP) Phase 6 Grant and a Contract Agreement with Jones Payne Group, Inc. (JPG) for the completion of this RSIP Phase 6 project - Airport

Subject 3.5. Request to Execute a Federal Aviation Administration (FAA) grant for the Cargo Apron Construction project and execute a Contract with Hoyle Tanner and Associates (HTA) and execute a Contract with S.D. Ireland Concrete Corporation (SDI) - AIrport

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Patrick Leahy Burlington International Airport

Type Action (Consent)

Recommended Action 1. To approve and recommend the City Council to authorize the Director of Aviation to execute a grant from the Federal Aviation Administration to accept an amount of up to \$3,925,260 with a 15% contingency, as allowed by the grant, for an amount up to \$4,514,049 for the Cargo Apron Construction project, subject to review and approval of the City Attorney's Office.
 2. To approve and recommend the City Council to authorize the Director of Aviation to execute a contract agreement with Hoyle Tanner and Associates (HTA) for up to \$422,400 with a 15% contingency, as allowed by the grant, for an amount up to \$485,760 for the construction administration and resident project representative (RPR) services, subject to review and approval of the City Attorney's Office.
 3. To approve and recommend the City Council to authorize the Director of Aviation to execute a contract agreement with S.D. Ireland Concrete Construction Corporation (SDI) for up to \$3,927,000 with a 15% contingency, as allowed by the grant, for an amount up to \$4,516,050 for the construction services, subject to review and approval of the City Attorney's Office.

3.5. Request to Execute a Federal Aviation Administration (FAA) grant for the Cargo Apron Construction project and execute a Contract with Hoyle Tanner and Associates (HTA) and execute a Contract with S.D. Ireland Concrete Corporation (SDI) - AIRport

Subject 3.6. ONE Cleanup/Cleanout Proposal - Gene Bergman/Laura Sanchez-Parkinson/Melo Grant

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 3. Consent Agenda

Department Council and Board

Type Action (Consent)

Recommended Action to approve and recommend that the City Council the use of \$6,500 from the FY26 City Council Initiative Fund to support the O.N.E. Clean Up event

3.6. ONE Cleanup/Cleanout Proposal - Gene Bergman/Laura Sanchez-Parkinson/Melo Grant

4. Deliberative Agenda

4. Deliberative Agenda

Subject **4.1. Response to Letter from Christine Hughes, Director of Richard Kemp Center and Funding Recommendation - REIB**

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 4. Deliberative Agenda

Department Racial Equity, Inclusion, & Belonging (REIB)

Type Action

Recommended Action move to approve and authorize Kelli Perkins, Director of the REIB Office to designate funds in an amount not to exceed \$50,000.00 of the REIB budget for dispersal to the Richard Kemp Center, \$25,000.00 of which will be dispersed in fiscal year 2027 and another \$25,000.00 in fiscal year 2028 subject to final review and approval of the Chief Administrative Officer as well as the Office of the City Attorney

4.1. Response to Letter from Christine Hughes, Director of Richard Kemp Center and Funding Recommendation - REIB

Christine Hughes was recognized.

Motion made by Councilor Carpenter, seconded by Councilor Barlow, to approve the motion as presented. Motion passed unanimously.

Subject **4.2. Water Resources Metering Services Personnel Reorganization - DPW - Water Resources**

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 4. Deliberative Agenda

Department Public Works Department - Water Resources

Type Action

Recommended Action

1. To recommend that the City Council approve the:
 - Reclassification of the Water Meter Field Technician, a Regular, Full-time, Non-Exempt, AFSCME, Grade 15 position to the tiered Water Meter Field Technician In Training/I/II as follows: o Water Meter Field Technician In Training, a Regular, Full-time, Non-Exempt, AFSCME, Grade 14, the first of three tiers for this position; and, o Water Meter Field Technician I, a Regular, Full-time, Non-Exempt, AFSCME, Grade 15, the second of three tiers for this position; and, o Water Meter Field Technician II, a Regular, Full-time, Non-Exempt, AFSCME, Grade 16, the third of three tiers for this position.
 - Reclassification and retitling of one Meter to Cash Analyst I/II, a Regular, Full-time, Non-Exempt, AFSCME, Grade 16/17 position to the tiered Water Meter Field Technician In Training/I/II as follows: o Water Meter Field Technician In Training, a Regular, Full-time, Non-Exempt, AFSCME, Grade 14, the first of three tiers for this position; and, o Water Meter Field Technician I, a Regular, Full-time, Non-Exempt, AFSCME, Grade 15, the second of three tiers for this position; and, o Water Meter Field Technician II, a Regular, Full-time, Non-Exempt, AFSCME, Grade 16, the third of three tiers for this position.
 - Reclassification and retitling of the Water Meter Working Foreperson, a Regular, Full-time, NonExempt, AFSCME, Grade 16 position to the Metering Operations Lead, a Regular, Full-time, NonExempt, AFSCME, Grade 19 position

4.2. Water Resources Metering Services Personnel Reorganization - DPW - Water Resources
Motion made by Councilor Carpenter, seconded by Councilor Barlow, to approve the motion as presented. Motion passed unanimously.

Subject **4.3. Reclassification and Retitling an Assistant City Attorney - Director of General Government & Transactional Services to Assistant City Attorney - City Attorney's Office**

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 4. Deliberative Agenda

Department City Attorney

Type Action

Recommended Action to approve the reclassification and retitling from Assistant City Attorney – Director of General Government & Transactional Services, Regular, Full-time, Exempt, Non-Union, Grade 26, to Assistant City Attorney, Regular, Full-time, Exempt, Non-Union, Grade 24

4.3. Reclassification and Retitling an Assistant City Attorney - Director of General Government & Transactional Services to Assistant City Attorney - City Attorney's Office
Motion made by Councilor Barlow, seconded by Councilor Neubieser, to approve the motion as presented. Motion passed unanimously.

Subject **4.4. AEMT Average Final Compensation for Non-Union Command Staff - Fire**

Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM, Bushor Conference Room, 149 Church Street, 1st Floor

Category 4. Deliberative Agenda

Department Fire Department

Type Action

Recommended Action approve and recommend that the City Council authorize the inclusion of the 4% AEMT incentive for nonunion Fire Department employees as pensionable compensation for AFC purposes, such that the percentage of employee wages to be contributed to BERS as set annually by the City Council annual budget appropriation resolution will be understood to be of base wages plus the AEMT incentive for such non-union employees, with required employee and employer retirement contributions

4.4. AEMT Average Final Compensation for Non-Union Command Staff - Fire
Motion made by Councilor Barlow, seconded by Councilor Neubieser, to approve the motion as presented. Motion passed unanimously.

5. Budget Review

5. Budget Review

CAO Schad spoke to this agenda item.

Subject **5.1. Retirement**
Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor
Category 5. Budget Review
Department Department of Finance and Administration
Type Information
Presentation

5.1. Retirement

Subject **5.2. Liability Insurance and Workers' Compensation**
Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor
Category 5. Budget Review
Department Department of Finance and Administration
Type Information
Presentation

5.2. Liability Insurance and Workers' Compensation

Subject **5.3. Health and Dental Insurance**
Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor
Category 5. Budget Review
Department Department of Finance and Administration
Type Information
Presentation

5.3. Health and Dental Insurance

6. Adjournment

6. Adjournment

Subject **6.1. Motion to adjourn**
Meeting May 11, 2026 - Board of Finance Meeting - Monday, May 11, 2026, 4:30 PM,
Bushor Conference Room, 149 Church Street, 1st Floor
Category 6. Adjournment
Department Council and Board

Type

Action
Procedural

Recommended Action Motion to adjourn

6.1. Motion to adjourn

Mayor Mulvaney-Stanak adjourned the meeting at 5:52 pm.

Board of Finance and City Council Submission Checklist

Version: April 2025

Department: Fire Department Submitter: Brad Kukenberger
 Title/Subject: Authorization of Sale and Disposal of Surplus Self-Contained Breathing Apparatus (SCBA) Equipment

| | |
|--|-------------------------------|
| Approval Requested: | Meeting Date: |
| <input type="checkbox"/> Board of Finance | Click or tap to enter a date. |
| <input type="checkbox"/> City Council | Click or tap to enter a date. |
| <input checked="" type="checkbox"/> Both BOF and Council | 5/18/2026 |

Instructions

1. This form must be completed by the person submitting the materials.
2. This form must be sent with the final submission of materials in advance of the meeting.
3. Do not indicate that a sign-off was received until it has actually been obtained.
4. Commission reports and presentations do not need to be reviewed by the CAO or Attorneys.
5. Name the reviewing Attorney or HR Manager in the Note column.

| Signoff Needed | Received? | Approval Date | Note |
|--|-----------------|-------------------------------|----------------------------------|
| Department Head | Yes | 5/13/2026 | Michael Curtin |
| Mayor's Office | Yes | 5/13/2026 | Kara Alnaswari |
| Board/Commission | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and contracts or legal documents | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and motion(s) or resolution(s) | Yes | 5/13/2026 | Hayley McClenehan |
| CAO for budget, financing, and memo | Yes | 5/13/2026 | Katherine Schad |
| Human Resources, if personnel action or policy | Yes | Click or tap to enter a date. | |
| CIO, if IT-related | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |

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MEMORANDUM

| | |
|--------------|--|
| TO: | Board of Finance and City Council |
| FROM: | Michael Curtin, Fire Chief |
| CC: | Katherine Schad, Chief Administrative Officer |
| DATE: | May 18, 2026 |
| RE: | Authorization of Sale of Surplus SCBA Equipment to the Town of Fair Haven and Appropriation of Proceeds for Burlington Fire Department Filling Station Repairs |

Recommendation

The Fire Department respectfully request that the Board of Finance recommend, and the City Council approve: (1) authorization of the sale of thirteen (13) surplus Self-Contained Breathing Apparatus (SCBA) units to the Town of Fair Haven, Vermont in exchange for \$22,750; and, (2) appropriates the resulting proceeds to fund needed repairs at the Burlington Fire Department's SCBA filling station via a corresponding FY2026 budget amendment.

Background

The Burlington Fire Department maintains a fleet of SCBA units used by firefighting personnel for respiratory protection in immediately dangerous to life or health (IDLH) atmospheres. The Department originally acquired the SCBA fleet now identified as surplus in 2015 and 2018 from Fire Tech & Safety (S.O. #115536) at a total cost of \$310,500. After approximately a decade of operational service, these units have been replaced through the Department's standard SCBA replacement cycle and are no longer in active service. The current replacement cost for an equivalent new unit is approximately \$9,062.25 per unit.

In parallel, the Department has identified needed repairs to its SCBA filling station, the fixed equipment used to recharge SCBA cylinders. Sale of the surplus units presents an opportunity to dedicate the proceeds directly toward this operational need at no additional cost to the General Fund.

Surplus Determination

Consistent with the City's surplus property policy (Article 10), the Fire Department has confirmed that the thirteen SCBA units are no longer needed for its operations and has circulated availability to other City departments. No other department has identified a use for the equipment. Accordingly, the units are properly classified as surplus and available for disposition.

Proposed Transaction

The Town of Fair Haven, Vermont — a peer Vermont municipality with an active fire service — has agreed to purchase the surplus units for use in its firefighting and public safety operations. The

proposed transaction is documented in the SCBA Bill of Transfer and Sale (attached) and reflects the following terms:

- **Grantor:** City of Burlington, acting by and through the Burlington Fire Department.
- **Grantee:** Town of Fair Haven, Vermont.
- **Equipment:** Thirteen (13) complete SCBA units, each comprising one (1) air pack, one (1) cylinder, and one (1) regulator (Scott X3 4.5 air packs, Scott 4500 cylinders, Scott CBRN regulators). Serial numbers are itemized in Attachment A to the Bill of Transfer.
- **Consideration:** \$1,750 per unit, totaling \$22,750.
- **Condition:** AS-IS, WITH ALL FAULTS. Grantee is responsible for all collection and transportation costs and indemnifies the City against claims arising from its use, possession, or transportation of the units following the effective date.

The per-unit consideration reflects the equipment's age, its AS-IS condition after roughly a decade of hard operational service, and the absence of any manufacturer warranty or remaining useful life guarantee. The sale to a fellow Vermont municipality also advances the broader public-safety interest of keeping serviceable equipment in active fire-service use within the State.

Capital Asset Records

Upon execution and payment, Finance will remove the thirteen units from the City's capital asset records using the serial numbers listed in Attachment A to the Bill of Transfer. The disposition will be reflected in the FY2026 capital asset reconciliation and reported through the year-end ACFR process.

Use of Proceeds and Budget Amendment

The Department is currently obtaining a formal repair quote for the SCBA filling station. The estimated cost is \$24,125. The proposed action would amend the FY2026 Fire Department budget to recognize \$22,750 in miscellaneous revenue from the sale and appropriate an offsetting \$22,750 in expenditure authority for filling station repairs. Any portion of the repair cost in excess of the proceeds would be absorbed within the Department's existing FY2026 operating budget; any portion of the proceeds remaining after completion of the repairs would lapse to General Fund balance at year-end.

Authority

Section 55 of the Burlington City Charter requires City Council approval for the sale of City-owned personal estate. While the value of the SCBAs Units has significantly depreciated since they were purchased, their value remains above that of negligible or scrap as contemplated by Article 10 of the City's Policy on Procurement, Property Disposition, and Approval Authority for Public Contracts and Related Financial Transactions, allowing for disposition at the Departmental level. Accordingly, the Bill of Transfer and Sale will be executed only following affirmative City Council approval.

Fiscal Impact

| Item | Amount |
|--|---|
| Sale proceeds (revenue) | \$22,750 |
| Appropriation – SCBA filling station repairs (expense) | \$24,125 |
| Net General Fund impact | \$0 (net-neutral, up to repair estimate) |

Requested Action

Finance and the Fire Department respectfully request that the Board of Finance and City Council for approval the following motions:

Board of Finance

1. To approve and recommend that the City Council approve and authorize the sale of 13 (thirteen) Self-Contained Breathing Apparatus (SCBA) units, currently held as capital assets for use by the Burlington Fire Department, and as more particularly described in Attachment A, to the Town of Fair Haven, Vermont, for a total purchase price of \$22,750, and to further authorize the Chief Engineer to execute a bill of sale memorializing the transaction, and any other documents necessary or convenient to effecting such transaction, subject to the review and approval as to form by the City Attorney’s Office.
2. To approve and recommend that the City Council approve and authorize the Chief Administrative Officer or designee to effect all budget amendments and transfers of funds necessary to apportion the proceeds of the sale of the SCBA units as herein described, totaling \$22,750, to the Fire Department’s Fiscal Year 2026 Operating Budget for the purpose of allocating such proceeds to be available for necessary repairs to the Department’s existing SCBA filling station.

City Council

1. To approve and authorize the sale of 13 (thirteen) Self-Contained Breathing Apparatus (SCBA) units, currently held as capital assets for use by the Burlington Fire Department, and as more particularly described in Attachment A, to the Town of Fair Haven, Vermont, for a total purchase price of \$22,750, and to further authorize the Chief Engineer to execute a bill of sale memorializing the transaction, and any other documents necessary or convenient to effecting such transaction, subject to the review and approval as to form by the City Attorney’s Office.
2. To approve and authorize the Chief Administrative Officer or designee to effect all budget amendments and transfers of funds necessary to apportion the proceeds of the sale of the SCBA units as herein described, totaling \$22,750, to the Fire Department’s Fiscal Year 2026 Operating Budget for the purpose of allocating such proceeds to be available for necessary repairs to the Department’s existing SCBA filling station.

Attachments

- Attachment A: Description and Itemization of SCBA Units (serial numbers)
- Filling station repair quote (forthcoming)

ATTACHMENT A:

Description and Itemization of SCBA Units

AirPacks

- SCBA Air Pack Scott X3 4.5 115S1609014813
- SCBA Air Pack Scott X3 4.5 115S1517011278
- SCBA Air Pack Scott X3 4.5 115S1733027670
- SCBA Air Pack Scott X3 4.5 115S1815017630
- SCBA Air Pack Scott X3 4.5 115S1641010499
- SCBA Air Pack Scott X3 4.5 115S1814016459
- SCBA Air Pack Scott X3 4.5 115S1813002311
- SCBA Air Pack Scott X3 4.5 115S1832000287
- SCBA Air Pack Scott X3 4.5 115S1823006623
- SCBA Air Pack Scott X3 4.5 115S1823029273
- SCBA Air Pack Scott X3 4.5 115S1733007377
- SCBA Air Pack Scott X3 4.5 115S1517011317
- SCBA Air Pack Scott X3 4.5 115S1823029275

Cylinders

- SCBA Cylinder Scott 4500 IL1058815
- SCBA Cylinder Scott 4500 IL1048086
- SCBA Cylinder Scott 4500 IL828626
- SCBA Cylinder Scott 4500 IL932808
- SCBA Cylinder Scott 4500 IL1058762
- SCBA Cylinder Scott 4500 IL1058821
- SCBA Cylinder Scott 4500 IL828619
- SCBA Cylinder Scott 4500 IL932556
- SCBA Cylinder Scott 4500 IL932733
- SCBA Cylinder Scott 4500 IL932804
- SCBA Cylinder Scott 4500 IL1058781
- SCBA Cylinder Scott 4500 IL937704
- SCBA Cylinder Scott 4500 IL1058814

Regulators

SCBA Regulator Scott CBRN 115S1517012464

SCBA Regulator Scott CBRN 115S1517010454

SCBA Regulator Scott CBRN 115S1517012460

SCBA Regulator Scott CBRN 115S1517004414

SCBA Regulator Scott CBRN 115S151701243

SCBA Regulator Scott CBRN 115S1517006455

SCBA Regulator Scott CBRN 115S1517009307

SCBA Regulator Scott CBRN 115R0000429086

SCBA Regulator Scott CBRN 115S2246007548

SCBA Regulator Scott CBRN 115R0000437097

SCBA Regulator Scott CBRN 115S1517019988

SCBA Regulator Scott CBRN 115S151701245

SCBA Regulator Scott CBRN 115R0000009889



Quote

Fire Tech & Safety
 100 Business Park Dr #6
 Tyngsborough, MA, 01879
 Phone: (978) 649-6800
<https://firetechusa.com/>

Quote Nbr.: Q311951
 Quote Date: 3/9/2026
 Expiration Date: 3/24/2026
 Customer ID: C001075
 Created By: Brian Rich

| BILL TO: | SHIP TO: |
|--|--|
| BURLINGTON FIRE DEPT.-VT 136 SOUTH WINOOSKI AVENUE BURLINGTON VT 05401 | BURLINGTON FIRE DEPT.-VT 136 SOUTH WINOOSKI AVENUE BURLINGTON VT 05401 |

| CUSTOMER P.O. NO. | TERMS | CONTACT |
|-------------------|-------------|----------------|
| | Net 30 Days | MICHAEL CURTIN |

SHIP VIA
 Best Way

| ITEM | QTY. | PRICE | EXT PRICE |
|--|--------|-----------|-----------|
| AMERICAN AIRWORKS 7000PSI X 3/16 HOSE GRAY, SOLD BY THE FOOT | 360.00 | 12.00 | 4,320.00 |
| AMERICAN AIRWORKS HOSE CRIMP, 6000, JIC-F/SWL | 3.00 | 20.00 | 60.00 |
| AMERICAN AIRWORKS HOSE CIMP, 6000, 1/4 SWL-M NPT, 3/16 ID HOSE | 3.00 | 20.00 | 60.00 |
| CFS5.5-3S standard scope of supply and including the following additions: Dual function, top mount, four bank cascade panel. The dual function feature offers the ability to refill a storage bank, even with the bank valve closed, while filling SCBA's from another bank. The system also includes an air direction valve allowing the operator to select "filling from storage" or "filling direct from the compressor." Additionally the scope includes a remote fill hose connection including bulkhead fitting, | 1.00 | 19,685.00 | 19,685.00 |
| adjustable regulator (for up to 6000 psig service), gauge, isolation valve, and quick connect/disconnect. | 0.00 | 0.00 | 0.00 |
| SHIPPING & HANDLING TO BE INVOICED ADDITIONALLY AT TIME OF DELIVERY | 0.00 | 0.00 | 0.00 |

| | | | |
|----------------------------|---|-----------------------------|-----------|
| Total Weight (LB): | 0 | Sales Total: | 24,125.00 |
| Total Volume (CFT): | 0 | Freight & Misc.: | 0.00 |
| | | Less Discount: | 0.00 |
| | | Tax Total: | 0.00 |
| | | Total (USD): | 24,125.00 |

*NOTICE...One or more of the products listed above may contain PFAS, for the reason the equipment contains PFAS chemicals, and the specific PFAS chemicals in the product you must contact the manufacturer of the items.
 Fire Tech & Safety Terms and Conditions: <https://firetechusa.com/FTSTAC.pdf>*



**CITY OF BURLINGTON
DEPARTMENT OF PUBLIC WORKS**

645 Pine Street, Suite A
Post Office Box 849
Burlington, VT 05402-0849
802.863.9094 VOX
802.863.0466 FAX
802.863.0450 TTY
www.burlingtonvt.gov

MEMORANDUM

TO: City of Burlington, Board of Finance and City Council

FROM: Corey Mims, PE, Senior Public Works Engineer
Jack Keller, PE, Public Works Engineer

DATE: May 18th, 2026 BOF; June 1st, 2026 CC

CC: Chapin Spencer, Director of Public Works
Laura Wheelock, PE, Assistant Director of Public Works/City Engineer

RE: Champlain Parkway Project Update and Traffic Control Amendment

Request:

The Department of Public Works (“DPW”) is requesting the Board of Finance to approve and recommend the City Council authorize the Director of Public Works the authority to permit the opening of the Champlain Parkway interstate connection once construction is substantially complete.

Background:

After six decades of planning, project development, multiple redesigns, transfer of project management from the State to the City, at least six lawsuits, the Champlain Parkway’s construction is projected to be completed in the next few months. The project remains on budget, and with the Council’s support, it can be opened to traffic on time as well.

On September 13th, 2021 DPW staff presented to the Board of Finance and City Council the South End Construction Coordination Plan which introduced the idea of a two-phase construction of the Champlain Parkway Project – as part of an overall sequencing plan for South End capital projects, to minimize community impacts. With Council support, the Champlain Parkway Project team split the project’s construction into two separate construction phases, the “Initial” and “Final” phases.

On April 25th, 2022 the City of Burlington approved the authorization to execute the Champlain Parkway Initial Construction Contract with SD Ireland Kubricky JV LLC in an amount of \$40,980,143.40 with an additional \$4,098,014 (10%) in contingency funds, totaling up to \$45,078,157.40.

On August 12th, 2024 the City of Burlington approved the authorization to execute the Champlain Parkway Final Construction Contract with Engineer’s Construction Inc. (ECI)

in the amount of \$14,396,012.50 with an additional \$1,439,601.25 (10%) in contingency funds, totaling up to \$15,835,613.75, subject to the final review and approval by the Office of the City Attorney. Prior to the authorization, City Council amended the motion language to also be subject to:

1. Request the Department of Public Works provide the City Council a full briefing at a September 2024 Council meeting on the status of the South End Construction Coordination Sequence and the Railyard Enterprise Project in specific; and
2. Make best efforts to front load the installation of the Champlain Parkway final construction contract's improvements between Maple Street and Main Streets including the installation of traffic signals such that the signals are operational for up to 6 month, but in no case fewer than 3 months, prior to the opening of the project's interstate connection; and
3. Have the Department of Public Works and the Transportation, Energy & Utilities Committee (TEUC) develop a plan for post-construction traffic monitoring and public feedback, including proactive outreach to the King and Maple neighborhood, and present the results to the City Council every year for the first two years after the Champlain Parkway project is completed; and
4. Based on the traffic data and feedback collected, advance any appropriate additional improvement or traffic mitigation necessary.

Being responsive to the City Council's additional provisions, the Department of Public Works:

On September 23rd, 2024 presented an update on the Railyard Enterprise Project status to the City Council. This update also included an Executive Session to further discuss project details.

At the time of executing the final construction contract, DPW discussed with ECI the City Council's direction to make every best effort to focus early construction efforts of the Final contract on the Maple and King portion of the project. ECI's initial construction schedule proposed an alternative phasing of the project which began at the southern limits of the project which allowed ECI ability to work into the winter and provided time for procurement of long lead traffic signal items at the northern Maple and King intersections. This schedule had completion of the Maple and King intersection occurring in excess of 6 months prior to planned opening of the Champlain Parkway.

As is common in construction, due to various reasons including but not limited to elevation discrepancies, weather, scheduling conflicts and permitting issues, there were a number of revisions to the schedule which have delayed completion and activation of the Maple and King intersections.

An Equal Opportunity Employer

This material is available in alternative formats for persons with disabilities. To request an accommodation, please call 802.863.9094 (voice) or 802.863.0450 (TTY).

The Maple & Pine and King & Pine intersection equipment was installed in December 2025 but could not be energized for two reasons: 1) cold weather prevented placement of pavement markings at the intersections and 2) a conflict with the King & Pine intersection cabinet's power required modification.

On May 4th, 2026 traffic signals at the Maple & Pine and the King & Pine intersections were finalized and activated. The traffic signal timing is by contract being tested for 30 days in the final condition giving priority to the north/south movements along Pine Street.

The Final Construction contract is on schedule to substantially complete the Champlain Parkway which would allow opening of the interstate connection by the contract completion date of June 30th, 2026. This would have the Maple and King traffic signals in operation and monitored for just under 2 months.

To date the observations have noted some minor congestion on the side streets of Maple and King as traffic patterns have yet to adjust to the change in conditions. Additionally with the final construction activities and paving of Main Street, detours have placed greater traffic temporarily onto the Maple and King streets which has resulted in some noted congestion. So far these times of congestion have not been observed for long duration. During peak hour traffic the waits for the primary north/south route have been observed to be reduced overall.

DPW is recommending that the Champlain Parkway's interstate connection be opened once the project is substantially complete (estimated to be late June) and not to wait for the Maple & Pine and King & Pine signalized intersections to be in operation for more than three months, as was requested by a previous City Council, for the following reasons:

- The project team will have sufficient time within the nearly two months of signal operation to address any outstanding operational issues.
- The contract was bid with set contract conditions that predated and had not included the August 12th, 2025 amended motion conditions.
- The City would be allowing the contractor to complete the project on their schedule and avoid potential contract disputes.
- The City would be providing relief to the South End traffic congestion on Route 7 that residents have been experiencing during the construction traffic restrictions.

Additionally, elevated traffic volumes observed on Queen City Park Road and the one-lane bridge would also reduce to pre-construction levels with the opening of the interstate highway connection.

Schedule:

DPW is preparing to attend the May 26th TEUC meeting to share the plans for the Champlain Parkway's post construction monitoring in the Maple and King neighborhood. This allows for another meeting in June as needed to modify the plan in advance of the project completion.

An Equal Opportunity Employer

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Mid June, DPW is working on a community event with Run Vermont for a potential 1-mile fun run and walk on the unopened portion of the Champlain Parkway.

Late June, DPW plans to attend the June TEUC meeting to provide an update on the Railyard Enterprise Project.

Last week of June, DPW has begun working to schedule a ribbon cutting and opening ceremony for the completion of the Champlain Parkway project.

Last week of June, construction is estimated to be substantially completed by this date allowing the City the opportunity to open and put into use the last piece of the Champlain Parkway.

June – October, final punch list items and project cleanup.

For the public, project information can always be found on the project's website: www.champlainparkway.com. There is also a mailing list sign up on the website so stakeholders can stay up to date on construction and other news. Councilors are welcome to reach out to the project team with specific questions:

- Corey Mims, cmims@burlingtonvt.gov
- Jack Keller, jckeller@burlingtonvt.gov

Motions

Actions for Board of Finance:

1. To approve and recommend that the City Council authorize the Director of Public Works the authority to permit the opening of the Champlain Parkway interstate connection, notwithstanding the City Council's previous direction that the Maple & Pine and King & Pine signalized intersections first be in operation for more than three months.

Actions for City Council:

1. To authorize the Director of Public Works the authority to permit the opening of the Champlain Parkway interstate connection, notwithstanding the City Council's previous direction that the Maple & Pine and King & Pine signalized intersections first be in operation for more than three months.

Board of Finance and City Council Submission Checklist

Version: April 2025

Department: DPW-Tech Services Submitter: Corey Mims

Title/Subject: Champlain Parkway Update and Traffic Amendment

| | |
|--|-------------------------------|
| Approval Requested: | Meeting Date: |
| <input checked="" type="checkbox"/> Board of Finance | 5/18/2026 |
| <input checked="" type="checkbox"/> City Council | 6/1/2026 |
| <input type="checkbox"/> Both BOF and Council | Click or tap to enter a date. |

Instructions

1. This form must be completed by the person submitting the materials.
2. This form must be sent with the final submission of materials in advance of the meeting.
3. Do not indicate that a sign-off was received until it has actually been obtained.
4. Commission reports and presentations do not need to be reviewed by the CAO or Attorneys.
5. Name the reviewing Attorney or HR Manager in the Note column.

| Signoff Needed | Received? | Approval Date | Note |
|--|-----------------|-------------------------------|----------------------------------|
| Department Head | Yes | 5/11/2026 | Chapin Spencer |
| Mayor's Office | Yes | 5/12/2026 | Kara Alnasrawi |
| Board/Commission | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and contracts or legal documents | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and motion(s) or resolution(s) | Yes | 5/12/2026 | Erik Ramakrishnan |
| CAO for budget, financing, and memo | Yes | 5/12/2026 | Katherine Schad |
| Human Resources, if personnel action or policy | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| CIO, if IT-related | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |



MEMORANDUM

TO: Board of Finance/ City Council

FROM: Megan Moir and Steve Roy, DPW - Water Resources

DATE: May 18 and June 1, 2026

CC: Chapin Spencer, DPW Director
Erik Ramakrishnan, Assistant City Attorney

RE: Easement Agreements between UVM and Burlington in the Vicinity of Burlington's Drinking Water Reservoir Site

REQUEST:

The Department of Public Works ("DPW") and its Water Resources Division seeks authorization to allow the Mayor to sign land easement agreements between the City of Burlington and the University of Vermont (UVM) regarding site access for both parties around Burlington's Drinking Water Reservoir site.

BACKGROUND:

In 1867, a 4.5 acre parcel of land at 525 Main Street was obtained by the Burlington City Water Works for construction of water storage reservoirs. Our 2.2 MG (million gallon) North reservoir and reservoir pump station was constructed the following year, followed by our 4.8 MG South reservoir in 1888. This city parcel has been fenced for most likely the last 150 years with access gates along Main Street to the north and through UVM property to the west. Given the location of our pump station on the west side of property plus traffic safety concerns in terms of Main Street access, Burlington Water has primarily used its west gate direct access through UVM's Pomeroy Hall parking lot until around 2021 when the University closed off that end of their parking lot as part of an area beautification project. A new access point to our reservoir west gate was provided by UVM farther to the south near their Admissions Visitor Center at 184 S. Prospect Street. No formal easement was ever found to have been executed protecting Burlington access through UVM property. Similarly, the Main Street reconstruction project in 2000 included a walkway with lighting for UVM's benefit located on Burlington's property - also with no formal easement. This memo continues the progress made in recent years to properly and legally memorialize these various "understandings" into easements.¹

The attached single Plat (map) shows both proposed easements in the vicinity of the Reservoir property. A dashed line on this Plat shows a 20' wide easement granted to the City from UVM (allowing City access to the reservoir site) and the 0.4 acre shaded area depicts an access and utility easement granted to UVM from the City of Burlington (allowing continued bike path/utility access for UVM use). Since these easements formalize historical use rights and we view the

¹ Over the last few years, DPW – Water Resources has been working with UVM to draft and sign easements regarding access to our water storage sites that are either owned by the city and surrounded by UVM property or leased to the city by UVM. For example, an easement was approved by City Council in May 2024 for our Redstone tank at Redstone campus. This site and tank have been owned by the City since 1934. A land lease from UVM for our larger Main tank located on UVM's main campus allows for City access.

rights to be of similar value, there is no net financial impact to either organization. (As is customary in Vermont and consistent with the common law, the easements identify the value of the consideration exchanged as being worth "ten or more dollars", but no money will actually exchange hands and the real consideration for the agreements is the parties' mutual cooperation in giving one another permanent rights in real property that reflect historic practice.)

These easements were drafted by the City of Burlington (Attorney's Office in conjunction with Water Resources) and have already been signed and notarized by the University of Vermont.

Thank you for your consideration.

MOTIONS:

The DPW Water Resources Division respectfully requests that the City Council approve the following motions:

Board of Finance Actions:

1. To approve and recommend that the City Council authorize the Mayor to sign and have notarized an easement between the University of Vermont and the City of Burlington allowing City access to its Drinking Water Reservoir through UVM property as shown on the Plat entitled "EASEMENT PLAN - FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont."
2. To approve and recommend that the City Council authorize the Mayor to sign and have notarized an easement between the City of Burlington and the University of Vermont allowing UVM access to its property as shown on the Plat entitled "EASEMENT PLAN - FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont."

City Council Actions:

1. To authorize the Mayor to sign and have notarized an easement between the University of Vermont and the City of Burlington allowing City access to its Drinking Water Reservoir through UVM property as shown on the Plat entitled "EASEMENT PLAN - FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont."
2. To authorize the Mayor to sign and have notarized an easement between the City of Burlington and the University of Vermont allowing UVM access to its property as shown on the Plat entitled "EASEMENT PLAN - FOR THE BENEFIT OF THE CITY OF BURLINGTON, VERMONT & THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE . . . Main Street & South Prospect Street, Burlington, Vermont."

EASEMENT DEED
Main & So. Prospect Streets
City of Burlington

to
University of Vermont and State Agricultural College

This Easement Deed (this “Deed”) is entered on _____, 2026 (the “Effective Date”) between the City of Burlington, a Vermont municipal corporation (the “City”) and the University of Vermont and State Agricultural College, a non-profit educational corporation and instrumentality of the State of Vermont (“UVM”), with respect to the following facts:

- A. The City owns a parcel of property (the “Property”) in the City of Burlington, County of Chittenden, State of Vermont, described in that certain deed to the City from George Francis, dated May 3, 1867, and recorded in the City’s Land Records at Volume 3, Page 620 (the “Property”).
- B. Relevant portions of the Property are depicted on a plat entitled “Easement Plan for the Benefit of the City of Burlington, Vermont & the University of Vermont and State Agricultural College,” prepared by Krebs & Lansing Consulting Engineers, Inc., dated September 23, 2025, and recorded in the City’s Land Records in Map Slide 0614B (the “Plat”).
- C. UVM has requested an easement over a portion of the Property identified on the Plat as “New UVM & S.A.C. Access & Utility Easement” (the “Easement Area”). The purpose of the requested easement (the “Intended Use”) is for continued access, use, operation, repair, replacement, and maintenance of existing surface amenities, including asphalt walkways, signs, and landscaping, as generally depicted on the Plat. The Utility portion of the requested easement is for continued access, use, operation, repair, replacement, and maintenance of existing UVM infrastructure in the easement area, including but not necessarily limited to, light fixtures, buried electrical conduit and stormwater piping.
- D. UVM owns certain parcels of property adjacent to the Property, for whose benefit this Deed is given (the “UVM Parcels”). Those parcels, located in the City of Burlington, County of Chittenden, State of Vermont, are described in the following deeds to UVM recorded in the City’s Land Records:
 - a. From Farrand N. Benedict, dated July 15, 1851, and recorded at Volume 22, Page 506, of the Town of Burlington Land Records.
 - b. From Marguerite P. Clement, dated April 21, 1967, and recorded at Volume 181, Page 695.
 - c. From Richard H. Wadhams and Barbara C. Wadhams, as husband and wife, dated August 31, 1970, and recorded at Volume 201, Page 159.
- E. In consideration of Ten Dollars and No Cents (\$10.00), the receipt and sufficiency of which is hereby acknowledged, and for other good and valuable consideration, including an easement from UVM to the City over adjacent property, to be recorded of even date herewith, the City

desires to convey an easement for the Intended Use over the Easement Area, on terms and conditions set forth herein.

F. Both parties have determined that the giving of this Deed is in the public interest.

NOW, THEREFORE, the parties agree as follows:

1. Recitals. The foregoing recitals are true and correct and are incorporated herein by this reference.
2. Grant of Easement. The City hereby grants to UVM and its successors and assigns, to have and to hold, with all the privileges and appurtenances thereto, a non-exclusive easement in the Easement Area for the Intended Use.
3. Warranty. The City, for itself and its successors and assigns, does covenant that it is the sole owner of the Property and has good right and title to convey the rights and easements granted and conveyed hereby free of every encumbrance, and it hereby engages to warrant and defend the same against all lawful claims whatsoever.
4. UVM's Use & Modification of the Easement Area. Without the City's written consent, UVM shall not use the Easement Area in any manner inconsistent with the Intended Use, including by installing new landscaping, fixtures, or improvements in the Easement Area materially different from those now existing, as generally depicted in the Plat. In case UVM's use of the Easement Area causes any damage to the Property, including, without limitation, City owned buried infrastructure in the Easement Area, UVM shall restore the Property as closely as reasonably practicable to its former condition at its own cost and expense. If fixtures, landscaping, or improvements now existing or installed in the future by UVM are damaged by casualty, UVM shall, as necessary and at its own cost and expense, restore the Property to good condition, consistent with all applicable laws. In either case, all such restoration work shall be approved in advance by the City except in case of emergency, and it shall be done in a good and workmanlike manner in compliance with all permits and approvals covering such work.
5. The City's Use & Repair of the Easement Area. The City shall not repair or replace existing buried infrastructure upon or under the Easement Area in any manner that would unreasonably interfere with UVM's use, as authorized under this Deed. Except in case of emergency, any repair or replacement of existing City infrastructure shall not be performed without notifying UVM, and any damage to the easement area by the City in performing said infrastructure repair or replacement shall be restored as reasonably practicable to its former condition. Except in case of emergency, the City shall not cause or allow paths or access to be blocked in connection with such work without UVM's written consent, which consent shall not be unreasonably denied, conditioned, or delayed. As used in this section, "emergency" means a situation involving a legitimate threat to public health, safety, the environment, or public or private property.
6. Indemnification & Insurance. Each party shall hold harmless, indemnify, and defend the other party from and against any claim arising from the indemnifying party's operations in the Easement Area, excepting any claim arising from the indemnitee's gross negligence or willful misconduct. Each party also shall obtain a policy of commercial general liability insurance

from an insurer admitted in the State of Vermont in amounts reasonably deemed necessary by that party to cover liability arising from its operations under this Deed. Each such policy shall be endorsed to name the other party as Certificate Holder.

7. Succession & Termination. This Deed shall run with the land for the benefit of the UVM Parcels; provided, however, that the rights conveyed hereby shall terminate if UVM and its successors and assigns abandon their use of the Easement Area for the Intended Use or other purposes approved in writing by the City, or if the UVM Parcels cease to be used in connection with an institution of higher learning.
8. Miscellaneous.
 - a. Each party shall use the Easement Area and the Property consistent with all applicable laws, including environmental laws and applicable permit conditions.
 - b. The parties hereto are independent contractors, and neither party is the agent or principal of the other. By entering this Deed, the parties do not intend to create a partnership, joint venture, or similar enterprise.
 - c. There are no third-party intended beneficiaries of this Deed.
 - d. This Deed shall not be construed against either party.
 - e. This Deed contains the entire understanding of the parties with respect to the subject matter hereof and supersedes all prior agreements or understandings relating to the same, whether written, oral, or implied.
 - f. If any provision of this Deed is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Deed shall continue in force to the extent necessary to effectuate the original intent of the parties as closely as possible.
 - g. No waiver of any provision of this Deed shall be valid unless in writing, notwithstanding the passage of time, and no waiver shall constitute a continuing waiver of the same or another provision. This Deed may not be amended except in a writing executed by both parties.
 - h. This Deed shall be construed according to Vermont law, notwithstanding conflicts of law principles, and venue for any dispute arising under this Deed shall be proper in Chittenden County, Vermont, notwithstanding any other law.
 - i. Neither party shall file any litigation arising from this Deed without first attempting in good faith to resolve the parties' dispute through negotiated settlement or mediation; provided, however, that any applicable statute of limitations shall toll during any period in which the parties are actively and mutually engaged in dispute resolution; and provided further that nothing herein shall prevent either party from seeking emergency relief in appropriate circumstances from a court of competent jurisdiction.
 - j. In case of any litigation arising from this Deed, the prevailing party shall be entitled to its reasonable attorneys' fees and costs.

- k. The parties shall perform, execute, or deliver promptly any and all such further acts and documents as may be reasonably required to consummate and continue to effectuate the transactions contemplated hereby.
- l. Each party acknowledges that neither party has provided any legal or tax advice to the other in relation to this Deed. UVM is relying on its own inspection of the Easement Area and accepts the easement hereby conveyed as-is, subject to the City's warranty of title, above.
- m. This Deed and any amendment hereto shall be recorded in the Land Records of the City of Burlington.
- n. The signatories of this Deed represent and warrant their authority to bind their respective parties.

[Signatures on Following Page]

IN WITNESS WHEREOF, this Deed has been executed as of the Effective Date.

**UNIVERSITY OF VERMONT
AND STATE AGRICULTURAL
COLLEGE**

By: Alicia Shier Estey
Alicia Shier Estey,
Vice President of Finance and Administration

State of Vermont, County of Chittenden. This record was acknowledged before me on 3-24-20 (date) by Alicia Shier Estey, Vice President for Finance and Administration.

Signature of Notary Public: Johanna Lew
Stamp or certificate number: 157.0000450
Title of office: Notary
My commission expires: 1-31-27

CITY OF BURLINGTON

By: _____
Name: Emma Mulvaney-Stanak
Title: Mayor of the City of Burlington, Vermont
Address: 149 Church St, Burlington, VT 05401

State of Vermont, County of Chittenden. This record was acknowledged before me on _____ (date) by _____ as the Mayor of the City of Burlington, Vermont.

Signature of Notary Public: _____
Stamp or certificate number: _____
Title of office: _____
My commission expires: _____

EASEMENT DEED
Main & So. Prospect Streets
University of Vermont and State Agricultural College
to
City of Burlington

This Easement Deed (this “Deed”) is entered on ____, 2026 (the “Effective Date”) between the University of Vermont and State Agricultural College, a non-profit educational corporation and instrumentality of the State of Vermont (“UVM”) and the City of Burlington, a Vermont municipal corporation (the “City”), with respect to the following facts:

- A. UVM owns certain parcels of property (the “Property”) in the City of Burlington, County of Chittenden, State of Vermont, as described in the following deeds to UVM recorded in the City’s Land Records:
 - a. From Farrand N. Benedict, dated July 15, 1851, and recorded at Volume 22, Page 506, of the Town of Burlington Land Records.
 - b. From Marguerite P. Clement, dated April 21, 1967, and recorded at Volume 181, Page 695.
 - c. From Richard H. Wadhams and Barbara C. Wadhams, as husband and wife, dated August 31, 1970, and recorded at Volume 201, Page 159.
- B. Relevant portions of the Property are depicted on a plat entitled “Easement Plan for the Benefit of the City of Burlington, Vermont & the University of Vermont and State Agricultural College,” prepared by Krebs & Lansing Consulting Engineers, Inc., dated September 23, 2025, and recorded in the City’s Land Records in Map Slide 0614B (the “Plat”).
- C. The City has requested an easement for ingress and egress over the Property. The requested easement area is depicted in the Plat and is identified as “New 20’ Wide City of Burlington Access Easement” (the “Easement Area”).
- D. The City owns a parcel of property, a portion of which is depicted on the Plat, which is adjacent to the Property, for whose benefit this Deed is given (the “City Parcel”). The City Parcel is described in that certain deed to the City from George Francis, dated May 3, 1867, and recorded in the City’s Land Records at Volume 3, Page 620.
- E. In consideration of Ten Dollars and No Cents (\$10.00), the receipt and sufficiency of which is hereby acknowledged, and for other good and valuable consideration, including an easement from the City to UVM over adjacent City property, to be recorded of even date herewith, UVM desires to convey an easement for ingress and egress over the Easement Area, on terms and conditions set forth herein.
- F. Both parties have determined that the giving of this Deed is in the public interest.

NOW, THEREFORE, the parties agree as follows:

- 1. Recitals. The foregoing recitals are true and correct and are incorporated herein by this

reference.

2. Grant of Easement. UVM hereby grants to the City and its successors and assigns, to have and to hold, with all the privileges and appurtenances thereto, a non-exclusive easement in the Easement Area for the purpose of allowing pedestrian and vehicular traffic to pass over and through the Property to the City's drinking water storage reservoir on the City Parcel.
3. Warranty. UVM, for itself and its successors and assigns, does covenant that it is the sole owner of the Property and has good right and title to convey the rights and easements granted and conveyed hereby free of every encumbrance, and it hereby engages to warrant and defend the same against all lawful claims whatsoever.
4. UVM's Use & Modification of the Easement Area. Without the City's written consent, which consent shall be in the City's reasonable discretion, UVM shall not use the Easement Area in any manner or install- or remove any fixtures or improvements in or upon the Easement Area, which would interfere with the City's use of the Easement Area for its intended purpose.
5. The City's Use & Repair of the Easement Area. The City shall not use the Easement Area other than for ingress and egress as described herein. In case the City's use of the Easement Area causes any damage to the Property, the City shall promptly restore the Property as closely as reasonably practicable to its former condition at its own cost and expense; provided, however, that nothing herein shall require the City to restore the Property following any casualty loss not caused by the City or its agents. All work performed by the City shall be approved in advance by UVM in writing, except in case of emergency, and it shall be done in a good and workmanlike manner in compliance with all permits and approvals covering such work.
6. Indemnification & Insurance. Each party shall hold harmless, indemnify, and defend the other party from and against any claim arising from the indemnifying party's operations in the Easement Area, excepting any claim arising from the indemnitee's gross negligence or willful misconduct. Each party also shall obtain a policy of commercial general liability insurance from an insurer admitted in the State of Vermont in amounts reasonably deemed necessary by that party to cover liability arising from its operations under this Deed. Each such policy shall be endorsed to name the other party as Certificate Holder
7. Succession & Termination. This Deed shall run with the land for the benefit of the City Parcel; provided, however, that the rights conveyed hereby shall terminate if the use of the City Parcel as a reservoir is permanently abandoned and the City Parcel is not otherwise used for a municipal purpose requiring vehicular and pedestrian access over and through the Property, which purpose must be pre-approved by UVM in writing, which approval shall be in UVM's reasonable discretion.
8. Miscellaneous.
 - a. Each party shall use the Easement Area and the Property consistent with all applicable laws, including environmental laws and applicable permit conditions.
 - b. The parties hereto are independent contractors, and neither party is the agent or principal

of the other. By entering this Deed, the parties do not intend to create a partnership, joint venture, or similar enterprise.

- c. There are no third-party intended beneficiaries of this Deed.
- d. This Deed shall not be construed against either party.
- e. This Deed contains the entire understanding of the parties with respect to the subject matter hereof and supersedes all prior agreements or understandings relating to the same, whether written, oral, or implied.
- f. If any provision of this Deed is held by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Deed shall continue in force to the extent necessary to effectuate the original intent of the parties as closely as possible.
- g. No waiver of any provision of this Deed shall be valid unless in writing, notwithstanding the passage of time, and no waiver shall constitute a continuing waiver of the same or another provision. This Deed may not be amended except in a writing executed by both parties.
- h. This Deed shall be construed according to Vermont law, notwithstanding conflicts of law principles, and venue for any dispute arising under this Deed shall be proper in Chittenden County, Vermont, notwithstanding any other law.
- i. Neither party shall file any litigation arising from this Deed without first attempting in good faith to resolve the parties' dispute through negotiated settlement or mediation; provided, however, that any applicable statute of limitations shall toll during any period in which the parties are actively and mutually engaged in dispute resolution; and provided further that nothing herein shall prevent either party from seeking emergency relief in appropriate circumstances from a court of competent jurisdiction.
- j. In case of any litigation arising from this Deed, the prevailing party shall be entitled to its reasonable attorneys' fees and costs.
- k. The parties shall perform, execute, or deliver promptly any and all such further acts and documents as may be reasonably required to consummate and continue to effectuate the transactions contemplated hereby.
- l. Each party acknowledges that neither party has provided any legal or tax advice to the other in relation to this Deed. The City is relying on its own inspection of the Easement Area and accepts the easement hereby conveyed as-is, subject to UVM's warranty of title, above.
- m. This Deed and any amendment hereto shall be recorded in the Land Records of the City of Burlington.
- n. The signatories of this Deed represent and warrant their authority to bind their respective parties.

[Signatures on Following Page]

IN WITNESS WHEREOF, this Deed has been executed as of the Effective Date.

**UNIVERSITY OF VERMONT
AND STATE AGRICULTURAL
COLLEGE**

By: Alicia Shier Estey
Alicia Shier Estey,
Vice President of Finance and Administration

State of Vermont, County of Chittenden. This record was acknowledged before me on 3-24-26 (date) by Alicia Shier Estey, Vice President for Finance and Administration.

Signature of Notary Public: [Signature]
Stamp or certificate number: 157.0000450
Title of office: Notary
My commission expires: 1-31-27

THE CITY OF BURLINGTON

By: _____
Name: Emma Mulvaney-Stanak
Title: Mayor of the City of Burlington, Vermont
Address: 149 Church St, Burlington, VT 05401

State of Vermont, County of Chittenden. This record was acknowledged before me on _____ (date) by _____ as the Mayor of the City of Burlington, Vermont.

Signature of Notary Public: _____
Stamp or certificate number: _____
Title of office: _____
My commission expires: _____

Board of Finance and City Council Submission Checklist

Department: DPW – Water Resources Submitter: Megan Moir & Steve Roy
 Title/Subject: Easement Agreements between UVM and Burlington Around Burlington’s Drinking Water Reservoir Site

| | | |
|-------------------------------------|------------------|-------------------------------|
| | Approval: | Meeting Date: |
| <input checked="" type="checkbox"/> | Board of Finance | 5/18/2026 |
| <input checked="" type="checkbox"/> | City Council | 6/1/2026 |
| <input type="checkbox"/> | Concurrent | Click or tap to enter a date. |

This form must be completed by the person submitting the materials, and sent with the final submission. Please do not indicate that a signoff was received until it has actually been obtained.

Signoffs Received

| Signoff Needed | Received | Date Received | Note |
|---|-----------------|-------------------------------|----------------------------------|
| Department Head | Yes | 5/11/2026 | Chapin Spencer |
| Mayor’s Office informed and approved memo | Yes | 5/12/2026 | Kara Alnasrawi |
| Board/Commission, if required | Choose an item. | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney’s Office has approved contract and/or legal documents, -Identify attorney in note | Yes | 5/11/2026 | Erik Ramakrishnan |
| City Attorney’s Office has approved memo and motion(s) or resolution(s) -Identify attorney in note | Yes | 5/11/2026 | Erik Ramakrishnan |
| CAO has reviewed budget, financing, and memo | Yes | 5/12/2026 | Katherine Schad |
| Human Resources, if personnel action -Identify HR Manager in note | N/A | Click or tap to enter a date. | Click or tap here to enter text. |
| CIO, if an IT-related investment/purchase | N/A | Click or tap to enter a date. | Click or tap here to enter text. |

Materials Included

| | Included? | Note |
|--|-----------------|----------------------------------|
| Final Memo Attached? | Yes | Click or tap here to enter text. |
| Contract Attached, if applicable? | Choose an item. | Click or tap here to enter text. |
| Additional Materials, if necessary | Yes | Click or tap here to enter text. |
| Draft Resolution or Motion? | Yes | Click or tap here to enter text. |
| If for submission to Council, are sponsors identified? | Choose an item. | Click or tap here to enter text. |



To: Board of Finance and City Council
From: Kara Alnasrawi, CEDO Director
Gummi Jonsson, Real Estate Development Manager
CC: Katherine Schad, CAO
Chapin Spencer, DPW Director
Laura Wheelock, City Engineer
Date: May 18th, 2026
RE: Waterfront TIF Substantial Change Request

Background:

Burlington’s Waterfront TIF District was approved by VEPC to support infrastructure investments intended to catalyze redevelopment in the downtown and waterfront area. Since its inception, there have been multiple substantial change requests. It is readily expected that TIF Districts will require such changes as conditions evolve over the lifetime of the district.

Most of the Waterfront TIF District expired at the end of FY 2025. The remaining active portion consists of the properties commonly referred to as CityPlace, including Burlington Town Center (BTC), formerly known as CityPlace Phase I.

In 2023, the City received VEPC approval for a substantial change request authorizing up to \$18.84 million in TIF-supported debt to fund critical public infrastructure improvements associated with redevelopment of the district, including the reconnection of Pine and St. Paul Streets and related public infrastructure improvements.

Current Situation:

Since the City’s 2023 substantial change request, significant progress has been made on both the private redevelopment and associated public infrastructure.

Construction of Burlington Town Center is actively underway. The south building is substantially complete and occupied, while the north building is approximately 30% complete and expected to be completed by the end of 2027.

The City has also secured substantial additional non-TIF funding to expand the infrastructure program, including federal RAISE funding, Congressionally Directed Spending, State Sales Tax Reallocation funding, City capital funds, and planned SRF participation for utility upgrades.

These additional resources significantly expand the scope of the public improvements and substantially leverage the City’s previously approved TIF investment, bringing more than \$35 million in additional state and federal funding to support major infrastructure improvements in the downtown/waterfront area. Importantly, this expanded public benefit is being achieved without increasing the City’s previously approved TIF debt authorization.

The City has also completed permanent financing for the district through issuance of the final bond authorized under the 2023 VEPC approval.

Additional updates reflected in this substantial change request include:

1. Changes to affordable housing delivery, with the developer now directly providing the affordable units without public subsidy
2. Updates to the development agreement governing the project, including awarded and accepted grant funding
3. Revised project schedules and assumptions
4. Legislative clarification and simplification of the district's municipal and education increment retention structure
5. Updated financial projections reflecting current project conditions, the final debt service schedule, and incorporation of investment earnings into the TIF fund

The updated financial plan demonstrates continued viability of the district, including a projected positive ending balance after all obligations are satisfied, while conservatively excluding any future incremental revenues from CityPlace Phase II.

CEDO will now be going to the Vermont Economic Progress Council (VEPC) for approval of this updated substantial change request.

Attachments:

- 1) The narrative to VEPC in support of the Substantial Change Request
- 2) TIF district financials which have been amended to reflect this substantial change request
- 3) Formal request letter to VEPC to be signed by Council President Ben Traverse and Chief Administrative Officer Katherine Schad

Motion:

Board of Finance: To approve the City's substantial change request to VEPC for the Waterfront TIF District and to recommend City Council approve and authorize City Council President Ben Traverse and Chief Administrative Officer Katherine Schad to execute the attached formal request letter

City Council: To approve the City's substantial change request to VEPC for the Waterfront TIF District and authorize City Council President Ben Traverse and Chief Administrative Officer Katherine Schad to execute the attached formal request letter



Burlington City Council

May 18, 2026

Jessica Hartleben, Executive Director
Vermont Economic Progress Council
National Life Building, 6th Floor, One National Life Drive
Montpelier, VT 05620-501

Re: Substantial Change Request Submission: Waterfront Tax Increment Financing District

Dear Ms. Hartleben,

Please accept this letter as formal submission to the Vermont Economic Progress Council (VEPC) from the City of Burlington (City) of a Substantial Change Request pursuant to Section 1003.3.3 of Rule 15-P04, relating to the Waterfront Tax Increment Financing District's approved TIF District Plan and TIF District Financing Plan.

This request is being made following a duly warned public hearing and review and approval by the Burlington City Council at its May 18, 2026 meeting. This letter is supported by the included narrative and attachments.

Ben Traverse
Burlington City Council President
City of Burlington

Katherine Schad
Chief Administrative Officer
City of Burlington

Burlington Waterfront TIF District
Substantial Change Request Narrative

May 2026

1) Introduction

This Substantial Change Request (SCR) for Burlington’s Waterfront TIF District provides updates on the public and private projects, as well as regarding grants and other financing for the public infrastructure, overall schedule, changes in how the affordable housing is being financed and delivered, amendments to the development agreement, and similar matters.

Most of the Waterfront TIF District expired as of the end of FY 2025 (June 30, 2025). The remaining portion consists of three properties commonly referred to as CityPlace. Phase I of CityPlace consists of two buildings and is now known as Burlington Town Center (BTC). Phase II retains the name CityPlace.

Construction of BTC and the associated public improvements are progressing well. The south building, which fronts on Bank Street, is complete other than punch list items, and is substantially occupied. The north building, which fronts on Cherry Street and has wings on both Pine Street and St. Paul Street, is about 30% complete and is expected to be finished by the end of next year.

CityPlace Phase II has received zoning approval for a project, but its timing is unknown. There are indications the owner may revise the project and seek amended permits.

The scope of the public improvements has expanded based on new funding that has been awarded. The scope includes construction of one-block sections of Pine and St. Paul Streets that were removed during the urban renewal era when the former downtown mall was developed. The scope also includes reconstruction of Cherry and Bank Streets in the vicinity of BTC. The new funding will help pay for those improvements and expand the area to include the entire lengths of Bank and Cherry Streets. This work is underway and ongoing.

Regarding financing, the new funding has allowed a significant increase in the overall infrastructure budget. Investment earnings continue to go into the TIF fund and have been updated in the financial workbook (see tab 5O, and column D of the cash flow tab). Also, the city has issued the final bond.

2) Project Description

The designs and mix of uses for BTC and CityPlace Phase II have changed somewhat since 2023 when we last processed a SCR with VEPC. The current program is summarized here.

Burlington Town Center

- South Building
 - 180,000 +/- sq ft
 - Housing – 53 units
 - Hotel – 161 hotel rooms with support features
 - Commercial space – 12,000 +/- sq ft
- North Building
 - 570,000 +/- sq ft
 - Housing – 311 +/- total units, consisting of:
 - 73 +/- affordable units
 - 32 +/- student apartment units
 - 206 +/- market rate apartments
 - Hotel – 158 rooms with support features
 - Commercial space – 24,000 +/- sq ft
- Parking
 - 422 +/- parking spaces

CityPlace Phase II (as currently permitted)

- 120,000 +/- sq ft
- Housing – planned for 49 units
- Retail – planned for 38,211 sq ft
- Restaurant – planned for seating area of 6,614 sq ft
- Parking – 80 parking spaces

3) Affordable Housing

Plans for affordable housing in this project have changed. At the time of the 2023 SCR the plan for Phase I (BTC) was for Champlain Housing Trust to develop the affordable housing units. CHT's full financing had not yet been obtained and would have included substantial public funding.

CHT is no longer involved. The developer of BTC is now providing the affordable units without any public subsidy, thus freeing up the public funds that CHT would have used for other affordable housing projects.

The total number of housing units in the overall revised project has declined about 10% from 400+/- to 364+/- . The developer's commitment continues to be to have 20% of the units affordable, which means a small decrease in affordable units from 80+/- to 73+/- .

4) Grants

In the City's 2023 SCR we notified VEPC about \$12 million in Congressionally Directed Spending (CDS) that was secured by Senator Leahy for reconstruction to Great Streets standards of the entire length of Cherry Street from Battery Street to South Winooski Avenue. This has subsequently been expanded to allow the CDS funds to be used for design and construction activities to rebuild Bank St., Cherry St., and sections of Pine St, St. Paul St.

In 2023 we also informed VEPC that the City had applied for a federal "Reconnecting Communities" grant which we estimated would have provided an additional \$10 million or so for the road reconstructions in this area. Unfortunately, the city's application was not funded.

Subsequently the City applied for and was awarded a RAISE grant from the Federal Highway Administration in the amount of \$22,384,000. Of this \$1,534,000 will be used for workforce development activities and is not included in the budget included in this SCR, leaving a net of \$20,850,000 to help pay for the reconstruction of Bank, Cherry, Pine, and St. Paul Streets.

The CDS grant requires \$3,000 local match which will be provided by TIF funds, as was approved by VEPC in 2023. The TIF funds and the CDS together will provide the required match for the RAISE grant.

The state also awarded a total of \$2,539,408 in Sales Tax Reallocation funds to help pay for the public improvements.

Thus the \$18,840,000 of TIF debt that was approved by VEPC in 2023 has leveraged nearly twice as much, a total of \$35,289,408 in state and federal grant funds.

In addition to this, the City is putting in \$600,000 of its own capital funds and the City plans to use \$1,920,000 of SRF funds to help pay for some of the water upgrades.

This means the benefit of TIF is being substantially magnified. It will not only reconnect St. Paul and Pine Streets as originally envisioned (along with other infrastructure abutting BTC and CityPlace along Bank and Cherry Streets) but also bring over \$35 million in other (mostly federal) funds to Vermont. This will enable rebuilding considerably more than would otherwise be possible with TIF alone. These additional public improvements will support the retention and future growth of downtown businesses.

The federal funds will expand the street reconstruction area with the addition of the blocks of Bank St. and Cherry St. between Church and South Winooski Avenue. No TIF funds will be used for these additional blocks.

5) TIF Budget

The City was previously approved by VEPC for a maximum of \$21,830,000 in additional debt. The approved infrastructure projects included acquisition and construction of two new city blocks of public right-of-way (Pine and St. Paul Streets between Cherry and Bank Streets) as well as street improvements conforming to the City's Great Streets standards for six additional city blocks (Cherry Street from Battery Street to Church Street, as well as Bank Street between Pine Street and Church Street). Eligible costs include ROW acquisition, site preparation expenses, construction, design & engineering, other associated soft costs, and Related Costs.

These plans have not changed, except for the addition of the final blocks of Cherry and Bank Streets between Church Street and So. Winooski Ave., for which TIF funds will not be used.

As approved by VEPC in 2016 and reconfirmed in 2023, the developer of BTC is constructing most or all the public improvements in the city ROWs in the four blocks immediately abutting their development site. The City will purchase those improvements at cost. The developer is required to document all costs associated with the public improvements to the City's satisfaction. The City will construct the street improvements on Cherry and Bank Streets where they do not abut BTC. The City may also elect to assume construction responsibility for some of the street improvements abutting BTC if that is necessary to meet federal guidelines for matching funds.

In 2023 the City's overall budget for the public improvements (not including Related Costs) was \$39 million +/- . With the new grants allowing expansion of the scope of the public improvements and due to inflation in construction costs, the total budget is now \$71 million +/- .

The City has all but \$14,100,000 of the funding in place for this full budget and is continuing to seek additional sources of funding to fill this gap.

The 2023 SCR narrative described the work on Bank Street to be the "full or partial reconstruction of up to two blocks". In event the City is unable to obtain the needed funds it will result in the "partial" reconstruction of one block of Bank Street.

At minimum, work along Bank Street along the block between Pine and St. Paul Streets will include reconstruction of the streetscape features to Great Street standards along the north side of the street between the curb and the face of the abutting building, complete reconstruction of the intersections of Bank Street with Pine Street and St. Paul Street, and repaving. If the additional funding is obtained the scope will further include reconstruction up to South Winooski Avenue including subsurface utility replacements, and reconstruction to Great Streets standards of the streetscape the entire length and width of the street.

6) TIF Debt

In its 2016 SCR and reconfirmed as part of its 2023 SCR, the City was approved by VEPC for a maximum bond of \$21,830,000, of which \$801,000 was issued in 2019, leaving a balance of \$21,029,000 available to borrow. In 2023 the City elected to reduce this to \$18,840,000, a decision it now regrets given the inflation in construction costs and the search for \$14,100,000 to complete the ideal scope of public improvements. But that's water over the dam.

In 2023, due to the uncertainty of numerous factors about the private development projects (BTC and CityPlace Phase II) and the fluctuating interest rate environment, the City elected to borrow \$18,840,000 in a one-year note. That note was refinanced in subsequent one-year notes in 2024 and 2025. This year the City moved to permanent financing and issued a final bond.

The 2026 bond has a face amount of \$17,165,000 with a bond premium of \$1,675,000 for a total of \$18,840,000. Additional bond premium of \$245,450 separately paid for the cost of issuance and underwriter's discount, as is typical of municipal bonds issued in Vermont.

The debt service payment schedule for the final bond is included in the updated financial workbook.

7) Development Agreement Amendments

As part of the 2023 SCR, the City provided a copy of the Second Amended and Restated Development Agreement between the City and CityPlace Partners (CPP). The agreement has subsequently been amended three times. A fourth amendment is pending as of the preparation of the current SCR and is expected to be adopted. Copies of the three adopted and fourth proposed amendments are being provided.

Collectively, the four amendments:

- Establish CPP’s responsibility to pay for any net interim borrowing costs incurred by the City (above any interest earned on deposits of the borrowed funds) until the final debt amount could be determined based on the projected value of the project being constructed. Create a CPP-funded escrow account to secure CPP’s obligation for this.
- Extend certain deadlines for CPP.
- Accept CPP’s design and program changes for the BTC project.
- Allow progress payments to CPP under certain conditions for the cost of the public infrastructure being constructed by CPP.
- Eliminate “Tier 3” from the “waterfall” set forth in the 2nd Amended and Restated Development Agreement that would have paid CPP for the so-called “Macy’s Easement”.
- Increase the maximum to be paid to the City under Tier 1 out of TIF funds for the City’s direct costs prior to CPP receiving any payments.
- Amend how the affordable housing units (aka IZ units) are being provided.

8) Legislative Change

In its 2023 audit of Burlington’s Waterfront TIF district, the state auditor recommended that the legislature clarify the percentages of taxes to be retained and the year of OTV to be used. While the City believes the current statutory history makes these both clear, the City requested a legislative clarification.

As part of this the City decided to request removal of the current two-part percentages used for incremental education taxes in the Waterfront TIF district. Currently, the education tax on incremental value created through FY 2010 is 100% retained in the TIF fund while incremental taxes on value created after FY 2010 is retained at 75%. In this legislative request, the City has proposed to eliminate the 100% retention of the incremental taxes on incremental value created through FY 2010 and use 75% for all education increment since 1997. This makes a small difference in increment retained in the TIF fund with an increase in what goes to the education fund (estimate about \$17k per year on average) and simplifies calculations and administration of the district.

The updated financial workbook that is being provided assumes the change is adopted by the legislature. If not, the difference to the cash flow in the district is minor.

The proposed legislation also requires the City to go to VEPC in late 2029 to review whether the percentages of education and municipal taxes being retained should be reduced. By that time all costs other than future Related Costs should be definitively known, and there should be reasonably accurate projections for future incremental revenues. If substantial surplus revenues are projected, it makes no sense for either the City’s general fund or the education fund for the excess dollars to sit unused in the TIF fund.

This may come to pass due to CityPlace Phase II. We don’t know the timing or the final configuration of Phase II so we can’t estimate incremental value or incremental tax proceeds with any confidence. Consequently, we have elected to be conservative and not include any incremental value or incremental taxes from Phase II in the financial projections we are providing as part of this current SCR. If Phase II occurs, we expect it to add substantial incremental revenue that will not be needed in the TIF fund.

9) **Financial Workbook**

The version of the financial workbook approved by VEPC in the 2023 SCR was dated 3/6/23. What follows lists the changes made in the updated version (dated 5/7/26) being provided with this SCR.

- Tab 1 Years and Tax rates – added actual tax rates for FY 24, FY 25, and FY 26.
- Tab 5L Real Prop Incremental Value –
 - Removed rows related to the closed portion of the Waterfront TIF District
 - Removed rows related to the 100% education increment retained for 1997-2010.
 - Adjusted OTV to 1997 for 75% education tax retention
 - Adjusted projected incremental values for BTC
 - Eliminated any future incremental value for CityPlace Phase II.
- Tab 5M Annual TIF revenues –
 - Removed rows related to the closed portion of the Waterfront TIF District
 - Removed rows related to the 100% education increment retained for 1997-2010.
 - Added columns P, Q, R, & S to estimate when incremental value will be added to the grand list as construction proceeds over the course of this multi-year construction project.
 - Put in actual TIF revenues for FY 23, FY 24, and FY25.
- Tab 5O All Revenue Sources by Year
 - Updated CPP tax replacement payment timing
 - Updated interim financing interest earnings, from estimates to actuals for FY 24 and FY 25, with new estimates for FY 26 and FY 27
- Tab 5S Related Costs
 - Increased projected requirements due to high cost of state audits and inflation. These will be paid directly from increment, not from bond proceeds. If the actual Related Costs are higher, the City will use additional increment to pay those costs, presuming sufficient increment is available.

- Tab Final Bond
 - Used actual final bond debt payment schedule

The cash flow tab shows that using these assumptions, the TIF fund will have a \$4 million +/- surplus after all costs are paid in FY 36 (the year after the final tax retention).

10) Required VEPC Determinations

When making a determination to allow or deny the substantial change, the TIF rules require the Vermont Economic Progress Council to consider whether and the degree to which the substantial change:

- Would cause the District Plan to violate any of the approval criteria including Location Criteria, Project Criteria, Purpose, Viability, Nexus or Proportionality.

Response: This SCR does not change anything related to the location criteria, purpose, or nexus. As demonstrated by the updated financial plan, the district remains viable and is likely to generate a surplus. Regarding proportionality, significant other funds have been obtained thereby reducing the proportion to be paid by TIF. The project remains 100% proportional to the district itself.

- Would change the cost of infrastructure (increase the liability) or the generation of revenue (reduce revenue) to a degree that adversely impacts fiscal viability.

Response: Obtaining the additional funding has enabled expansion of the overall scope of the infrastructure projects without increasing the liability of the TIF fund itself. TIF revenue projections have increased since the last SCR in 2023.

- Would require that additional education property tax revenue be utilized without offsetting development that would generate additional Education property tax revenue.

Response: The increased projections of the assessed value of BTC will increase the education funds 25% share of the incremental tax revenue. Furthermore, this SCR assumes the legislature approves the change to eliminate the 100% incremental education tax retention for value create through FY 2010. This slightly increases revenue to the education fund.

- Would cause the education property tax revenue to increase.

Response: The increased valuation of BTC compared to the 2023 projected valuation will increase the education fund's 25% share of incremental education tax revenue. If CityPlace Phase II occurs as we expect, it will increase education fund revenues significantly more.

- Would have an impact on the financial viability of the District.

Response: As shown in the projections, the updates described in this SCR result in a projected surplus at the end of the district.

- Would put at risk the long term economic benefit and the achievement of other District objectives.

Response: Nothing in this SCR risks the long term benefits or other objectives of the district. To the contrary, the additional non-TIF funding which expands the scope of the public improvements should increase the public benefits.

Public Infrastructure Sources & Uses

Sources

| | | |
|-----------------------------------|------------|-----|
| Tax Increment Financing | 18,840,000 | 27% |
| Sales Tax Reallocation | 2,539,408 | |
| Congressionally Directed Spending | 12,000,000 | |
| RAISE grant | 20,850,000 | |
| City Capital Funds | 600,000 | |
| SRF revolving fund | 1,920,000 | |
| Future/TBD | 14,100,000 | |
| | <hr/> | |
| TOTAL | 70,849,408 | |

Uses

| | |
|------------------------------|------------|
| Design | 5,753,035 |
| Right of Way Acquisition | 886,632 |
| Cherry St. Construction | 32,320,565 |
| Pine & St. Paul Construction | 13,173,258 |
| Bank St. Construction | 17,429,918 |
| Public Art/Soils/Other | 1,286,000 |
| | <hr/> |
| TOTAL | 70,849,408 |

| | |
|---------------|------------------------------|
| Municipality: | Burlington Waterfront TIF |
| Date: | 5/7/2026 |

Table 1 -- Years and Tax Rates

| | |
|---|------|
| Calendar Year of Updated Financial Plan | 2023 |
| First FISCAL Year in Cash Flow | 2023 |

| Tax Rates for Current FISCAL Year | FY 2026 Actual | FY 2025 Actual | FY 2024 Actual | FY 2023 Actual |
|--|----------------|----------------|----------------|----------------|
| Municipal | \$ 0.8561 | \$ 0.8326 | \$ 0.7523 | \$ 0.7085 |
| Education- Homestead | \$ 1.5264 | \$ 1.5985 | \$ 1.4485 | \$ 1.3891 |
| Education- Non-Homestead | \$ 1.5072 | \$ 1.5837 | \$ 1.4591 | \$ 1.4041 |
| Municipal Tax Rate Inflation based on Historic Trend | 2.00% | | | |
| Education Tax Rate Inflation based on Historic Trend | 2.50% | | | |

| | |
|----------------------------------|------|
| Final FY for Education Increment | 2035 |
| Final FY for Municipal Increment | 2035 |

Table 5L -- Real Property Incremental Value

| Development or Redevelopment Project Name | Education Taxes Retained | Parcel ID | Original Taxable/ Baseline Value | Estimated Year of Construction Start | Estimated Number of Years to Complete | Estimated Assessed Value After Development | Estimated Increase in Value from Baseline | Use Code | Estimated % of New Construction - Homestead Rate | Estimated % of New Construction -Non-Homestead Rate | Total of L and M (Should be 100%) | Estimated Incremental Value - Homestead | Estimated Incremental Value -Non-Homestead | Estimated Incremental Value -Non-Homestead - 20% Commercial Factor |
|---|--------------------------|---------------|-------------------------------------|--------------------------------------|---------------------------------------|--|---|----------|--|---|-----------------------------------|---|--|--|
| Totals: | | | | | | \$ 155,970,600 | \$ 134,078,698 | | | | | \$ - | \$ 134,078,698 | \$ 9,815,740 |
| BTC South Building - commercial | 75% | 044-4-033-000 | \$ 21,891,902 | 2023 | 2 | \$26,500,000 | \$4,608,098 | | 0% | 100% | 100% | \$0 | \$4,608,098 | \$921,620 |
| BTC South Building - residential | 75% | 044-4-033-000 | \$ - | 2023 | 2 | \$15,000,000 | \$15,000,000 | | 0% | 100% | 100% | \$0 | \$15,000,000 | |
| BTC North Building - commercial | 75% | 044-4-033-000 | \$ - | 2025 | 0 | \$36,500,000 | \$36,500,000 | | 0% | 100% | 100% | \$0 | \$36,500,000 | \$7,300,000 |
| BTC North Building - residential | 75% | 044-4-033-000 | \$ - | 2025 | 0 | \$70,000,000 | \$70,000,000 | | 0% | 100% | 100% | \$0 | \$70,000,000 | |
| CityPlace Phase 2: Hotel | 75% | 044-4-004-000 | \$ - | 2023 | 2 | \$1,591,400 | \$1,591,400 | | 0% | 100% | 100% | \$0 | \$1,591,400 | \$318,280 |

The data used to populate this table is based on FISCAL years.

| Development or Redevelopment Project Name | Estimated Taxable Value After Development | Estimated Increase in Value from Baseline | Estimated Incremental Value - Homestead | Estimated Incremental Value - Non-Residential | Estimated Incremental Value - Non-Homestead - 20% Commercial Factor | Percentage of Construction Completion by Fiscal Year | | | | Base Years: Created=Tax Rates Incur Debt=Start Increment | Percentage Education Tax Retained | Estimated Municipal Tax on Incremental Value |
|---|---|---|---|---|---|--|------|------|------|--|-----------------------------------|--|
| | | | | | | 2026 | 2027 | 2028 | 2029 | | | |
| | | | | | | | | | | 2023 | | \$0.7085 |
| Totals: | | \$ 134,078,698 | \$ - | \$ 134,078,698 | \$ 9,815,740 | | | | | TOTALS: | | \$883,299 |
| BTC South Building - commercial | \$26,500,000 | \$4,608,098 | \$0 | \$4,608,098 | \$921,620 | 70% | 100% | 100% | 100% | | 75% | \$0 |
| BTC South Building - residential | \$15,000,000 | \$15,000,000 | \$0 | \$15,000,000 | \$0 | 70% | 100% | 100% | 100% | | 75% | \$0 |
| BTC North Building - commercial | \$36,500,000 | \$36,500,000 | \$0 | \$36,500,000 | \$7,300,000 | 5% | 35% | 70% | 100% | | 75% | \$0 |
| BTC North Building - residential | \$70,000,000 | \$70,000,000 | \$0 | \$70,000,000 | \$0 | 5% | 35% | 70% | 100% | | 75% | \$0 |
| CityPlace Phase 2: Hotel | \$1,591,400 | \$1,591,400 | \$0 | \$1,591,400 | \$318,280 | | | | | | 75% | \$0 |
| CityPlace Phase 2: Residential | \$0 | \$0 | \$0 | \$0 | \$0 | | | | | | 75% | \$0 |
| CityPlace Phase 2: Retail & Parking | \$6,379,200 | \$6,379,200 | \$0 | \$6,379,200 | \$1,275,840 | | | | | | 75% | \$0 |

| Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 2023 | | Year 2 | 2024 | | Year 3 | 2025 | | Year 4 | 2026 | | Year 5 | 2027 | | Year 6 |
| \$1.3891 | \$1.4041 | \$0.7523 | \$1.4485 | \$1.4591 | \$0.8326 | \$1.5985 | \$1.5837 | \$0.8561 | \$1.5264 | \$1.5072 | \$0.8732 | \$1.5646 | \$1.5449 | \$0.8907 |
| \$306,688 | \$1,118,955 | \$935,549 | \$342,159 | \$1,189,569 | \$1,134,859 | \$375,968 | \$1,410,343 | \$253,624 | \$0 | \$305,448 | \$610,596 | \$0 | \$751,434 | \$977,568 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$33,138 | \$0 | \$36,463 | \$48,287 | \$0 | \$53,392 | \$49,252 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$89,891 | \$0 | \$118,692 | \$130,983 | \$0 | \$173,799 | \$133,603 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$18,749 | \$0 | \$20,630 | \$133,865 | \$0 | \$148,019 | \$273,084 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$29,964 | \$0 | \$39,564 | \$213,939 | \$0 | \$283,872 | \$436,436 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$16,349 | \$0 | \$17,989 | \$16,676 | \$0 | \$18,439 | \$17,009 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$65,535 | \$0 | \$72,110 | \$66,845 | \$0 | \$73,913 | \$68,182 |

| Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 2028 | | Year 7 | 2029 | | Year 8 | 2030 | | Year 9 | 2031 | | Year 10 | 2032 | | Year 11 | 2033 |
| \$1.6037 | \$1.5835 | \$0.9085 | \$1.6438 | \$1.6231 | \$0.9267 | \$1.6849 | \$1.6637 | \$0.9452 | \$1.7270 | \$1.7053 | \$0.9641 | \$1.7702 | \$1.7479 | \$0.9834 | \$1.8144 |
| \$0 | \$1,212,907 | \$1,307,281 | \$0 | \$1,632,163 | \$1,333,427 | \$0 | \$1,672,967 | \$1,360,095 | \$0 | \$1,714,791 | \$1,387,297 | \$0 | \$1,757,661 | \$1,415,043 | \$0 |
| \$0 | \$54,727 | \$50,237 | \$0 | \$56,095 | \$51,242 | \$0 | \$57,498 | \$52,267 | \$0 | \$58,935 | \$53,312 | \$0 | \$60,408 | \$54,379 | \$0 |
| \$0 | \$178,144 | \$136,275 | \$0 | \$182,598 | \$139,001 | \$0 | \$187,163 | \$141,781 | \$0 | \$191,842 | \$144,616 | \$0 | \$196,638 | \$147,508 | \$0 |
| \$0 | \$303,439 | \$397,923 | \$0 | \$444,321 | \$405,882 | \$0 | \$455,429 | \$413,999 | \$0 | \$466,815 | \$422,279 | \$0 | \$478,485 | \$430,725 | \$0 |
| \$0 | \$581,937 | \$635,950 | \$0 | \$852,122 | \$648,669 | \$0 | \$873,425 | \$661,643 | \$0 | \$895,261 | \$674,875 | \$0 | \$917,642 | \$688,373 | \$0 |
| \$0 | \$18,900 | \$17,349 | \$0 | \$19,372 | \$17,696 | \$0 | \$19,857 | \$18,050 | \$0 | \$20,353 | \$18,411 | \$0 | \$20,862 | \$18,780 | \$0 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 |
| \$0 | \$75,761 | \$69,546 | \$0 | \$77,655 | \$70,937 | \$0 | \$79,596 | \$72,356 | \$0 | \$81,586 | \$73,803 | \$0 | \$83,626 | \$75,279 | \$0 |

| Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value | Estimated Municipal Tax on Incremental Value | Estimated Homestead Tax on Incremental Value | Estimated Non-Residential Tax on Incremental Value |
|--|--|--|--|--|--|--|
| | Year 12 | 2034 | | Year 13 | 2035 | |
| \$1.7916 | \$1.0031 | \$1.8598 | \$1.8364 | \$1.0231 | \$1.9063 | \$1.8823 |
| \$1,801,603 | \$1,443,344 | \$0 | \$1,846,643 | \$1,472,211 | \$0 | \$1,892,809 |
| \$61,919 | \$55,466 | \$0 | \$63,467 | \$56,576 | \$0 | \$65,053 |
| \$201,554 | \$150,459 | \$0 | \$206,592 | \$153,468 | \$0 | \$211,757 |
| \$490,447 | \$439,339 | \$0 | \$502,708 | \$448,126 | \$0 | \$515,276 |
| \$940,583 | \$702,140 | \$0 | \$964,098 | \$716,183 | \$0 | \$988,200 |
| \$21,383 | \$19,155 | \$0 | \$21,918 | \$19,538 | \$0 | \$22,466 |
| \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 |
| \$85,717 | \$76,784 | \$0 | \$87,860 | \$78,320 | \$0 | \$90,056 |

Table 5R -- Cash Flow

| Fiscal Year | Total TIF Revenue (from Increment) | CPP Tax Replacement Payments (from Tab 50) | Net Interest Earned on Interim Debt Deposit Acct (from Tab 50) | Total Available Revenue | New Debt | Existing Debt Service | Total Projected Debt Service (all existing and future bonds) | Related Costs (FY 2022 through FY 2036) | Annual Surplus (Deficit) | Cummulative Surplus (Deficit) |
|----------------|---------------------------------------|---|---|-------------------------------|---------------|--------------------------|---|--|-----------------------------|----------------------------------|
| 2023 | :Base Year | | | | | | | (\$1,986,804) | | |
| Begin Balance: | \$3,640,963 | | | \$3,640,963 | | | | | \$3,640,963 | \$3,640,963 |
| 2022 | \$2,191,205 | \$0 | \$0 | \$2,191,205 | \$0 | (\$2,126,584) | (\$2,126,584) | (\$115,785) | (\$51,164) | \$3,589,799 |
| 2023 | \$2,358,187 | \$208,166 | \$0 | \$2,566,353 | \$0 | (\$2,144,228) | (\$2,144,228) | (\$620,482) | (\$198,357) | \$3,391,442 |
| 2024 | \$2,467,277 | \$133,332 | \$696,199 | \$3,296,808 | (\$711,733) | (\$2,060,756) | (\$2,772,489) | (\$175,976) | \$348,343 | \$3,739,785 |
| 2025 | \$2,921,170 | \$33,333 | \$792,361 | \$3,746,864 | (\$877,818) | (\$5,542,766) | (\$6,420,584) | (\$78,616) | (\$2,752,336) | \$987,449 |
| 2026 | \$559,073 | \$100,000 | \$600,000 | \$1,259,073 | (\$845,916) | (\$183,478) | (\$1,029,394) | (\$197,530) | \$32,149 | \$1,019,598 |
| 2027 | \$1,362,029 | \$100,000 | \$250,000 | \$1,712,029 | (\$846,330) | \$0 | (\$846,330) | (\$202,000) | \$663,699 | \$1,683,297 |
| 2028 | \$2,190,475 | \$0 | \$0 | \$2,190,475 | (\$1,784,500) | \$0 | (\$1,784,500) | (\$106,000) | \$299,975 | \$1,983,272 |
| 2029 | \$2,939,444 | \$0 | \$0 | \$2,939,444 | (\$2,531,625) | \$0 | (\$2,531,625) | (\$103,000) | \$304,819 | \$2,288,092 |
| 2030 | \$3,006,394 | \$0 | \$0 | \$3,006,394 | (\$2,599,375) | \$0 | (\$2,599,375) | (\$85,000) | \$322,019 | \$2,610,110 |
| 2031 | \$3,074,887 | \$0 | \$0 | \$3,074,887 | (\$2,693,250) | \$0 | (\$2,693,250) | (\$58,500) | \$323,137 | \$2,933,247 |
| 2032 | \$3,144,958 | \$0 | \$0 | \$3,144,958 | (\$2,762,750) | \$0 | (\$2,762,750) | (\$52,000) | \$330,208 | \$3,263,455 |
| 2033 | \$3,216,646 | \$0 | \$0 | \$3,216,646 | (\$2,837,875) | \$0 | (\$2,837,875) | (\$42,700) | \$336,071 | \$3,599,526 |
| 2034 | \$3,289,987 | \$0 | \$0 | \$3,289,987 | (\$2,908,125) | \$0 | (\$2,908,125) | (\$53,500) | \$328,362 | \$3,927,888 |
| 2035 | \$3,365,020 | \$0 | \$0 | \$3,365,020 | (\$2,987,875) | \$0 | (\$2,987,875) | (\$49,600) | \$327,545 | \$4,255,433 |
| 2036 | | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 | (\$161,900) | (\$161,900) | \$4,093,533 |

Table 50 -- All Rev Sources By Year

| Year | Annual TIF Increment: Municipal | Annual TIF Increment: Education | Other Source | Other Amount | Other Revenue Information | Other Revenue Amount | Total Revenue |
|--------------------------------------|---------------------------------|---------------------------------|--------------------------|--------------|-------------------------------------|----------------------|---------------|
| Totals: | \$14,514,194 | \$19,332,108 | | \$574,831 | | \$2,338,560 | \$36,759,693 |
| 2023 | :Base Year | | | | | | |
| Any Years Prior to Increment: | | | | | | | \$0 |
| 2023 | \$883,299 | \$1,425,643 | CPP tax replacement pymt | \$208,166 | | | \$2,517,108 |
| 2024 | \$935,549 | \$1,531,728 | CPP tax replacement pymt | \$133,332 | Interim Financing Interest Earnings | \$696,199 | \$3,296,808 |
| 2025 | \$1,134,859 | \$1,786,311 | CPP tax replacement pymt | \$33,333 | Interim Financing Interest Earnings | \$792,361 | \$3,746,864 |
| 2026 | \$253,624 | \$305,448 | CPP tax replacement pymt | \$100,000 | Interim Financing Interest Earnings | \$600,000 | \$1,259,073 |
| 2027 | \$610,596 | \$751,434 | CPP tax replacement pymt | \$100,000 | Interim Financing Interest Earnings | \$250,000 | \$1,712,029 |
| 2028 | \$977,568 | \$1,212,907 | | | | | \$2,190,475 |
| 2029 | \$1,307,281 | \$1,632,163 | | | | | \$2,939,444 |
| 2030 | \$1,333,427 | \$1,672,967 | | | | | \$3,006,394 |
| 2031 | \$1,360,095 | \$1,714,791 | | | | | \$3,074,887 |
| 2032 | \$1,387,297 | \$1,757,661 | | | | | \$3,144,958 |
| 2033 | \$1,415,043 | \$1,801,603 | | | | | \$3,216,646 |
| 2034 | \$1,443,344 | \$1,846,643 | | | | | \$3,289,987 |
| 2035 | \$1,472,211 | \$1,892,809 | | | | | \$3,365,020 |
| 2036 | \$0 | \$0 | | | | | \$0 |

Table 5S -- Related Costs

| Year | Related Cost Name | Related Cost Description | Related Cost Amount |
|------|------------------------|--|---------------------|
| | | Total: | \$ 1,986,804 |
| 2023 | | | \$ 620,482 |
| | State Audit | State auditor charge | \$ - |
| | City Audit | TIF portion of cost for annual City audit | \$ - |
| | CEDO | City Staff Time to administer TIF | \$ - |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - |
| | Legal | Legal costs associated with TIF district administration, bond votes, preparation of new TIF projects, etc. | \$ - |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ - |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ - |
| | Previous Related Costs | Costs related to BTC as yet unreimbursed | \$ - |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ - |
| 2024 | | | \$ 175,976 |
| | City Audit | TIF portion of cost for annual City audit | \$ - |
| | CEDO | City Staff Time to administer TIF | \$ - |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - |
| | Legal | Legal costs associated with TIF district administration, bond votes, preparation of new TIF projects, etc. | \$ - |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ - |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ - |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ - |
| 2025 | | | \$ 78,616 |
| | City Audit | TIF portion of cost for annual City audit | |
| | CEDO | City Staff Time to administer TIF | |
| | DPW | City staff time to manage TIF infrastructure projects | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | |
| 2026 | | | \$ 197,530 |
| | State Audit | State auditor charge | \$ - |
| | City Audit | TIF portion of cost for annual City audit | \$ 8,000 |
| | CEDO | City Staff Time to administer TIF | \$ 12,000 |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 6,000 |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ 26,530 |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 40,000 |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 105,000 |
| 2027 | | | \$ 202,000 |
| | State Audit | State auditor charge | \$ 100,000 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 |
| | CEDO | City Staff Time to administer TIF | \$ 12,000 |

| | | | | |
|------|-------------|--|-----------|----------------|
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ 28,000 | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 30,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 11,000 | |
| 2028 | | | | \$ 106,000 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 | |
| | CEDO | City Staff Time to administer TIF | \$ 15,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ 28,000 | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 30,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 12,000 | |
| 2029 | | | | \$ 103,000 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 | |
| | CEDO | City Staff Time to administer TIF | \$ 12,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ 28,000 | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 30,000 | update to VEPC |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 12,000 | |
| 2030 | | | | \$ 85,000 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 | |
| | CEDO | City Staff Time to administer TIF | \$ 12,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ 20,000 | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 20,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 12,000 | |
| 2031 | | | | \$ 58,500 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 | |
| | CEDO | City Staff Time to administer TIF | \$ 10,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 15,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 12,500 | |
| 2032 | | | | \$ 52,000 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,000 | |
| | CEDO | City Staff Time to administer TIF | \$ 10,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 10,000 | |
| | Municipal | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 10,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 13,000 | |
| 2033 | | | | \$ 42,700 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,200 | |

| | | | | |
|------|-------------|--|------------|-------------------|
| | CEDO | City Staff Time to administer TIF | \$ - | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 10,000 | |
| | Municap | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 10,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 13,500 | |
| 2034 | | | | \$ 53,500 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,500 | |
| | CEDO | City Staff Time to administer TIF | \$ 10,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 10,000 | |
| | Municap | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 10,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 14,000 | |
| 2035 | | | | \$ 49,600 |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,600 | |
| | CEDO | City Staff Time to administer TIF | \$ 10,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 10,000 | |
| | Municap | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 10,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 10,000 | |
| 2036 | | | | \$ 161,900 |
| | State Audit | State auditor charge | \$ 100,000 | Final state audit |
| | City Audit | TIF portion of cost for annual City audit | \$ 9,900 | |
| | CEDO | City Staff Time to administer TIF | \$ 15,000 | |
| | DPW | City staff time to manage TIF infrastructure projects | \$ - | |
| | Legal | Legal costs associated with TIF district administration, projects, etc. | \$ 12,000 | |
| | Municap | Provide administrative and accounting expertise for TIF districts | \$ - | |
| | Consultants | Consulting for VEPC filings, financial modeling, developer negotiations | \$ 10,000 | |
| | General | General administrative costs for TIF district administration, preparation of bond votes, reporting, etc. | \$ 15,000 | |

City of Burlington

SOURCES

| | | |
|----------------|--|---------------------|
| <i>Sources</i> | | |
| Par | | \$17,165,000 |
| Equity | | 0 |
| Total | | \$17,165,000 |

| | |
|---------------------------------|-----------|
| Dated | 5/6/2026 |
| First Coupon | 11/1/2026 |
| Principal Commencement Date | 11/1/2027 |
| Term | 9. Years |
| Amortization Period | 8. Years |
| Final Maturity | 11/1/2034 |
| Fiscal Year Amortization Starts | 2028 |

DEBT SERVICE SCHEDULE

| Loan Payment | Principal | Total Period Interest | Ending Principal Balance | Amortization Year |
|--------------|-------------------|-----------------------|--------------------------|-------------------|
| | 17,165,000 | 4,786,705 | | |
| 11/1/2026 | 0 | 417,205 | 17,165,000 | 0 |
| 5/1/2027 | 0 | 429,125 | 17,165,000 | |
| 11/1/2027 | 950,000 | 429,125 | 16,215,000 | 1 |
| 5/1/2028 | 0 | 405,375 | 16,215,000 | |
| 11/1/2028 | 1,765,000 | 405,375 | 14,450,000 | 2 |
| 5/1/2029 | 0 | 361,250 | 14,450,000 | |
| 11/1/2029 | 1,925,000 | 361,250 | 12,525,000 | 3 |
| 5/1/2030 | 0 | 313,125 | 12,525,000 | |
| 11/1/2030 | 2,120,000 | 313,125 | 10,405,000 | 4 |
| 5/1/2031 | 0 | 260,125 | 10,405,000 | |
| 11/1/2031 | 2,300,000 | 260,125 | 8,105,000 | 5 |
| 5/1/2032 | 0 | 202,625 | 8,105,000 | |
| 11/1/2032 | 2,495,000 | 202,625 | 5,610,000 | 6 |
| 5/1/2033 | 0 | 140,250 | 5,610,000 | |
| 11/1/2033 | 2,695,000 | 140,250 | 2,915,000 | 7 |
| 5/1/2034 | 0 | 72,875 | 2,915,000 | |
| 11/1/2034 | 2,915,000 | 72,875 | 0 | 8 |
| 5/1/2035 | | | | |
| 11/1/2035 | | | | |
| 5/1/2036 | | | | |

ANNUAL DEBT SERVICE SCHEDULE

| Fiscal Year | Aggregated Fiscal Year | Principal | Interest | Series D/S |
|-------------|------------------------|-------------------|------------------|-------------------|
| | | 17,165,000 | 4,786,705 | 21,951,705 |
| 2027 | 2027 | 0 | 846,330 | 846,330 |
| 2028 | 2028 | 950,000 | 834,500 | 1,784,500 |
| 2029 | 2029 | 1,765,000 | 766,625 | 2,531,625 |
| 2030 | 2030 | 1,925,000 | 674,375 | 2,599,375 |
| 2031 | 2031 | 2,120,000 | 573,250 | 2,693,250 |
| 2032 | 2032 | 2,300,000 | 462,750 | 2,762,750 |
| 2033 | 2033 | 2,495,000 | 342,875 | 2,837,875 |
| 2034 | 2034 | 2,695,000 | 213,125 | 2,908,125 |
| 2035 | 2035 | 2,915,000 | 72,875 | 2,987,875 |

PUBLIC HEARING NOTICE

Burlington Waterfront Tax Increment Financing District: Substantial Change Request

Pursuant to the requirements of 24 V.S.A. §1901(2)(B), notice is hereby given of a public hearing by the Burlington City Council to hear comments concerning a resolution for the City Council to approve the submission of a substantial change request to the Vermont Economic Progress Council (VEPC) relative to the City of Burlington's approved Tax Increment District Plan and approved Financing Plan for the Burlington Waterfront Tax Increment Financing (TIF) District.

The purpose of the City's substantial change request to VEPC is to amend and update the above referenced approved Tax Increment District Plan and approved Financing Plan to accurately reflect changes made to scope, budgets, timelines, project descriptions, debt financing, related costs, and other funding assumptions relative to the City's approved TIF projects within the Waterfront TIF District since these items were originally presented and approved by VEPC as part of the Tax Increment and Financing Plans referenced above.

If approved, the substantial change request will include a letter indicating that the City Council has considered and approved the substantial change, as well as a narrative explanation with supporting documentation fully explaining the reasons for such change and the assumptions used to demonstrate that tax increment will be sufficient to repay bond financing issued for the district's public improvements.

The public hearing will take place on **Monday, May 18, 2026 during the Regular City Council Meeting, which begins at 6:00 PM in Contois Auditorium, Burlington City Hall, 149 Church Street, Burlington, Vermont.**

For more information about the above referenced Burlington Waterfront TIF District substantial change request, please contact Gummi Jonsson at gjonsson@burlingtonvt.gov



MEMORANDUM

To: Burlington Board of Finance and City Council

From: Darren Springer, General Manager
Emily Stebbins-Wheelock, CFO and Manager of Strategy & Innovation

Date: 18 May 2026

Subject: **Burlington Electric Department Proposed Rate Change for FY27**

Burlington Electric Department (BED) requests that the City Council approve its filing with the Vermont Public Utility Commission of a request to increase its rates for electric service by 2.99 percent on bills rendered on or after September 1, 2026. The Burlington Electric Commission unanimously approved BED's request at its May 13, 2026 meeting.

BED staff will share a presentation with more information about the context for BED's request and the estimated impact on ratepayers at the Board of Finance meeting on May 18, 2026 and the City Council meeting on June 1, 2026 and will be available to answer any questions Councilors may have.

Motions

Board of Finance:

To approve and recommend that the City Council authorize the General Manager of the Burlington Electric Department or their designee to file tariff amendments and supporting documents with the Vermont Public Utility Commission requesting an increase in Burlington Electric Department rates of 2.99 percent on bills rendered on or after September 1, 2026 as proposed.

City Council:

To approve and authorize the General Manager of the Burlington Electric Department or their designee to file tariff amendments and supporting documents with the Vermont Public Utility Commission requesting an increase in Burlington Electric Department rates of 2.99 percent on bills rendered on or after September 1, 2026 as proposed.



FY 2027 Proposed Rate Increase

Burlington Board of Finance

May 18, 2026

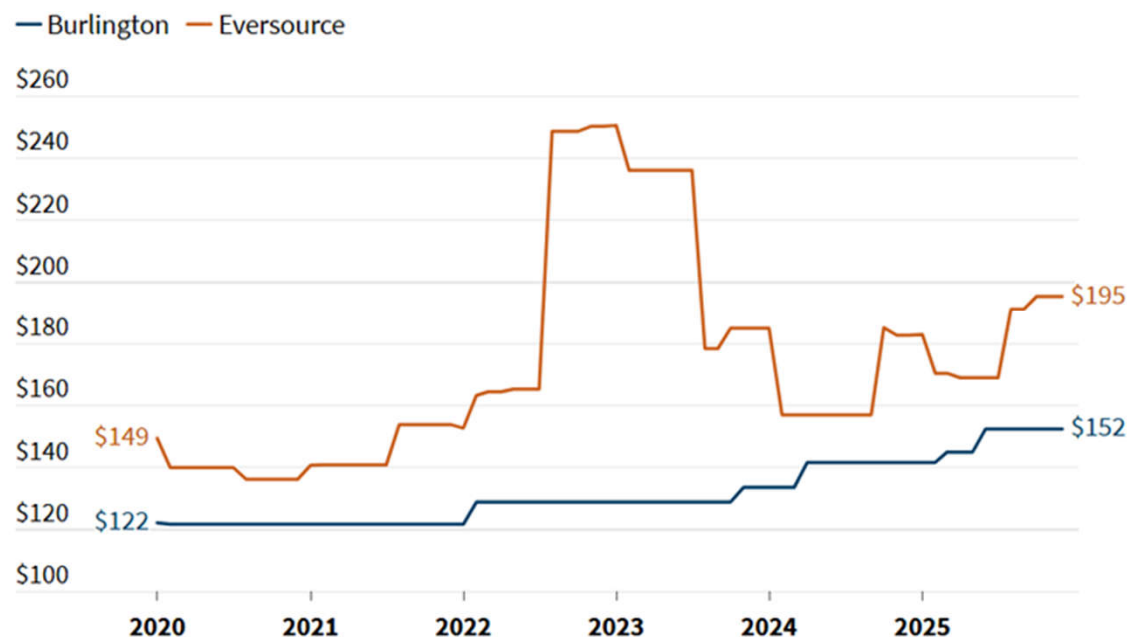
FY27 Rate Change – 2.99%

- *Lowest* rate change proposed since pandemic at 2.99%
- Latest national numbers show 6.1% increase in electricity prices over last year (<https://www.nytimes.com/live/2026/05/12/business/inflation-report-cpi>)
- National forecast for June-Sept 2026 is 8.5% increase (<https://neada.org/wp-content/uploads/2026/04/NEADA-CEPC-Summer-Cooling-4-24-26.pdf>)
- April 2021-April 2026 national electricity price increase of 38.9%; Burlington Electric over same period = 28.7% (<https://electricity.heatmap.news/>)

Economic/Energy Context

A tale of two strategies: diversified energy sources means less price volatility in energy bills

Burlington Electric Department's and Eversource's average monthly residential bills over time. (monthly energy bill for 750 kWh, 2020–2025, in USD)



Burlington, Vermont, uses biomass facilities, hydro, wind, solar, and oil as part of its energy mix. Eversource customers in nearby New Hampshire are tied to natural gas. This analysis assumes a flat 750kWh usage per month, however, usage (and bills) are likely lower in Burlington due to long-standing energy efficiency efforts.

Source: RMI analysis. Rate data courtesy of Arcadia Genability • [Get the data](#) • [Download image](#)

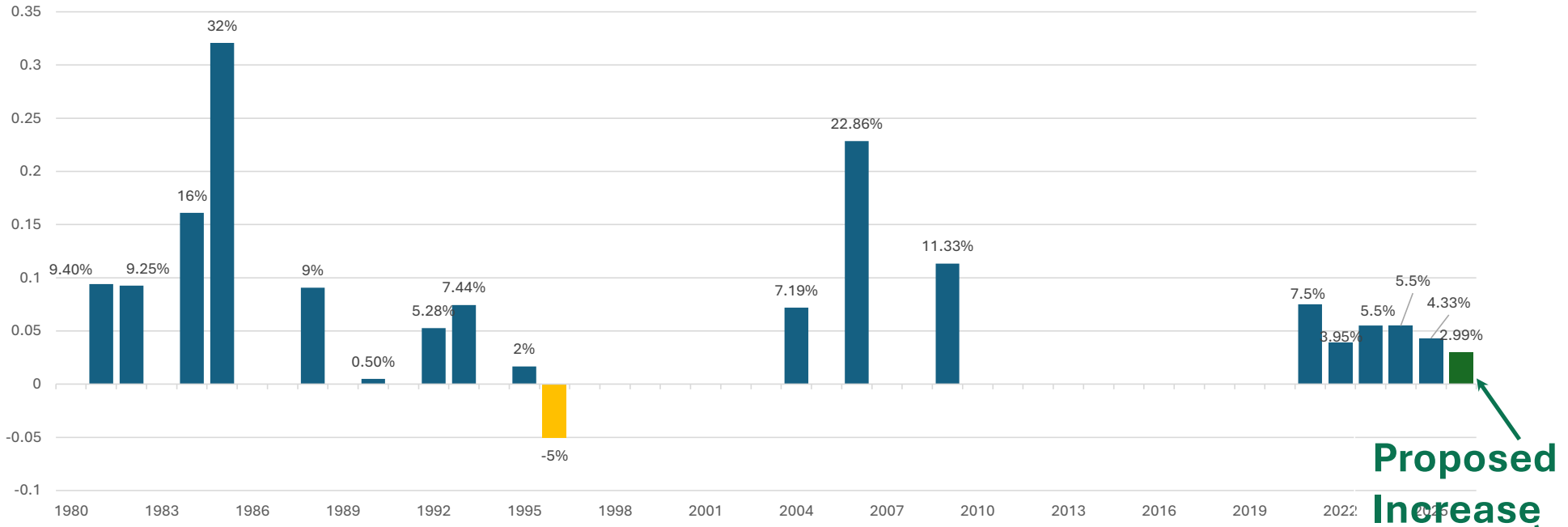


“Kept bills low and stable: Burlington generates its power from a variety of sources, including biomass facilities, hydro, wind, solar, and oil. This diversity has protected its customers from price volatility and enabled it to retain lower rates. In contrast, Eversource customers in neighboring New Hampshire have been exposed to fluctuating natural gas prices, and experienced higher, more volatile bills. (See chart below). Importantly, this analysis assumes comparable electricity usage across households, but in reality, Burlington residential users consume 34 percent less than the average in New England, at least in part due to the city’s long-standing energy efficiency efforts. As a result, a typical Burlington homeowner’s actual bills would likely be even lower than what is represented here.”

<https://rmi.org/why-communities-can-and-must-consider-electricity-affordability-and-risk-together/>



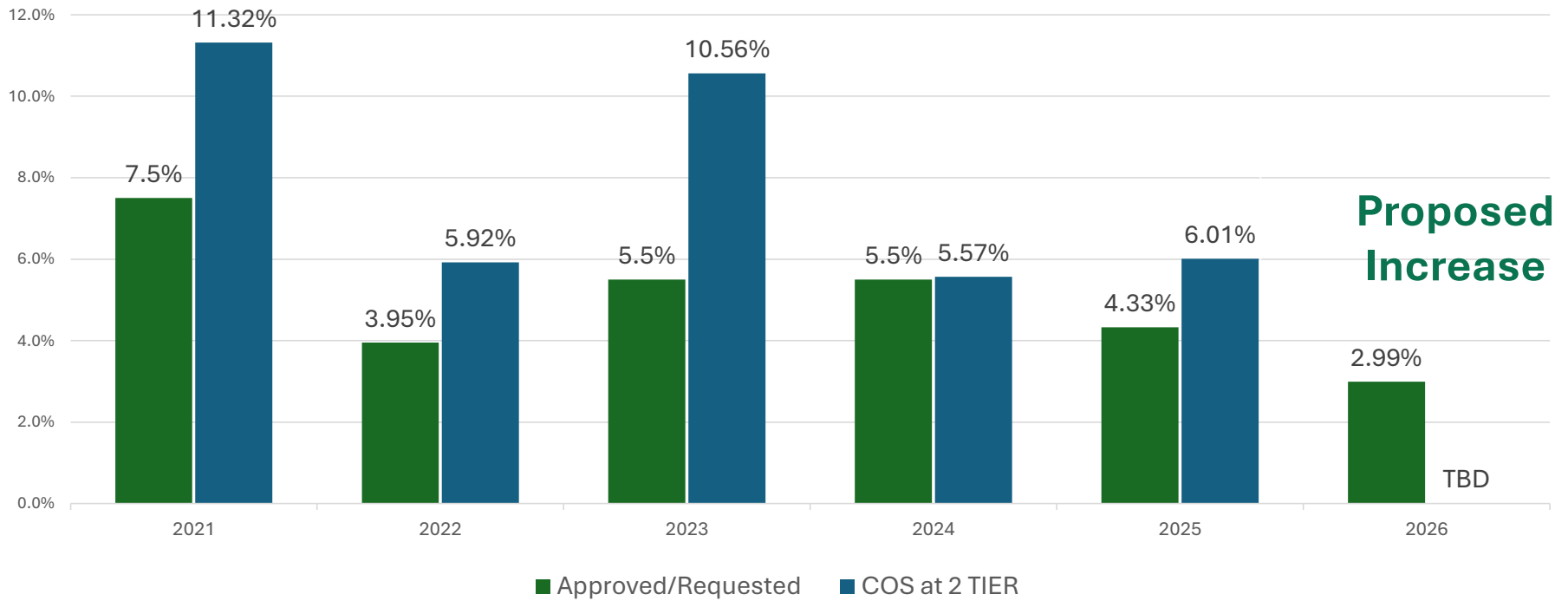
BED Rate Changes Since 1980



| Rate Increase | 2009 | 2010 | 2011 | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 |
|---------------|--------|-------|-------|-------|-------|-------|-------|--------|-------|-------|-------|-------|----------|--------|-------|-------|-------|-------|
| BED | 11.33% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 7.50% | 3.95% | 5.5% | 5.5% | 4.33% | 2.99% |
| GMP | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.40% | 2.00% | -2.46% | 0.73% | 0.93% | 5.45% | 2.92% | 0.00% | 4.69% | 2.2% | 5.3% | 5.26% | 7.4% |
| VEC | 0.00% | 0.00% | 0.00% | 0.00% | 2.93% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 3.29% | 0.00% | 1.97% | 8.19% | 8.33% | 4.84% | 2.99% |
| WEC | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% | 4.00% | 0.00% | 0.00% | 5.95% | 3.72% | 5.49% | 5.95% | Rate Des | 12.83% | 0.0% | 0.0% | 2.91% | TBD |

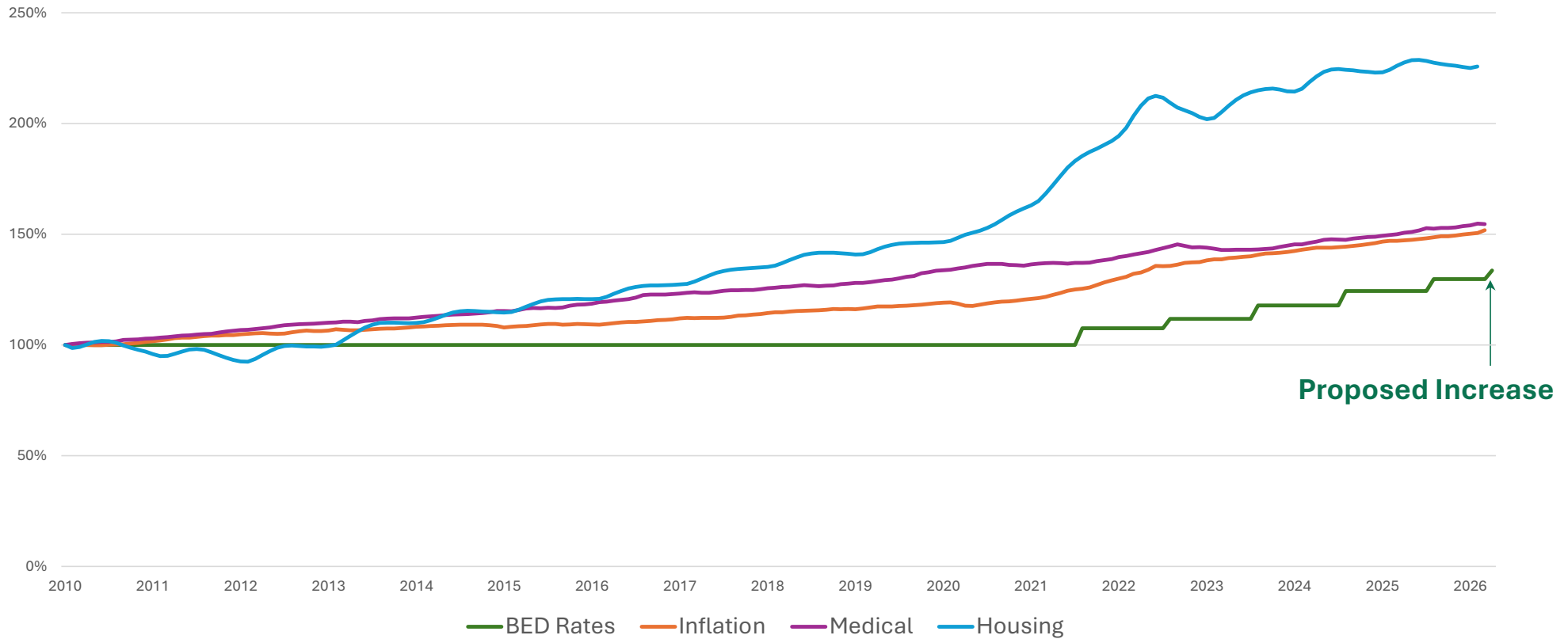


BED Requested Rate Changes vs. Cost of Service since 2021





Change in Cost of BED Electricity vs. Other Goods/Services since 2010

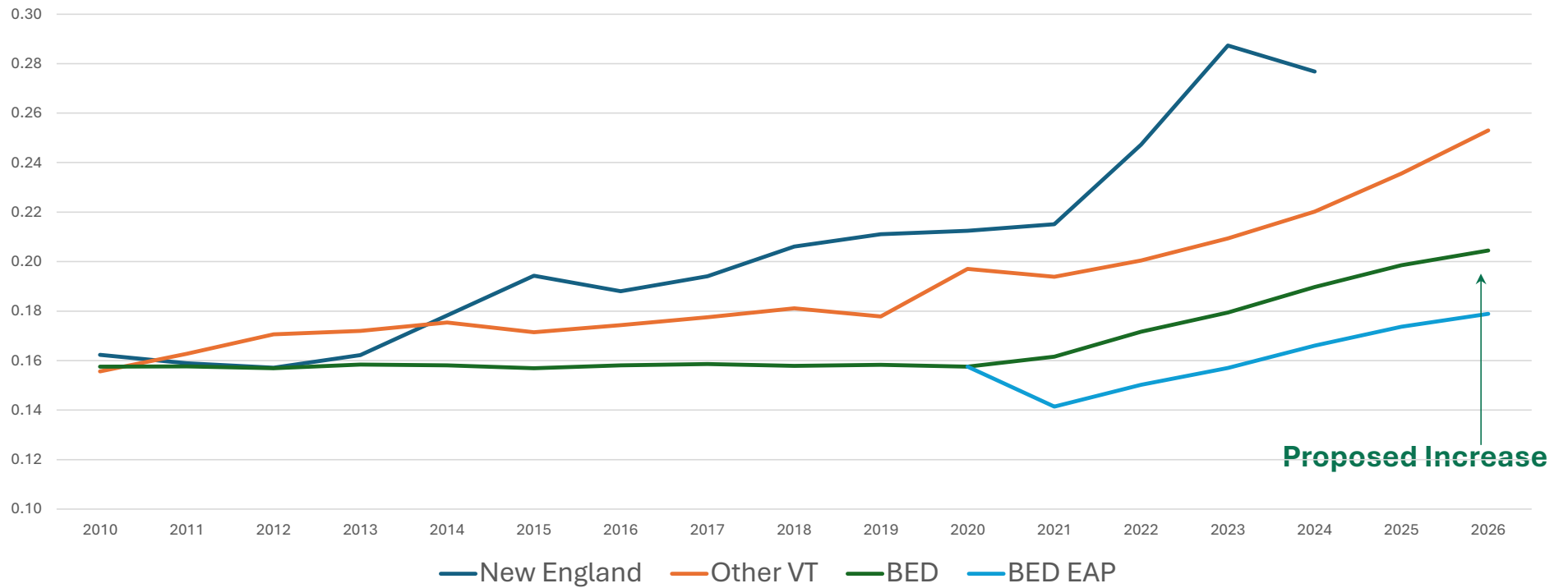


¹ Sources: FRED Economic Data and BED sales



Residential Avg Cost per KWH - since 2010

Residential Rate Comparison

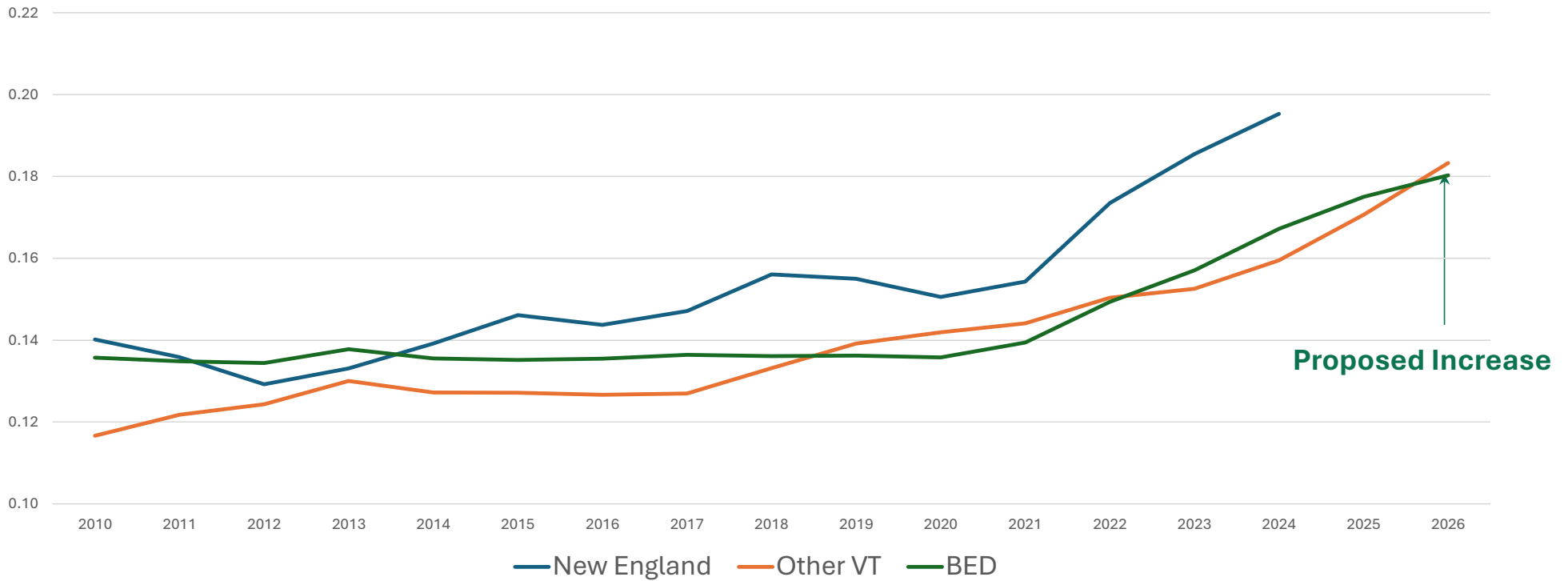


Sources: BED sales data; for New England and Other VT, EIA data up to 2024 and GMP and VEC rate increases for 2025 and 2026



Commercial & Industrial Avg Cost per KWH - since 2010

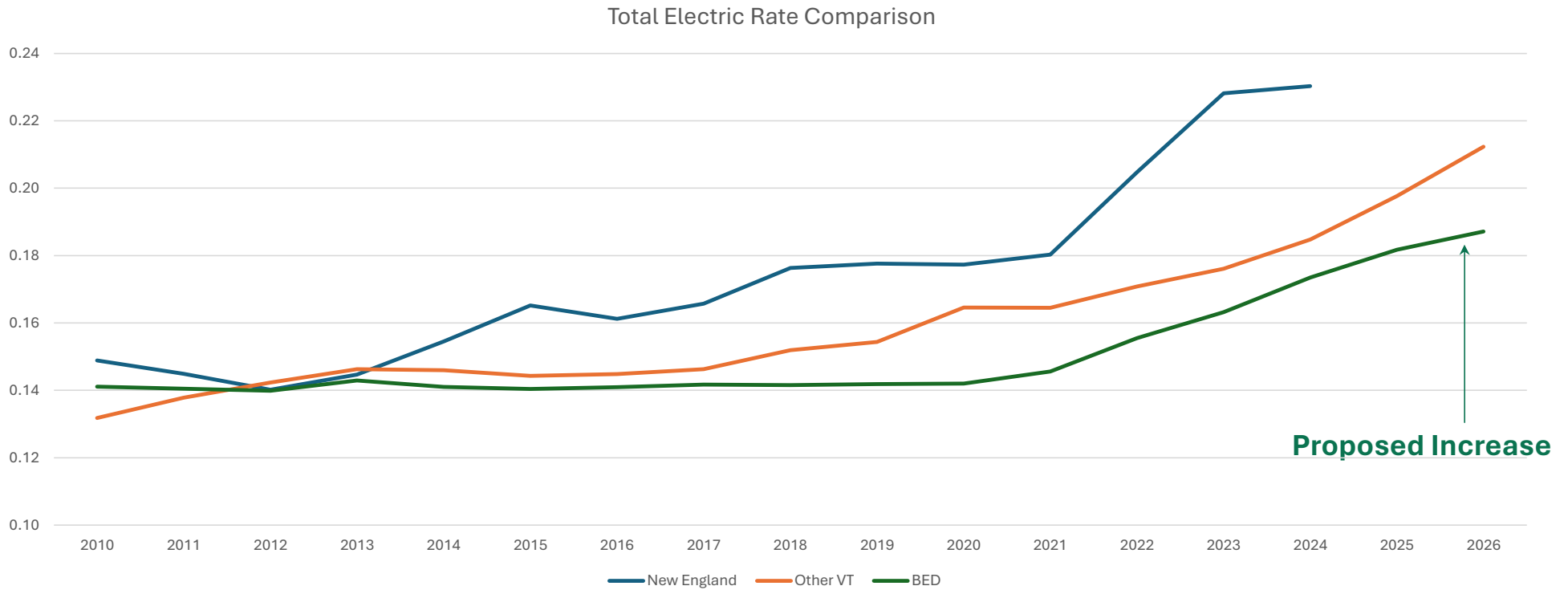
Commercial & Industrial Avg Cost per KWH Comparison



Sources: BED sales data; for New England and Other VT, EIA data up to 2024 and GMP and VEC rate increases for 2025 and 2026



Rate Comparison: Total Cost to Serve/KWH since 2010



Sources: BED sales data; for New England and Other VT, EIA data up to 2024 and GMP and VEC rate increases for 2025 and 2026



Effect on Customer Bills

| Group | Average Monthly Use (kWh) | Average Monthly Bill ¹ | | |
|---------------|---------------------------|-----------------------------------|------------------|----------|
| | | At Current Rate | At Proposed Rate | Increase |
| Residential | 419 | \$92.13 | \$94.88 | \$2.75 |
| Small General | 425 | \$116.32 | \$119.80 | \$3.48 |

¹ Includes Franchise Fee, EEC, and local option/sales tax if applicable. Calculations based on average monthly energy for rate classes. The rate increase will have larger bill impacts for customers with higher energy usage.



Effect on Energy Assistance Program Customers

- EAP enrollment can mitigate the rate increase impact on the monthly bill

| Period | LMI Avg Monthly Bill (Before EAP Credit) | EAP Credit ¹ |
|---------------|---|-------------------------|
| Current Rate | \$103.97 | -\$12.09 (12.5%) |
| Proposed Rate | \$107.07 | -\$12.45 (12.5%) |

- 779 customers enrolled as of 4-30-26
- Eligibility: income at or below 185% of Federal Poverty Level or non-profit residential shelters or affordable housing providers that meet certain criteria
- Anticipated potential to help 800-1,500 residential customers based on enrollment of eligible customers for similar assistance programs²

¹ Low/Moderate-income usage modeled on customers enrolled in BED's Energy Assistance Program (476 kWh/month). Applies to Customer Charge, Energy Charge, and Demand Charge (if any).

² Anticipated enrollment based on uptake of eligible customers in other Vermont Energy Assistance programs (VGS: 14%, GMP: 25%)

Board of Finance and City Council Submission Checklist

Version: April 2025

Department: Burlington Electric Department Submitter: Emily Stebbins-Wheelock

Title/Subject: BED FY27 rate request of 2.99 percent

| | |
|--|-------------------------------|
| Approval Requested: | Meeting Date: |
| <input checked="" type="checkbox"/> Board of Finance | 5/18/2026 |
| <input checked="" type="checkbox"/> City Council | 6/1/2026 |
| <input type="checkbox"/> Both BOF and Council | Click or tap to enter a date. |

Instructions

1. This form must be completed by the person submitting the materials.
2. This form must be sent with the final submission of materials in advance of the meeting.
3. Do not indicate that a sign-off was received until it has actually been obtained.
4. Commission reports and presentations do not need to be reviewed by the CAO or Attorneys.
5. Name the reviewing Attorney or HR Manager in the Note column.

| Signoff Needed | Received? | Approval Date | Note |
|--|-----------|-------------------------------|----------------------------------|
| Department Head | Yes | 5/12/2026 | Darren Springer |
| Mayor's Office | Yes | 5/13/2026 | Kara Alnasrawi |
| Board/Commission | Yes | 5/13/2026 | Burlington Electric Commission |
| City Attorney's Office for memo and contracts or legal documents | N/A | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and motion(s) or resolution(s) | Yes | 5/12/2026 | Jessica Brown |
| CAO for budget, financing, and memo | Yes | 5/12/2026 | Katherine Schad |
| Human Resources, if personnel action or policy | N/A | Click or tap to enter a date. | Click or tap here to enter text. |
| CIO, if IT-related | N/A | Click or tap to enter a date. | Click or tap here to enter text. |



MEMORANDUM

To: Burlington Board of Finance and City Council

From: Darren Springer, General Manager
Emily Stebbins-Wheelock, CFO and Manager of Strategy & Innovation
James Gibbons, Director of Policy and Planning

Date: 18 May 2026

Subject: **Updated Public EV Charging Tariff to include Neighborhood Chargers**

Burlington Electric Department (BED) requests that the City Council approve its filing of a revised Public Electric Vehicle (EV) Charging Tariff with the Vermont Public Utility Commission to make permanent reduced off-peak EV charging rates for EV chargers intended to serve residential customers who lack access to off-street parking/charging.

Background

In May-June of 2024, BED installed five level 2 EV chargers located on utility poles in residential neighborhoods to help increase access to EV charging in areas where many residents do not have access to off-street parking or “at-home” charging. As a pilot effort funded by a State of Vermont grant, BED installed three pole-mounted chargers in the Old North End and two in the South End at unregulated (non-metered) parking spaces in residential areas with higher densities of multi-family housing and income-eligible customers. BED worked with the Department of Public Works (DPW) to identify locations that met the State grant’s requirements, conduct community outreach, and change parking regulations to support EV-only use of these spaces.

Proposed Tariff Change

To help incentivize community use of these new chargers, on October 1, 2024, BED filed with the Vermont Public Utility Commission (PUC) a pilot “Neighborhood Charger” rate structure that applied to these five pole-mounted chargers. BED is proposing to make the discounted, off-peak Neighborhood Charger energy rate permanent with the following criteria:

- Will be applicable to designated BED-owned, public Level 2 EV chargers, typically streetside locations in residential areas where there is a prevalence of multifamily housing and where parking is not metered by DPW;
- Regular rate: the same as the then-prevailing rate for all other BED-owned public EV charging stations will apply (currently \$0.24 per kWh inclusive of energy efficiency charge, sales and local option taxes, and franchise fees); and

- Off-peak rate: for charging from 10:00pm until 11:59am the following day the rate will be discounted by \$0.09/kWh off the then-prevailing rate for all other BED-owned public EV charging stations; this discount is similar to the \$0.09/kWh credit that customers receive under BED's EV Rate for at-home charging.

The 18-month pilot rate will expire July 15, 2026. BED is now seeking local approval to file a revision to its existing Public EV Charging tariff to include the off-peak discount for Neighborhood Chargers. The Neighborhood Charger discount is intended to provide residential customers (including renters and income-eligible customers) who might use the pole-mounted chargers with rates more comparable to those enjoyed by customers charging at off-street/residential locations under BED's Residential EV Rate. The off-peak charging rate of \$0.15 cents per kWh would be slightly higher than the effective residential EV rate (which is \$0.12 cents inclusive of franchise fee and energy efficiency charge), but that also partially accounts for the Neighborhood Chargers being purchased, maintained, and operated by BED, whereas the residential EV rate requires hardware to be purchased and maintained by the customer.

BED staff will be present at the Board of Finance meeting on May 18, 2026 and the City Council meeting on June 1, 2026 to answer any questions Councilors may have.

Motions

Board of Finance:

To approve and recommend the City Council authorize the General Manager of the Burlington Electric Department or their designee to file a revised Public EV Charging Station Tariff with the Vermont Public Utility Commission making permanent an off-peak Neighborhood Charger rate as described in this memo.

City Council:

To approve and authorize the General Manager of the Burlington Electric Department or their designee to file a revised Public EV Charging Station Tariff with the Vermont Public Utility Commission making permanent an off-peak Neighborhood Charger rate as described in this memo.



Burlington Electric Department
Tariff Sheets
Effective ~~April 1~~ July 15, 2026

**BED PUBLIC EV CHARGING STATION RATE
(BEDEV)**

Availability

Service under this rate is available for public use of Burlington Electric Department (BED)-owned and maintained electric vehicle charging stations for vehicle charging.

Payment will be rendered at the time of service via the charging station card reader using a credit card or prepaid service card approved by the charging network service provider selected by BED.

Usage of charging stations owned by customers of the Burlington Electric Department will be under the tariff normally applicable at the service location in question or under the tariff that would otherwise apply.

Energy Charges will be differentiated for: (1) charging stations intended for use by the general public (“Public Chargers”) and (2) charging stations intended primarily for use by Burlington residents (“Neighborhood Chargers”). BED may designate certain Level 2 chargers, at its sole discretion, as Neighborhood Chargers based on their location (with designated Neighborhood Chargers typically being those located streetside in residential areas where there is a prevalence of multifamily housing and where the City of Burlington does not charge for on-street parking). BED will maintain a list on its website of all charging stations currently designated as Neighborhood Chargers. If not designated a Neighborhood Charger, a charging station shall be assumed to be a Public Charger.

Character of Service

“Level 1”, “Level 2”, or “Level 3” electric vehicle charging as delivered by the charging station.

Charge for Services

Customer Charge

Not applicable

Energy Charge – Public Chargers

Electric vehicle charging stations will use the Energy Charge shown in the table below for billing purposes. This Energy Charge uses the Basis Rate rounded up to the nearest whole cent. The Basis Rate is used only for calculating the Energy Charge.

| Charger Level | Basis Rate <u>per kWh</u> | Energy Charge <u>per kWh</u> |
|---------------------|---------------------------|------------------------------|
| Level 1 and Level 2 | \$0.23540 | \$0.24 |
| Level 3 | \$0.23540 | \$0.24 |

Case # ~~24A-305325-1172~~ TF

For further information, see BED's Operating Guidelines
Page 1 of 2



**Burlington Electric Department
Tariff Sheets
Effective ~~April 1~~ July 15, 2026**

Energy Charge – Neighborhood Chargers

Neighborhood Chargers will use the same Energy Charge as Public Chargers except for during the hours shown below, when the otherwise-applicable Public Charger Energy Charge shall be discounted by the following amount. The Discount Basis is only used to calculate the Energy Charge Discount.

| <u>Time of Day</u> | <u>Discount Basis per kWh</u> | <u>Energy Charge Discount per kWh</u> |
|---------------------------|-------------------------------|---------------------------------------|
| <u>10:00 PM - 11:59AM</u> | <u>\$0.087894</u> | <u>\$0.09000</u> |

Other Fees

For Public Chargers Only - \$1 per hour or part thereof of session length (i.e. continuous occupation of the charging station location) over 4 hours for all charging stations except those designated by BED for overnight parking.

Taxes and Local Fees

- The energy charge shown above includes 6% Vermont Sales Tax, 1% Local Option Sales Tax, 3.5% City Franchise Fee (on amounts exclusive of the Vermont Sales Tax), and the current Energy Efficiency Charge (EEC) per kWh for the SG rate.

Late Payment Fee

Not applicable

Terms and Conditions

- 1) The above rate is billed immediately via the charging station service provider.
- 2) Where no specific provisions are provided in this rate, service will be delivered under BED's Operating Guidelines.

Board of Finance and City Council Submission Checklist

Version: April 2025

Department: Burlington Electric Department Submitter: Emily Stebbins-Wheelock
 Title/Subject: BED Public EV Charging tariff revision to make Neighborhood Chargers rate permanent

| | |
|--|-------------------------------|
| Approval Requested: | Meeting Date: |
| <input checked="" type="checkbox"/> Board of Finance | 5/18/2026 |
| <input checked="" type="checkbox"/> City Council | 6/1/2026 |
| <input type="checkbox"/> Both BOF and Council | Click or tap to enter a date. |

Instructions

1. This form must be completed by the person submitting the materials.
2. This form must be sent with the final submission of materials in advance of the meeting.
3. Do not indicate that a sign-off was received until it has actually been obtained.
4. Commission reports and presentations do not need to be reviewed by the CAO or Attorneys.
5. Name the reviewing Attorney or HR Manager in the Note column.

| Signoff Needed | Received? | Approval Date | Note |
|--|-----------|-------------------------------|----------------------------------|
| Department Head | Yes | 5/12/2026 | Darren Springer |
| Mayor's Office | Yes | 5/12/2026 | Kara Alnasrawi |
| Board/Commission | Yes | 5/13/2026 | Burlington Electric Commission |
| City Attorney's Office for memo and contracts or legal documents | N/A | Click or tap to enter a date. | Click or tap here to enter text. |
| City Attorney's Office for memo and motion(s) or resolution(s) | Yes | 5/13/2026 | Jessica Brown |
| CAO for budget, financing, and memo | Yes | 5/13/2026 | Katherine Schad |
| Human Resources, if personnel action or policy | N/A | Click or tap to enter a date. | Click or tap here to enter text. |
| CIO, if IT-related | N/A | Click or tap to enter a date. | Click or tap here to enter text. |

Resolution Relating to

RESOLUTION _____

AUTHORIZATION TO SUBMIT
2026 BURLINGTON ONE-YEAR ACTION PLAN

Sponsor(s): Councilor Schachter
Introduced: _____
Referred to: _____

Action: _____
Date: _____
Signed by Mayor: _____

CITY OF BURLINGTON

In the year Two Thousand Twenty-Six

Resolved by the City Council of the City of Burlington, as follows:

1 That WHEREAS, Burlington, Vermont (the “City”) is eligible to participate in the Federal Department of
2 Housing and Urban Development (HUD) Community Development Block Grant (CDBG) and HOME
3 Investment Partnership Programs (HOME) as an entitlement jurisdiction; and

4 WHEREAS, the City of Burlington is required by HUD to adopt a Consolidated Plan and One-Year
5 Action Plan as part of the federal requirements for these two formula grant programs; and

6 WHEREAS, the City’s 2024-2028 Consolidated Action Plan, contains a housing and community
7 development needs assessment; a survey of available resources; and a five-year strategy that specifies achievable
8 housing and community development goals and programs; and

9 WHEREAS, the City of Burlington adopted the 2024-2028 Consolidated Plan for Housing and
10 Community Development in June 2024 as federally required by HUD; and

11 WHEREAS, the City has prepared a one-year action plan (Annual Action Plan) that is reflective of the
12 2024-2028 Consolidated Action Plan; and

13 WHEREAS, the 2026 Annual Action Plan establishes a one-year program in compliance with HUD
14 funding allocations and requirements; and

15 WHEREAS, citizen participation leading to the development of the One-Year Action Plan included
16 workshops; public meetings; consultation with community and state agencies; and an Advisory Board which
17 made recommendations on the allocation of 2026 CDBG funds for sub-grantees; and

18 WHEREAS, the 30-day comment period on the 2026 One-Year Action Plan was held from April 22,
19 2026 through May 22, 2026; and

20 WHEREAS, notice of the proposed Plan was circulated in April by notice published in Seven Days, a
21 weekly newspaper, and online on the website of the Community & Economic Development Office, and by e-
22 mail notice to all City Councilors, to the CDBG mailing list, to the Continuum of Care mailing list, and to city
23 residents via social media; and

24 WHEREAS, the recommendations of the Advisory Board together with a proposed 2026 One-Year
25 Action Plan was published for public comment on April 22, 2026; and

26 WHEREAS, notice of the recommendations of Advisory Board and of the proposed 2026 One-Year
27 Action Plan was circulated to all applicants and by notice published in Seven Days and online on the website
28 of the Community & Economic Development Office; and

29 WHEREAS, a duly warned public hearing was held on May 11, 2026 to receive further input; herein
30 NOW, THEREFORE, BE IT RESOLVED that City Council hereby adopts the 2026 One-Year Action
31 Plan; and

32 BE IT FURTHER RESOLVED that Mayor Emma Mulvaney-Stanak is hereby authorized to sign on
33 behalf of the City of Burlington the application for CDBG and HOME funding which accompanies this 2026
34 One-Year Action Plan, and any and all documents deemed necessary to accept and disperse such Department
35 of Housing and Urban Development grant funds, subject to the review and approval of the City Attorney's
36 Office; and

37 BE IT FURTHER RESOLVED that the City Council hereby approves the expenditure of 2026
38 Community Development Block Grant Entitlement and HOME funds as described in the 2026 One-Year
39 Action Plan.

40
41 *CC/Resolutions 2026/Authorization to Submit 2026 Burlington One-Year Action Plan*
42 *5/18/2026*



COMMUNITY & ECONOMIC DEVELOPMENT OFFICE

149 CHURCH STREET • ROOM 32 • CITY HALL • BURLINGTON, VT 05401
(802) 865-7144 • (802) 865-7024 (FAX)
www.burlingtonvt.gov/cedo

MEMORANDUM

TO: Mayor Emma Mulvaney-Stanak, Board of Finance and City Council
FROM: Christine Curtis, Senior Community Development Specialist, CEDO
DATE: May 18, 2026
RE: Approval of Community Development Block Grant and HOME Investment Partnerships
Proposed Allocations for the 2026 Action Plan for Housing & Community Development

The Community & Economic Development Office (CEDO) is seeking approval of the City's 2026 One-Year Action Plan for Housing & Community Development (Action Plan) for the planning and allocation of federal funds from Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), and other U.S. Department of Housing and Urban Development (HUD) administered programs. Pending final HUD approval, the City is expecting to receive \$765,285 in CDBG entitlement funds and \$339,484.35 in new HOME funds to support housing, community and economic development activities for the 2026 program year (July 1, 2026 – June 30, 2027). A breakdown of the funding recommendations can be found below for both the CDBG and HOME programs.

The funding recommendations and draft 2026 Action Plan were subject to a Public Hearing to solicit input on Burlington's housing and community development needs at the May 11th, 2026 City Council meeting. Public comments on the Action Plan will also be accepted through May 22nd, 2026 via email at ccurtis@burlingtonvt.gov. The Action Plan will be submitted to HUD after Board of Finance and City Council approval and once the public comment period ends.

The proposed subrecipient awards for the City's 2026 CDBG funds were recommended by the CDBG Advisory Board. The Advisory Board includes a seat for a representative from each of the City's eight wards (selected by the Neighborhood Planning Assemblies), Mayoral appointees, and one seat filled by the State of Vermont. CEDO's leadership, with the support of the Mayor, makes CDBG funding recommendations for programs administered by CEDO staff and other City departments. All funding recommendations are outlined in the table below.

MOTIONS:

Board of Finance Motion:

To approve and recommend that the City Council approve the attached resolution relating to the Authorization to submit the 2026 Burlington One-Year Action Plan and direct the Mayor or her designee to sign the accompanying documents for submittal to HUD.

City Council Motion:

To waive the reading and adopt the attached resolution related to the Authorization to submit the 2026 Burlington One-Year Action Plan and direct the Mayor or her designee to sign the accompanying documents for submittal to HUD.

2026 CDBG – Public Service Awards (total capped at 15% of allocation)

The following organizations and programs have received CDBG grants in previous years with the exception of Village Hydroponics

| <u>Organization</u> | <u>Program Name</u> | <u>Awards for 2026 Action Plan</u> | <u>Program summary</u> | <u># of Beneficiaries served (projected)</u> |
|---------------------------------------|---|---|---|---|
| Pathways | Permanent Supportive Housing Services in Chitt. County | \$31,000 | permanent housing placement with community-based services for individuals with histories of homelessness | 45 households |
| Village Hydroponics | Community Hydroponics & Winter Food Access Program | \$11,500 | free winter produce distributions with community-based hydroponic education to strengthen food security, nutrition, and community connection | 65 persons |
| Steps to End Domestic Violence | Safe Tonight | \$36,292 | emergency housing and support services for adults and children fleeing domestic violence | 520 persons |
| CVOEO | Volunteer Income Tax Assistance (VITA) | \$14,500 | free tax preparation and electronic filing services for low-income households | 800 persons |
| Lund | Lund’s Parent Child Center and Clinical Treatment Services | \$21,500 | childcare services, resources, and mental health treatment for vulnerable children and families | 95 persons |

2026 CDBG - Development Awards

The following organizations and programs have received CDBG grants in previous years with the exception of South End Arts & Business Association (SEABA)

| <u>Organization</u> | <u>Program Name</u> | <u>Awards for 2026 Action Plan</u> | <u>Program summary</u> | <u># of Beneficiaries served (projected)</u> |
|----------------------------|--|---|--|---|
| Mercy Connections | Small Business Equity Project | \$75,000 | entrepreneurial and English language learning education to support the growth of small businesses in Burlington | 100 persons |
| CVOEO | Financial Futures: Micro Business Development Program | \$72,761 | coaching, classes, and technical assistance for low-income Burlington residents to start, sustain, and expand microbusinesses | 60 persons |

| | | | | |
|--|--|-------------------|--|--------------------------|
| CVOEO | South End Food Hub | \$142,000 | rehabilitation of an existing commercial space in the center of the King Street neighborhood to accommodate a new food hub | City-wide benefit |
| Winooski Valley Park District (WVPD) | Ethan Allen Homestead Museum Barn Renovation – Phase II | \$75,164 | renovations at the Hill Brownell Educational Center – AKA the “Museum Barn”, located in the 294-acre Ethan Allen Homestead Park | City-wide benefit |
| South End Arts & Business Association (SEABA) | Creative Microbusiness Incubator | \$28,450 | support for low-income microbusinesses through access to brick-and-mortar space, business guidance, marketing, and community networking | 100 persons |
| CEDO-Business & Workforce Development | Microenterprise Technical Assistance | \$65,000 | free technical assistance for entrepreneurs and small businesses | 30 persons |
| CEDO-Business & Workforce Development | Microenterprise Food Incubator Project | \$142,118* | rehabilitation of the Leddy Snack bar into an affordable, commercial kitchen space for low-income entrepreneurs looking to start, sustain, and expand their food & beverage microbusiness | City-wide benefit |
| CEDO | CDBG Administration | \$120,000 | implement City planning efforts; administer community and economic development programs | N/A |

**funded with prior year, carryover funds + 2026 admin surplus + 2026 development surplus*

2026 CDBG Funding

| CDBG | Subtotal | Item | Amount |
|---------------------------|--------------------|----------------------------|--------------------|
| Programs/Projects | \$715,285 | Public Service | \$114,792 |
| | | Development | \$530,493 |
| | | Carryover funds | \$70,000 |
| Admin and Planning | \$120,000** | CDBG Administration | \$120,000** |
| TOTAL | \$835,285 | | \$835,285 |

***CEDO is not utilizing the full 20% admin amount that is allowable by HUD - admin surplus must be used for Development activities only.*

2026 HOME Awards/Funding

| HOME Project Category | Subtotal | Item | Amount |
|------------------------------|---------------------|--|---------------------|
| Affordable Housing | \$305,535.92 | Affordable Housing Projects (TBD) | \$254,613.27 |
| | | CHDO Projects (TBD - 15% set-aside) | \$50,922.65 |
| Admin and Planning | \$33,948.43 | HOME Administration (capped at 10%) | \$33,948.43 |
| TOTAL | \$339,484.35 | | \$339,484.35 |

CHDO: Community Housing Development Organization – a private nonprofit, community-based organization dedicated to developing affordable housing

DRAFT – POSTED FOR PUBLIC COMMENT 4/22/2026

2026 Action Plan for Housing & Community Development

City of Burlington, Vermont



Prepared by
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This document is available in alternative formats upon requests

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Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The 2026 Action Plan explains how the City plans to spend the Community Development Block Grant (CDBG) and HOME Investment Partnership Act (HOME) funds that the City receives from the U.S. Department of Housing & Urban Development (HUD), together with other leveraged resources, during the upcoming program year beginning on July 1, 2026. The national CDBG program is a principal revenue source to grow local communities and improve the quality of lives for low- and moderate- income persons. 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 overall goal of these community planning and development programs is to develop viable communities by providing decent housing, expanded economic opportunities, and a suitable living environment, principally for low- and moderate-income persons. HUD administers these programs on a national basis and awards grants to entitlement communities and participating jurisdictions – including the City of Burlington – each year on a formula basis. The City in turn awards grants and loans to local nonprofits as well as providing direct services to residents and businesses through several CDBG-funded programs.

2. Summarize the objectives and outcomes identified in the Plan

Affordable housing continues to be the City's highest priority. Cost of housing, age of the housing stock, and a low vacancy rate are three significant factors that contribute to the need for affordable housing in Burlington. The following initiatives are on the City's housing agenda: preserving existing affordable units; creating new affordable units; renovating rental and owner-occupied affordable housing; and promoting homeownership opportunities among income-qualified households.

A suitable living environment is the City's next highest priority. The City has historically used the maximum available CDBG resources to support the provision of social services by local nonprofits. The City also uses CDBG to support public facilities and infrastructure and nonprofit facilities.

Economic opportunity is the City's third priority. The City uses CDBG funds to support projects that create and retain businesses and jobs through technical assistance and to support low-income residents in business ownership through entrepreneurial training and loans. The City also uses CDBG to address barriers to economic opportunity, including through the provision of affordable, quality early childcare and assistance in filing taxes and developing financial literacy.

3. Evaluation of past performance

The City continues to focus its CDBG and HOME dollars on high priority activities, primarily comprised of housing, economic development, and suitable living environment projects. Burlington continues to focus essentially all expenditures to assist low and moderate-income persons, as a result approximately 98% of CDBG beneficiaries fall in the low to moderate income category. Below are the City's most recent highlights of past performance that contributed to the selection and focus of this year's goals and projects.

Highlights of Outcomes

The City's highest priority under its Consolidated Plan is affordable housing. Highlights include:

- In December 2024, the City of Burlington's Lead Program received \$4,301,890 in lead hazard control funds and \$529,000 in health homes supplemental funding to improve indoor air quality and reduce other health hazards such as asbestos and tripping. The Lead Program's previous grant ended in July 2024. During the reporting period of July 1, 2024 – June 30, 2025 the Lead Program accomplished:
 - Performed Lead Hazard Control activities in 21 rental housing units
 - Performed Healthy Homes interventions in 21 housing units
 - Trained two individuals on the EPA Renovate, Repair, and Painting (RRP) Rule
 - Trained 128 individuals on the VT Lead Law, Inspection, Repair, and Cleaning Practices.
 - Conducted 21 Outreach and Education events that reached over 2,800 individuals
- 39 rental units rehabilitated
- The City closed out one HOME-assisted new construction project, which created one HOME-assisted unit and a total of 16 affordable units

A suitable living environment is the City's second priority. Highlights include:

- CDBG-funded agency Steps to End Domestic Violence, provided emergency shelter and services to 523 persons fleeing domestic violence.
- Capital improvements to three public facilities benefitted 42,645 persons (city-wide benefit).

- Pathways Vermont served 47 individuals experiencing homelessness by providing a variety of housing support services including service coordination, housing location services, retention supports, benefits coordination, and mental health and substance use services.
- Vermont Center for Criminal Justice Reform’s Re-Entry and Recovery Center provided case management services to 76 justice-involved individuals living with substance use disorder.

Economic opportunity is the City's third priority. Highlights include:

- CEDO staff and CDBG funded partners provided technical assistance and business development services to 200 microenterprises.
- Lund’s program provided early childhood services to 30 residents, with a focus on supporting vulnerable children and families.
- The Volunteer Income Tax Assistance (VITA) program served 918 Burlington residents, providing tax preparation and other income tax related assistance.

4. Summary of Citizen Participation Process and consultation process

The Community & Economic Development Office followed the Citizen Participation Plan in the development of this Plan. A Public hearing was held on May 11th, 2026 at a Burlington City Council meeting. The hearing notice was published in a local paper. Organizations were consulted, including the Continuum of Care.

The most meaningful way in which Burlington residents participate in the Action Plan process is their involvement in spending decisions. Through the Neighborhood Planning Assemblies (NPAs) each of the City’s eight wards 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, which exist in each of the City’s wards and 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 alternative public involvement techniques during the development of this Plan. 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 will begin on April 22nd, 2026 and end on May 22nd, 2026.

5. Summary of public comments

TBD

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

TBD

7. Summary

To summarize, the following document represents the housing, community and economic development needs and priorities as well as the chosen projects and activities to implement for the City of Burlington's 2026 Action Plan.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

| Agency Role | Name | Department/Agency |
|--------------------|----------------|---|
| CDBG Administrator | Burlington, VT | Community & Economic Development Office |
| HOME Administrator | Burlington, VT | Community & Economic Development Office |

Table 1 – Responsible Agencies

Narrative (optional)

The Community & Economic Development Office (CEDO) is a department of the City of Burlington. The department engages our community to build a healthy, safe, and vibrant city with opportunities for all. CEDO staff members and programs seek to foster economic vitality; preserve and enhance neighborhoods, quality of life, and the environment; and promote opportunities for all residents of Burlington.

Consolidated Plan Public Contact Information

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AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

The City works closely with a range of stakeholders to determine community needs and priorities and to allocate CDBG and HOME funds to projects addressing these needs. Stakeholders consulted during the preparation of this Plan, including decisions around funding awards, include: the CDBG Advisory Board, which includes representatives from each of the City’s wards, Mayoral representatives, and representatives from state agencies; nonprofit housing developers and service providers operating within the city; the Chittenden County Homeless Alliance (a HUD-recognized Continuum of Care); business owners; City residents; landlords; and colleagues within the City’s Community & Economic Development Office, including the Burlington Lead Program.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

Community Economic & Development Office staff supports the Chittenden County Homeless Alliance (CCHA), a HUD-recognized Continuum of Care (CoC) that aims to make homelessness rare and brief for persons in Burlington and throughout Chittenden County. CCHA members include representatives from nonprofit organizations, including service providers and affordable housing developers, local businesses, persons with lived experiences of homelessness, and local, state, and federal agencies, who meet regularly to coordinate City- and county-wide approaches to addressing the needs of vulnerable residents. The CCHA has implemented best practices in its approach to addressing homelessness, including the use of a common assessment tool for Coordinated Entry, prioritizing units for the most vulnerable, developing a community waitlist, and using a shared information management system with the Balance of State, the statewide Continuum of Care. These efforts help to ensure that the diverse agencies and organizations operating in Burlington are collaboratively working towards a common goal.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The CoC manages the Coordinated Entry System (CES), coordinating the implementation of a housing and service system that engages multiple service providers and organizations to connect with and to address the needs of persons experiencing homelessness in the county. The CES models a no-wrong-door approach to accessing the CES; service providers and community partners throughout Chittenden County are Access Points to the CES (including Vermont 211 as a virtual access point), allowing individuals and families experiencing a housing crisis to be directly engaged and linked to the CES. The CES matches households experiencing homelessness with eligible services based on vulnerability, sustainability, and length of homelessness through a standardized, scored assessment. Each eligible household will be assigned a housing navigator and added to a master list of homeless households which is reviewed weekly by CES partners for housing opportunities. Currently, eligible households include HUD-defined “literally homeless” and “imminent risk” households. In the 2025 program year, the Coordinated Entry system placed 327 households into permanent housing. The 2026 program year expects to see about 275 households moved into permanent housing. . Many housing projects funded by the City, including through the use of HOME and CDBG funds, include units dedicated for households exiting homelessness. These units are usually filled in coordination with the Coordinated Entry system and are paired with supportive services. CDBG services have also been targeted to address emerging needs through the CoC and public service funds have supported housing navigation and supportive services program that operate within the umbrella of the CCHA and CoC.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

ESG funding allocations are made by the State of Vermont. Several state offices, including the Office of Economic Opportunity which administers ESG participate actively in the CoC and its numerous committees, including strategic planning and coordinated entry. VT's Emergency Solutions Grant funds are blended with state funds and administered under the Housing Opportunity Grant Program. Funding decisions are based on thorough knowledge of this Continuum’s operations and priorities, with an emphasis on how best to realize value for investment. The State solicits specific feedback from the CoCs and stakeholders through presentations, discussions, and surveys regarding priorities and how to allocate ESG funds to eligible activities as well provide an annual review of funding priorities and performance.

The Chittenden County Homeless Alliance has developed a single HMIS with the Vermont Balance of State including joint governance, policies and procedures. One of our CoC-funded projects supports the HMIS lead - the Institute for Community

Alliances. The Alliance members use BitFocus Clarity Human Services and the CoC utilizes reports and information for strategic planning.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

| | | |
|---|--|--|
| 1 | Agency/Group/Organization | AARP Vermont |
| | Agency/Group/Organization Type | Housing Services-Elderly Persons |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Phone call with representative of AARP Vermont. Goal of phone call was to better understand needs of older Vermonters in Burlington. |
| 2 | Agency/Group/Organization | Age Well |
| | Agency/Group/Organization Type | Services-Elderly Persons |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with agency representative. Goal of meeting was better understanding needs of older residents including housing, food security, and safety. |
| 3 | Agency/Group/Organization | Agency of Human Services |
| | Agency/Group/Organization Type | Other government - State |

| | | |
|---|--|--|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Market Analysis Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Individual online meeting with Field Services Director. Goal for interview was information on community needs including supporting persons who are unhoused and special populations as well as addressing other needs in the community. |
| 4 | Agency/Group/Organization | ANEW Place |
| | Agency/Group/Organization Type | Housing Services-homeless |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Meeting with agency leadership. Goal was to understand services and needs for people who are unhoused including shelter operations and transitional housing services. |
| 5 | Agency/Group/Organization | ASSOCIATION OF AFRICANS LIVING IN VERMONT |
| | Agency/Group/Organization Type | Housing Services-Children Services-Persons with Disabilities Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing |

| | | |
|---|--|--|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs Economic Development Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with multiple members of AALV staff. Goal of meeting was learning more about the needs and challenges experienced by individuals and families served by AALV. Conversation included insights on housing, employment, mental health and substance use services, education, economic opportunities and other topics. |
| 6 | Agency/Group/Organization | Bissonnette Properties |
| | Agency/Group/Organization Type | Housing Business Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with property manager of large real estate investment and property management company in Burlington. Goal for interview was understanding housing needs from perspective of large property owner who has been in business multiple years. |
| 7 | Agency/Group/Organization | BURLINGTON HOUSING AUTHORITY |
| | Agency/Group/Organization Type | PHA |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Meeting with Executive Director both one-on-one and in group conversation. Goal of meetings were collaboration with PHA, coordination of consolidated plans, and strategies for affordable housing within the City. |

| | | |
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| 8 | Agency/Group/Organization | Burlington Lead Program |
| | Agency/Group/Organization Type | Other government - Local |
| | What section of the Plan was addressed by Consultation? | Lead-based Paint Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Meeting with manager of Burlington Lead Program. Goal of meeting was better understanding City's needs and responses to lead-based paint and other health hazards in Burlington. |
| 9 | Agency/Group/Organization | Burlington Telecom |
| | Agency/Group/Organization Type | Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide |
| | What section of the Plan was addressed by Consultation? | Economic Development Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Written correspondence and conversation with internet provider. Goal was to understand digital access and broadband internet service availability for folks in Burlington. |
| 10 | Agency/Group/Organization | Cathedral Square Corporation (CHDO) |
| | Agency/Group/Organization Type | Housing Services - Housing Services-Elderly Persons |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Meeting with Executive Director both one-on-one and in group conversation. |
| 11 | Agency/Group/Organization | Champlain Housing Trust |
| | Agency/Group/Organization Type | Housing Services - Housing Regional organization |

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|----|--|---|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Conversations with individual staff, including executive director, services director, properties director. Also participated in group conversations. |
| 12 | Agency/Group/Organization | Champlain Valley Office of Economic Opportunity |
| | Agency/Group/Organization Type | Housing Service-Fair Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Met online with Executive Director and four leadership team members. Goal of meeting was to discuss the needs of individuals and families in Burlington including fair housing needs, preventing homelessness through back-rent payment, tax assistance, general housing needs, experiences of persons with financial poverty, food resources, services for persons who are unhoused and other community needs. |
| 13 | Agency/Group/Organization | Chittenden County Regional Planning Commission |
| | Agency/Group/Organization Type | Regional organization |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Economic Development |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Met in-person with three members of the CCRPC. Goal of meeting was better understanding housing and community development needs of Burlington within a regional context. |
| 14 | Agency/Group/Organization | City of Burlington |

| | | |
|----|--|--|
| | Agency/Group/Organization Type | Agency - Managing Flood Prone Areas Agency - Management of Public Land or Water Resources Agency - Emergency Management Other government - Local |
| | What section of the Plan was addressed by Consultation? | Market Analysis flood prone areas, etc. |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Correspondence, communication, data review with several City departments and individuals to review risks, concerns, opportunities and responses to areas and happenings of high environmental impact. |
| 15 | Agency/Group/Organization | COMMITTEE ON TEMPORARY SHELTER |
| | Agency/Group/Organization Type | Housing Services - Housing Services-homeless |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Held several in-person meetings with organization leadership. Also met with individuals in the Daystation - a daytime space for unhoused adults. Goal of meetings were to better understand the needs of people who are unhoused, understand if/what has been working well to serve households, what are Burlington's greatest needs related to experiences of homelessness and to learn about the agency's experience as a property owner and landlord. |
| 16 | Agency/Group/Organization | Department of Corrections |
| | Agency/Group/Organization Type | Publicly Funded Institution/System of Care Other government - State |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |

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| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Met online with five staff from local correctional facility. Goal of meeting was better understanding the needs of persons existing incarceration into the community and the steps Corrections takes to ensure persons returning to community have sufficient housing and supports. |
| 17 | Agency/Group/Organization | Disability Rights Vermont |
| | Agency/Group/Organization Type | Services-Persons with Disabilities |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Met online with Executive Director of DRVT. Goal of meeting was better understanding the needs of persons with disabilities in Vermont. Discussion included housing and support needs for persons with disabilities. |
| 18 | Agency/Group/Organization | Five Seasons Property Management |
| | Agency/Group/Organization Type | Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with owner of property management company and rental properties. Goal of meeting was understanding barriers to creating more housing and housing affordability in Burlington. |
| 19 | Agency/Group/Organization | HOMESHARE VERMONT |
| | Agency/Group/Organization Type | Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Met in-person with executive director of HomeShare Vermont. Goal of meeting was understanding the needs of older Vermonters and persons who may be experiencing challenges with independence in housing as well as persons who are seeking out an affordable living option. |
| 20 | Agency/Group/Organization | Howard Center |
| | Agency/Group/Organization Type | Services-homeless Health Agency |

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| | What section of the Plan was addressed by Consultation? | Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with 4 members of Howard Center's Street Outreach team. Goal of meeting was better understanding of the challenges and difficulties facing folks who are unhoused in Burlington. Howard Center is a designated provider of mental health and substance use services for Burlington. |
| 21 | Agency/Group/Organization | Neighborhood Planning Assembly Steering Committee |
| | Agency/Group/Organization Type | Planning organization Neighborhood Organization |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Economic Development |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Joined all wards Neighborhood Planning Assembly (NPA) online and CEDO staff joined in-person local NPA meetings. Goal of meetings was hearing from these representative groups as residents and interested parties about the housing and community development needs in Burlington. |
| 22 | Agency/Group/Organization | Pathways Vermont Inc. |
| | Agency/Group/Organization Type | Services-Persons with Disabilities Services-homeless Services-Health |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Homeless Needs - Chronically homeless Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with direct service leadership team. Goal for interview was better understanding the needs of people experiencing homelessness especially persons with mental health and substance use challenges. Also visited briefly with individuals and staff in their community space that provides an alternative to traditional mental health services. |
| 23 | Agency/Group/Organization | Safe Harbor - Community Health Centers of Burlington |
| | Agency/Group/Organization Type | Services-homeless Services-Health Health Agency |

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|----|--|---|
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Homeless Needs - Chronically homeless Homelessness Needs - Unaccompanied youth |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with Practice Manager of the Homeless Healthcare program. Goal for interview was to understand healthcare, housing and service needs for persons who are unhoused. |
| 24 | Agency/Group/Organization | Shoeless Property Management |
| | Agency/Group/Organization Type | Housing Business Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Economic Development Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Phone meeting with owner of large number of residential properties in Burlington. Goal for interview was understanding housing needs from perspective of large property owner who has been in business multiple years. |
| 25 | Agency/Group/Organization | Spectrum Youth and Family Services, Inc. |
| | Agency/Group/Organization Type | Housing Services-homeless Services-Health |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Homelessness Needs - Unaccompanied youth |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In person meeting with operations director and clinical director of organization that provides a variety of supports including housing and service coordination for youth and young adults experiencing homelessness. Goal for interviews were to understand number and needs of community's unaccompanied youth experiencing homelessness. |
| 26 | Agency/Group/Organization | Steps to End Domestic Violence |

| | | |
|----|--|---|
| | Agency/Group/Organization Type | Services - Housing Services-Victims of Domestic Violence Services - Victims |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy Homeless Needs - Families with children |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with executive director and leadership staff person. Goal for interview was information on supports for persons who are survivors of domestic violence and the challenges and struggles faced by persons who are leaving unsafe domestic experiences. Conversation included information about DV shelter and challenges with housing availability (not enough housing), substance use and mental health needs for survivors and their household members. |
| 27 | Agency/Group/Organization | Trusted Community Voices - CEDO |
| | Agency/Group/Organization Type | linguistic and cultural liaisons |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with five persons who serve as Trusted Community Voices - linguistic and cultural liaisons to several communities in Burlington. Goal of interview was information related to the housing and economic development needs of a more diverse range of Burlington residents, especially those who may not speak English as their first language or not be represented in other outreach efforts. |
| 28 | Agency/Group/Organization | Turning Point |
| | Agency/Group/Organization Type | Services-Persons with Disabilities Services-Health |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |

| | | |
|----|--|---|
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with executive director. Goal for interview was information on supports for persons who struggle with substance use; specifically peer abstinence models. |
| 29 | Agency/Group/Organization | U.S. Committee for Refugees and Immigrants Vermont |
| | Agency/Group/Organization Type | Services - Housing Services-Children Services-Elderly Persons Services-homeless Service-Fair Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with two staff members of USCRI. Goal of interview was information related to the housing and economic development needs of New Americans and immigrants. Discussion included needs of households which include members who are elderly and children, challenges with accessing housing, lack of large and appropriate housing, opportunities for employment that align with households responsibilities, challenges with financial poverty and other exceptional challenges faced by individuals served by USCRI. |
| 30 | Agency/Group/Organization | University of Vermont Medical Center |
| | Agency/Group/Organization Type | Services-Persons with Disabilities Services-Health Health Agency Publicly Funded Institution/System of Care Major Employer |

| | | |
|----|--|--|
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Meeting online with Emergency Department social work lead and additional online meeting with three members of medical center team in direct service and community liaison roles. Goal of meetings were information on public health needs, needs of individuals accessing short and long-term care at the hospital (ED and in-patient), needs that are bringing people into the hospital for care, challenges with discharging from care and how to better serve community members who are accessing the hospital. |
| 31 | Agency/Group/Organization | Vermont CARES |
| | Agency/Group/Organization Type | Services-Persons with HIV/AIDS |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with operations director of Vermont CARES. Goal of meeting was better understanding City's needs and available supports for persons with HIV/AIDS. |
| 32 | Agency/Group/Organization | Vermont Department for Children and Families |
| | Agency/Group/Organization Type | Services-Children Other government - State |
| | What section of the Plan was addressed by Consultation? | Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with small group of providers who serve children involved with the foster care system and youth and young adults who are aging out of foster care. Goal of meeting was better understanding and identifying needs of families involved with the Department for Children and Families, children who are in foster care and young adults who are aging out of foster care services. Many served by this system of care have disabilities and housing insecurity. |

| | | |
|----|--|---|
| 33 | Agency/Group/Organization | Vermont Interfaith Action |
| | Agency/Group/Organization Type | Regional organization |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with six local faith leaders. Goal for meeting was information on community needs - highlighted areas of concern included lack of housing, displacement of people who are unhoused and camping, substance use services and safety and other needs of people in the community and persons experiencing financial poverty. |
| 34 | Agency/Group/Organization | Vermont Real Estate Cooperative, LTD |
| | Agency/Group/Organization Type | Housing Business Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with founding board member of VREC. Goal for interview was information on affordable housing models and creative solutions for addressing housing needs, maintaining affordable housing and addressing the needs of persons experiencing financial poverty. Also representative of a growing cooperative business in the community. |
| 35 | Agency/Group/Organization | Vermont Works for Women |
| | Agency/Group/Organization Type | Services-Employment |
| | What section of the Plan was addressed by Consultation? | Economic Development Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Online meeting with executive director. Goal for interview was information on employment resources for women and underserved populations. |

| | | |
|----|--|--|
| 36 | Agency/Group/Organization | Veterans Administration Lakeside Clinic |
| | Agency/Group/Organization Type | Services-homeless Services-Health Other government - Federal |
| | What section of the Plan was addressed by Consultation? | Homelessness Needs - Veterans |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | In-person meeting with person who is HUD VASH Program Coordinator, Health Care for Homeless Veterans Social Worker/Case Manager and VT VAHCS Coordinated Entry Representative & VT CoC Representative for Veterans. Communications via email and phone as well. Outcomes: Improved collaboration for needs of veterans experiencing homelessness and ongoing coordination of best practices and services for individuals in Burlington and throughout the state. |

Identify any Agency Types not consulted and provide rationale for not consulting

There were no agencies not consulted in our process.

Other local/regional/state/federal planning efforts considered when preparing the Plan

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|---|--|---|
| Continuum of Care | Chittenden County Homeless Alliance | Shared goal of housing for everyone who is experiencing homelessness through a responsive, comprehensive and coordinated system of care. |
| Burlington, VT Climate Action Plan | City of Burlington | Providing a safe, comfortable living environment and sufficient housing for folks in Burlington impacted by the changing climate and persons who are moving to Burlington for its environment. |
| planBTV: Comprehensive Plan 2019 Update | City of Burlington | Shared goals and priorities of affordable housing, sufficient services, public facilities and infrastructure for the City's community members. |
| Housing for Vermonters w/Intellectual and Develop | Vermont Developmental Disabilities Council | Full title: Report: Service Supported Housing for Vermonters with Intellectual and Developmental Disabilities (I/DD) 2023 Research Brief. Consideration of housing needs and preferences for persons with I/DD in Burlington. |
| An Infrastructure Plan for a Sustainable City | City of Burlington | Shared goal of broadband access for all residents, management of public facilities and infrastructure to ensure resident safety and access. |

Table 3 – Other local / regional / federal planning efforts

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The citizen participation process can be summarized as followed:

- Citizen participation on the 2024-2028 Consolidated Plan was solicited through an online survey, meetings with more than fifty local organizations, in-person outreach to vulnerable communities, and public posters where participants were able to identify housing and community need priorities
- A public hearing was held in September 2025 to review the Consolidated Annual Performance and Evaluation Report (CAPER) and to hear any citizen input on housing and community development needs
- A notice about the availability of funds for CDBG was published online, in a local newspaper, and via direct email to nonprofits, City departments, and residents in December 2025
- Technical Assistance was offered to all applicants
- All applications were published online for review
- The CDBG Advisory Board, comprised of Burlington residents, Mayoral appointees, and state agency representative, held two meetings in February and March 2026 to determine funding recommendations, which were published online along with the draft Action Plan
- A public hearing was held on May 11th, 2026 to gather input on housing and community development needs, funding recommendations, and the Action Plan. The Plan was available for public comment for 30 days. The public hearing and public comment period were advertised via local news, email, social media, and the City website.

Citizen Participation Outreach

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL (if applicable) |
|------------|------------------|----------------------------------|---|--|--|---------------------|
| 1 | Public Hearing | Non-targeted/ broad community | Public hearing soliciting feedback for the needs assessment portion of the Consolidated Plan hosted in conjunction with the City Council meeting 2/12/24. | Request for ongoing support for persons who are older and Cathedral Square Corporation. Questions regarding outreach to underserved and non-English speaking communities (CEDO shared outreach efforts including meeting with AALV, USCRI and Trusted Community Voices as well as survey translation). | All comments were accepted and considered in developing Consolidated Plan. | |
| 2 | Public Hearing | Non-targeted/ broad community | A public hearing was held in September 2025 to review the CAPER and to hear any citizen input on housing and | Question about the Neighborhood Revitalization Strategy Area (NRSA) and why we opted to have one. Also asked us to include a second map of the NRSA | All comments were accepted | |

| | | | | | | |
|---|-----------------------------|-------------------------------------|---|-----------------------------|--|--|
| | | | community development needs | that includes street names. | | |
| 3 | Newspaper Ad | Non-targeted/broad community | Notice of funding availability for the 2026 CDBG Action Plan was advertised on December 10, 2025 in the Seven Days paper to the general public. | | | |
| 4 | Other: Technical Assistance | Nonprofits & potential sub-grantees | Online and in-person technical assistance was available and offered to all CDBG applicants | | | |
| 5 | Internet Outreach | Non-targeted/broad community | The applications for CDBG funding were placed on the CEDO/City of Burlington website. The applications remain available for view online. | | | www.burlingtonvt.gov/cedo |

| | | | | | | |
|---|-------------------|------------------------------|---|--|--|--|
| 6 | Newspaper Ad | Non-targeted/broad community | An ad was placed in Seven Days newspaper on April 22, 2026 as a legal notice for the public comment period and public hearing for the 2026 Action Plan | | | |
| 7 | Internet Outreach | Non-targeted/broad community | The 2026 Action Plan was published online on the CEDO/City of Burlington website during the public comment period. Over 100 individuals and nonprofits, in addition to the CoC, received an email link to the Plan. | | | www.burlingtonvt.gov/cedo |

| | | | | | | |
|---|----------------|------------------------------|---|-----|-----|--|
| 8 | Public Hearing | Non-targeted/broad community | A public hearing was held on May 11, 2026. Attendance included members of the City Council and City Staff as well as members of the public. | TBD | TBD | |
|---|----------------|------------------------------|---|-----|-----|--|

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

CDBG and HOME Program funding are critical for assisting the City of Burlington with addressing its needs for affordable housing and community development. The anticipated funding amounts for the remainder of the Consolidated Plan are projections based on current year awards. There are a multitude of factors that affect HUD allocations each year and future funding is uncertain.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 3 | | | | 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 | \$765,285 | \$0 | \$70,000 | \$835,285 | \$1,419,198 | 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 | \$339,484.35 | \$0 | \$0 | \$339,484.35 | \$717,060 | The City expects to leverage significant federal, state, local and private resources over the course of the Consolidated Plan. |

Table 5 - Expected Resources – Priority Table

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 leveraging additional funds and resources to support priority needs identified in this plan and satisfy matching requirements of these funds. Additional resources and approximate values over the duration of the City's Consolidated Plan (2024-2028) are listed below:

- McKinney-Vento funds under the HEARTH Act - \$6,000,000
- Lead Hazard Control Grant - \$4,301,890
- Healthy Homes Supplemental Funding - \$529,000
- Low Income Housing Tax Credits - \$15,950,000 (this is a statewide allocation)
- City of Burlington Housing Trust Fund - \$5,825,000
- Burlington Housing Authority rental subsidies - \$125,000,000

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, funds administered by the Vermont Housing and Conservation Board, the Burlington Housing Trust Fund, waiver of impact fees, and Burlington Electric Department energy efficiency grants to affordable housing projects.

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

The City is utilizing City-owned land to house shelter pods that provide temporary housing to persons experiencing homelessness in the community. This location is within the City's NRSA and the City hopes to partner with a non-profit housing developer to build permanent affordable housing at the site in the future.

Discussion

CDBG's anticipated resources includes \$70,000 of prior year resources - 2023 funds that were originally allocated to Champlain Housing Trust's Housing Initiatives Program that did not move forward. Therefore, these funds have been reallocated in the current Action Plan to a microenterprise food incubator project that will be designed and managed by grantee staff. This funding adjustment will be accurately reflected in the City's 2026 Consolidated Annual Performance and Evaluation Report (CAPER) – Report #PR26. See "Projects" section below for more details on these activities.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

| | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|---|-------------------------------------|------------|----------|---|-------------------|--|---------------------------------|--|
| 1 | Create New Affordable Housing | 2024 | 2028 | Affordable Housing Homeless | City-Wide NRSA | Affordable Housing Addressing Homelessness | CDBG: \$0 HOME: \$254,613.27 | Rental units constructed: 4 Household Housing Unit |
| 2 | Improve Existing Affordable Housing | 2024 | 2028 | Affordable Housing Homeless Non-Homeless Special Needs | City-Wide NRSA | Affordable Housing Addressing Homelessness | CDBG: \$0 HOME: \$50,922.65 | Rental units rehabilitated: 5 Household Housing Unit |
| 3 | Public Services | 2024 | 2028 | Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development | City-Wide NRSA | Affordable Housing Addressing Homelessness Community Services and Safety | CDBG: \$93,292 HOME: \$0 | Public service activities other than Low/Moderate Income Housing Benefit: 1,430 Persons Assisted |

| | | | | | | | | |
|---|--|------|------|---|-------------------|--|--------------------------------------|--|
| 4 | Economic Development | 2024 | 2028 | Non-housing community development | City-Wide NRSA | Economic Development | CDBG: \$383,329 HOME: \$0 | Businesses assisted: 291 Businesses Assisted |
| 5 | Improve Economic Opportunities | 2024 | 2028 | Non-housing community development | City-Wide | Economic Development | CDBG: \$21,500 HOME: \$0 | Public service activities other than Low/Moderate Income Housing Benefit: 95 Persons Assisted |
| 6 | Improve Public Facilities and Infrastructure | 2024 | 2028 | Homeless Non-Homeless Special Needs Non-Housing Community Development | City-Wide | Addressing Homelessness Affordable Housing Public Facilities and Infrastructure Improvements | CDBG: \$217,164 HOME: \$0 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 35,420 Persons Assisted |
| 7 | Planning and Administration | 2024 | 2028 | Other | City-Wide | Planning and Administration | CDBG: \$120,000 HOME: \$33,948.43 | Other: 1 Other |

Table 6 – Goals Summary

Goal Descriptions

| | | |
|---|------------------|--|
| 1 | Goal Name | Create New Affordable Housing |
| | Goal Description | During this Action Plan, HOME funds will be used for the construction of approximately 4 new affordable housing units. |
| 2 | Goal Name | Improve Existing Affordable Housing |
| | Goal Description | During this Action Plan, HOME funds will be used to rehabilitate approximately 5 housing units. |
| 3 | Goal Name | Public Services |
| | Goal Description | During this Action Plan, CDBG funds have been allocated to Steps to End Domestic Violence-Safe Tonight which provides services and shelter to survivors of domestic violence; to Pathways-Permanent Supportive Housing Services in Chittenden County which provides permanent housing placement along with intensive community-based services for individuals with histories of homelessness; to CVOEO-Volunteer Income Tax Assistance (VITA) which provides free tax preparation and electronic filing services for low-mod-income households; and to Village Hydroponics to support a Community Hydroponics & Winter Food Access Program |
| 4 | Goal Name | Economic Development |
| | Goal Description | During this Action, CDBG funds will be used to fund three microenterprise assistance programs, CVOEO-Micro Business Development Program, Mercy Connections-Small Business Equity Project, and the City's business support team will provide technical assistance to small businesses and entrepreneurs. Additionally, CDBG funds will support South End Arts & Business Association's Creative Microbusiness Incubator project and a Microenterprise Food Incubator Project that will be created and managed by CEDO's Business & Workforce Development team |
| 5 | Goal Name | Improve Economic Opportunities |
| | Goal Description | During this Action Plan, CDBG funds will be allocated to Lund's Parent Child Center and Clinical Treatment Services Program which provides childcare services, resources, and mental health treatment for vulnerable children and families |
| 6 | Goal Name | Improve Public Facilities and Infrastructure |
| | Goal Description | During this Action Plan, CDBG funds will be allocated to CVOEO for the rehabilitation of a commercial space to accommodate a new food hub and; to Winooski Valley Park District for the Phase II renovation of the Ethan Allen Homestead Museum Barn |

| | | |
|---|------------------|--|
| 7 | 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 affordable housing efforts in the City. |

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 91.215(b)

It is anticipated that HOME funds will directly assist the construction of 4 new permanently affordable units and the rehabilitation of 5 rental units for extremely low-income, low-income, and moderate-income families.

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.

Projects

| # | Project Name |
|---|--------------------------------------|
| 1 | Affordable Housing |
| 2 | Public Facilities & Infrastructure |
| 3 | Microenterprise/Economic Development |
| 4 | Public Service |
| 5 | Admin and Planning |

Table 7 - Project Information

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

Allocation priorities are based on the City's 2024 Consolidated Plan Needs Assessment, the extensive public participation process including in-person interviews and surveys directed at Burlington community partners and all Burlington residents, the City's 2024 Strategic Plan, and the CDBG Advisory Board's recommended awards to local non-profits.

The biggest obstacle to addressing underserved needs continues to be insufficient funding resources. The City will continue to pursue additional federal, state, and private resources but does not expect to overcome the obstacle of declining local and federal resources.

AP-38 Project Summary

Project Summary Information

| | | |
|---|--|---|
| 1 | Project Name | Affordable Housing |
| | Target Area | NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide |
| | Goals Supported | Create New Affordable Housing Improve Existing Affordable Housing |
| | Needs Addressed | Affordable Housing Addressing Homelessness |
| | Funding | CDBG: \$0 HOME: \$305,535.92 |
| | Description | To create/sustain affordable housing units through rehab and/or construction. |
| | Target Date | 6/30/2027 |
| | Estimate the number and type of families that will benefit from the proposed activities | <u>9 low-moderate income households:</u> HOME projects: 9 housing units (projects TBD) |
| | Location Description | Scattered sites – City-Wide and NRSA |
| | Planned Activities | \$305,535.92 HOME projects - TBD |
| 2 | Project Name | Public Facilities & Infrastructure |
| | Target Area | City-Wide |
| | Goals Supported | Improve Public Facilities & Infrastructure |

| | | |
|---|--|---|
| | Needs Addressed | Community Services and Safety Public Facilities and Infrastructure Improvements |
| | Funding | CDBG: \$217,164 |
| | Description | To rehabilitate a commercial space to accommodate a new food hub and; to renovate the Museum Barn at Ethan Allen Homestead Park. |
| | Target Date | 6/30/2027 |
| | Estimate the number and type of families that will benefit from the proposed activities | Champlain Valley Office of Economic Opportunity (CVOEO) – South End Food Hub Project: City-Wide benefit Winooski Valley Park District (WVPD) – Ethan Allen Homestead Museum Barn Renovation Phase II: City-Wide benefit |
| | Location Description | City- Wide |
| | Planned Activities | \$142,000 CVOEO – South End Food Hub Project \$75,164 WVPD – Ethan Allen Homestead Museum Barn Renovation |
| 3 | Project Name | Microenterprise/Economic Development |
| | Target Area | NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide |
| | Goals Supported | Economic Development |
| | Needs Addressed | Economic Development |
| | Funding | CDBG: \$383,329 |
| | Description | To fund three microenterprise assistance programs: Mercy Connections Small Business Equity Project; CVOEO Financial Futures: Microbusiness Development Program; and the City's Business and Workforce Development's Microenterprise Technical Assistance Program and; to fund two microenterprise incubator projects. |

| | | |
|---|--|--|
| | Target Date | 6/30/2027 |
| | Estimate the number and type of families that will benefit from the proposed activities | 291 low-moderate income business owners supported: Mercy Connections Small Business Equity Project: 100 CVOEO Financial Futures: Microbusiness Development Program: 60 Business and Workforce Development Microenterprise Technical Assistance Program: 30 Business and Workforce Development Microenterprise Food Incubator Project: 1 South End Arts & Business Association Creative Microbusiness Incubator Project: 100 |
| | Location Description | City-Wide and NRSA |
| | Planned Activities | \$75,000 - Mercy Connections Small Business Equity Project \$72,761 - CVOEO Financial Futures: Microbusiness Development Program \$65,000 - Business and Workforce Development Microenterprise Technical Assistance Program \$142,118 - Business and Workforce Development Microenterprise Food Incubator Project \$28,450 - South End Arts & Business Association Creative Microbusiness Incubator Project |
| 4 | Project Name | Public Services |
| | Target Area | NEIGHBORHOOD REVITALIZATION STRATEGY AREA City-Wide |
| | Goals Supported | Public Services Improve Economic Opportunities |
| | Needs Addressed | Affordable Housing Addressing Homelessness |

| | |
|--|---|
| | Community Services and Safety Economic Development |
| Funding | CDBG: \$114,792 |
| Description | To provide funds to Steps to End Domestic Violence - Safe Tonight, which provides services and shelter to women and children fleeing domestic violence; to Pathways-Permanent Supportive Housing Services in Chittenden County, which provides permanent housing placements along with intensive community-based services for individuals with histories of homelessness; to CVOEO - Volunteer Income Tax Assistance (VITA), which provides free tax preparation and electronic filing services for low/mod-income households; to Village Hydroponics – Community Hydroponics & Winter Food Access Program, which provides free winter produce distributions with community-based hydroponic education to strengthen food security; and to Lund’s Parent Child Center and Clinical Treatment Services program, which provides childcare services, resources, and mental health treatment for vulnerable children and families |
| Target Date | 6/30/2027 |
| Estimate the number and type of families that will benefit from the proposed activities | 1,525 low-moderate income individuals: <ul style="list-style-type: none"> • CVOEO Volunteer Income Tax Assistance: 800 • Lund’s Parent Child Center and Clinical Treatment Services: 95 • Steps to End Domestic Violence Safe Tonight: 520 • Village Hydroponics Winter Food Access Program: 65 • Pathways Permanent Supportive Housing Services in Chittenden County: 45 |
| Location Description | City-Wide & NRSA |
| Planned Activities | \$14,500 - CVOEO Volunteer Income Tax Assistance (VITA) \$21,500 – Lund’s Parent Child Center and Clinical Treatment Services \$36,292 - Steps to End Domestic Violence Safe Tonight |

| | | |
|---------------------------|--|---|
| | | \$11,500 – Village Hydroponics Winter Food Access Program \$31,000 – Pathways Permanent Supportive Housing Services in Chittenden County |
| 5 | Project Name | Admin and Planning |
| | Target Area | City-Wide |
| | Goals Supported | Planning and Administration |
| | Needs Addressed | Planning and Administration |
| | Funding | CDBG: \$120,000 HOME: \$33,948.43 |
| | Description | Administration funding for CDBG and HOME grants. |
| | Target Date | 6/30/2027 |
| | Estimate the number and type of families that will benefit from the proposed activities | N/A |
| | Location Description | City-Wide |
| Planned Activities | 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 affordable housing efforts in the City. | |

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

The City of Burlington's Neighborhood Revitalization Strategy Area was approved in January 2006 and reapproved with the 2018 Consolidated Plan. A revised NRSA was approved with the 2024 Consolidated Plan that focuses solely on Burlington's Old North End neighborhood which includes census tract 42, the western portion of census tract 6 and the southern portion of census tract 3. The NRSA as a whole is primarily residential, with 75% of parcels being residential units. The NRSA contains 75% low- and moderate-income residents (based on HUD's low- and moderate-income area data) with approximately 30% of the total population in the NRSA living below the federal poverty level.

Geographic Distribution

| Target Area | Percentage of Funds |
|---|---------------------|
| NEIGHBORHOOD REVITALIZATION STRATEGY AREA | 37 |
| City-Wide | 63 |

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The rationale for allocating investments into the NRSA is based on low-and moderate-income residential density and the need to create or improve affordable housing units, the need for neighborhood facility upgrades and expansion of services, and the need for microenterprise expansion and support. These needs were considered and assessed through the City's 2024 Consolidated Plan public participation process, the CDBG RFP response from community non-profits, and an assessment of the housing market in the area which shows a concentration of old homes in need of maintenance.

Nonetheless, CDBG and HOME resources may be directed to projects outside of the NRSA based on individual household needs and on the City's desire to have affordable housing, economic opportunity, and a suitable living environment available to low- and moderate-income residents living throughout the city.

Discussion

Data sources – ESRI; US Census ACS 2022, 2011-2015 ACS

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

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.

| | |
|---|---|
| One Year Goals for the Number of Households to be Supported | |
| Homeless | |
| Non-Homeless | 9 |
| Special-Needs | |
| Total | 9 |

Table 9 - One Year Goals for Affordable Housing by Support Requirement

| | |
|---|---|
| One Year Goals for the Number of Households Supported Through | |
| Rental Assistance | |
| The Production of New Units | 4 |
| Rehab of Existing Units | 5 |
| Acquisition of Existing Units | |
| Total | 9 |

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

HOME funds will be used for the construction and rehabilitation of 9 affordable housing units. HOME funded projects are TBD since applications are open and received on a rolling basis throughout the program year.

AP-60 Public Housing – 91.220(h)

Introduction

Burlington Housing Authority (BHA) has successfully converted all of its housing properties to the HUD Rental Assistance Demonstration (RAD) program, meaning that there is no public housing in Burlington. Nonetheless, the City of Burlington has taken steps to support the success of BHA-owned properties in Burlington; for instance, in the last year the City has leveraged monies from its Housing Trust Fund to support security improvements at a BHA-owned property downtown.

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

As noted, the City no longer has any public housing units. However, staff at BHA continue to support residents in various ways. They support Resident Advisory Board meetings, have sponsored a number of on- and off-site health and wellness events, and support tenant organizational initiatives at LIHTC properties.

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

Burlington Housing Authority is designated as a High Performer.

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, homelessness prevention, housing placement, supportive housing and independent living are listed below and under the project section.

Goals and actions for this program year are described in the “Discussion” section.

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

Burlington is working to implement a ten-point action plan that addresses homelessness and recognizes housing as a human right. Much of this work is done in coordination with the Chittenden County Homeless Alliance (CCHA), a HUD-recognized Continuum of Care that aims to make homelessness rare and brief for persons in Burlington and throughout Chittenden County. The CCHA, working in collaboration with partner agencies, coordinates outreach and needs assessment efforts among persons experiencing homelessness in Burlington, and will continue this work in the upcoming program year. CCHA operates a Coordinated Entry System (CES) that models a no-wrong-door approach to accessing the CES; service providers and community partners throughout Chittenden County are Access Points to the CES (including Vermont 211 as a virtual access point), allowing individuals and families experiencing a housing crisis to be directly engaged and linked to the CES. The CES matches households experiencing homelessness with eligible services based on vulnerability, sustainability, and length of homelessness through a standardized, scored assessment. Each eligible household will be assigned a housing navigator and added to a master list of homeless households which is reviewed weekly by CES partners for housing opportunities. Currently, eligible households include HUD-defined “literally homeless” and “imminent risk” households.

Addressing the emergency shelter and transitional housing needs of homeless persons

There are a number of facilities in Burlington and neighboring communities that help to address the emergency shelter and transitional housing needs of persons experiencing homelessness.

COTS Waystation and the City’s Elmwood Community Emergency Shelter both serve single adults. COTS also operates the Firehouse and Main Street Family Shelters for households with children. Steps to End Domestic Violence (known as Steps) operates a 21-room emergency shelter serving women and children experiencing homelessness. Survivors are served through the Safe Tonight program in partnership with Economic Services. Spectrum Youth and Family Services operates a shelter for young persons experiencing homelessness. Participants are offered case management and housing search assistance to facilitate moving into transitional or permanent housing. Champlain Housing Trust (CHT) operates a

shelter in a neighboring town that provides some medical respite beds. ANEW Place offers a longer-term sober shelter in Burlington that provides guests with case management and community supports. The low-barrier shelter at Champlain Place, operated by Champlain Valley Office of Economic Opportunity (CVOEO) and CHT underwent renovations, supported in part by City CDBG funds. The State of Vermont continues to operate a limited General Assistance program that provides emergency housing to vulnerable populations.

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

CCHA coordinates the implementation of a housing and service system (from outreach to housing to services) that meets the needs of individuals and families experiencing homelessness in the county. Street outreach teams, Vermont 211, and daytime shelter providers all work to connect with those experiencing homelessness and to identify their needs and required services. Housing providers aim to rapidly rehouse, stabilize, or provide housing to persons in need, while supportive services agencies provide case management and additional services. Providers serve chronically homeless persons, families with children, veterans, unaccompanied youth, and those at risk of homelessness. In response to low vacancy rates in its jurisdiction, the CoC increasingly emphasizes the importance of housing retention services, including case management. Partner agencies are also actively working with local landlords to reduce the barriers to renting to chronically homeless persons.

CoC partners work to serve specific subpopulations. For instance, each CoC program that serves children has children's advocates or specially trained staff to ensure that children's needs are met. Other partner agencies provide emergency services to youth ages 16-22 who are experiencing or at risk of homelessness, including emergency shelter and transitional housing, counseling, case management, medical services, educational planning, and employment support, among other things.

The CoC partners work with local, state, and federal organizations to combat homelessness among veterans and maintain the federal benchmarks that show veteran homelessness is brief and rare. Increased outreach to veterans at shelters resulted in an uptick in enrollment in VA care, and many veterans are now housed through VA housing programs. CDBG funds have been targeted to address emerging needs identified through the CoC. Public service funds were used to fund housing navigation for permanent supportive housing programs.

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.

There are several agencies operating in Burlington that administer programs and provide services to help prevent households from becoming homeless. These include both programs that provide general assistance and those designed to support members of specific populations. Chittenden Community Action (CCA), operated by CVOEO, works with households to provide back rent, first month's rent, security deposits, or short-term rental subsidies. They also provide housing navigation services, including advocacy and referral to other support services. Additional assistance with utility bills is provided by the water resources division and Burlington Electric Department. Youth exiting foster care in Vermont have access to several supports, which provide case management and connect youth formerly in foster care with long-term rental assistance through local housing authorities. Vermont Department of Corrections (VDOC) funds transitional housing programs for individuals re-entering the community from incarceration, which assist with housing search and retention and provide support to individuals with serious mental health challenges and previous experiences of homelessness. Persons discharged from a mental health treatment program or community bed receive state-funded assistance with housing costs.

Discussion

The City has identified several goals and actions related to homeless and other special needs populations for the upcoming program year: the City will continue to fund a low-barrier shelter community located on City-owned property. Guests have access to onsite supportive services; HOME-funded rental housing development projects are required to set aside at least 20% of the total units for households exiting homelessness; CDBG funding will enable several organizations to continue to provide services to vulnerable individuals and households, including persons fleeing domestic violence, and households experiencing homelessness.

The City of Burlington shall not use grant funds to promote "gender ideology," as defined in Executive Order (E.O.) 14168, Defending Women from Gender Ideology Extremism and Restoring Biological Truth to the Federal Government.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Burlington has addressed the barriers to affordable housing under the Market Analysis and Strategic Plan sections of the 2024 Consolidated Plan. There is a limited supply of housing units at all levels of the market and a low vacancy rate exacerbates this challenge. Impacts of pandemic-era changes include an influx of new residents and a stop to new construction and rehabilitation. Other factors impacting the City's housing stock include: the age of the housing stock (one of the oldest in the nation), a high proportion of college and graduate students living off-campus, and changes in household composition - Burlington's average persons per housing unit is 2.13, below the national average of 2.51. Burlington has a significantly higher percentage of renters compared to owners and rent rates have increased significantly in recent years. Public policies that are controlled at the local level which impact the cost of housing include policies on historic preservation, lead-based paint safety practices, zoning restrictions such as minimum lot coverage, limitations on number of units, set-back requirements, height restrictions, fire-safety policies limitations, and others. Older homes need energy efficiency upgrades, lead-based paint hazard reduction, and other rehabilitation to make them safe, affordable and sustainable over the long term.

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 last several years, the City has implemented various strategies to remove or ameliorate the negative impact of public policies that serve as barriers to affordable housing, including the establishment of short-term rental regulations and zoning reforms that aim to facilitate the construction of a greater volume and variety of housing types. Upcoming and in-progress actions to further ameliorate the negative impact of public policies that serve as barriers to affordable housing include updates to the City's Inclusionary Zoning ordinance and further zoning updates to streamline the permitting process and increase allowed density. Statewide, recently passed legislation aims to reform the state permitting process and facilitate denser development in areas earmarked for growth.

Discussion:

The City of Burlington and, more broadly, the State of Vermont, recognize the need to take action to remove or ameliorate the negative impacts

restrictive policies can have on affordable housing production. Recent steps have yielded some progress, although more remains to be done. Examples include:

- Updates to the City of Burlington's zoning ordinance related to Accessory Dwelling Units (ADUs) have resulted in a modest increase in the creation of ADUs citywide.
- Statewide broadening of priority housing project exemptions from statewide permitting have resulted in the construction of several large multi-unit rental buildings in Burlington, all of which include designated affordable units.
- The introduction of an ordinance to regulate short-term rentals within the city has resulted in a reduction in the number of short-term rentals operating in the city, increasing the supply of permanent housing and significantly increased revenue for the City's Housing Trust Fund, which is invested in affordable housing projects.

AP-85 Other Actions – 91.220(k)

Introduction:

Burlington aims to spend over 95% of CDBG expenditures assisting low-and moderate-income residents. The City will continue its commitment to the preservation of affordable housing units and actions that will foster and maintain affordable housing in Burlington. In addition, the City, through the Community & Economic Development Office, will diligently work to reduce lead-based paint hazards in the homes of local residents. 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

The principal obstacle to meeting underserved needs continues to be insufficient resources. To help address this obstacle, the City will take the following actions: continue to grow the grand list and to pursue additional federal, state, and private resources; work with partners to examine obstacles such as benefits cliffs and to advocate for appropriate policy changes; encourage local agencies to deliver services in a cost-effective and efficient manner, prioritize resources to serve those most in the need, and focus on collaboration between local agencies.

Actions planned to foster and maintain affordable housing

The City is engaged in various actions to foster and maintain affordable housing, including: maintain the City's Homelessness and Community Health Manager position to provide a single point of accountability for expanded community effort towards reducing homelessness; maintain the Elmwood shelter pods community and investigate developing permanent affordable housing at the City-owned site; invest increased City Housing Trust Fund resources into affordable housing and services for persons experiencing homelessness; continue pre-development and planning of a mixed-use Enterprise Innovation District in the South End and the redevelopment of the downtown Memorial Block area.

Actions planned to reduce lead-based paint hazards

In December 2024, the City of Burlington's Lead Program received \$4,301,890 in lead hazard control funds and \$529,000 in healthy homes supplemental funding to make other health related improvements for residents such as addressing asthma triggers, improving indoor air quality, asbestos and mold testing and abatement. From July 1, 2026 – June 30, 2027, the Burlington Lead Program plans to evaluate 48 units for lead-based paint and other health hazards, reduce lead-based paint hazards in approximately 30 housing units and reduce other health hazards in 25 housing units, conduct 16 community outreach and education events, and provide lead-safety training to approximately 50 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. Specific details of the proposed initiatives are described in the project section of this Action Plan.

Actions planned to develop institutional structure

This program year, the City aims to:

- Effectively adapt CEDO's institutional structure to meet the needs of vulnerable populations in a challenging funding landscape by finding ways to implement and monitor programs more efficiently.
- Support the Chittenden County Homeless Alliance (CCHA) as it works to implement its recently adopted five-year strategic plan.

Actions planned to enhance coordination between public and private housing and social service agencies

This program year, the City aims to:

- Continue to work with CCHA to ensure that affordable housing developments in the City dedicate a percentage of units to households exiting homelessness, in partnership with Coordinated Entry.
- Develop programming to encourage private landlords, especially those who own and/or manage City of Burlington Inclusionary Zoning units, to house more tenants with rental assistance.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

This section details the specific requirements of the CDBG and HOME programs.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(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 |
|---|---|

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(l)(2)

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 funds are invested in interest-bearing and non-interest-bearing amortizing loans and in deferred loans and grants.

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 Home Affordability Period (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 HAP 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%.

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:

The City's guidelines for resale and recapture follow the provisions detailed in 92.254(a)(5)(i) when HOME funds are used.

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 local 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 applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

N/A

If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g. persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

N/A

If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

N/A

Discussion:

Eligible applicants for HOME funding are non-profit or other affordable housing developers who are engaged in the creation of new affordable housing projects or repair and renovation of existing affordable housing. Funding applications are accepted on a rolling basis and contact information for submitting interest is available on the City's website, by contacting housing program staff, or visiting CEDO's office in City Hall.

Resolution Relating to

RESOLUTION _____

**AUTHORIZING THE PRODUCTION AND INSTALLATION
OF THE BURLINGTON SAFETY & SECURITY GUIDE
SIGNAGE IN PUBLIC SPACES**

Sponsor(s): Councilors Singh,
Schachter, Carpenter, Barlow,
Traverse, Litwin, Brown McKnight
Introduced: _____
Referred to: _____

Action: _____
Date: _____
Signed by Mayor: _____

CITY OF BURLINGTON

In the year Two Thousand Twenty-Six.....

Resolved by the City Council of the City of Burlington, as follows:

1 That WHEREAS, the City of Burlington is committed to providing safe, welcoming, and accessible public
2 spaces for all residents, visitors, families, and community members, and the vitality of the City depends upon
3 the ability of every person to safely enjoy its parks, urban reserve areas, sidewalks, and school walking routes
4 without fear; and

5 WHEREAS, Burlington's public spaces — including Church Street Marketplace, City Hall Park,
6 Waterfront Park, Burlington Bike Path, Intervale Open Space, and neighborhood parks citywide — have in
7 recent years experienced elevated levels of anti-social behavior, open drug use, aggressive conduct, and other
8 activity that has discouraged use by families, children, seniors, and residents, thereby diminishing the quality
9 of life and sense of shared community that these spaces are meant to provide; and

10 WHEREAS, the City Council affirms its commitment to ensuring these public spaces are for the
11 enjoyment and use of all Burlington residents and visitors, and recognizes that doing so requires both targeted
12 public safety responses and robust community awareness of the full range of resources available to address
13 situations that arise in public spaces; and

14 WHEREAS, Burlington has deliberately and thoughtfully evolved its public safety response model
15 over recent years to be more responsive, equitable, and effective, recognizing that not every call for assistance
16 requires a uniformed, armed law enforcement response, and that many situations — including those involving
17 individuals experiencing mental health crises, substance use disorders, or social service needs — are better
18 addressed by civilian responders, social workers, and community health specialists trained specifically for
19 those encounters; and

20 WHEREAS, the Burlington Police Department has partnered with Howard Center and other
21 community organizations to deploy Street Outreach specialists who coordinate wraparound support for adults,
22 young adults, and families experiencing mental health challenges and substance use disorders, providing a
23 compassionate, non-enforcement response to situations that do not require law enforcement intervention; and

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC SPACES

24 WHEREAS, the Burlington Police Department has established Community Service Officers —
25 uniformed civilian employees trained in CPR and first aid — to respond to ordinance violations, noise
26 complaints, and non-injury traffic crashes, reserving fully armed patrol officers for situations requiring sworn
27 law enforcement authority; and

28 WHEREAS, the Burlington Police Department has further established Community Support Liaison
29 positions — social service workers embedded within the Department — to connect individuals in public
30 spaces with resources and support for complex social service needs, including housing, addiction treatment,
31 and mental health services, available seven days a week from 8:00 a.m. to 8:00 p.m.; and

32 WHEREAS, the ongoing drug and mental health crisis in Vermont and the City of Burlington has
33 placed extraordinary demands on first responders, including police officers, paramedics, and firefighters, who
34 are frequently dispatched to situations arising from substance use and acute mental health disorder that would
35 be more appropriately and effectively addressed through public health and social service interventions, and
36 that diverting such calls to the appropriate resource frees sworn first responders to focus on emergencies; and

37 WHEREAS, the Burlington Fire Department has established a Community Response Team (CRT) — a
38 specialized unit trained to respond to non-emergency calls related to behavioral health, substance use, and
39 low-acuity medical situations — which works in coordination with Howard Center, the Burlington Police
40 Department, and other community partners to provide an appropriate, compassionate response to drug-related
41 incidents; and

42 WHEREAS, filtering many dispatch calls in the 911 emergency system — including calls for
43 situations that are better handled by non-emergency services — places unnecessary strain on the City's
44 emergency communications infrastructure and can delay response times for emergencies involving fire,
45 medical crises, violence, robbery, and imminent threats to life and safety; and

46 WHEREAS, empowering residents, community members, and visitors with clear, accessible
47 information about the full spectrum of public safety resources — including when to call 911 versus a non-
48 emergency line, and which civilian or social service resource best fits a given situation — is a critical
49 component of effective and equitable public safety policy; and

50 WHEREAS, the City of Burlington has developed a Burlington Safety & Security Guide that
51 consolidates, in one clear and visually accessible format, the primary public safety contacts available to
52 community members, including the Burlington Police Department non-emergency line (802-658-2700 ext. 0)

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC SPACES

53 for criminal or aggressive behavior; the Street Outreach line (802-488-7013) for mental health and substance
54 use situations; the Community Service Officer line (802-540-2375) for ordinance, noise, and non-injury crash
55 issues; the Community Support Liaison line (802-540-2395) for social services and neighbor disputes; the
56 Drug Tip line (802-540-2420) for reporting drug activity; and the 911 emergency line for fire, medical
57 emergencies, robbery, violence, and imminent threats; and

58 WHEREAS, the Council finds that posting the Burlington Safety & Security Guide at high-visibility
59 locations — including public hot spots, all City parks, urban reserve areas, bike path, and on walking routes to
60 Burlington's public schools — will serve the public interest by increasing awareness of non-emergency
61 resources, encouraging appropriate use of the 911 system, and signaling the City's commitment to transparent,
62 community-centered public safety; and

63 WHEREAS, the Office of Public Works has the expertise, relationships, and capacity to produce and
64 install such signage at scale, and that funding this initiative from City Council appropriated funds reflects the
65 Council's direct investment in the safety and livability of Burlington's public spaces;

66 NOW, THEREFORE, BE IT RESOLVED that the Burlington City Council hereby authorizes and
67 directs the Office of Public Works to, in conjunction with the other departments named in this resolution,
68 install to the extent the funds appropriated by this resolution allow the Burlington Safety & Security Guide,
69 such guide to be substantially in the form attached hereto as Exhibit A, at public hot spots, all City parks,
70 urban reserve areas, and on walking routes to Burlington's public schools, such locations to be identified in
71 coordination with the Burlington Police Department, Burlington Fire Department, and the Department of
72 Parks, Recreation & Waterfront; and

73 BE IT FURTHER RESOLVED that the Office of Public Works shall determine appropriate materials,
74 mounting, and placement for each installation site to maximize visibility, durability, and accessibility to the
75 public, including consideration of multilingual versions where appropriate to serve Burlington's diverse
76 communities; and

77 BE IT FURTHER RESOLVED that the cost of production and installation of the Burlington Safety &
78 Security Guide signage shall be paid from City Council initiative funds for up to \$3,000, and the Director of
79 Public Works is authorized to expend such funds as are necessary and reasonable to carry out this Resolution
80 up to this \$3,000 appropriation; and

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE
BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC
SPACES

81 BE IT FURTHER RESOLVED that the Burlington Police Department, Burlington Fire Department
82 and the Office of Public Works shall report back to the City Council within six (6) months of initial
83 installation with information regarding the number of signs installed, locations, cost, and any measurable
84 impact on public safety call routing, and shall make recommendations regarding expansion, modification, or
85 renewal of the signage program; and

86 BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon adoption.

87

88

89 BS/JB/Resolutions 2026/*Authorizing the Production and Installation of the Burlington Safety & Security Guide Signage in Public Spaces*
90 5/14/26

Exhibit A:
Draft

BURLINGTON SAFETY & SECURITY GUIDE

| | |
|--|---|
| <p>CRIMINAL / AGGRESSIVE</p> <p>BURLINGTON POLICE DEPARTMENT</p> <p>Uniformed, fully armed patrol officers. For criminal, aggressive, or threatening behavior.</p> <p>802-658-2700 ext. 0</p> | <p>MENTAL HEALTH / SUBSTANCE USE</p> <p>STREET OUTREACH</p> <p>Howard Center specialists coordinate support for adults, young adults, and families.</p> <p>802-488-7013</p> <p>Mon–Fri 8am–8pm Sat–Sun 10:30am–6pm</p> |
| <p>ORDINANCE / NOISE / NON-INJURY CRASH</p> <p>COMMUNITY SERVICE OFFICER</p> <p>BPD uniformed civilian employees. CPR and first-aid trained.</p> <p>802-540-2375</p> | <p>SOCIAL SERVICES / NEIGHBOR DISPUTES</p> <p>COMMUNITY SUPPORT LIAISON</p> <p>BPD social service workers. Connection to resources and complex social service needs.</p> <p>802-540-2395</p> <p>Mon–Sun, 8am–8pm</p> |
| <p>DRUG ACTIVITY</p> <p>SUBMIT A DRUG TIP</p> <p>Reporting drug activity helps solve and prevent further crimes.</p> | <p>802-540-2420</p> |

FOR AN IMMEDIATE EMERGENCY, CALL 911 · Fire · Medical · Robbery · Violence · Imminent Threat

City of Burlington, Vermont · burlingtonvt.gov/Police

**Exhibit B:
Public Works Draft
Rectangle Design**

| BURLINGTON SAFETY & SECURITY GUIDE | |
|--|---|
| <p>CRIMINAL/AGGRESSIVE</p> <p>BURLINGTON POLICE DEPARTMENT</p> <p>Uniformed, uniformed police officers. For criminal, aggressive, or threatening behavior.</p> <p>802-658-2700 ext. 0</p> | <p>MENTAL HEALTH/SUBSTANCE USE</p> <p>STREET OUTREACH</p> <p>Trained Crisis Response Unit (CRU) officers provide support for adults, young adults, and children.</p> <p>802-488-7013</p> <p>1000 W. Burlington 508.524.3826 ext. 400</p> |
| <p>ORDINANCE/NOISE/NON-INJURY CRASH</p> <p>COMMUNITY SERVICE OFFICER</p> <p>Officer assigned to various assignments. Off-duty and regular hours.</p> <p>802-540-2375</p> | <p>SOCIAL SERVICES/NEIGHBOR DISPUTES</p> <p>COMMUNITY SUPPORT LIAISON</p> <p>Officer assigned to various assignments. Off-duty and regular hours.</p> <p>802-540-2395</p> <p>1000 W. Burlington</p> |
| <p>DRUG ACTIVITY</p> <p>SUBMIT A DRUG TIP</p> <p>Reporting drug activity helps us stay safe and prevent further crime.</p> <p align="center">802-540-2420</p> | |
| <p>FOR AN IMMEDIATE EMERGENCY, CALL 911 - Fire - Medical - Robbery - Violence - Imminent Threat</p> <p align="center"><small>City of Burlington, Vermont - burlington.gov/police</small></p> | |

Resolution Relating to

RESOLUTION _____

**AUTHORIZING THE PRODUCTION AND INSTALLATION
OF THE BURLINGTON SAFETY & SECURITY GUIDE
SIGNAGE IN PUBLIC SPACES**

Sponsor(s): Councilors Singh,
Schachter, Carpenter, Barlow,
Traverse, Litwin
Introduced: _____
Referred to: _____

Action: _____
Date: _____
Signed by Mayor: _____

CITY OF BURLINGTON

In the year Two Thousand Twenty-Six.....

Resolved by the City Council of the City of Burlington, as follows:

1 That WHEREAS, the City of Burlington is committed to providing safe, welcoming, and accessible public
2 spaces for all residents, visitors, families, and community members, and the vitality of the City depends upon
3 the ability of every person to safely enjoy its parks, urban reserve areas, sidewalks, and school walking routes
4 without fear; and

5 WHEREAS, Burlington's public spaces — including Church Street Marketplace, City Hall Park,
6 Waterfront Park, Burlington Bike Path, Intervale Open Space, and neighborhood parks citywide — have in
7 recent years experienced elevated levels of anti-social behavior, open drug use, aggressive conduct, and other
8 activity that has discouraged use by families, children, seniors, and residents, thereby diminishing the quality
9 of life and sense of shared community that these spaces are meant to provide; and

10 WHEREAS, the City Council affirms its commitment to ensuring these public spaces are for the
11 enjoyment and use of all Burlington residents and visitors, and recognizes that doing so requires both targeted
12 public safety responses and robust community awareness of the full range of resources available to address
13 situations that arise in public spaces; and

14 WHEREAS, Burlington has deliberately and thoughtfully evolved its public safety response model
15 over recent years to be more responsive, equitable, and effective, recognizing that not every call for assistance
16 requires a uniformed, armed law enforcement response, and that many situations — including those involving
17 individuals experiencing mental health crises, substance use disorders, or social service needs — are better
18 addressed by civilian responders, social workers, and community health specialists trained specifically for
19 those encounters; and

20 WHEREAS, the Burlington Police Department has partnered with Howard Center and other
21 community organizations to deploy Street Outreach specialists who coordinate wraparound support for adults,
22 young adults, and families experiencing mental health challenges and substance use disorders, providing a
23 compassionate, non-enforcement response to situations that do not require law enforcement intervention; and

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC SPACES

24 WHEREAS, the Burlington Police Department has established Community Service Officers —
25 uniformed civilian employees trained in CPR and first aid — to respond to ordinance violations, noise
26 complaints, and non-injury traffic crashes, reserving fully armed patrol officers for situations requiring sworn
27 law enforcement authority; and

28 WHEREAS, the Burlington Police Department has further established Community Support Liaison
29 positions — social service workers embedded within the Department — to connect individuals in public
30 spaces with resources and support for complex social service needs, including housing, addiction treatment,
31 and mental health services, available seven days a week from 8:00 a.m. to 8:00 p.m.; and

32 WHEREAS, the ongoing drug and mental health crisis in Vermont and the City of Burlington has
33 placed extraordinary demands on first responders, including police officers, paramedics, and firefighters, who
34 are frequently dispatched to situations arising from substance use and acute mental health disorder that would
35 be more appropriately and effectively addressed through public health and social service interventions, and
36 that diverting such calls to the appropriate resource frees sworn first responders to focus on emergencies; and

37 WHEREAS, the Burlington Fire Department has established a Community Response Team (CRT) — a
38 specialized unit trained to respond to non-emergency calls related to behavioral health, substance use, and
39 low-acuity medical situations — which works in coordination with Howard Center, the Burlington Police
40 Department, and other community partners to provide an appropriate, compassionate response to drug-related
41 incidents; and

42 WHEREAS, filtering many dispatch calls in the 911 emergency system — including calls for
43 situations that are better handled by non-emergency services — places unnecessary strain on the City's
44 emergency communications infrastructure and can delay response times for emergencies involving fire,
45 medical crises, violence, robbery, and imminent threats to life and safety; and

46 WHEREAS, empowering residents, community members, and visitors with clear, accessible
47 information about the full spectrum of public safety resources — including when to call 911 versus a non-
48 emergency line, and which civilian or social service resource best fits a given situation — is a critical
49 component of effective and equitable public safety policy; and

50 WHEREAS, the City of Burlington has developed a Burlington Safety & Security Guide that
51 consolidates, in one clear and visually accessible format, the primary public safety contacts available to
52 community members, including the Burlington Police Department non-emergency line (802-658-2700 ext. 0)
53 for criminal or aggressive behavior; the Street Outreach line (802-488-7013) for mental health and substance

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC SPACES

54 use situations; the Community Service Officer line (802-540-2375) for ordinance, noise, and non-injury crash
55 issues; the Community Support Liaison line (802-540-2395) for social services and neighbor disputes; the
56 Drug Tip line (802-540-2420) for reporting drug activity; and the 911 emergency line for fire, medical
57 emergencies, robbery, violence, and imminent threats; and

58 WHEREAS, the Council finds that posting the Burlington Safety & Security Guide at high-visibility
59 locations — including public hot spots, all City parks, urban reserve areas, bike path, and on walking routes to
60 Burlington's public schools — will serve the public interest by increasing awareness of non-emergency
61 resources, encouraging appropriate use of the 911 system, and signaling the City's commitment to transparent,
62 community-centered public safety; and

63 WHEREAS, the Office of Public Works has the expertise, relationships, and capacity to produce and
64 install such signage at scale, and that funding this initiative from City Council appropriated funds reflects the
65 Council's direct investment in the safety and livability of Burlington's public spaces;

66 NOW, THEREFORE, BE IT RESOLVED that the Burlington City Council hereby authorizes and
67 directs the Office of Public Works to, in conjunction with the other departments named in this resolution,
68 install to the extent the funds appropriated by this resolution allow the Burlington Safety & Security Guide,
69 such guide to be substantially in the form attached hereto as Exhibit A, at public hot spots, all City parks,
70 urban reserve areas, and on walking routes to Burlington's public schools, such locations to be identified in
71 coordination with the Burlington Police Department, Burlington Fire Department, and the Department of
72 Parks, Recreation & Waterfront; and

73 BE IT FURTHER RESOLVED that the Office of Public Works shall determine appropriate materials,
74 mounting, and placement for each installation site to maximize visibility, durability, and accessibility to the
75 public, including consideration of multilingual versions where appropriate to serve Burlington's diverse
76 communities; and

77 BE IT FURTHER RESOLVED that the cost of production and installation of the Burlington Safety &
78 Security Guide signage shall be paid from City Council initiative funds for up to \$3,000, and the Director of
79 Public Works is authorized to expend such funds as are necessary and reasonable to carry out this Resolution
80 up to this \$3,000 appropriation; and

81 BE IT FURTHER RESOLVED that the Burlington Police Department, Burlington Fire Department
82 and the Office of Public Works shall report back to the City Council within six (6) months of initial
83 installation with information regarding the number of signs installed, locations, cost, and any measurable

AUTHORIZING THE PRODUCTION AND INSTALLATION OF THE
BURLINGTON SAFETY & SECURITY GUIDE SIGNAGE IN PUBLIC
SPACES

84 impact on public safety call routing, and shall make recommendations regarding expansion, modification, or
85 renewal of the signage program; and

86 BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon adoption.

87

88

89 BS/JB/Resolutions 2026/*Authorizing the Production and Installation of the Burlington Safety & Security Guide Signage in Public Spaces*
90 5/14/26

Exhibit A:
Draft

BURLINGTON SAFETY & SECURITY GUIDE

| | |
|--|---|
| <p>CRIMINAL / AGGRESSIVE</p> <p>BURLINGTON POLICE DEPARTMENT</p> <p>Uniformed, fully armed patrol officers. For criminal, aggressive, or threatening behavior.</p> <p>802-658-2700 ext. 0</p> | <p>MENTAL HEALTH / SUBSTANCE USE</p> <p>STREET OUTREACH</p> <p>Howard Center specialists coordinate support for adults, young adults, and families.</p> <p>802-488-7013</p> <p>Mon–Fri 8am–8pm Sat–Sun 10:30am–6pm</p> |
| <p>ORDINANCE / NOISE / NON-INJURY CRASH</p> <p>COMMUNITY SERVICE OFFICER</p> <p>BPD uniformed civilian employees. CPR and first-aid trained.</p> <p>802-540-2375</p> | <p>SOCIAL SERVICES / NEIGHBOR DISPUTES</p> <p>COMMUNITY SUPPORT LIAISON</p> <p>BPD social service workers. Connection to resources and complex social service needs.</p> <p>802-540-2395</p> <p>Mon–Sun, 8am–8pm</p> |
| <p>DRUG ACTIVITY</p> <p>SUBMIT A DRUG TIP</p> <p>Reporting drug activity helps solve and prevent further crimes.</p> | <p>802-540-2420</p> |

FOR AN IMMEDIATE EMERGENCY, CALL 911 · Fire · Medical · Robbery · Violence · Imminent Threat

City of Burlington, Vermont · burlingtonvt.gov/Police

**Exhibit B:
Public Works Draft
Rectangle Design**

| BURLINGTON SAFETY & SECURITY GUIDE | |
|--|---|
| <p>CRIMINAL/AGGRESSIVE</p> <p>BURLINGTON POLICE DEPARTMENT Licensed, uniformed police officers. For criminal, aggressive, or threatening behavior. 802-658-2700 ext. 0</p> | <p>MENTAL HEALTH/SUBSTANCE USE</p> <p>STREET OUTREACH Involves other available community support for adults, young adults, and children. 802-488-7013 Involves Burlington 24/7 18-24 hours a day</p> |
| <p>ORDINANCE/NOISE/NOV-INOJURY CRASH</p> <p>COMMUNITY SERVICE OFFICER 24/7 uniformed civilian employees. Off-duty and retired officers. 802-540-2375</p> | <p>SOCIAL SERVICES/NEIGHBOR DISPUTES</p> <p>COMMUNITY SUPPORT LIAISON 24/7 social service workers. Designed to intervene and de-escalate conflict events. 802-540-2395 Members, Residents</p> |
| <p>DRUG ACTIVITY</p> <p>SUBMIT A DRUG TIP Reporting drug activity helps solve and prevent further crimes.</p> <p align="center">802-540-2420</p> | |
| <p>FOR AN IMMEDIATE EMERGENCY, CALL 911 - Fire - Medical - Robbery - Violence - Imminent Threat</p> <p align="center"><small>City of Burlington, Vermont - burlington.gov/police</small></p> | |

UVM Health - Home Health & Hospice

Presented by:

Christine Werneke, President

Presented to:

City of Burlington Board of Finance



Partnership with City of Burlington goes back to 1906 – ‘Town Nurse’



“They were always checking in with me, making sure I was okay mentally and physically.”

Jayne Richland, unhoused Burlington resident who participated in our Medical Respite program.

“It was a lot of confidence building. She give me peace of mind when it came to this little one.

Kyra Taberman, Burlington resident and new mom who received post-partum care from our Family and Children’s program.

Home Health & Hospice

At a Glance



4,300+

DAYS OF CARE PROVIDED
AT MCCLURE MILLER
RESPITE HOUSE PER YEAR



350

EMPLOYEES



220

VOLUNTEERS



4.5K

PATIENTS SERVED
ANNUALLY



91K

HOME VISITS
PER YEAR



88%

OF HOME HEALTH
CLIENTS AVOIDED
RE-HOSPITALIZATION

Our Impact in Burlington in FY2025

- ▶ **822** Burlington residents received care from Home Health & Hospice

In FY2025, Burlington residents received:

- ▶ 5,910 visits from a Nurse
- ▶ 1,223 visits from a Licensed Nursing Assistant
- ▶ 1,832 visits from a Social Worker
- ▶ 5,669 visits from a Therapist (includes physical, occupational, and speech language pathologist)
- ▶ 8,331 hours of personal and homemaking care
- ▶ 6 unhoused patients served in Medical Respite

20%

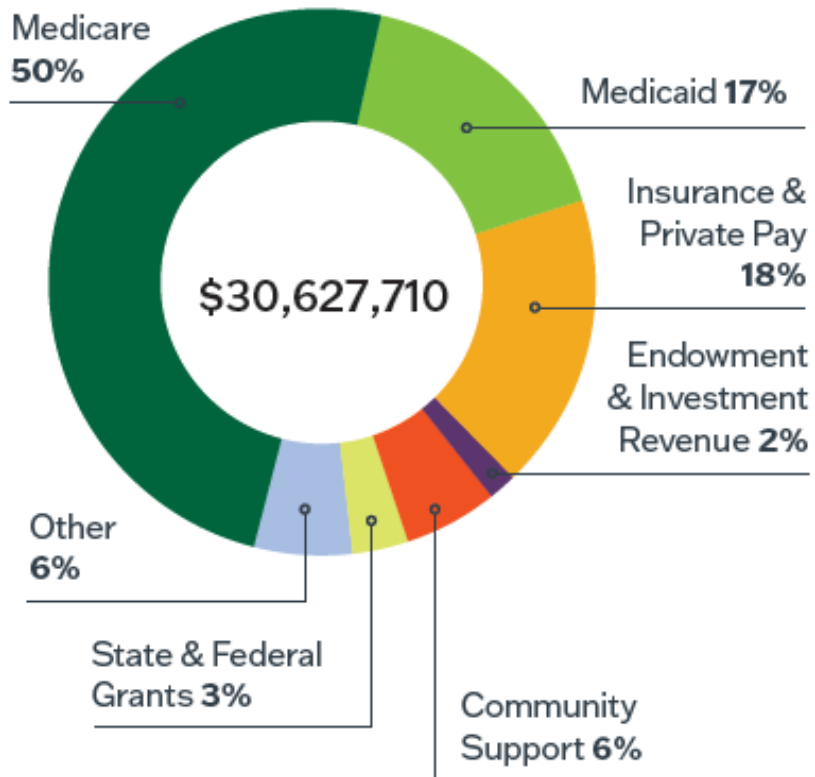
Burlington residents represented 20% of the 4,136 people we cared for in FY2025.



Home Health & Hospice Financial Overview

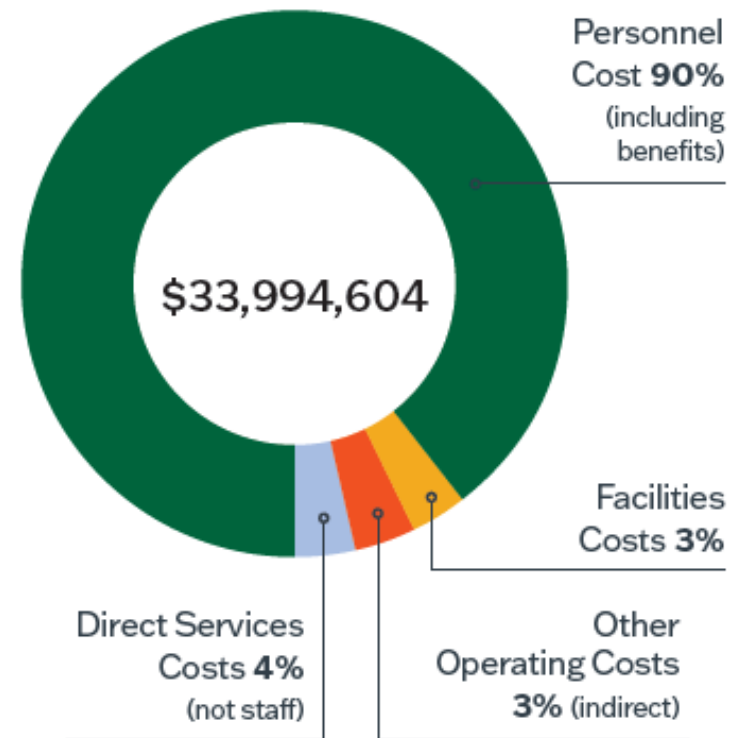
REVENUE

October 1, 2024 – September 30, 2025



EXPENSES

October 1, 2024 – September 30, 2025



How is Home Health & Hospice Funded?

Funding from Towns and Cities in our service area is a key component of the Community Support we receive.

- ▶ Going back decades, all Vermont's VNAs request funding from their service area
- ▶ Each year, HHH seeks funding from all 22 municipalities in our service area

UVM Health Investments in HHH

- ▶ \$2.4M McClure Miller Respite House*
- ▶ \$1.8M Investments in programs and services that move care from hospital to home and community-based settings
- ▶ \$1.7M Shared Services credit

**Strategic support from UVM Medical Center to ensure continued availability of hospice beds that facilitate safe transitions of care.*



Questions?



Heineberg Community Senior Center

Providing care, connection, and community for our older neighbors since 1971



About the HCSC

- Serving older neighbors in our New North End building for 55 years
- Independent 501c3 that does not receive state or federal funding
- Run by a team of 3 part-time staff (1.75 FTE) and a team of over 75 volunteers
- In 2025:
 - Provided over 1000 programs, activities, and health clinics
 - Served 3000 free meals
 - Organized 25 free or low-cost community excursions
- On track to serve more than 500 seniors in 2026 with a 40% increase in meals served and an extension of hours into Fridays, based on community needs



Program Highlight - Food & Nutrition

- Farm Shares and Eggs: \$4,900
- Lunches twice weekly; fresh, nutritious, prepared on-site, *increased capacity in March 2026 by 40%*, 35 seats per meal: \$25,000
- Weekly distribution of groceries donated by Hannaford serves 40 to 50 households/week
- Gardening – plant and tend our own veggies and flowers to share
- Cooking classes - UVM Nursing students Public Health Project
- All funded by local businesses, charitable donations, and partnerships with community organizations - NO funding from Age Well or the VT Foodbank



Program Highlight - Prevention

- Foot Clinics
- Tai Chi
- Bone Builders
- Vaccination Clinics
- Core Power Yoga
- Chair Yoga
- Hearing Screenings



Prevention through Social Connection

- Staff and volunteers are often the first to notice an issue and connect participants to supports before it becomes a crisis
- UVM Social Work intern on-site from Sept to May provides support and referrals
- Peer relationships formed through programming and activities increase well-being and positive health outcomes



Connection as Health Care

Numerous studies have found that people with healthy social connections have:

- Better cognitive abilities
- Lower risk of chronic diseases like diabetes and heart disease
- Reduced risk of mental health conditions like depression and anxiety
- Stronger immune systems, preventing illnesses and Infections
- Faster recovery after falls and injuries
- Healthier eating and sleeping habits
- Lower blood pressure

Source: Henry Ford Health



Community Connections

We bring our participants **out** into the community through:

- Cultural events and trips - increasing in 2026 with hiring of Program Manager
- Pen Pal exchange with Flynn Elementary students
- Trips to restaurants that participate in the Age Well Restaurant Ticket Program



Community Connections

We bring the community in to our participants through:

- Collaboration with UVM medical students, nursing students, social work students, and students participating in the Grand Friends program
- Art classes: “Painting Your Story” with local artist Julio Desmont, via Creative Aging Grant from VT Arts Council
- Youth Leaders in Aging, connecting high schoolers and older adults through UVM Center on Aging (Fall 2026)
- Presentations and programs provided by local experts and organizations
- Intergenerational Saturday morning art classes



Where we've been and where we're going

- Closure of CORE has led to an increase in participants with fewer resources and more acute emotional and physical needs
- Heineberg's annual budget before CORE closed was \$160K and is now \$200K; requesting \$38,000 in additional City funding for FY'27
- Moving forward as the only senior center in Burlington, we are the anchor for our community's obligation to our older residents
- We are at capacity in every way - we need the City's help to continue meeting the needs of older adults in Burlington





May 18th, 2026

Board of Finance - City of Burlington

Background

Since 2014, the City of Burlington has provided annual program funding to the Turning Point Center of Chittenden County (TPCCC) to support residents and families recovering from substance use disorder (SUD). In 2023, in response to a significant increase in community need, TPCCC requested additional funding. The City met this request, committing \$17,950 annually equivalent at the time to approximately \$50 per Burlington resident served (359 residents in 2022).

The mission of TPCCC is to foster a dedicated, compassionate community that provides recovery support services in a safe, substance-free environment for individuals and families on multiple paths to sustained recovery. Our core offering is a peer-based recovery community center that serves as a hub for mutual support, recovery activities, and connection to basic needs resources.

Our staff is composed entirely of individuals in recovery, reflecting our commitment to peer leadership and pathway-building through volunteerism and employment opportunities. This peer-based model extends beyond our center through 11 programs embedded in hospitals, shelters, and correctional facilities, many of which are located in Burlington. Continued investment from Burlington and surrounding municipalities has enabled us to expand access, improve quality, and diversify programming.

Our downtown Burlington center remains open 365 days a year with extended evening hours. In 2025 alone, the center recorded over 24,000 visits, and staff delivered more than 18,000 recovery service sessions. The City's support has directly contributed to increased participation, longer retention in programs, and a more effective system of care for our community.

Organizational Updates & Funding Priorities

Operational funding from the City of Burlington is essential to meeting growing demand and addressing gaps created by flat or restricted state funding. All TPCCC services—including our recovery center and 11 programs—are provided free of charge, for as long as individuals need support.

Our programs are embedded in the hospital, shelters, correctional facilities, and reach folks living on the street. Our approach of providing wrap-around services to housing, healthcare, and community gives those struggling with addiction the best chance at finding sustained recovery.

Demand for services continues to rise sharply. Since 2022, TPCCC has seen a 189% increase in visits and a 40.9% increase in program participation. In 2025 alone, we served 1,237 participants through our programs, 551 of those participants resided in Burlington.

Flexible operating support from the City of Burlington will allow TPCCC to: supplement restricted public funding, sustain proven, high-impact recovery programs and expand services to meet rising community demand. Notable advancements in our efforts includes our capacity to serve unhoused population and account for unique individual progress amongst a challenging and acute population.



When Burlington invests in TPCCC, it invests in state-certified peer recovery coaches embedded throughout the city, delivering evidence-based support where it is needed most. This investment strengthens public health, supports workforce participation, and fosters a more connected, resilient community.

As we often say: **the opposite of addiction is connection.** Continued partnership with the City of Burlington enables us to expand that connection to all.

Funding By Town

| <u>City/Town</u> | <u>FY26 Awarded</u> | <u>Residents Served - 2025</u> | <u>Cost per resident</u> |
|------------------|---------------------|--------------------------------|--------------------------|
| Burlington | \$10,000.00 | 551* | \$18.15 |
| Richmond | \$5,000.00 | 11 | \$454.55 |
| Essex Junction | \$5,000.00 | 84 | \$59.52 |
| Williston | \$1,000.00 | 26 | \$38.46 |

*Including unhoused transient

Thank you so much for your consideration.

Organization: The Turning Point Center of Chittenden County (TPCCC)

Address: 179 South Winooski Avenue, Suite 301, Burlington, VT, 05401

Phone: (802) 861-3150

Contact: Cameron Lauf, Executive Director, caml@turningpointcentervt.org