



CITY OF BURLINGTON, VERMONT
**CITY COUNCIL COMMUNITY DEVELOPMENT &
NEIGHBORHOOD REVITALIZATION COMMITTEE**
c/o Community & Economic Development Office
City Hall, Room 32 • 149 Church Street • Burlington, VT 05401
802-865-7144 VOX • 802-865-7024 FAX • www.burlingtonvt.gov/cedo

Councilor Selene Colburn, Ward 1
Councilor Jane Knodell , Chair, Ward 2
Councilor Bianka LeGrand, Ward 7

Thursday, September 4, 2014
6:00-8:00 PM
Conference Room 12
City Hall

Proposed Agenda

1. Review Agenda
2. Meeting minutes from August 7, 2014
3. Public Forum (5 mins)
4. HUD Annual Report (CAPER) and Homeless Strategy (10 min)
5. Enforcement of the Limitation on Unrelated Adults living together (20 min)

Bill Ward, Code Enforcement Director, and Kim Sturtevant, Assistant City Attorney will discuss this issue.
6. Noise Ordinance follow up (10 min)
Update on efforts to stay ahead of noise problem with start up of Fall Semester
7. Housing Strategy Draft Plan (20 min)
8. Potential changes to Inclusionary Zoning (20 min)
9. Other business
10. Date and agenda items for next meeting

The programs and services of the City of Burlington are accessible to people with disabilities.
For accessibility information, call 865-7144. For questions about the meeting,
contact Brian Pine at 865-7232 or bpine@burlingtonvt.gov



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City Hall CR 12

DRAFT Minutes – Subject to Approval

Councilors: Jane Knodell, Bianka Legrand, Selene Colburn
Committee Staff: Brian Pine
Others City Staff: Marcy Krumbine, Bill Ward, Kim Sturtevant

1. Review Agenda

Agenda approved.

2. Meeting minutes from August 7, 2014

Action on minutes postponed.

3. Public Forum

C. Long concerned about 161 Loomis Street. More than 4 unrelated.

50 Loomis Street – All lower Loomis has gone to rental.

Rita Markley – Homeless registry concerns. Talk with those who work with homeless.
Proceed cautiously with registry.

Judy R. – Concerned about 22 Henry Street. Is there enough staff to turn around the situation with illegal uses?

Marcy K:

- Consolidated Annual Performance & Evaluation Report (CAPER) can explain dates and process.
- 100,000 Homes Campaign – Visited earlier this summer. National model that has had great success. Registry event to learn homeless by name and rank vulnerability on an index.

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Rita M - 148 kids found homeless in 2013. Will they be a lower priority under a Housing First model that deals only with single people?

Bring Housing First discussion to next CDNR meeting.

More than 4 unrelated occupants – applies to residential districts only.

Kim S. – Explained the legal steps of enforcing the 4 unrelated ordinance.

Jane K – Any data on number of notices of violation of 4 unrelated ordinance?

BW – None

Emily Lee: Ordinance and City process should discourage grandfathering, not make it easier.

Attorney Bergman issued a legal ruling on grandfathering for existing properties. This will be shared with the Committee.

Kim S will provide number of violations and court cases.

Why did Ordinance result in early conversions from rental to owner-occupied but then seemingly stopped having this impact?

4. Noise

Nancy Kirby spoke about BPD vs. UVM Police. State law should be changed to allow UVM PD to enforce City ordinances. Very upset at the way she was treated by a UVM cop and sees too many rentals in poor condition with way too many students living in them.

5. Draft Housing Plan

CDNR Committee wants to have Mayoral priorities on housing for the Housing Plan.

We should compare fees with other municipalities to see if this would make a difference to encourage new housing.

It would be unfair to taxpayers to waive fees for zoning applications, building permits and impact fees to encourage new housing. Committee agreed that this idea had too many cons to advance in the plan. Still worth evaluating if Burlington's fees are considerably above regional averages.

Development has costs that the public must cover, but the developer should cover most costs. Impact fees should remain under any scenario but possibly waive fees for affordable housing only.

100% of impact fees levied in response to violations ought to support increased code enforcement.

IZ: 4-unit threshold is too low – 10 units might be better.

Payment in-lieu option should be improved.

Ensure that all zoning districts have IZ units.

CDNR should bring together other housing interests to weigh in on IZ changes before making recommendations.

Chronic Homelessness – Rita urges to talk with providers before adopting changes/new approach. Make sure that the Housing Plan includes serving homeless families as well as individuals.

6. Date and Agenda for next meeting

Next meeting will be September 18 from 7:00-8:30 PM

Housing Plan, Homeless Strategy

DRAFT