

I. Call to Order

Members Present: Katherine 'Deac' Decarreau, John Commo, Jessica Bridge, Shaun Gilpin, Robert Millar, Anna Wageling

City Staff Present: Jazmine Hurley

Guests Present: N/A

Call to Order by: Jessica Bridge

Meeting Start Time: 6:11 PM

Minutes Recorded by: Anna Wageling

II. Public Comment

None

III. Approve Previous Meeting Minutes

Decision: Approve

Motion by: Robert

Second: Shaun

Comment by Jessica: Lily Hammerling (they/she) is the full name of the new Inclusion and Belonging liaison.

IV. City Staff Liaison Updates

Chapter 17: proposed by the Housing Commission were passed and adopted.

Chapter 9: November 6 meeting to discuss and December meeting there will be a vote

Unified land use will also be discussed on November 6 meeting

V. City Council Liaison Updates

N/A

VI. Approval: Letter of Support for Municipal Planning Grant

Decision: Approve letter as amended

Motion by: Deac

Second: John

Jazmine:

- Would be good to have housing needs assessment again
- Would be good to get data and recommendations that we could use as evidence for our recommendations as well
- Good time to do this with imminent redevelopment of areas in Winooski
- This letter showing there is grassroots support

Deac: Would be good to look at a reasonable mix so we are deconcentrating people who are lower income and POC as well. Hearing many people say we should move away from affordable housing. Definitely need qualitative data, important piece of the conversation instead of "oh we need to grow the grand list"

Definitely competition for this grant, we have not had it for three years.

The housing needs assessment cannot happen without the grant.

Shaun Gilpin acknowledges, in his capacity at the Agency of Commerce and Community Development will not engage in any part of this grant approval process.

VII. Discussion: Housing Trust Fund Changes, Updates

If we decide to expand, is it worth it to expand to different banks? Goal is for more people to know about the program and participate so it is not just through Opportunities.

Deac: More banks the better. It is a city program that is offered by only one bank.

John: What additional effort for marketing? Should be only on the bank.

We want the program to be maximally effective.

Deac can assist with Northfield Savings. Just get it out there and then let council know you are working on other banks.

John: If the structure is filled out in terms of the MOU, have one or two sign off and council can approve.

HIP: We need processes to make sure that we can verify peoples' eligibility

- Concerns about "reasonable amenities" is ambiguous, suggestion of "above minimum housing requirements"
- Originally listed it this way as what is defined as quality
- "Amenities above minimum housing requirements"

Energy-related repairs:

- Jazmine met with Efficiency VT and VT Gas
- Asked about verifying categories, EVT said we have many people who do this. No reliable way to guarantee that they would be eligible based off EVT's criteria
- Essentially said this part might not work in this program since they have a lot of

programming

- VT Gas: also have robust programming and one with IRB (\$20,000)
- Potential for us to solidify the relationship as the only time we would potentially combine our \$10k with their \$20k is for storm windows, which is seldom
- They also have a very similar program, ours would be supplemental if anything and could fit in category C

EVT does not have a huge backlog - they are marketing. Think of the noise mitigation money coming- this could be good opportunity to supplement. Possible to write language about it filling a gap for those who would have trouble paying the match. Maybe have VT Gas flag Winooski households and if any are potentially eligible, we could pair the programs.

- A. Interest Rate Buydown/Down Payment Assistance Memorandum of Understanding Update
- B. Home Improvement Program

VIII. Discussion: Short-Term Rental Draft Ordinance

Minutes/Notes: Owner-occupied and non-occupied (with homestead definition) Definition of short-term rental added 17.03, A, 8: Whether the Public Building is used OR CONTAINED as a short-term rental or not. Clerk's office will take over the licensing for insurance with STRs.

Licensing fees:

Owner-occupied and non-owner occupied

\$150 for owner-occupied, \$300 for non-owner occupied, and extra \$50 for every additional bedroom over 2?

Fine for violations

- fee for not having a license should be greater than the fee to obtain a license
- Eric said there should be a warning for non-adherence
- First offense: \$400, but waived if license obtained within 7 calendar days
- Second and subsequent offense: \$800
- After 7 calendar days, \$200 per day
- large fees tend to be difficult to enforce, turn into an administrative nightmare
- rental registry calendar: July-June

All other violations:

- First: \$200
- Second: \$400
- Third: \$600 and revocation

IX. Adjourn

Motion by: Deac

Second: John

Meeting End Time: 8:01 PM

DRAFT