

HOME Program Application Checklist

Threshold Criteria for Eligible Applicants

The following criteria must exist in any application to be considered for a commitment of HOME funds:

___ Project must be perpetually affordable

At least one of the following Consolidated Plan priorities for affordable housing must be included:

- ___ The preservation of existing units that meet the policy requirements set by the Department; or
- ___ The development of new projects or programs that:
 - a. contribute new units to the housing inventory;
 - b. are cost effective and will provide long term affordability;
 - c. are sustainable to the extent that they will not require recurring infusions of public dollars. A program or project that cannot meet this priority must clearly identify the anticipated shortfall and when it will occur;
 - d. meet regional housing needs and
 - e. embody other objectives of this plan.

Consolidated Plan Affordable Housing Priorities

On a comparative basis, applications that have met the threshold criteria described above will be initially evaluated and ranked according to how many of the following Consolidated Plan Affordable Housing Priorities are addressed in each application:

This project meets ___ of the 12 factors.

- ___ Preserve existing affordable housing consistent with prudent investment criteria.
- ___ House families and individuals at low-income levels, with special preference to projects housing families and individuals at or below 30% of area median income, including persons with special needs.
- ___ Fulfill the objectives of the Ten Year Plan to End Chronic Homelessness.
- ___ Help resolve habitability and infrastructure problems in existing mobile home parks; help keep manufactured housing and mobile home parks affordable; continue to support acquisition and rehab of mobile home parks by tenants or nonprofits; increase availability of affordable financing options for the purchase, refinance or replacement of mobile homes in mobile home parks; prevent mobile home park closure or provide relocation assistance.
- ___ Address the ongoing deterioration of the existing housing stock through acquisition, preservation, and rehabilitation of units to bring them into compliance with housing quality standards.

- Accomplish mixed income developments, including shared housing, to create integrated communities.
- Demonstrate leverage of resources and cost-effectiveness, including density bonuses, building weatherization, energy efficiency, and fuel switching available from private and public programs, and lead paint hazard abatement.
- Address the current and potential need for accessibility modifications and adaptable units to serve Vermonters with physical disabilities.
- Enhance opportunities to sustain and increase homeownership, including expansion of existing mobile home parks or new mobile home parks, and encouraging greater use of manufactured housing by housing developers, and scattered site housing rehabilitation programs offered on a regional basis.
- Address the need for net new units in communities where there are tight housing markets, very low vacancy rates, or there is a high incidence of distressed housing.
- Further fair housing opportunities.
- Consider elder housing for funding when it leverages rental assistance or other federal subsidies for the lowest income elders *or* when meeting a clear, unmet need in the region.