

# RRA QUARTERLY REPORT

July 1, 2023 – September 30, 2023

## Important Dates

### RRA Contract Negotiations

October 2023

FY25-FY29

### Municipal Planning Grant

Nov 1

### Capital Improvement Plan

### DRP Social Media Marketing Workshop

Nov 6

Hub CoWorks

### White & Burke Development Conference

Nov 8

Burlington

### CD Board Meeting

Nov 9

East Creek Commons

### CEDRR Annual Meeting

Nov 14

The Mint

### RRA Holiday Party

TBD

## Depot Park Amenities

On September 16, Come Alive Outside, Rutland Recreation and the RRA participated in a ribbon cutting in Depot Park during the Whoopie Pie Festival. The ribbon cutting unveiled new seating and a musical



addition to the park. Three of the five tulip chairs were installed and a xylophone created at The Mint, Rutland's Makerspace. The remaining amenities will be installed in the spring. Funding for the additions came from a combination of the Better Places grant and Crowdsourcing. Through an online portal, Come Alive Outside, raised over \$10,000 and Better Places matched the amount 2-1.

## Rutland Innovation District Placemaking Plan

The City, through the efforts of Center on Rural Innovation (CORI), received a grant to create a Placemaking Plan for Downtown Rutland. The RRA has participated on the advisory committee and in August assisted Lisa Glover, a Placemaking Fellow at CORI, during the Friday Night Live event. During the event attendees were asked to "share their thoughts on the future of Rutland." Those thoughts were shared at the August 14 advisory meeting. Next steps include a qualitative survey followed by a Wifi Webinar on Oct. 24, and a mini workshop focusing on the needs of innovators related to the Hub space. There will be a plan presentation in January of 2024.

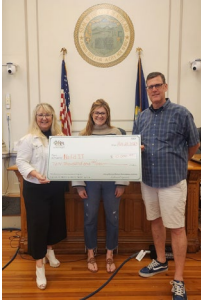
## Grant News



East Creek Commons Columbian Avenue Rutland VT



Housing & Neighborhoods



Nail'd It



Kizmet Kitchen

The RRA, on behalf of the City, assisted the Housing Trust of Rutland County (HTRC) in applying for a VCDP implementation grant, in conjunction with other resources, to create a total of 22 housing units at 198-208 Columbian Avenue. Four of the units will be designated for those experiencing chronic homelessness. Wrap around services will also be provided.

On August 1, the City was awarded a 2023 VTrans Bicycle & Pedestrian Grant of \$242,600 to fund the gap in the Rutland Creek Path Segment 3 budget. The City signed a contract with Belden Construction LLC and Greenman-Pendersen Inc., who will perform the construction oversight. Segment three of the Rutland Creek Path involves a bridge over East Creek and will connect Segment two from the end of Earl Street to Segment four that ends on River Street. Municipal Project Manager is Susan Schreiber and the RRA serves as the grant administrator.

The RRA is working with Andrew Strniste, City Zoning and Building Administrator, to apply for a Municipal Planning Grant. The application is due November 1 and funds will be used to assist the City in developing a Capital Improvement Plan.

The Board of Aldermen, at their meeting on July 3, requested that the RRA submit an Equitable & Inclusive Communities application to VLCT and the VT Office of Racial Equity. The Alderman are looking to follow up on the City's Declaration of Inclusion signed in May of 2021. The application was submitted Oct. 3 and awards will be announced in November.

Brandy Saxton and Rod Francis of PlaceSense, together with the Planning Commission, hosted Walking Tours in City neighborhoods to assist the community in understanding how the proposed changes to the Zoning Bylaws will affect the availability, quality of housing and livability in neighborhoods. Ed Bove, RRA Executive Director, has taken an active role in the Zoning Bylaws revision and attended the walking tours. He will also be reviewing the proposed bylaws and helping to get the draft document through the next steps.

### Grand List and Job Development

The RRA assisted two applicants through the BIAP process and the Aldermen approved the following grants/loans:

- \$10,000 loan to Nail'd It
- \$10,000 loan to Kizmet Kitchen

Barbara is working with two potential BIAP applicants for the next quarter: Candace Munson of Head Over Heels and Driton Sejdiu of Bueno Burrito, both for business expansions. She will continue to follow up with other inquiries regarding the BIAP process.

On August 21, the Board of Aldermen requested that the RRA research the potential for using a portion of the BIAP funding to establish an Emergency Loan program to assist business owners who were impacted during the July flooding. Since the executive director is being onboarded, this will be addressed in the next quarter.



BIAP Awards 7/1/23-6/30/24	Businesses Created/Expanded	#Jobs Created
\$10,000	Kizmet Kitchen	3
\$10,000	Nail'd It	4
\$5,000	Tacitly Inc. Expansion	1
\$10,000	Mad Rose	3
\$10,000	Loose Loona Tea House & Gifts	3
\$10,000	Speakeasy Café Expansion	4
\$10,000	Euphoric Hair Experience LLC	10
\$5,000	DownValley Bikes	2
\$10,000	Taco Fresco	6
\$10,000	Autism Awareness & Intervention	4-10
\$5,000	Giuseppe's Italian Market	4
\$5,000	LT's Little Dog Camp	2
<b>\$100,000</b>	<b>12</b>	<b>46-52</b>

The City's Downtown Designation was renewed on September 25. The RRA and DRP hosted the VT Downtown Board for a meeting and tour of Rutland's Downtown. The designation is valid for the next 8 years and the RRA will work with the DRP to market the benefits of the designation to Downtown property owners.

The TIF working group meetings have created a list of high-profile projects within the City and discussion regarding strategy and next steps for moving them forward continue. The City's reappraisal may have an effect on the timing of the TIF application.

### Housing Initiatives and Blighted Properties

The Rutland Rental Revolving Loan Fund went live and the RRA will continue to field calls from interested property owners.

The RRA assisted the City in announcing the Mayor's 1,000 housing units in five years goal. Both the Herald and Mountain Times ran copy regarding the announcement and to contact the RRA for additional information.

## Moving Forward

- Finalize organizational documents including the RRA Contract, Strategic Plan and Employee Manual
- Update and publish website and outreach materials
- Create housing funding guide to include all new programs
- Finalize contract for the Rutland Train Station Area Revitalization Project
- Recommit to the City Owned Properties group, who recommended the sale of two properties to the Board of Aldermen, in order to target redevelopment opportunities
- VHFA will present their new housing initiatives on Oct. 18, including plans for the 10% for Vermont funding will also be discussed
- Homes For All team will visit Rutland on Oct. 19 to tour the Southwest neighborhood as an infill focus area

- The RRA will be working with development teams on site specific projects
- Marketing of the RRA's toolkit including the BIAP, SBD RLF, Maples RLF etc.
- Assist the Mayor with the Rutland 2050 Vision document
- Update, with Planning & Zoning Office, vacant buildings ordinance and draft short-term rental ordinance
- Write letter of support to VT State University system to retain certain programs on the Castleton Campus
- Assist the Planning Commission with the update of the Zoning Bylaws
- Promotion of Special Benefits District and Neighborhood Designation's benefits to property owners in those districts. Tax credit applications are due January 8, 2024
- Review M&S Study for VFFC