

RRA QUARTERLY REPORT

Oct 1, 2024 – December 31, 2024



UPCOMING DATES

VCDA Winter Conference

January 15 9 am-3:45 pm
St. Albans

Legislative Breakfast

February 3
7:30 am

Community & Economic Development Committee

Feb. 19 5:30 pm
HUB CoWorks

Town Meeting Day

March 4

Public Hearing Ordinance RRA-22-1

June 24

Rutland Creek Path Ribbon Cutting



Segment 3 of the Rutland Creek Path officially opened on October 18 with many of the volunteers, donors and people who worked on the project in attendance. RRA Director of Grants and Outreach Barbara Spaulding proudly participated in the ribbon cutting. The City must now focus on finding funding and a location for Segment 5. The funds originally awarded for Segment 5 were redirected to Segment 3 due to the higher than anticipated costs to complete Segment 5. Segment 5 is the final leg of the multi-use path and culminates at the Rutland Recreation Community Center. A debt of gratitude is owed to Susan Schreibman and Paul Gallo, who without their support, segments 1-4 would not have been possible.

Ed Bove Resigns

On Oct. 8, RRA Executive Director Ed Bove resigned to accept the Mayoral nomination of Planning Administrator, vacated by Andrew Strniste, for the City of Rutland. The Aldermen confirmed the appointment on Nov. 18. Ed will continue to work as the liaison for the TIF designation and Rail Gateway Improvement project, as well as other duties as needed by the RRA. The search for a new executive director is underway.

Grant News

The RRA assisted the DPW in applying for a \$304,000 VTrans TAP grant for pedestrian improvements on Jackson Avenue and Avenue B.

Check out the new RRA Website: www.rutlandvtbusiness.com

Make It Sew



Townline Grill



Proutys Parlor



The RRA also provided assistance to Chief Lovett as grant administrator for the BRIC grant to create a Local Hazard Mitigation Plan (LHMP) for the City. Once adopted the plan will allow the City to apply for FEMA funding in the event of natural disasters, as well as other funding that may become available. The draft plan was presented to the Aldermen on Oct. 21 and a public hearing will be held in 2025.

Grand List and Job Development

The RRA assisted three applicants this quarter through the BIAP process and the Board of Aldermen approved the following loans:

- \$10,000 loan to Make It Sew, 69 Center Street
- \$10,000 loan to Townline Gill, 131 Woodstock Avenue
- \$10,000 loan to Prouty’s Parlor for Ice Cream, 62 Merchants Row

BIAP Awards 12/1/2022- 12/31/2024	Businesses Created/Expanded	#Jobs Created
\$10,000	Townline Grill	5
\$10,000	Prouty’s Parlor for Ice Cream	2
\$10,000	Make It Sew	2
\$10,000	C Brown Automotive	2
\$5,000	Pure Restorative Wellness	2
\$5,000	Wellness Café	2
\$10,000	Nolan’s Auto Repair	2
\$10,000	DaSilva’s Karate	8
\$10,000	The Grateful Vermonter	2
\$10,000	Kaleidoscope Art Supply	1
\$10,000	The Pies the Limit	3
\$10,000	Avanti Unisex Hair Salon	2
\$10,000	Ana’s Empanadas	5
\$10,000	Bueno Burrito	2
\$10,000	Head Over Heels Gym	3
\$10,000	Kismet Kitchen	3
\$10,000	Nail’d It	4
\$5,000	Tacitly Inc.	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	0
\$5,000	DownValley Bikes	2
\$10,000	Taco Fresco	6
\$10,000	Autism Advocacy & Intervention	4-10
\$5,000	Giuseppe’s Italian Market	4
\$5,000	LT’s Little Dog Camp	2
240,000	27	79-89

On November 4, the Board of Aldermen approved changes to the BIAP Policy and Application as recommended and drafted by the RRA. Additionally, an Emergency Loan Provision was adopted in the event of a Federally Declared Disaster and/or State of Emergency declared by the Mayor.

Housing, Economic and Community Development

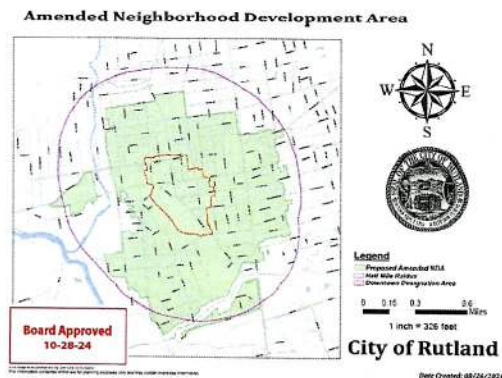
RRA Staff and the TIF Working Group prepared materials for TIF District approval from the Rutland City Board of Aldermen and an application to the Vermont Economic Progress Council (VEPC). It was ultimately approved by the Aldermen and the application was submitted to VEPC in January. The TIF District map, narrative, and financial workbook can be found on the RRA website: www.rutlandvtbusiness.com.

The application will be reviewed by VEPC this spring, including site visits to potential redevelopment areas such as the Downtown Hotel site. In conjunction with the hotel redevelopment project, the RRA Board approved a tax stabilization and water/wastewater rate reduction incentive (WWRRI) application from the hotel development team in December.



Planning and Land Use

The Community Investment Board (CIB) approved the Neighborhood Development Area (NDA) amendment application in October. The amendment added the US4/US7 Intersection (Woodstock Ave/Main St.) to the district, allowing for private property owners in the area to receive tax credits and grant funding for rehabilitation projects. Project work can include items such as code improvements, utility upgrades and facade work. The area added also aligns with the proposed TIF District boundary, which could facilitate funding for public infrastructure projects to support redevelopment projects.



MOVING FORWARD

- Hire Executive Director
- Coordinate TIF Working Group and work with VEPC to approve TIF District Application
- Work with development teams of projects with brownfields assessment and cleanup planning work, such as the Downtown Hotel and Lynda Lee sites
- Finalize designs for Rail Gateway Project.
- Refine the RRA Annual Workplan for use in FY25.
- Complete Downtown signage project, in coordination with DRP.
- Support BIAP recipients with a networking event.
- Finalize designs for Rail Gateway Project.
- Complete the Rutland City Housing Needs Assessment with technical assistance provided by HUD DCTA program.
- Assist with the final draft of the Local Hazard Mitigation Plan.
- Process Special Benefits District RLF applications.
- Assist the PC with the adoption of the LDR and work on the Master Plan and FHA regs.
- Assist property owners with site-specific redevelopment.
- Assist with updates to City of Rutland Water/Wastewater Policy and incentives.
- Assist DPW implement USDA Urban Forestry and VT Tree Planting Grants.
- Serve as a resource to the Planning Commission and participate on the Architectural Review Committee.
- Participate in City-Owned Properties, Capital Improvement Plan, Transit Oriented Development, CEDRR Policy, and US4/US7 Intersection Scoping Study Committees.

