

FINAL – Draft Posted September 13, 2024
VHFA Board of Commissioners Meeting

Vermont Housing Finance Agency
Board Room
164 St. Paul St., Burlington VT
September 12, 2024

VHFA Board Members Present:

Commissioners: Fred Baser and Marie Milord-Ajanma appeared in person; Katie Buckley, Gus Seelig, Chris Gomez, Mike Pieciak, and Emily Kisicki (designee for Kevin Gaffney), attended electronically

Staff Present:

Maura Collins, Chris Flannery, Megan Roush, Josh Slade, Alyssa Peteani, Olivia LaVecchia, Jamee Robinson, Alejandro Flores-Howland, and Chad Simmons.

Guests: Jean Hamilton, Jennifer Morton, and Ornella Matta-Figueroa

BOARD MEETING

Ms. Buckley called the Board meeting to order at 9:04 a.m.

Staff confirmed that a Notice of this meeting was provided to the requesting parties and was posted on the Agency website and with State Department of Libraries, and that the Agenda for this meeting was provided to the requesting parties and posted on the Agency website, all within the statutory time requirements.

Staff confirmed that Minutes to all prior meetings had been posted on the Agency website not less than 5 days after the meetings as required.

Ms. Buckley asked if anyone had any changes to the Agenda, and there were none.

Ms. Buckley confirmed that the Commissioners attending by electronic means could hear the conduct of the meeting and be heard throughout the meeting by the other attendees. Ms. Buckley noted that Commissioners would have to vote by roll-call since there were Commissioners participating by electronic means.

Ms. Buckley noted that the meeting was being held in a hybrid fashion, that a recording of the meeting was being made and would be posted for public access.

PUBLIC COMMENT

Ms. Buckley opened the meeting to public comments, and there were none.

BOARD MINUTES

Mr. Pieciak moved that the Board approve the minutes of the August 13, 2024 Board meeting. Mr. Gomez seconded the motion, which was unanimously approved by roll call vote, except that Ms. Kisicki and Mr. Seelig abstained.

COMMUNITY DEVELOPMENT

Middle Income Housing Funds

Ms. Roush reviewed the Staff memo regarding the possibility that Missing Middle Income Housing Funds could be made available to projects during their construction period rather than just at time of sale of finished units to consumers, and the potential for adjusting the source of Missing Middle awards between American Rescue Plan Act (ARPA) funds and State General Funds in order to meet certain ARPA usage deadlines. After a general discussion, Mr. Seelig moved that the Board approve the request for Staff authority on these matters described in the Staff memo. Ms. Milord-Ajanma seconded the motion, which was unanimously approved by roll call vote. There was then a general discussion on the timelines for the ARPA funds.

STAFF REPORT

Ms. Collins reviewed the Staff Report and discussed organizational and staffing changes and reviewed the housing needs assessment. She went on to discuss regulatory changes that affect Board meetings procedures, noting that they will shorten the upcoming retreat and change the venue.

LAND ACCESS OPPORTUNITY BOARD PRESENTATION

Ms. Matta-Figueroa and Ms. Hamilton provided a presentation regarding the work of the Vermont Land Access Opportunity Board beginning with an overview of the LAOB. VHFA staff and Board members all introduced themselves. Ms. Matta-Figueroa and Ms. Hamilton went further into details into their Board's objectives and processes.

POLICY DISCUSSION

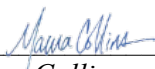
Ms. Buckley invited the Commissioners to discuss comments and questions regarding the QAP. Ms. Kisicki brought up with the possibility of legislation regarding discrimination in providing insurance to affordable multifamily housing and homeless shelters.

Ms. Buckley confirmed with Staff that Minutes of the meeting had been kept and would be posted to the Agency's website within five days along with the recording of the meeting.

ADJOURNMENT

Upon motion made by Mr. Seelig, seconded by Ms. Kisicki and unanimously approved by roll call vote, the meeting was adjourned at 11:12 a.m.

I hereby certify that the foregoing is a true copy of the Minutes of the Vermont Housing Finance Agency Board of Commissioners meeting held on September 12, 2024. The Minutes were approved at a lawful meeting of the Commissioners held on October 15, 2024.



Maura Collins
Executive Director and Secretary
Vermont Housing Finance Agency