

# FY25 Municipal Planning Grant Projects

**Municipal Planning Grants** support local planning and community revitalization initiatives that ready projects for implementation, build strong communities and improve Vermont's quality of life. Grants are awarded annually and administered by the Department of Housing and Community Development. Since 1998, the program has provided over \$16 million to 242 cities and towns. This year, \$1,002,329 in Municipal Planning Grants were awarded to 46 municipalities, including one consortium. The winning FY25 projects are described below.

---

**Bakersfield** will comprehensively update the Bakersfield Town Plan with a focus on ensuring conservation and resilience of natural resources while supporting housing and historic resources in its village. For more information, contact Emily Klofft at [eklofft@nrpcvt.com](mailto:eklofft@nrpcvt.com)

**Total Project Cost:** \$19,220

**Grant Funds Awarded:** \$17,298

---

**Barton** will hire a consultant to create a Housing Needs Assessment and Action Plan, which will identify housing needs, challenges, and opportunities, and engage the public to build support for future housing in the community. For more information, contact Kristin Atwood at [bartontownoffice@gmail.com](mailto:bartontownoffice@gmail.com)

**Total Project Cost:** \$25,000

**Grant Funds Awarded:** \$22,500

---

**Bradford** will update the town's zoning bylaws to incorporate the latest statutory changes and reduce barriers which currently hinder construction of new housing units in areas of town that are served by municipal water and sewer. For more information, contact Tad Nunez at [grants@bradford-vt.us](mailto:grants@bradford-vt.us)

**Total Project Cost:** \$15,254

**Grant Funds Awarded:** \$13,729

---

**Brattleboro** will prepare for a Capital Improvement Program that will provide comprehensive capital expenditures, improvements summary, and forecast for the next five fiscal years (Fiscal Year 2027-2031). For more information, contact Sue Fillion at [sfillion@brattleboro.gov](mailto:sfillion@brattleboro.gov)

**Total Project Cost:** \$33,000

**Grant Funds Awarded:** \$29,700

---

**Bridgewater** will revise its Town Plan to implement state and regional goals including future land use mapping and planning, energy, and housing targets. For more information, contact Kyle Hansen at [Khansen@trorc.org](mailto:Khansen@trorc.org)

**Total Project Cost:** \$9,490

---

**Grant Funds Awarded:** \$8,541

---

**Bridport** will update the town plan to meet state planning goals, embrace Act 181 land use reforms and create needed housing opportunities in Bridport's Village Center. For more information, contact Katie Raycroft-Meyer at [kraycroftmeyer@acrpc.org](mailto:kraycroftmeyer@acrpc.org)

**Total Project Cost:** \$16,794

**Grant Funds Awarded:** \$15,105

---

**Brighton** will re-write the Brighton Town Plan (adopted 2018) so it can guide the Town's efforts in dealing with the housing shortage, infrastructure, community development and downtown revitalization. Extensive public outreach is involved. For more information, contact Joel Cope at [joeltcope@comcast.net](mailto:joeltcope@comcast.net)

**Total Project Cost:** \$22,420

**Grant Funds Awarded:** \$20,178

---

**Burlington** will use grant funding to hire an external expert in Scenario Planning to help guide the updates of the Comprehensive plan, Parks plan, and the Transportation Plan into more holistic documents that address multiple challenges/solutions. For more information, contact Sarah Bermingham at [sbermingham@burlingtonvt.gov](mailto:sbermingham@burlingtonvt.gov)

**Total Project Cost:** \$36,400

**Grant Funds Awarded:** \$30,000

---

**City of Rutland** will use MPG funds for data collection and synthesis, mapping assistance, public outreach and engagement, and document formatting/design assistance to advance planning initiatives available to municipalities by Act 43, Act 181. For more information, contact Barbara Spaulding at [spauldingrra@rutlandvtbusiness.com](mailto:spauldingrra@rutlandvtbusiness.com)

**Total Project Cost:** \$19,425

**Grant Funds Awarded:** \$17,482

---

**Danville** plans to use a robust, citizen-led public engagement process which includes hiring a consultant to identify landscaping and stormwater solutions, permitting requirements, and develop a cost estimate and funding strategy for a shared use parking facility. For more information, contact Audrey DeProspero at [adeprospero@danvillevt.gov](mailto:adeprospero@danvillevt.gov)

**Total Project Cost:** \$33,000

**Grant Funds Awarded:** \$29,700

---

**Dover** will update the Town Zoning Bylaws and create subdivision bylaws to conform with State requirements, including HOME Act of 2023 and Act 181 of 2024, along with implementing other changes to conform with 2024 Town Plan objectives. For more information, contact Matthew Bachler at [mbachler@windhamregional.org](mailto:mbachler@windhamregional.org)

**Total Project Cost:** \$33,300  
**Grant Funds Awarded:** \$29,970

---

**Elmore** will update the Bylaws to enable more diverse housing opportunities and to address other local priorities such as flood resiliency. For more information, contact Seth Jensen at [seth@lpcvt.org](mailto:seth@lpcvt.org)

**Total Project Cost:** \$15,200  
**Grant Funds Awarded:** \$13,680

---

**Essex Jct.** will update its Comprehensive Plan, incorporating community input, addressing new statutory requirements and focusing on the topics of Housing, Future Land Use, Energy, Economic Development, and Transportation. For more information, contact Christopher Yuen at [cyuen@essexjunction.org](mailto:cyuen@essexjunction.org)

**Total Project Cost:** \$40,000  
**Grant Funds Awarded:** \$30,000

---

**Fairfax** will update and re-new the Fairfax Town Plan. For more information, contact Amber Soter at [zoning@fairfax-vt.gov](mailto:zoning@fairfax-vt.gov)

**Total Project Cost:** \$27,200  
**Grant Funds Awarded:** \$24,480

---

**Fairfield** will hire an architect to develop an architectural program and schematic design for restoration of the 200+ year old Common School landmark in Fairfield Center. For more information, contact Cathy Ainsworth at [townadmin@fairfieldvermont.us](mailto:townadmin@fairfieldvermont.us)

**Total Project Cost:** \$21,010  
**Grant Funds Awarded:** \$18,909

---

**Grand Isle** will contract with their RPC to complete a substantial update to the Grand Isle Zoning Bylaws and Subdivision Regulations as necessitated by the recent major revision of the Town Plan. For more information, contact Emily Clark at [emily.plancom.grandislevt@gmail.com](mailto:emily.plancom.grandislevt@gmail.com)

**Total Project Cost:** \$25,190  
**Grant Funds Awarded:** \$22,671

---

**Greensboro** will have a Housing Charette to identify housing site designs on three properties. The charrette will result in the identification of housing typologies, as well as zoning and/or subdivision recommendations to be included in the Town Plan. For more information, contact Josh Karp at [jkarp@greensborovt.gov](mailto:jkarp@greensborovt.gov)

**Total Project Cost:** \$28,400  
**Grant Funds Awarded:** \$25,560

---

---

**Groton** will solicit public input, update information, and assure statutory compliance required for adoption of a new Town Plan which was last adopted on May 18, 2017. For more information, contact Carrie Peters at [townclerk@grotonvt.com](mailto:townclerk@grotonvt.com)

**Total Project Cost:** \$8,850

**Grant Funds Awarded:** \$7,965

---

**Guildhall** will update its zoning bylaws to be consistent with statute and draft subdivision bylaws. For more information, contact George Blakeslee at [townclerk@guildhallvt.org](mailto:townclerk@guildhallvt.org)

**Total Project Cost:** \$10,265

**Grant Funds Awarded:** \$9,238

---

**Hardwick** will develop a comprehensive Flood Resiliency Plan for properties within the Flood Hazard Area Overlay of the Granite Street Historic District. This plan will identify both immediate and long-term flood mitigation strategies. For more information, contact Kristen Leahy at [zoning.administrator@hardwickvt.gov](mailto:zoning.administrator@hardwickvt.gov)

**Total Project Cost:** \$33,333

**Grant Funds Awarded:** \$30,000

---

**Hartford** will hire a consultant to develop a comprehensive & coordinated Capital Improvements Plan for the Town to effectively plan, finance, and provide an efficient system of maintaining/replacing Town facilities and equipment to meet present and future needs. For more information, contact Matthew Osborn at [mosborn@hartford-vt.org](mailto:mosborn@hartford-vt.org)

**Total Project Cost:** \$33,410

**Grant Funds Awarded:** \$30,000

---

**Huntington** will support a robust and collaborative public outreach process to the town plan by updating the vision and goals and land use sections. For more information, contact Joe Segale at [segale.joe@gmail.com](mailto:segale.joe@gmail.com)

**Total Project Cost:** \$29,200

**Grant Funds Awarded:** \$24,600

---

**Lincoln** will use grant funds for a comprehensive update to unify Lincoln's zoning and subdivision regulations to align with Town Plan policies and recent statutory legislation. For more information, contact Ken Pohlman at [pohlman@middlebury.edu](mailto:pohlman@middlebury.edu)

**Total Project Cost:** \$19,869

**Grant Funds Awarded:** \$17,880

---

**Ludlow** will amend zoning to address housing needs, flood resiliency, and to align with Acts 47 and 181. For more information, contact Cherry Nicoll at [village@tds.net](mailto:village@tds.net)

**Total Project Cost:** \$22,560

**Grant Funds Awarded:** \$20,304

---

**Lunenburg** will hire an architectural firm well versed in ADA building compliance to develop the design, plans, cost estimates, and contractor drawings to bring their existing Municipal Office Building into complete ADA compliance. For more information, contact Kyle Dwyer at [kdwyer@nvda.net](mailto:kdwyer@nvda.net)

**Total Project Cost:** \$29,700

**Grant Funds Awarded:** \$26,730

---

**Lyndon** will work with a consultant to develop the Town's Capital Improvement Plan and facilitate all other components needed to complete a state designation application for their Center 'Step Up' (Tier 3/"Downtown") designation. For more information, contact Tracy Bodeo at [planning@lyndonvt.org](mailto:planning@lyndonvt.org)

**Total Project Cost:** \$30,000

**Grant Funds Awarded:** \$27,000

---

**Manchester** will engage a broad spectrum of community members to devise an action-oriented Town Plan with measurable milestones to guide the community in meeting its 21st Century needs. For more information, contact Gordon Black at [g.black@manchester-vt.gov](mailto:g.black@manchester-vt.gov)

**Total Project Cost:** \$29,300

**Grant Funds Awarded:** \$26,000

---

**Middlesex** will inventory and develop a priority replacement plan for all undersized road and driveway culverts within the town road right of way. Through a public meeting and survey process, the town will develop a 5-year plan that includes a potential budget for improvements. For more information, contact Liz Scharf at [liz.scharf@middlesexvermont.org](mailto:liz.scharf@middlesexvermont.org)

**Total Project Cost:** \$14,735

**Grant Funds Awarded:** \$13,261

---

**Northfield** will use grant funding to make changes to the zoning regulations in order to address and build housing in the community. For more information, contact Thomas Davis at [tdavis@northfield.vt.us](mailto:tdavis@northfield.vt.us)

**Total Project Cost:** \$18,210

**Grant Funds Awarded:** \$16,389

---

**Old Bennington** will engage community members to devise an action-oriented village plan with measurable milestones to guide the village in addressing 21st Century challenges while protecting its distinctive historic character. For more information, contact Samantha Page at [spage@bcrcvt.org](mailto:spage@bcrcvt.org)

**Total Project Cost:** \$29,700

**Grant Funds Awarded:** \$26,730

---

**Orange** will update the Town Plan to include section, data, mapping, and statutory updates to their 2018 approved plan. For more information, contact Eli Toohey at [toohey@cvregion.com](mailto:toohey@cvregion.com)

**Total Project Cost:** \$21,229

**Grant Funds Awarded:** \$19,106

---

**Putney** will provide a vision and recommend policies, actions and resources to encourage and de-risk housing development and economic revitalization in Putney Village and NDA aligned with Putney's rural historic village character and Town Plan. For more information, contact Sue Coakley at [coakleyse@gmail.com](mailto:coakleyse@gmail.com)

**Total Project Cost:** \$49,960

**Grant Funds Awarded:** \$30,000

---

**Rockingham** will conduct a marketing study to determine preferred alternatives for the renovation and restoration of the 14,000 square foot Hotel Windham. The vacant building could provide housing, a new hotel or a mixed-use model in the center of historic downtown Bellows Falls. For more information, contact Betsy Thurston at [developmentassist@rockbf.org](mailto:developmentassist@rockbf.org)

**Total Project Cost:** \$33,333

**Grant Funds Awarded:** \$30,000

---

**Royalton** will conduct a study to assess the type and amount of housing that is suitable for the Hope Field parcel in South Royalton (& potentially other sites). The goal is to make town-owned land available for housing development. The study will include market analysis & concept plans. For more information, contact Meghan Asbury at [masbury@trorc.org](mailto:masbury@trorc.org)

**Total Project Cost:** \$24,542

**Grant Funds Awarded:** \$22,088

---

**Starksboro** will conduct a study to explore the feasibility of a Community Land Trust to spur affordable housing in their rural community. For more information, contact Robert Turner at [rjtco@gmavt.net](mailto:rjtco@gmavt.net)

**Total Project Cost:** \$12,675

**Grant Funds Awarded:** \$11,407

---

**Sudbury** will produce a plan to revitalize the village center. A strategic planner, an architect, and engineers will be hired to conduct public engagement and to assess the feasibility of civic, residential, and infrastructure projects. For more information, contact Shannon Bryant at [bryantshannon11@gmail.com](mailto:bryantshannon11@gmail.com)

**Total Project Cost:** \$39,333

**Grant Funds Awarded:** \$30,000

---

**Sunderland** The project will develop a new town plan to articulate a shared community vision and promote community resilience in the face of 21st Century challenges for the Town of Sunderland. For more information, contact Samantha Page at [spage@bcrct.org](mailto:spage@bcrct.org)

**Total Project Cost:** \$29,575

**Grant Funds Awarded:** \$26,617

---

**Town of Barre** will update the town's zoning bylaws to address housing needs; including reforming the official zoning map, supporting new residential development in and around the town's village centers, and engaging with the public during the process. For more information, contact Brandon Garbacik at [bgarbacik@barretown.org](mailto:bgarbacik@barretown.org)

**Total Project Cost:** \$25,000

**Grant Funds Awarded:** \$22,500

---

**Vergennes** will create the Veterans Park Master Plan to develop a comprehensive roadmap for revitalizing the park into a safe, accessible, and multi-use recreation hub. For more information, contact Ron Redmond at [manager@vergenes.org](mailto:manager@vergenes.org)

**Total Project Cost:** \$24,750

**Grant Funds Awarded:** \$22,275

---

**West Haven** will update the Town Plan to be consistent with state goals, address issues like housing and flood resiliency, inform a future zoning update, and utilize public input, data, and maps to inform the planning process. For more information, contact Logan Solomon at [Logan@RutlandRPC.org](mailto:Logan@RutlandRPC.org)

**Total Project Cost:** \$7,000

**Grant Funds Awarded:** \$6,300

---

**West Rutland** will develop a comprehensive plan for smart growth in and around West Rutland's village center with a focus on underutilized parcels to meet housing, transportation, infrastructure, streetscape and service needs. For more information, contact Mary Goulette at [mgoulette@westrutlandvt.org](mailto:mgoulette@westrutlandvt.org)

**Total Project Cost:** \$32,200

**Grant Funds Awarded:** \$28,980

---

---

**West Windsor** will move forward high-priority affordable housing projects by preparing preliminary designs & plans for these sites, completing sale or donation of properties to Town for affordable housing development, & setting up town funding infrastructure for housing. For more information, contact Erin Ladd at [eladd@marcvt.org](mailto:eladd@marcvt.org)

**Total Project Cost:** \$33,420

**Grant Funds Awarded:** \$30,000

---

**Whitingham** will work to update the Town Plan to address the goals of housing, flood resiliency, and planning for its aging population. For more information, contact Gig Zboray at [gig@whitinghamvt.org](mailto:gig@whitinghamvt.org)

**Total Project Cost:** \$15,900

**Grant Funds Awarded:** \$14,310

---

**Williamstown** will update the Town Plan to include data and statutory updates. In addition, significant updates will be included for Energy, Housing, Natural Resources, and Flood Resiliency Chapters to be in compliance with Acts 47, 121, 171, 174 and 181. For more information, contact Eli Toohey at [toohey@cvregion.com](mailto:toohey@cvregion.com)

**Total Project Cost:** \$25,522

**Grant Funds Awarded:** \$22,970

---

**Wilmington** will rewrite and update the Town Plan and redraw critical maps to guide flood resiliency; expand senior, workforce and affordable housing with respect to short-term rentals (STRs); promote tourism; expand sewer and water and increase economic growth. For more information, contact Matthew Bachler at [mbachler@windhamregional.org](mailto:mbachler@windhamregional.org)

**Total Project Cost:** \$23,800

**Grant Funds Awarded:** \$21,420

---

**Woodstock** will rewrite and update Woodstock's Town & Village Plan to support investment in infrastructure and enable infill development. For more information, contact Harry Falconer at [hfalconer@trorc.org](mailto:hfalconer@trorc.org)

**Total Project Cost:** \$20,840

**Grant Funds Awarded:** \$18,756

---

State Award Funding Totals: \$1,002,329.00