



# Vermont Community Development Program **Accessibility Modification Grant Instructions**

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## Accessibility Modification Grant (AM) Instructions

The Vermont Community Development Program (VCDP) applications are only accepted on our **Online Grants Management System**. To gain access to the system, please review the descriptions of the “**System Roles**” and how to create a “**New User Account**”. Everyone needing access to the application will need to create a user account in our system and have it validated (only one account is necessary per person). Once the account has been validated and has been attached to the application you may begin to fill out the appropriate forms. These application instructions will guide you through the menu in our Online Grants Management System. The focus of the Application Instructions deals primarily with the content of the grant application and is designed to be used while actively completing an application.

If you need more information about how to use the Online Grants Management System, please contact your **CD Specialist** or **Cindy Blondin**.

### Before You Begin

#### System Emails

Throughout the application process you will receive system messages informing you of your application status. Be sure to add [SOV.EGrantsNoReply@vermont.gov](mailto:SOV.EGrantsNoReply@vermont.gov) to your safe list if you use spam blockers. You will be receiving messages from the system periodically.

#### Spell Checking and Formatting

There are some check spelling capabilities, but the system does not have formatting built into the new online application. You can cut and paste text from a word processing program to the system.

#### Required Fields

Throughout the application you will see fields that have a red asterisk beside them; this indicates it's a required field.

#### Automatic Time Out

Save often! The system automatically times out after **45 minutes** of inactivity. It is important to save your work at regular intervals to prevent loss. If you are timed out, you will automatically be sent back to the log in page. Any unsaved information will be lost.

#### Read Me Page

You must also certify that you have read the “Read Me” page by checking a box at the bottom of that screen.

Screenshot from Read Me page in Application

**READ ME PAGE**

**NOTE:** Any application that is not submitted to Agency in time to be reviewed by the June Community Development Board meeting will need to start a new application for the next fiscal year which starts July 1.

Application Target Dates	Board Meeting Dates
September 12, 2023	November 9, 2023
February 6, 2024	April 4, 2024
April 9, 2024	June 6, 2024

What Board Meeting is your project targeting.  \*

- PUBLIC HEARING:** Every applicant **must** hold a public hearing before the application can be submitted. Please see the [Boards and Meetings](#) VCDP website and be certain to get the public hearing notice published as required. Please note that if the application is a consortium (multiple municipalities) then a public hearing will be required to be held in each participating municipality. The required public hearing notice format is built into this application as part of the Public Hearing Notice page. For further information, contact your CD Specialist.
- MUNICIPAL PLAN:** All applicant communities, including consortium member communities, must have an adopted and still current Municipal Plan under 24 V.S.A. Chapter 117, Subchapter 5. For further information, contact your CD Specialist.
- ENVIRONMENTAL REVIEW:** Every project is required to complete an Environmental Review. For further guidance on Environmental Review please refer to our [Environmental Review Webpage](#) or contact the [Department's Environmental Officer](#).
- HISTORIC PRESERVATION:** Every project is subject to review under Section 106 of the National Historic Preservation Act, please complete the [Section 106 Preliminary Review Form](#) and submit it to the email listed on the form. The [Department's Environmental Officer](#) can assist you with completing the form, and staff from the [Division for Historic Preservation](#) will assist you with the Section 106 Process.

I certify that I have read and understand this page, and if I am not an employee of the applicant municipality, I have made the applicant municipality aware of the requirements on this page. \*

### Executive Summary

Please identify the working title for your project, once saved the title used will be the title that will appear when hovering over the application identifier within the system.

EXECUTIVE SUMMARY	
Instructions: Required fields are marked with an *.	Document Information: IG-2016-Pownal-00003 <a href="#">Details</a>
Working Title for Project <input type="text" value="Community Center Project"/>	You are here: > <a href="#">VCDP Application Menu</a> > <a href="#">Forms</a> Project Title Community Center Project

### Consortium

If applying as a consortium, mark yes and then mark each applicable municipality checkbox in the list labeled 'Participating Municipalities'.

A consortium is formed when two or more municipalities submit a joint application with one municipality agreeing to serve as the lead grantee. See the Program Guide for **Consortium Guidelines**.

Screenshot from Executive Summary form in Application

Is this a consortium project?  Yes  No If Yes, please select the participating municipalities. \*

Participating Municipalities

- Town of South Hero
- Town of Springfield
- Town of St. Albans
- Town of St. George

**Chief Executive Officer**

List the name and title of the elected Chief Executive Officer (CEO) of the municipality. In the case of a joint application, it is the name of the lead applicant's CEO that should be entered. For those municipalities with a municipal manager or administrator, this person can act as the CEO if so authorized by the elected governing body (city council, board of selectmen or trustees) to act on behalf of the municipality.

**Contact Person**

Please provide the name of the person designated to be your day-to-day contact for the VCDP with respect to the application. This person shall be responsible for:

- keeping all applicant partners advised as to application progress and communication with the VCDP
- providing the VCDP information as may be needed during the application review process
- securing decisions from the applicant(s) and others involved with the project with respect to any issues about the project which may arise during application review
- coordinating the presentation to the CD Board.

**Person who prepared this application**

If we have questions or need clarification, it is a big help to have the name of the person who did the work of putting together the application. If the Contact Person did the work, just indicate that this is the case.

**Estimated Project Funding**

This section automatically populates based on the budget pages that you fill out in the online system. No dollar amounts will appear in this field until you have built your budget pages and saved this page.

## Subgrantee and Borrower

If your project involves a subgrant or loan, the legal name, complete address, Unique Entity Identification# and Federal ID# for the subgrantee and borrower are required. Select N/A if your project does not have a Subgrantee or Borrower. All Grantees, Subgrantees and any entities that will be paid with CDBG funds need to be registered with [sam.gov](http://sam.gov)

## Program Management and General Administration

Screenshot from the Program Management and General Administration form in the Application

PROGRAM MANAGEMENT AND GENERAL ADMINISTRATION					
List all the organizations or persons involved with the project that will be paid with VCDP funds next to the appropriate role. If the organization or person falls under "Other", add their role and then add the organization or person's name.					
Please Note: All VCDP Grants must identify the organization or person performing General Administration and Program Management. If applying for Planning Grant you do not need to identify Program Management.					
The contract procurement process cannot begin prior to the release of environmental conditions.					
Function/Role	Organization or Person Name	Procured by VCDP Standard			
		Yes	No	If "No" please explain the reason	N/A
General Administration		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Program Management (not required for PG's)		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
Development Consultant		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>
General Contractor		<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>

## Program Management

Every project budget (other than those for planning grants) must include management of the project. Program management activities are directly related to accomplishing program tasks specific to the project being funded. Typical program management activities include clerks of the works, compliance with Davis-Bacon requirements, permit compliance, engineering and architectural services, among others. When completing the Program Management and General Administration screen please indicate who will be responsible for these activities, if names are not known please list the function/role.

## General Administration

General Administration activities relate to the overall management of the VCDP grant. These functions are common to any VCDP grant and include environmental review, financial management, progress reports, requisitions, procurement and final program reports/closeout, among others. When completing the Program Management and General Administration screen please indicate who will be responsible for the General Administration, if names are not known please list the function/role.

Note: All administrative services and professional services contracts between Grantees and Program Administrators must comply with the VCDP **“Sample Contract for Administrative Services and Program Management”** contained in the **VCDP Grants Management Guide**. Payment under such contracts may only

be made for “necessary and reasonable” costs that are invoiced and supported by appropriate documentation that identifies the specific personnel, time worked for each project, and rate being charged.

### **Procured According to VCDP Standards**

Goods and services, such as buying supplies, retaining design professionals and awarding construction contracts are all subject to procurement procedures. The appropriate method for any given product or service is dependent on the estimated cost or price, whether the procurement is for a service or product, the type of contract to be utilized, whether the service or product is unique, whether there is any eligible, qualified competition. The key element of procurement is that the entire process provides for full and open competition.

For guidelines and specific procurement methods refer to **Procurement on webpage for the Grants Management Guide**.

### **Environmental Review Release**

You must secure an Environmental Review Release letter from the Agency prior to obligating any funds, such as going out to bid for or offering construction contracts, and requisitioning CDBG funds. The exception is that general administration costs such as, preparing the Environmental Review, engineering work, architectural work, or environmental reports prepared by environmental consultants (e.g. Phase I Environmental Site Assessments) may be incurred prior to approval and completion of the Environmental Review. However, should you get awarded for this project and intend to be reimbursed for these activities, you must obtain prior approval from Grants Management Staff and follow procurement. Any questions regarding the procurement process should be directed to **Juliann Sherman** at (802) 461-6950. All ER forms are available in the Online Grants Management System. No HUD or non-HUD funds may be committed, nor can any legally binding agreements (e.g. contracts) be made prior to the release of the ER, unless they are for planning related activities associated with the completion of the ER. This means that one cannot go out to bid for any activities other than for planning related activities. Additionally, this means that no construction related work can begin until after the completion and approval of the ER. Commitment of funds prior to the release of the ER will disqualify a project from receiving a Grant Agreement. Issuance of a Grant Agreement, will not take place until the ER Release Letter is issued. For any questions on the ER process, please contact the **Environmental Officer**.

### **Project Description**

Provide a description of the project. Be sure to include the following:

- a. Describe the building(s) that will be made handicapped accessible: How is the building presently used? Is the use of the building expected to change in the future?
- b. Describe the accessibility modifications that will be made to the building(s).
- c. Will other (non-accessibility) improvements be made to the building(s)? If so, describe the non-accessibility modifications that will be made to the building(s).

- d. Does the building(s) have any health or safety deficiencies? If so, how and when will these be corrected?
- e. Have you completed a self-evaluation of the proposed project site using the **ADA Checklist for Readily Achievable Barrier Removal**? If yes, please upload. If no, please provide a plan for completing an evaluation of the project site. Include details such as who will complete the evaluation and when you anticipate submitting it to us for review.
- f. Attach a location map and site plans.
- g. For construction/rehabilitation projects, attach floor plans of the proposed building(s).
- h. Submit photographs.
- i. Provide the address or location of the project. Be sure to include street address, city and zip.

### Floodplain

Screenshot from the Project Description form in the Application

i) Is the project located in a flood plain?  Yes  No \*

If only part of the project is located in a flood plain, please clarify what part is in the flood plain.

Under the Environmental Review process, an assessment must be made as to the impact the project may have to a designated floodplain. Contact the relevant town clerk, regional planning commission, or the **FEMA Map Service** to obtain a copy of the floodplain map covering your project area. If the project is located within a designated floodplain, you will be required to demonstrate that there is no practicable alternative to the location of the project (**See 24 CFR 55.10**).

### 8 Step Process for Floodplain Management

To demonstrate that there is no practicable alternative, the **8-Step Decision Making Process (8-Step)** must be completed as part of the project’s Environmental Review. The 8-Step process involves an early public notification with a 15-calendar day comment period, evaluation of alternatives, identifying direct and indirect impacts to the floodplain, and an additional public notification of determination of “no practicable alternatives” with a seven-calendar day comment period. Please contact the Environmental Officer, **Quin Mann** at (802) 828-1357 for more information and guidance on this process.

### Designated Downtown/Village

Screenshot from the Project Description form in the Application

j) Is the project located in a designated downtown or designated village center as determined by the Downtown Development Board?  Yes  No

If no, is it located in a downtown?  Yes  No \*

If only part of the project is located in a designated downtown, designated village center or simply in the downtown, please clarify what part.

Towns and villages that receive downtown/village designation are eligible for a number of benefits, including tax credits, loans and grants from various state agencies, and priority consideration from other state

programs and agencies. To find out if your town/village is designated or to find out how to become designated, please contact the **Downtown Program**.

### Environmental Review Identifier Number

If you have not yet started an Environmental Review for your project, please contact **Grace Vinson**, Environmental Officer at 802-622-4236.

l) Please provide the Environmental Review Identifier Number and status of the Environmental Review for this project. \*

### Compliance

Depending on the project and its activities, funding, and if any displacement of people or businesses will occur, certain HUD regulations may be triggered and need to be complied with. Knowing that up front allows for those general administration costs for maintaining compliance to be included in the project budget.

#### Screenshot from the Project Description form in the Application

m) Is your project is requesting over \$2,000 in CDBG funds for new construction or rehabilitation activities? \*  Yes  No  N/A

If yes, Davis-Bacon compliance is required for the project. (If the project is a permanent housing development creating 7 units or less, Davis-Bacon does not apply) For more information see the Department's Grants Management Guide chapter on [Davis-Bacon](#).

n) Does this project anticipate having more than \$200,000 in HUD Funding in it (CDBG, HOME, ESG, EDI, Lead Hazard Control Grants etc.) for activities such as the construction or rehabilitation of housing (including reduction of lead-based paint hazards), or other public construction such as street repair, sewage line repair or installation, updates to building facades, etc.? \*  Yes  No  N/A

If yes, Section 3 compliance is required for this project. For more information go to HUD's website on Section 3.

o) Does your project have the potential to displace any people or business(es) temporarily or permanently? \*  Yes  No

If yes, Uniform Relocation Act (URA) compliance is required for the project. For more information see the Department's Grants Management Guide chapter on URA.

If yes, have you distributed General Information Notices (GIN) to those people or business(es) impacted.  Yes  No

Please explain the displacement involved and when notices were or will be sent.

p) Does the project involve infrastructure construction that will include the purchase of steel and iron and include \$250,000 or more in federal funds? \*

Yes  No

If yes, the Build America Buy America Act (BABA) will apply.

Covered infrastructure includes buildings and real property, including housing, utilities, wastewater and water systems, electrical transmission facilities, broadband and transportation. For more information go to [https://www.hud.gov/program\\_offices/general\\_counsel/BABA](https://www.hud.gov/program_offices/general_counsel/BABA).

## Budget

Screenshot from the Project Budget form in the Application

<b>Activity</b>	AM-Handicapped Access <span style="float: right;">*</span>
<b>VCDP Amount Requested</b>	\$5,000 *
<b>Activity Total</b>	\$5,000

Consider the scope of your budget as those dollars needed to fund all activities required to meet your proposal’s benefit and to achieve the State and National Objective. Make sure to identify all activities to be funded through your budget, whether by VCDP or Other Resources. *\*Please Note: All projects must include General Administration. Also, all Cash-In-Kind contributions must have an associated dollar value.*

### Activity

Each activity of the project needs to be itemized in the budget. Please note, each activity in the budget is a separate form. Use the directions on the top of the budget form to build your budget in the online system. As a reminder, make certain you identify how these budget amounts were determined and attach the supporting documentation. If you are basing your information on prior experience, please provide the cost information from that prior experience. Please see the following link for guidance as to **eligible program activities**.

### Budget Considerations for General Administration

Every project budget must include funds related to General Administration. These are costs relating to the overall management of the VCDP grant. These activities would be common to any VCDP grant and include financial management, progress reports, requisitions, procurement, final program reports/closeout, among others.

1. Up to eight percent of the VCDP request (not the total project cost) for all grant types and projects, other than scattered site housing developments, *may* be budgeted for General Administration activities. If this amount calculates to be less than \$5,000.00, the grantee can request up to \$5,000 provided it does not exceed 12% of the VCDP request. However, AM projects are limited to 8%, even if this results in an amount less than \$5,000. More than 8% may be allowed, on a case-by-case basis, provided the applicant demonstrates that a larger amount is necessary for the project.
2. Up to twelve percent of the VCDP request *may* be budgeted for General Administration activities for regional scattered site housing loan programs and regional small business loan programs.

Please be aware that any unexpended General Administrative funds may not be used for other grant agreement budget line items, and must be returned to the Agency. An exception may be made by the VCDP under limited circumstances. See Program Guide for additional information on **General Administration**.

## Budget Considerations for Program Management

Every project budget (other than those for Planning Grants) must include funds related to program management. CDBG funds or other funding sources may be used for what the VCDP refers to as “program management activities.” Program Management expenses are directly related to accomplishing program tasks specific to the project being funded. Program Management activities differ from project to project. Typical program management activities include clerks of the works, compliance with Davis-Bacon requirements, permit compliance, engineering and architectural services, among others. See Program Guide for additional information on **Program Management, Fair Labor Standards and Davis-Bacon Wage**.

The amount of federal funds used for General Administration and Program Management of the grant must be “necessary and reasonable” for the proper and efficient performance and administration of the VCDP award. In order to be charged to the VCDP grant, all General Administration and Program Management costs must comply with **OMB Circular A-87** and **Agency Procedures**.

### \*Other Budget Considerations:

#### 10% Match Requirement

Accessibility Modification Grants must include a cash or cash-in-kind contribution of goods and/or services of a flat 10% of the CDBG funds requested. The maximum VCDP request amount is \$150,000. In order to qualify for the maximum request of \$150,000, you must have at least \$165,000 of eligible ADA renovation costs.

#### Pre-Award Costs

Applicants who receive an award may be reimbursed through the Grant Agreement for pre-award costs such as the fees charged by professionals (architects, engineers, archeologists, lawyers, etc.) in the preparation of the applications. Such costs should be pre-approved by staff and will not be reimbursable to applicants who do not receive an award. These costs should be clearly identified in the application.

#### Other Resources

##### Screenshot from the Project Budget form in the Application

Other Resources	Type	Amount	Other Description	Funding Source	Status	Upload	Already Uploaded
▼	▼			▼	▼	Browse...	<input type="checkbox"/>
▼	▼			▼	▼	Browse...	<input type="checkbox"/>
▼	▼			▼	▼	Browse...	<input type="checkbox"/>

The VCDP expects all applicants to explore all potential funding resources including local capital campaigns. These efforts will bear on the competitiveness of an application. A revolving loan fund controlled by an applicant should be considered as a funding source. Applicants will be expected to explain why a municipally-controlled revolving loan fund is not a source of funds for the project in those cases where such a fund exists. *\*Please Note: Communities with an inactive VCDP/HUD funded Revolving Loan Fund (RLF) must commit at least 20% of the RLF balance on hand when applying for any VCDP Grants. Committed funds may be in the form of a loan or grant to the project.*

In addition, communities are expected to provide financial support in the way of donated general administrative or program management services, waiving or reducing connection or local permit fees, or other cash-in-kind contributions relevant to the project or explain why such support is not possible.

The application must include documentation for the status for every funding source included as Other Resources. There are several very important factors to keep in mind when providing evidence of the commitment of funds from other sources. These include:

1. The commitment must still be firm when the money is needed.
2. You must be able to comply with all conditions placed on the commitment.
3. The commitment cannot be dependent on events beyond the control of the applicant.

Identify each resource individually and upload or mail its supporting documentation.

### **How to Create a Budget Summary**

Now that you have entered each activity into the forms of your budget, you can automatically generate a budget summary by using the report located at the bottom of the VCDP Application Menu – Forms, under the heading reports – VCDP Project Budget and Other Resources.

#### Screenshot from VCDP Application Menu - Forms



This report takes each budget form in the application and brings them all together in one place in order to see a summary and a total for all project activities.

Click on the VCDP Project Budget and Other Resources link and this will open a new window and the budget summary will appear on the screen. If you would like to export the budget to Excel – select VCDP Project Budget and Other Resources (Excel Export) and the report will export results to Excel.

Screenshot of the VCDP Project Budget and Other Resources:

Application Number	Municipality	Title			
AM-2016-Winooski City-00001	City of Winooski	Project Budget and Other Resources			
1					
Other Resources	Funding Source	Type	Amount	Status	
Municipal Contribution (MUNI)	State/Local	Cash	\$25,000	In-Hand	
Activity	Program Area	Code	VCDP Amount	MUNI	Total Activity Costs
Handicapped Access	Public_Facilities	1011	\$60,000	\$25,000	\$85,000
Program Management	Public_Facilities	1013	\$10,000		\$10,000
General Administration	Public_Facilities	5013	\$5,000		\$5,000
Total Costs			\$75,000	\$25,000	\$100,000
Percentage of Total			75%	25%	

## Narrative

The Narrative is organized in a manner to identify all information that is critical to the CD Specialist’s analysis and to the VCDP Board review of your application. The information requested allows for evaluation of your project with respect to VCDP requirements, and provides information to assist the VCDP Board when evaluating the competitiveness of your application in your funding cycle.

Please provide a response to each and every question. If a question does not apply to the project, answer “N/A.” We strongly suggest you copy and paste your answers to each question from a word processing system directly into each text box. This will help avoid any spelling, grammar, or punctuation errors. There are no size limitations in the text boxes.

Please do not use any special formatting if you are cutting and pasting from a word document. The Online Grants Management System will not recognize bold or italicized font, bullets, tables or tab indentations. The use of formatting could make generating a PDF of your document a challenge.

There is a space below each text box to attach a supporting document if needed. Only one document can be uploaded per question. Please be sure to label attachments clearly. If you need to attach more than one document use the Application Attachments form and include a sentence in the text box indicating the name of the additional attachment, the information it contains and that it has been uploaded to the Application Attachments form.

## Project Review Sheet

Each project must have an understanding of the required state and local land use permits. Please use the **Agency of Natural Resources Permit Navigator tool** to help you determine what permits you may need for a project.

## Project Need

Questions 1-7 of the application form the basis of the staff analysis of your project. The VCDP Board relies, to a large extent, on staff analysis to make funding recommendations. An organized, complete narrative, with appropriate supporting documentation, is critical to a full and fair analysis of your project. All VCDP-funded projects must meet a well-documented need.

There is a space below each text box to attach a supporting document if needed. Only one document can be uploaded per question. Please be sure to label attachments clearly. If you need to attach more than one document use the Application Attachments form and include a sentence in the text box indicating the name of the additional attachment, the information it contains and that it has been uploaded to the Application Attachments form.

### **Project Need is Well-Documented (e.g., studies, updated data, etc.)**

1. Describe the need for this project.

\*Back up your statement with studies, research and data. Avoid generalized statements with no substantial data or evidence.

2. Describe the manner in which the need was determined.

\*Cite relevant data and attach any studies or information to support this need.

### **There is not more appropriate solution than the one presented.**

3. a. Describe why this is the best approach to meet the need described in #1 above, and how your proposal will meet this need.

b. Identify other approaches that were considered and explain why they were not pursued.

\*Clearly indicate all other alternatives that were explored and investigated as alternatives. Summarize the options and outcomes of your investigation.

### **All appropriate funding sources have been sought.**

4. Describe the effort to obtain other funding and, why particular funding sources were considered by not pursued.

\*Cite all other sources that have been pursued. Be sure to include any other applications that were made to other funding sources. If they were not funded, please indicate reasons and explain why other funding is not applicable to this application.

5. Explain the level of municipal government support.

\*If the town is not providing any financial support for the project or any Cash-in-Kind services, please explain why.

### **Degree of health/safety risks to beneficiaries**

6. Describe how this project directly addresses a health or safety issue for the intended beneficiaries. If not applicable select N/A.

\*Health and safety issues include potable water supplies, eradicating homelessness and poverty, lead paint abatement, handicap accessibility, crime prevention, providing increased health and wellness services, etc. If you are unsure how to answer this question, please contact your **CD Specialist**.

### **Timing Pressures**

7. Please describe, if applicable, any particular issues that make funding of this project time sensitive. If not applicable select N/A.

\*Please address if you have closing dates, contract with time limits, other funding that is dependent on CDBG funds, cost estimates with expiration dates, or other factors that may apply.

### **Project Impact**

Questions 8-9 of the application form the basis of the staff analysis based on your description of the project's impact. The VCDP Board relies, to a large extent, on staff analysis to make funding recommendations. The factors below relate to how well the project meets the national objective, as well as its impact on the community. An organized, complete narrative, with appropriate supporting documentation, is critical to a full and fair analysis of your project.

There is a space below each text box to attach a supporting document if needed. Only one document can be uploaded per question. Please be sure to label attachments clearly. If you need to attach more than one document use the Application Attachments form and include a sentence in the text box indicating the name of the additional attachment, the information it contains and that it has been uploaded to the Application Attachments form.

### **Level of beneficiary involvement in the development of the project, as appropriate**

8. Describe how potential beneficiaries were involved in the development of this project. How have they shown support?

\* Describe any planning meetings, resident meetings, or surveys that have been done. Describe what methods of communication were used to communicate the goals of the project and how you collected input from persons of low and moderate incomes.

**How well the project indirectly impacts the community and/or additional LMI people.**

9. Describe the indirect impact to the community and other LMI beneficiaries that may be indirectly served by the project.

\*An accessibility modification project will allow greater access for people with disabilities and it may also improve the facility for the general public by making it easier for people with small children, etc. The indirect benefit could also be related to neighbors and adjacent properties, future employees, generations, etc.

**Project Feasibility**

Questions 10-17 form the basis of the staff analysis of your project's feasibility. The VCDP Board relies, to a large extent, on staff analysis to make funding recommendations. An organized, complete narrative, with appropriate supporting documentation, is critical to a full and fair analysis of your project. The project and its proposed benefit must be feasible. The following factors will be considered in order to gauge project feasibility.

There is a space below each text box to attach supporting documents if needed. Please be sure to label attachments clearly.

**Readiness to start within six months of the award.**

10. Are there any deed restrictions on the use of the property or impediments to clear title?
11. If the project depends upon easements or rights-of-ways, please submit documentation that these have been secured or will be secured within four months. If not applicable select N/A.
12. If control of the site involves voter approval, please explain how and when you expect to obtain that approval? If not applicable, select N/A.
13. Please identify the federal, state and local permits which will be required for your project and when you expect such permits to be issued. <https://dec.vermont.gov/permitnavigator> If not applicable, select N/A.
14. Please identify the status of commitments from each of the other funding sources; please explain when commitments are expected from each funding source? (Documentation for each source must be included in the application.)

**Benefit/Timeframe Feasibility**

15. Time Table:
  - a. Provide a project time line. Include dates the Environmental Release, permits in hand, 100% funding commitments, design completion, construction completion, etc. as well as for procurement steps including hiring, execution of contracts, achieving Benefit, and any other key dates for actions to carry out this project.

\* Projects must be bid ready- all decisions must be made that would impact the bid documents. This means that the scope of work for the project (ADA and non-ADA if applicable) is finalized, and any variances have been approved (fire code, Vermont Access Board, etc). If not

clear, the VCDP may request a certification from the architect or other qualified professional that no issues remain to be resolved that would impact the ability to go to bid.

- b. How was the time table determined?

**Cost estimates are reasonably supported**

- 16. Submit back-up documentation and/or assumptions to support the cost shown on the Budget Forms.
- 17. Despite best efforts and built in contingencies, please explain how project cost overruns will be addressed.

\*It is not enough to say that the estimates for your project are firm. Please discuss your capacity for gap financing or the availability of operating reserves.

**Resolution for Grant Application**

Screenshot from the Resolution for Grant Application form in the Application

1. Does your community have a valid Municipal Development Plan in Accordance with 24 V.S.A. Chapter 117? \*

Yes  No

Date adopted  (mm/dd/yyyy)

Date expired

2. Please select the appropriate Resolution for VCDP Grant Application Authority from below and have the Legislative body execute the resolution and upload. For Non-Municipal Resolutions have the Board of Directors execute the resolution and upload.

[Single Applicant](#)

[Lead Applicant of Consortium](#)

[Participating Applicant of a Consortium](#)

Upload your Form here \*

No file chosen

3. Does your community currently regulate development within the floodplain? \*

Yes  No

Upload a copy of your Flood Hazard Area Regulations.  No file chosen

4. Has a current designee from the municipality attended a Fair Housing Training by DHCD or a training approved by DHCD within the past three years? \* If Yes, please verify information has been entered on the "Municipal Policies, Plans and Insurance" page. If no, please see upcoming trainings on our Departments website at: <http://accd.vermont.gov/housing/events>  Yes  No

5. Please have your municipal zoning administrator complete and sign the Municipal Fair Housing Certification form below and upload.

No file chosen \*

[Municipal Grantee Fair Housing Certification](#)

A VCDP grant must go to a municipality or municipalities. Even if an organization or agency sponsors the project and prepares the application, final authority and responsibility rests with the municipality(ies). To be certain that the legislative body understands the obligations it will assume if the application is successful, the appropriate Resolution for VCDP Grant Application Authority must be adopted by the municipality(ies), signed by the legislative body(ies) and the original(s) are uploaded to the application.

The municipality should select the most appropriate Resolution for the VCDP grant application. These forms are available in the online application:

- Single Applicant
- Lead Applicant in a Consortium
- Participating Applicants in a Consortium

**The Legislative Body's Resolution is to certify that it -**

- possesses legal authority to apply for the grant and to administer the program;
- applies for a grant under the terms and conditions of said program and agrees hereby to enter into **Certifications and Assurances found in the Grants Management Guide chapter on the Grant Agreement.**
- has a duly adopted and current Municipal Plan or Community Development Plan and that the project is consistent with the plan;
- has received documentation from the Regional Planning Commission that the project is consistent with the Regional Plan;
- has authorized a designated person to be the Contact Person to provide, on behalf of Applicant, all documents and information necessary for the completion of the application and to provide such coordination as may be necessary for the application; and
- is understood that, if the application is funded, the receipt of CDBG funds, as federal funds passed through the State of Vermont may require that an audit of the Applicant be conducted under the provisions of the Single Audit Act, as amended, and that CDBG funds may be used to fund only a limited portion of the audit cost.

**It is important to note that -**

- The only eligible applicants are Vermont towns, cities (except Burlington), and the incorporated villages chartered to function as general-purpose units of local government.
- By adopting and signing this resolution, the applicant is agreeing, if a grant is received, to comply with and enforce as required all of the laws, rules, executive orders and procedures enumerated in **Certifications and Assurances found in the Grants Management Guide chapter on the Grant Agreement.**
- The municipal plan must be adopted under the provisions of the State's Planning and Development Act (**24 VSA Chapter 117**), must not have expired, and must include provisions covering economic development.
- The community development plan must be adopted by the legislative body after a properly warned public hearing, and notice provided to the planning commission if one exists.
- The implications of your proposal must be considered, and a written statement that the project is not at odds with ongoing regional initiatives must be secured from the regional commission or commissions if the project is in more than one region.
- This provision authorizes the Contact Person identified in the Executive Summary of your application.
- If the expenditure of federal funds during a grantee's fiscal year period is \$750,000 or greater, the Agency will require an A-133 Single Audit. The costs of a Single Audit are eligible VCDP expenditures; however, a Single Audit is only on a pro rata basis. If the expenditure of federal funds during a grantee's fiscal year period is less than \$750,000, the Agency will conduct a Review of Expenditure Documentation at no cost to the grantee.

### **Floodplain Management**

The municipality's Flood Hazard Area Regulations need to be uploaded if they regulate development in the floodplain.

### **Fair Housing**

For VCDP to stay in compliance with HUD's affirmatively further fair housing requirement, VCDP requires municipal grantees that receive CDBG funds to attend an approved Fair Housing Training as a condition of the grant and the training certification is valid for three years for the person who attended. If a municipality has not completed the training at the time of the application being submitted, it will be a condition of the grant award if the application is successful. Municipal Fair Housing Training opportunities can be found on the Departments website at <http://accd.vermont.gov/housing/events>.

The municipality's zoning administrator will be required to complete the **Municipal Grantee Fair Housing Certification** form to be submitted with the application.

### **Public Hearing**

[Screenshot from the Public Hearing Notice form in the Application](#)

### Public Hearing Notice

All of the pages that have been added to this section will appear in a drop down menu in the upper right side of this form opposite the menu bar. Use the GO button next to the drop down menu to navigate between the pages.

The public hearing notice must appear in a newspaper of general circulation in the area **at least 15 days prior to the date the hearing is held** and the public hearing notice must be held at least 5 days before the application is submitted to the Agency.

The TTY# in the print version is for persons who are hearing impaired, for more information go to [www.vermontrelay.com](http://www.vermontrelay.com).

For publication on or before  (mm/dd/yyyy) \*

Public hearing will be held

Time  (hh:mm AM/PM) \*

Date  (mm/dd/yyyy) \*

Street Address  \*

Please identify place and address of where copies of the proposed application will be available  \*

May be viewed during the hours of  \*

Special Accommodations Contact Person  \*

Special Accommodation Number To Contact  (### ### ####) \*

VCDP Funds  \*

Activities  \*

Copy submitted by  \*

Phone  (### ### ####) \*

Send tear sheet to  \*

Participating Grantees for Consortium

The municipality's legislative body must hold at least one public hearing, in an ADA accessible location, to provide residents with an opportunity to learn about the proposal and an opportunity to comment. The Federal Act requires that the development of projects carried out in whole or in part with CDBG funds, must involve citizen participation, especially low- and moderate-income citizen participation.

Complete the information called for on this form and save it. Once you save the information you can use the View PDF button at the top or bottom of your screen. This will create the Public Hearing Notice that can then be emailed or sent via the mail to a newspaper(s) of local circulation. Be sure to allow for the time it may take to have it published. Have the newspaper send a tear-sheet to verify the date of publication and upload a copy of it with your application.

### Notice Requirements

The public hearing must be held at least five days before the application is submitted to the Agency and the hearing notice must appear in a newspaper of general circulation in the area at least fifteen days prior to the date the hearing is held.

Please be sure to properly estimate the amount of CDBG funds you will be seeking. VCDP will require a new notice and hearing if the application amount is more than 10% higher than the warned amount.

*\*Please Note: It is vital that the notice show that the hearing is being warned by the applicant’s Legislative Body (of the lead applicant, in the case of a consortium).*

Specifics for Consortium Projects: Each applicant municipality must hold a public hearing to allow its citizens to learn about the proposed project, ask questions and express their views. Consortium municipalities may hold their own hearing or combine meetings and notices with other consortium members, provided that doing so will comply with the spirit of the requirement and all citizens involved have adequate notice of the hearing and convenient access to its location. All potential member municipalities should be included in the notices even if some are unsure if they will finally become members of the consortium.

### Minutes of the Public Meeting

#### Screenshot from the Minutes of the Public Meeting form in the Application

Please enter the following information regarding the public meeting(s) held and click the SAVE button.

Date Held  (mm/dd/yyyy) \*

Number of Attendees

Location  \*

Hearing Officer  \*

Date Published  (mm/dd/yyyy) \*

Where Published?   \*

Upload a copy of the minutes here  Browse... \*

A copy of the minutes kept at the hearing(s) must be submitted with the application. The minutes should indicate the date, time, and place of the hearing, the list of attendees, a brief description of what was presented and of any discussion that took place. If any written comments were received, this should be noted and copies attached. The minutes should be dated and signed by the recorder and uploaded with the application.

### Copy of the Public Hearing Notice

#### Screenshot from the Copy of the Notice form in the Application

Attach a copy of the notice as it was published in the newspaper. **This must be the tear sheet provided by the newspaper or copy of the newspaper page showing both the notice and date of publication.**

Description  \*

Browse... \*

Be sure to obtain a copy of the tear sheet or page from the newspaper in which the Public Notice was published. Include this with the application either by uploading the document or by mailing it to DHCD.

### **Specifics for Re-Submittal of an Application**

Applicants resubmitting an application for funding under this program should be aware of the following:

- A new public hearing is not required unless 1) more than six months has lapsed between the date of the last public hearing and the application deadline for the cycle under which the application is being resubmitted, 2) the project is significantly different from what was previously proposed, and/or 3) the amount requested is more than 10% higher than the amount in original notice.
- In terms of the application itself, a new application will need to be resubmitted and in some cases new Resolution(s) will need to be executed and submitted.
- If you add/revise anything from the previous application, be sure it is clear what is new and/or changed. It would be best to submit the application with an addendum that has the new information.

## Certification of Program Income/Unrestricted Revenue Available

Screenshot from Certification of Program Income/Unrestricted Revenue Available form in Application

Does the municipality currently have a revolving loan fund funded by previous VCDP or HUD-directed grants? \*  Yes  No

Does the sub-grantee currently have a revolving loan fund funded by previous VCDP or HUD-directed grants? IF yes, click ADD button and complete a form for the sub-grantee's revolving loan fund. \*  Yes  No

**Note: If no to both questions, then completing remainder of the form is not required.**

\*Please note that communities with inactive (as defined by Agency Procedures) VCDP/HUD funded RLF's, must commit at least 20% of the RLF balance on hand when applying for any VCDP Grants. Committed funds may be in the form of a loan or grant to the project. For Planning Grants only, communities with inactive revolving loan funds will be required to commit 20% of the loan funds on hand or \$7,500 (25% of the maximum \$30,000 PG,) whichever is less.

Municipality

Reporting Date  (mm/dd/yyyy)

Check appropriate box  Applicant  
 Lead Applicant (consortium)  
 Participating Applicant (consortium)  
 NCDO/RLF Name

**Income/Revenue Generated From VCDP or HUD Funded Grants**

**Schedule 1 Establishment of the Current Cash Balance**

	Third Previous Fiscal Year	Second Previous Fiscal Year	First Previous Fiscal Year	Current Fiscal Year
(yyyy)	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Opening balance	<input type="text"/>			
Plus total receipts during fiscal year	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Less total outlay during fiscal year	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Ending balance				
Current balance as of				<input type="text"/> (mm/dd/yyyy)

**Schedule 2 Establishment of the amount of Current Cash Balance that is Obligated (A legally committed liability to a third party through a purchase order, executed contract or a loan commitment letter, but not funds reserved or designated for a specific purpose)**

Explanation of Obligation

Amount Obligated

**Determination of what should be considered for use in this application**

Current balance from Schedule 1  
 Less total of all Obligation from Schedule 2  
 Equals the amount potentially available  
 Amount of this that is committed to the proposed project

In addition to providing the current balance of your account, you will also be asked to provide information regarding the following:

- Describe how the funds were used during the past three years. Give the purpose and amounts for each loan or grant.

- Describe the process used to "Obligate" in Schedule 1 from the amounts listed in Schedule 2. Include a copy of loan policies that govern the expenditure of revolving loan funds.
- Explain what loan payments are expected during the term of the proposed project(s), whether there will be balloon payments or other receipts of funds.
- Indicate whether or not there has been any consideration given to selling the loan portfolio on the secondary market. If so, when would that happen?
- Provide an explanation of any portion of the amount potentially available that is not being committed to the proposed project(s).

### **Certification of Program Income/Unrestricted Revenue Availability**

Applicants that have received income from previous VCDP and/or HUD grants must include a history of such receipts for the previous three years, the current balance of such funds and what is anticipated to be received during the course of the proposed program. Describe how the funds are being used and indicate whether the funds are being committed to the proposed activities.

### **Revolving Loan Fund capitalized with VCDP or HUD funds**

If your municipality has ever had one of the below types of grants that generated income, then it is possible that you have a revolving loan fund capitalized with VCDP or HUD funds:

#### **VCDP Grant Types**

- VCDP Implementation Grant (IG)
- VCDP Rapid Response Grant (RR)
- VCDP Community Improvement Grant (CI)
- VCDP Opportunity Program Grant (OP)
- VCDP Rural Development Action Grant (RD)

#### **HUD Direct Grant Types**

- HUD Urban Development Action Grant (UDAG)
- HUD Community Development Block Grant (CDBG)
- HUD Special Purpose Grants

Communities with income generated from previous VCDP or HUD-direct grants must consider using such income (revolving loan funds) for their proposed projects, and must explain any decision not to access such funds for the project. Where such income exists, the failure to apply the resource will bear on the competitiveness of the application. Funds cannot sit idle or be held as an endowment or trust only to earn interest. Inactive VCDP or HUD Revolving Loan funds will be required to contribute 20% of the balance on hand toward the project being considered.

- Keep in mind that only income/repayment from previous grants is reported. It is not prior awards or the amount being applied for nor is it anticipated income from future grants.
- Note: The Chief Executive Officer, by certifying the Executive Summary you are attesting to the completeness and accuracy of program income/unrestricted revenues information provided.

All municipalities – including all municipalities in a consortium application – must complete the Certification of Program Income/Unrestricted Revenue form within the application, whether or not they have received a grant under the VCDP or HUD programs.

## Application Attachments

### Screenshot from Application Attachments form in Application

To upload more than 1 document per subject area use the Document Name field and Browse below. More will be provided once the page is saved.

For specific information about each of the attachments refer to the [VCDP Application Instructions](#) and [Program Guide](#).

Local Bond Support \*

Browse...  N/A

Public Service documentation \*

Browse...  N/A

One for One Replacement Plan \*

Browse...  N/A

Market Study \*

Browse...  N/A

Option Agreement/Other evidence of site control \*

Browse...  N/A

Proposed/Executed Lease \*

Browse...  N/A

Document Name

Document Name

Document Name

Document Name

Document Name

### Local Bond Support

Provide an analysis from a knowledgeable source — bond council, accountant, etc. — of the ability of the municipality(ies) involved with the proposed project to assume bonded debt as a way to provide local funding.

## Public Service Documentation

Applicants must provide documentation that a public service proposal is a new or increased service above and beyond that which has been available in the applicant municipality(ies).

## URA/One for One Replacement Plan

The federal Uniform Relocation Act (the “URA”) requires the VCDP and grantees to minimize the hardship of persons and to ensure the fair and equitable treatment of persons who are displaced as a result of federally-assisted projects designed for the benefit of the public as a whole.

The URA is a very complicated federal statute, and if you answer yes to any of the following questions, you need to become knowledgeable in the requirements of the statute.

- Does the project involve or have the potential to involve the acquisition, rehabilitation, demolition or conversion of real property?
- Are there tenants or other occupants, including businesses that will be affected by the project? If so, they must be notified of the proposed project in accordance with requirements of the federal Uniform Relocation Act.
- Do the tenants or other occupants need to be relocated, either permanently or temporarily?
- Will there be a reduction of the number of housing units and/or bedrooms because of this project? If so, you likely will need to develop and submit a 1:1 Replacement Plan for approval with the application.

Please read through the federal regulations provided in **Federal Regulations 24 CFR Part 42, Displacement, Relocation Assistance and Real Property Acquisition** for definitions and the basic rules for compliance. Please also contact your **CD Specialist** and review the **HUD Handbook 1378**. This handbook provides a guide for compliance with the URA.

## Market Study

A full independent market study is required with the application. For applications utilizing the allocated (9%) Low Income Housing Tax Credits (LIHTC) the market study should meet **Vermont Housing Finance Agency** standards. All other housing projects should submit a market study; however, this requirement may be waived by the VCDP for cause based on specific project circumstances.

## Option Agreement/Other Evidence of Site Control

Applications for any implementation grant where site control is necessary for the activity to be undertaken must include evidence of site control such as an option agreement, ownership (title), a right-of-first-refusal. Applicants may not enter into a purchase and sale agreement prior to receiving an Environmental Review Release letter. For additional guidance see the **Sample Option Agreement** document located in the Environmental Review section of forms and sample documents.

## Proposed or Executed Lease

If the project involves the lease of a property, a copy of the proposed or existing lease should be included as part of the application. A proposed lease cannot be executed until after the Environmental Review Release is received.

## Viewing Your Completed Application

Screenshot of Management Tools menu – Create Full Print Version PDF

**VCDP Application Menu - Management Tools**

The menu below contains links to the tools that can be used to manage this document. See the description below each link for more detail.

Document Information: [IG-2016-Pownal-00003](#)

[Details](#)

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### Management Tools

**CREATE FULL PRINT VERSION**  
Select the link above to create a printable version of the document.

**CREATE FULL BLANK PRINT VERSION**  
Select the link above to create a blank printable version of the document.

**ADD/EDIT PEOPLE**  
Select the link above to perform actions such as adding people, changing a security role, or altering people's active dates on this document.

**STATUS HISTORY**  
Select the link above to view the status history of this document.

**CHECK FOR ERRORS**  
Select the link above to check the entire document for errors.

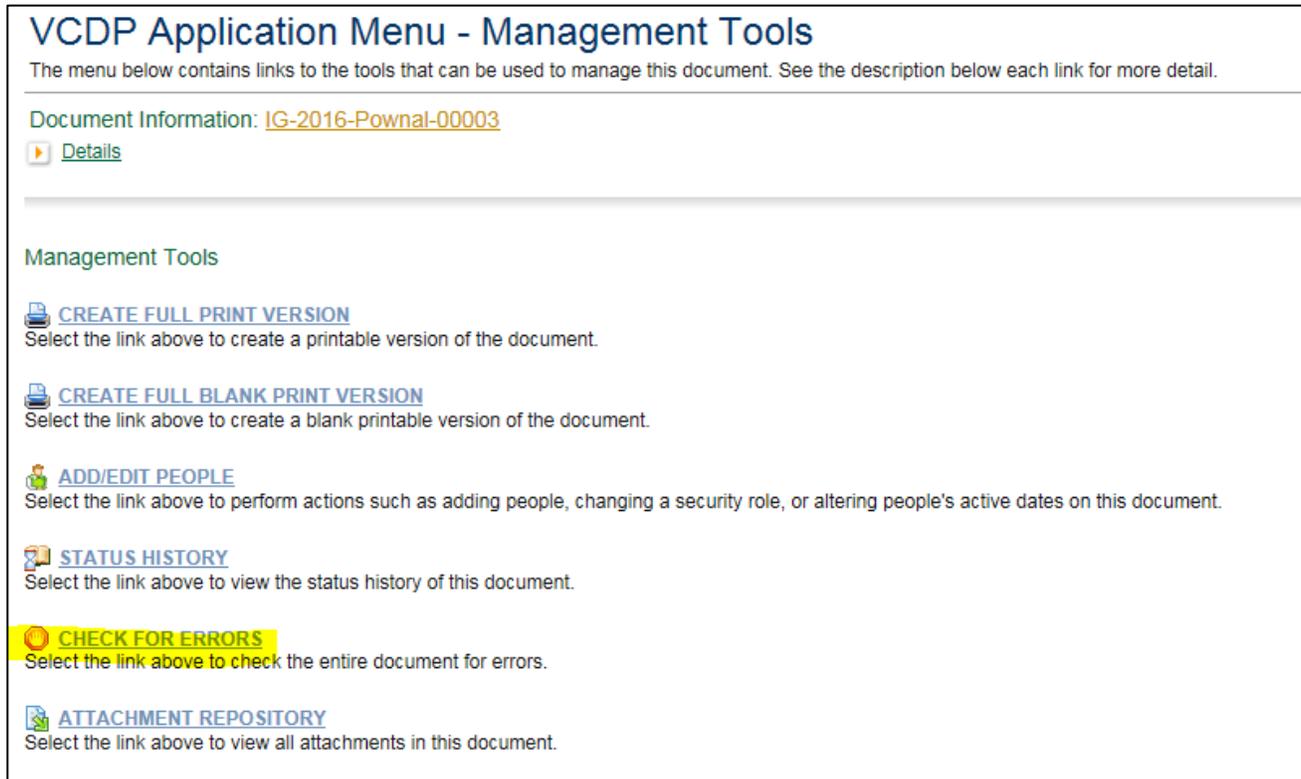
**ATTACHMENT REPOSITORY**  
Select the link above to view all attachments in this document.

Once you have completed your application, you have the option of viewing it in a PDF Format. To view a PDF of your application, go to the Management Tools menu and click Create Full Print Version link. A new window will open. Click Open or Save PDF.

**\*Please Note:** *The Budget Summary and uploaded Attachments will not appear in the PDF. Your PDF will contain application pages only. To view the budget summary, see the How to Create a Budget Summary section of this document.*

## Checking for Errors

### Screenshot of Management Tools menu - Check for Errors



You may check your document for submission errors throughout the writing process. This error checking option will alert you if there are any required items that are missing from your application.

Go to the Management Tools section and click Check for Errors. A list of Errors will appear. You can click the highlighted title to go directly to the page with errors. Once you make corrections, click the Save button.

If there are any missing required items, the system will not allow you to submit an application. Error Checking will help minimize the possibility of receiving error messages at the time of submission. If you have any questions about error messages that you are receiving, please contact your **CD Specialist**.