

Vermont Housing Improvement Program - All Iterations

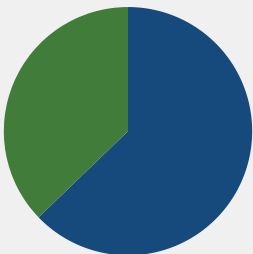
November 8, 2025
Questions? VHIP@vermont.gov

Since 2020, the Vermont Housing Improvement Program (VHIP) has created new affordable housing units. Administered by Vermont's five regional Homeownership Centers, these units serve Vermont's most vulnerable populations, including people exiting homelessness, refugees, survivors of domestic abuse, and people exiting foster care and incarceration. The program has gone through multiple iterations since its creation, but the commitment to expand the affordable housing stock for a minimal public investment has remained.



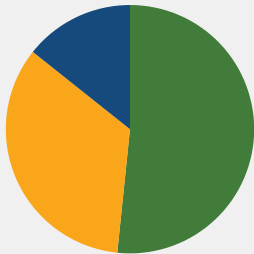
Multi-family unit on a busy road in Rutland.

Upcoming



379

Completed



734

\$43.2M

Total Granted

\$36.4M

Estimated Property Owner Investment

6,745

Years of Affordability

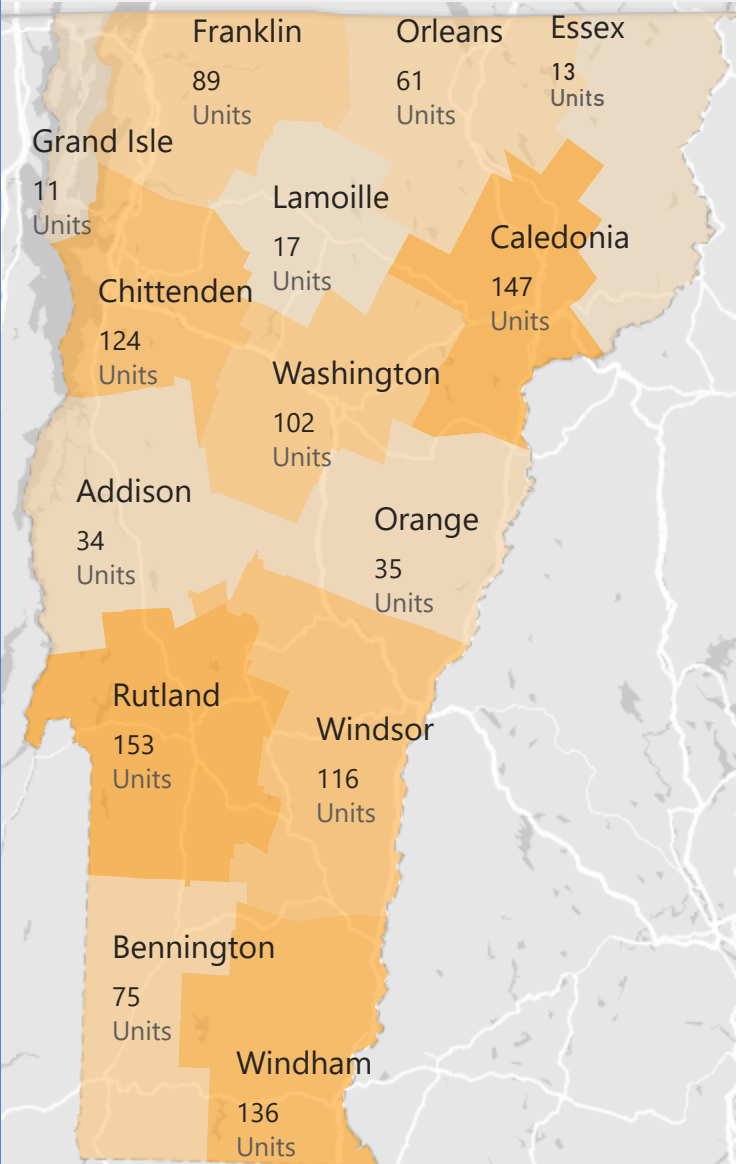
1,113

Units Funded

\$39K

Average Award per Unit

Completed & Upcoming

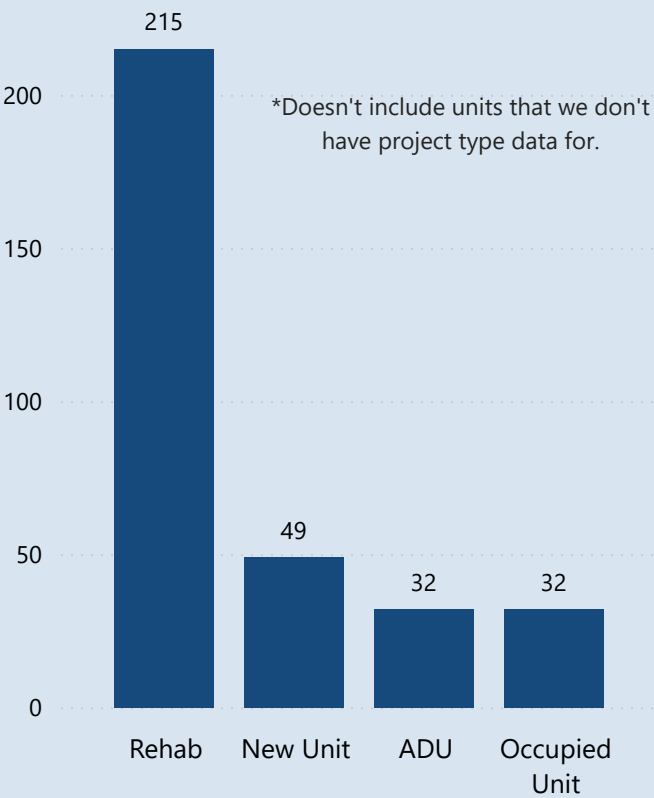


Vermont Housing Improvement Program 2.0

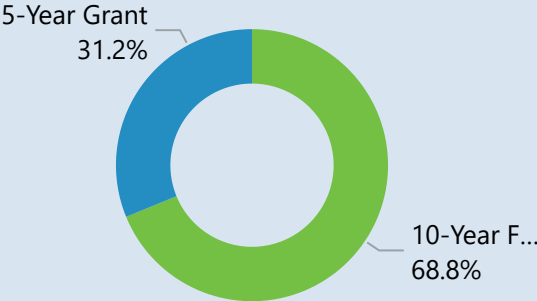
November 8, 2025
Update Date

Building on the insights from previous iterations, VHIP 2.0 enhances the commitment to expanding affordable housing by introducing limited new construction awards and a 10-year forgivable loan option, complementing the existing 5-year grants. The new option incentivizes landlords to rent units at fair market prices, without requiring referrals from Coordinated Entry Organizations. VHIP 2.0 is funded by State General Funds.

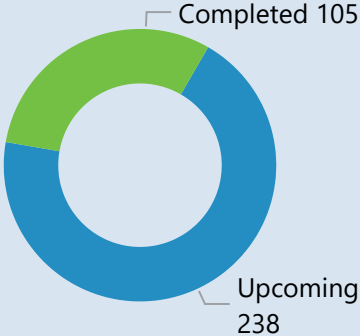
Units by Project Type



Units by Compliance Period



Units by Status



10-Year Forgivable Loan

5-Year Grant



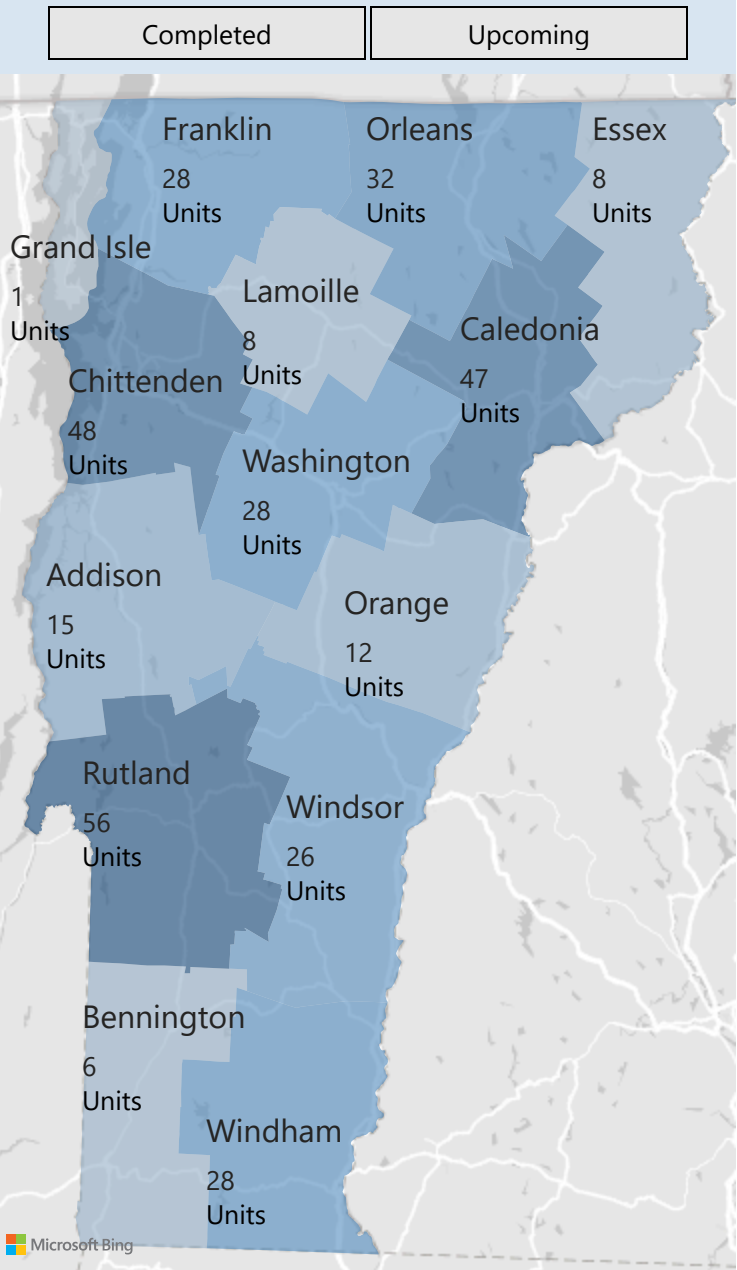
\$15.2M
Total Granted

\$13.1M
Property Owner Investment Est.

2,895
Years of Affordability

343
Units Funded

\$44K
Average Award per Unit

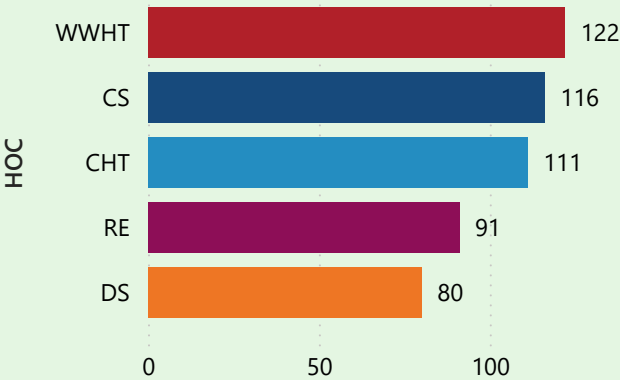


Vermont Housing Improvement Program 1.0

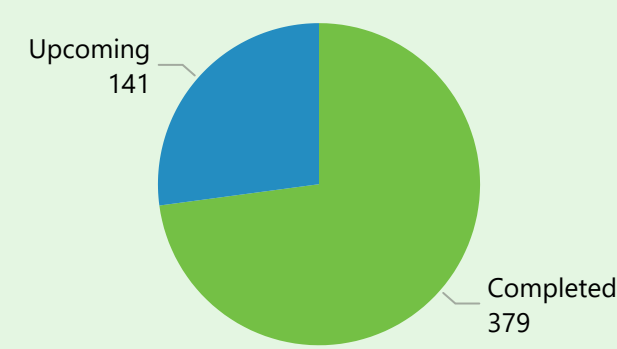
November 8, 2025
Update Date

VHIP 1.0 aims to tackle two key challenges in the state: the decline in rental unit quality and the difficulty homeless assistance programs face in securing suitable housing for clients. This version of the program includes a 5-year compliance period, requiring projects to uphold HUD Fair Market Rents and collaborate with Coordinated Entry Lead Organizations to find suitable tenants transitioning from homelessness (ADUs are exempt). VHIP 1.0 is financed by State Fiscal Recovery Funds.

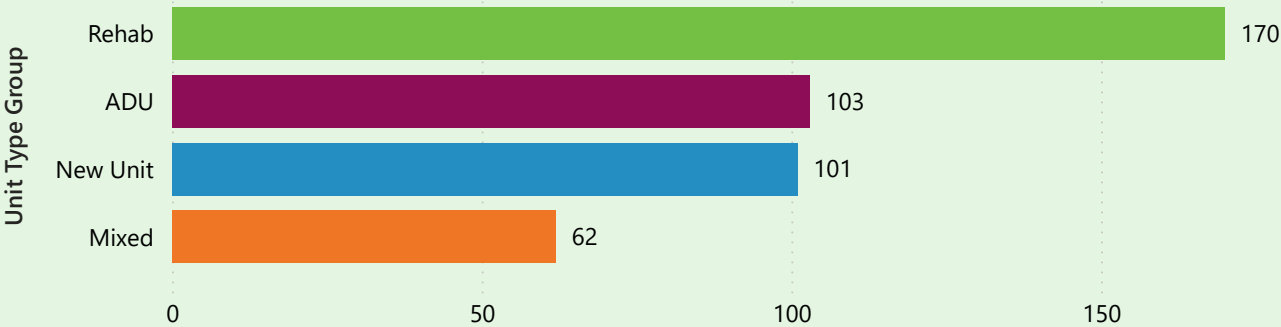
Units by HOC



Units by Status



Units by Project Type



*Does not include units that we do not have project type data for.



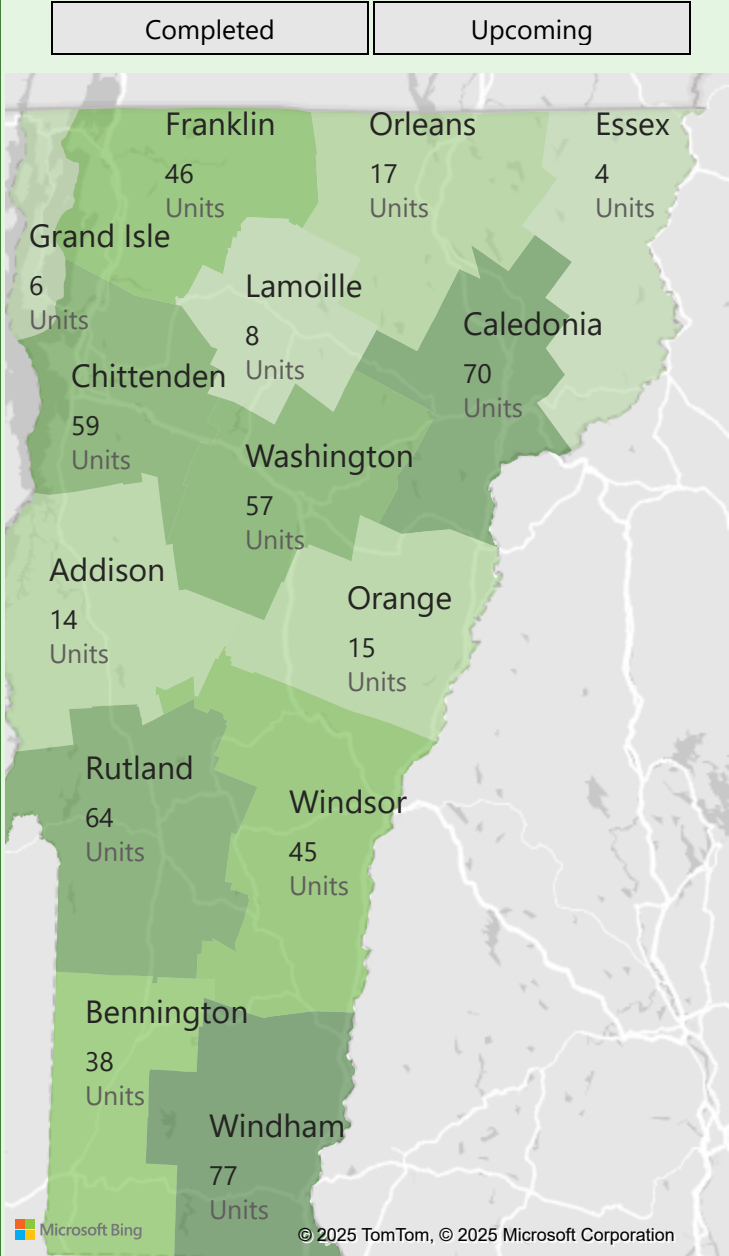
\$21.6M
Total Granted

\$22.0M
Property Owner Investment Est.

2,600
Years of Affordability

520
Units Funded

\$42K
Average Award per Unit



All Iterations

November 8, 2025
Update Date

Completed Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	15	26	1,037,177.00
Bennington	36	71	2,323,563.00
Caledonia	53	103	3,633,622.06
Chittenden	55	69	2,729,493.47
Essex	5	8	245,000.00
Franklin	30	65	2,200,996.85
Grand Isle	5	9	357,000.00
Lamoille	10	17	580,590.00
Orange	12	21	886,949.83
Orleans	20	32	1,199,458.00
Rutland	46	88	3,067,063.00
Washington	42	72	2,590,520.44
Windham	28	73	2,430,365.42
Windsor	43	80	2,634,648.29
Total	400	734	25,916,447.36

Ongoing Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	5	8	340,000.00
Bennington	3	4	140,000.00
Caledonia	20	44	2,020,000.00
Chittenden	35	55	2,299,764.00
Essex	3	5	210,000.00
Franklin	15	24	1,140,000.00
Grand Isle	2	2	100,000.00
Orange	7	14	630,000.00
Orleans	14	29	1,185,000.00
Rutland	21	65	3,030,000.00
Washington	21	30	1,560,000.00
Windham	28	63	2,970,000.00
Windsor	21	36	1,650,000.00
Total	195	379	17,274,764.00

Completed Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	90	143	5,287,490.32
CS	97	185	6,427,803.00
DS	66	114	4,174,939.69
RE	76	139	4,961,200.64
WWHT	71	153	5,065,013.71
Total	400	734	25,916,447.36

Ongoing Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	52	81	3,539,764.00
CS	29	77	3,510,000.00
DS	28	44	2,190,000.00
RE	37	78	3,415,000.00
WWHT	49	99	4,620,000.00
Total	195	379	17,274,764.00

\$43.2M

Total Granted

1,113

Total Units

\$36.4M

Estimated Property Owner Investment

379

Upcoming Units

\$39K

Average Award per Unit

734

Units Complete

93%

Sucessfully Placed Tenants

12.4

Average of Months to Completion

Unit Type Group

ADU	Mixed	New Unit	Occupied Unit	Rehab	Structural
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Compliance Period

10-Year Forgivable Loan	5-Year Grant
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Completed Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	2	9	290,000.00
Bennington	2	3	150,000.00
Caledonia	16	22	910,189.00
Chittenden	10	11	510,000.00
Essex	1	3	75,000.00
Franklin	7	11	460,134.00
Lamoille	2	8	240,000.00
Orange	3	3	150,000.00
Orleans	4	6	280,000.00
Rutland	4	5	194,000.00
Washington	9	13	532,324.00
Windham	1	4	200,000.00
Windsor	5	7	350,000.00
Total	66	105	4,341,647.00

Ongoing Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	3	6	240,000.00
Bennington	2	3	110,000.00
Caledonia	13	25	1,260,000.00
Chittenden	22	37	1,509,019.00
Essex	3	5	210,000.00
Franklin	11	17	790,000.00
Grand Isle	1	1	50,000.00
Orange	5	9	380,000.00
Orleans	12	26	1,035,000.00
Rutland	14	51	2,430,000.00
Washington	12	15	870,000.00
Windham	15	24	1,160,000.00
Windsor	13	19	820,000.00
Total	126	238	10,864,019.00

Completed Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	17	22	970,134.00
CS	8	17	634,000.00
DS	14	24	922,324.00
RE	21	31	1,265,189.00
WWHT	6	11	550,000.00
Total	66	105	4,341,647.00

Ongoing Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	34	55	2,349,019.00
CS	19	60	2,780,000.00
DS	17	24	1,250,000.00
RE	28	56	2,505,000.00
WWHT	28	43	1,980,000.00
Total	126	238	10,864,019.00

\$15.2M

Total Granted

343

Total Units

\$13.1M

Estimated Property Owner Investment

238

Upcoming Units

\$44K

Average Award per Unit

105

Units Complete

98%

Sucessfully Placed Tenants

6.0

Average of Months to Completion

Unit Type Group

ADU	New Unit	Occupied Unit	Rehab	Structural
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Compliance Period

10-Year Forgivable Loan	5-Year Grant
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Completed Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	10	12	600,000.00
Bennington	18	37	1,449,396.00
Caledonia	22	51	1,833,450.00
Chittenden	31	41	1,806,000.00
Essex	3	4	140,000.00
Franklin	10	39	1,340,000.00
Grand Isle	2	5	250,000.00
Lamoille	7	8	310,590.00
Orange	5	10	500,000.00
Orleans	10	14	559,458.00
Rutland	22	50	2,134,974.00
Washington	22	42	1,605,000.00
Windham	14	38	1,610,240.00
Windsor	18	28	1,080,000.00
Total	194	379	15,219,108.00

Completed Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	43	85	3,396,000.00
CS	50	99	4,184,370.00
DS	34	60	2,415,590.00
RE	35	69	2,532,908.00
WWHT	32	66	2,690,240.00
Total	194	379	15,219,108.00

Ongoing Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	2	2	100,000.00
Bennington	1	1	30,000.00
Caledonia	7	19	760,000.00
Chittenden	13	18	790,745.00
Franklin	4	7	350,000.00
Grand Isle	1	1	50,000.00
Orange	2	5	250,000.00
Orleans	2	3	150,000.00
Rutland	7	14	600,000.00
Washington	9	15	690,000.00
Windham	13	39	1,810,000.00
Windsor	8	17	830,000.00
Total	69	141	6,410,745.00

Ongoing Projects by HOC

HOC	Projects	Units	Amount Granted
CHT	18	26	1,190,745.00
CS	10	17	730,000.00
DS	11	20	940,000.00
RE	9	22	910,000.00
WWHT	21	56	2,640,000.00
Total	69	141	6,410,745.00

\$21.6M

Total Granted

520

Total Units

\$22.0M

Estimated Property Owner Investme...

141

Upcoming Units

\$42K

Average Award per Unit

379

Units Complete

88%

Sucessfully Placed Tenants

11.1

Average of Months to Completion

Unit Type Group

ADU	Mixed	New Unit	Rehab
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Projects by County

COUNTY	Projects	Units	Amount Granted
Addison	3	5	147,177.00
Bennington	16	31	724,167.00
Caledonia	15	30	889,983.06
Chittenden	14	17	413,493.47
Essex	1	1	30,000.00
Franklin	13	15	400,862.85
Grand Isle	3	4	107,000.00
Lamoille	1	1	30,000.00
Orange	4	8	236,949.83
Orleans	6	12	360,000.00
Rutland	20	33	738,089.00
Washington	11	17	453,196.44
Windham	13	31	620,125.42
Windsor	20	45	1,204,648.29
Total	140	250	6,355,692.36

\$6.4M

Total Granted

\$25K

Average Award per Unit

98%

Sucessfully Placed Tenants

250

Total Units

Projects by HOC

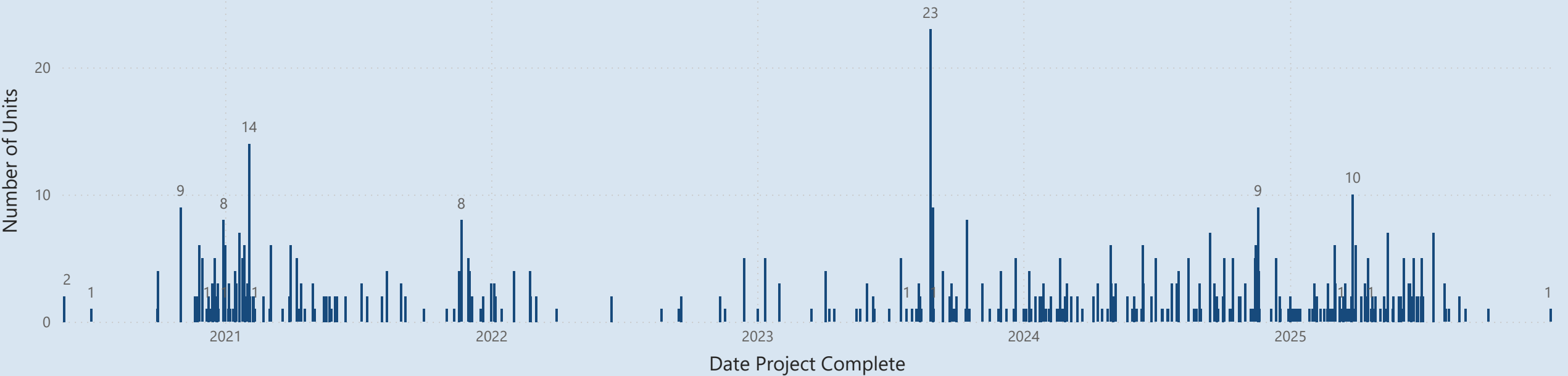
HOC	Projects	Units	Amount Granted
CHT	30	36	921,356.32
CS	39	69	1,609,433.00
DS	18	30	837,025.69
RE	20	39	1,163,103.64
WWHT	33	76	1,824,773.71
Total	140	250	6,355,692.36

\$1.3M

Estimated Property Owner Investment

Based on 20% match requirement since we don't have estimated project costs.

Completion Date



End of Compliance Period

