

Topic:	Affordable Housing; Incentive Zoning; Density Regulations
Resource Type:	Regulations
State:	Vermont
Jurisdiction Type:	Municipal
Municipality:	Town of Braintree
Year (adopted, written, etc.):	Unknown
Community Type - applicable to:	Suburban; Rural
Title:	Town of Braintree Affordable Housing Ordinance
Document Last Updated in Database:	April 6, 2017

Abstract

Chapter 5.18 of the Braintree, Vermont, Zoning Ordinance establishes that housing is affordable when households spend no more than one-third of their incomes on housing costs. The chapter allows density zoning incentives.

Resource

Braintree, VT, Zoning Ordinance, Article V, Chapter 5.18.

5.18 AFFORDABLE HOUSING

Housing is affordable when households with incomes below the county median pay no more than 30% of their income on housing costs. Housing costs for renters are: rent and utilities (including heat, hot water, trash, and electric). Housing costs for homeowners are principal, interest, property taxes and property insurance. Affordable housing should remain affordable perpetually by guaranteeing owners a modest return but assuring future renters/owners affordability.

Affordable Housing may be permitted in some locations by the Planning Commission Requirements equal to Village District Requirements may be permitted if suitable sewer and water systems can be shown to be feasible. The Planning Commission may permit an overall parcel density as much as 100% over the density normally permitted in the District. Affordable Housing units shall not exceed 50% of the total housing units proposed to be constructed.