McKnight Lane is a new net zero energy, affordable rental housing community under development in Waltham and Vergennes. Opening is anticipated in October 2016. McKnight Lane will offer 14 affordable homes for rent; 12 are two-bedroom homes and two are three-bedroom homes. Rents are below market and will serve households below 60% of Area Median Income. Amenities include new energy efficient appliances including washers and dryers in each home, parking, and location in a nice residential neighborhood. Two homes are fully ADA accessible, and all homes incorporate universal design principles. The homes are manufactured in Vermont, exceed Vermont’s High Performance Home standard, and are solar powered. Rent will include heat, air conditioning, hot water, laundry and electricity.

McKnight Lane is located at Maple Street Extension in Waltham.

McKnight Lane is owned by a tax credit limited partnership with Addison County Community Trust (ACCT) as its General Partner. The property will be managed by ACCT. Pill Maharam Architects and Otter Creek Engineering provided architectural and engineering services. Champlain Construction is the site work general contractor, and VERMOD is the home manufacturer.

Funding totaling more than $3.6 million was raised from numerous sources to cover development costs. The Vermont Housing Finance Agency allocated Federal Housing Credits. People’s United Bank invested in the Federal Housing Credits and provided the construction financing. Other critical funding came from the Vermont Community Development Program, HOME Investment Partnership, the Vermont Housing and Conservation Board, Efficiency Vermont, the Clean Energy Development Fund, VLITE, and the National Association of Realtors. Financial and in-kind support was provided by Clean Energy Group and the City of Vergennes, and in kind support was provided by the Town of Waltham. Vermont Community Loan Fund provided pre-development financing, and additional funding for early site-work was provided by the Department of Environmental Conservation and the Agency of Commerce and Community Development.

**McKnight Lane Waltham, VT**

**What:** McKnight Lane is a new net zero energy, affordable rental housing community under development in Waltham and Vergennes. Opening is anticipated in October 2016. McKnight Lane will offer 14 affordable homes for rent; 12 are two-bedroom homes and two are three-bedroom homes. Rents are below market and will serve households below 60% of Area Median Income. Amenities include new energy efficient appliances including washers and dryers in each home, parking, and location in a nice residential neighborhood. Two homes are fully ADA accessible, and all homes incorporate universal design principles. The homes are manufactured in Vermont, exceed Vermont’s High Performance Home standard, and are solar powered. Rent will include heat, air conditioning, hot water, laundry and electricity.

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**Permanent Funding Sources**

<table>
<thead>
<tr>
<th>Source</th>
<th>Amount</th>
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</thead>
<tbody>
<tr>
<td>People’s United Bank Tax Credit Equity</td>
<td>$2,135,000</td>
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<tr>
<td>Vermont Community Development Program</td>
<td>$498,000</td>
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<tr>
<td>HOME Investment Partnership</td>
<td>$440,000</td>
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<tr>
<td>Vermont Housing &amp; Conservation Board</td>
<td>$370,000</td>
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<td>Efficiency Vermont</td>
<td>$119,000</td>
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<td>Clean Energy Development Fund</td>
<td>$60,480</td>
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<tr>
<td>VLITE</td>
<td>$50,000</td>
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<td><strong>TOTAL</strong></td>
<td><strong>$3,672,480</strong></td>
</tr>
</tbody>
</table>

For information please contact:
Addison County Community Trust
(802) 877-2626 - www.addisontrust.org

Cathedral Square
Development Partner
High Performance VERMOD Homes, Made in Vermont

Solar Powered
Each home produces its own electricity with a 6-kW rooftop solar system

Super-insulated
Extra insulation surrounds the home like a thick blanket reducing energy loss

Healthy Materials
Low off-gassing materials keep pollutants out of the air

Fresh Air
Fresh, filtered air keeps the home healthy and reduces pollutants that cause allergies and asthma

Windows
Triple-pane windows are air tight and keep warmth in

Heating & Cooling
Cold-climate heat pumps use electricity to efficiently heat and cool the home

Appliances & Lighting
ENERGY STAR® certified lighting and appliances are durable and energy efficient

For more information: www.vermodhomes.com

Solar & Battery Storage System

Solar PV System
Each home has a 6-kW rooftop solar photovoltaic (PV) system to power energy needs. The homes are designed to have net zero energy costs.

Smart Solar Energy Storage System
Each home features a sonnen eco 6kWh AC battery for energy storage. During a grid outage, the smart energy storage system automatically disconnects from the grid, allowing the solar panels and batteries to provide resilient power to the home. Solar panels can continue to produce energy to replenish the batteries for continuous backup power. The smart energy storage system automatically reconnects to the grid when grid power is restored and then uses the solar panels to recharge the batteries.

Project Support
This is the first resilient zero-energy housing development in a rural community for low-income residents. Support for the Solar Battery Storage System was provided by: Green Mountain Power; sonnen; Efficiency Vermont; High Meadows Fund and the Vermont Community Foundation Sustainable Future Fund through Clean Energy Group; In kind support from Clean Energy States Alliance.

For more information: www.resilient-power.org and https://sonnen-batterie.com/