

Jackson/Teton County Affordable Housing Department Housing Supply Plan 2017-2022 Summary Draft August 2017 "Stabilizing our community by providing healthy housing solutions"

Jackson/Teton County has a goal of creating a good Quality of Life. Having enough housing for workers is one measure of a good Quality of Life. The County also has goals to have a healthy Natural Environment and to Manage Growth in Jackson/Teton County.

Jackson/Teton County has set a Quality of Life goal.

GOAL: 65% of workers in Jackson/Teton County LIVE in Jackson/Teton County.

Currently:

- --25,723 people WORK in Jackson/Teton County
- --58% of workers LIVE in Jackson/Teton County
- --42% of workers TRAVEL to work from Idaho, Lincoln County and Sublette County

TO MEET OUR GOAL: About 280 housing units for rent and to own need to be built every year.

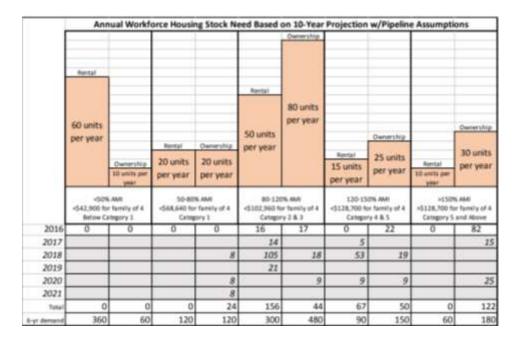
2016 new housing units built for workers: 137

- --82 units were affordable for a family of 4 earning more than \$128,700 per year.
- -- 0 units were affordable for a family of 4 earning less than \$102,960 per year.

2018 estimated new housing built for workers: 203

- --72 units will be affordable for a family of 4 earning less than \$128,700.
- --123 units will be affordable for a family of 4 earning less than \$102,960.
- --8 units will be affordable for a family of 4 earning less than \$68,640.

WHAT DO WE NEED TO MEET THE GOAL THROUGH 2021?



WHAT IS THE PLAN TO MEET OUR GOAL?

- 1. Develop land owned by Jackson and Teton County for new housing units for workers to rent and own.
 - Proposed projects in 2017/2018 on land owned by Jackson/Teton County:
 - --174 N. King Street (where Jackson Hole Children's Museum is located)
 - --255 & 257 West Kelly Ave, 360 & 380 South Jackson Street (near the Brew Pub)

Future projects 2018-2021 on land owned by Jackson/Teton County:

- --North Kennel Lane (near Moose Wilson Road)
- --Karns Meadow Tract 4 on Flat Creek Drive (above the Fairgrounds)
- --455 Vine Street (near Snow King Resort)
- --105 Mercill Ave (next to the new Children's Learning Center)
- --625 W. Broadway Ave Jackson/Teton County partner with private landowner (near Staples)
- 2. a. Create programs and funds to preserve/improve existing worker housing.
 - b. Help private builders with road, water, infrastructure costs so they can build more housing.
- 3. a. Educate tenants and landlords in English and Spanish.
 - b. Improve the Housing Department's homeowner and home finance education information.
- 4. a. Update land rules between now and summer 2018 for how much and where housing for workers will be built.
 - --These rule updates are referred to as "Zoning Updates," "Housing Requirements," and "Town Parking Study."
- 5. a. Advise employers and businesses on creating more housing units for workers to rent and own.
 - b. Create tax benefits for landowners to create housing that for many years will be specifically for workers.

YOUR TURN

What Can I Do in September?

Comment on the Housing Supply Plan until September 26.

The Mayor, Town Council and County Commissioners want your feedback on the Housing Supply Plan.

- --Email a letter to electedofficials@townofjackson.com and commissioners@tetonwyo.org.
- --Speak at the Joint Information Meeting, 200 South Willow Street, on October 2 at 3pm.

Share with them:

- -What is your housing situation?
- -What is your personal housing goal?
- -What kind of housing would meet the needs of you, your family, friends and neighbors?
- -How does the Housing Supply Plan help you, your family, friends and neighbors?
- -What is missing in the Housing Supply Plan that could help you and others in the community more?

What Can I Do in October?

Attend the Housing Requirements Community Meeting in English on October 9 and in Spanish on October 2 at 6pm.

In October, Jackson and Teton County want your feedback on who should pay to build affordable housing and who can live in Jackson/Teton County affordable housing.

Share with them:

- -Who should pay to build affordable housing?
- -Who should be able to live in Jackson/Teton County affordable housing?
- -How much should it cost for someone to live in affordable housing?

What Can I Do in November?

Attend the Land and Parking Rules Community Meeting in English on November 8 and in Spanish on November 6 at 6 pm.

In November, Jackson and Teton County want your feedback on how much and where housing for workers should be built.

Share with them:

- -Should we allow more homes and apartments to be built in Jackson? What kinds of housing?
- -Should we reduce the number of parking spaces we require for homes and businesses so more space can be used to build affordable housing?