

	Resolution No.
BY THE COUNCIL:	BISTERFELDT, CLEGG, EBERLE, JORDAN, TIBBS AND SHEALY

**A RESOLUTION OF THE BOISE CITY COUNCIL, BOISE, IDAHO,
SUPPORTING THE DEVELOPMENT OF A WORKFORCE HOUSING PLAN,
THE DEVELOPMENT OF WORKFORCE HOUSING STRATEGIES AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, Boise grew at a slightly slower pace of _____ in 2006 compared with 2004, but faster than the national average and inflation of _____ ;

WHEREAS, Idaho ranks third nationally in house price appreciation for the period ended June 2006;

WHEREAS, Boise ranks second nationally for housing price growth with a 29 percent increase in housing prices for the period ending June 2006;

WHEREAS, Boise ranks 141st nationally with per capita income of \$31,569, which is below the national average for U.S. metro areas that average \$34,586;

WHEREAS, From 2000 to 2004, the median home price in Boise increased _____ percent, to \$ _____, while the median household income rose only _____ percent, to \$ _____;

WHEREAS, Sound land use planning policies and planned growth activities contribute to the local housing supply and demand for housing across the City and the Treasure Valley;

WHEREAS, Recent trends in housing costs has made it difficult for police, firefighters, teachers, nurses, service providers and government workers to live close to their place of employment in downtown Boise, as well as other areas of the city of Boise;

WHEREAS, Through a combination of forces including rapidly rising land prices, construction cost increases, as well as, slow wage growth and declining real income it has made it difficult for hardworking families to pay for the necessities of life, such as food, utilities, clothing and medicines after paying their monthly rent;

WHEREAS, Working families having safe, decent and affordably priced housing in stable neighborhoods is advantageous for personal success in school and work and is therefore a prerequisite for the economic success of our community;

WHEREAS, Boise can look to other regional western cities for models of innovation and successful approaches to producing workforce housing to meet the needs of families;

WHEREAS, Meeting the housing needs of working families through well designed, quality built housing and apartments leads to stable, mixed income, diverse neighborhoods and adds to the economic vitality of the community;

WHEREAS, The Boise Smart City Initiative envisions downtown Boise as a vibrant urban village –where there is a lively mixture of housing, workplace, restaurants retail, cultural and educational activities and social spaces.

WHEREAS, The initiative recommended Boise “support a diverse housing mix with public intervention and provide a true variety of housing choices, especially in the affordable and market-rate range.”

WHEREAS, The Workforce Housing Advisory Task Force established by the Capital City Development Corporation Board of Directors laid the groundwork in addressing the complex and important issues of workforce housing and downtown redevelopment and revitalization

WHEREAS, There is a need to act on the recommendations of the Workforce Housing Advisory Task Force by identifying positive solutions to the issue of workforce housing, separate and apart from the issue of affordable housing; and

WHEREAS, The [Mayor] [City Council] finds it imperative that key stakeholders study workforce housing issues and recommend options for addressing these issues.

NOW, THEREFORE, be it resolved that the Boise City Council is committed to working with other workforce housing stakeholders to share best practices and develop workforce housing policies that address the availability and affordability of workforce housing in Boise. Also, the city council will work to develop workforce housing strategies that address the following:

1. An evaluation of workforce housing needs, identifying the mix, cost and availability of housing to support workers.
2. An evaluation of comprehensive plan policies/development and zoning practices to increase the availability of workforce housing.
3. The need for and availability of adequate public transportation services to provide a means for people to travel between their place of residence and place of work.
4. The availability of affordable rental housing to provide workforce housing options for those who are unable to purchase a home.

ADOPTED by the City Council of the City of Boise, Idaho, this 30th day of January, 2007.

APPROVED by the Mayor of the City of Boise, Idaho, this 30th day of January, 2007.

ATTEST:

Annette P. Mooney
City Clerk

APPROVED:

David H. Bieter
Mayor

DRAFT