



CAST Member Housing Goals January 2023 (26 responses)

1. Housing Plan Documents

ASPEN:

2022-2026 Affordable Housing Strategic Plan

<https://aspen.gov/DocumentCenter/View/8923/COA-Housing-StrategicPlan-May2022-Spread-LowRes>

AVON:

2021 Avon Community Housing Plan

<https://avon.org/DocumentCenter/View/21702/2021-Community-Housing-Plan-1>

BASALT:

Housing Plan is interspersed in the Town's 2020 Master Plan

[Basalt-Master-Plan-4-16-2020](#)

BRECKENRIDGE:

Workforce Housing 5 Year Blueprint established goals for the next 5 years.

https://www.townofbreckhousing.com/files/ugd/05acef_11f057b5b5f145f0a055717c039b8a89.pdf

CARBONDALE:

Community Housing Plan (on file)

DURANGO:

Durango Housing Plan (January 2018)

<https://www.durangogov.org/DocumentCenter/View/22974/DURANGO-HOUSING-PLAN-PDF?bidId=>

ESTES PARK:

Housing Needs Assessment and Strategic Plan

[Estes Valley Housing Needs Assessment and Strategic Plan](#)

FRISCO:

Do not currently have a published Housing Plan. Have Strategic Plan goals that focus on increasing housing availability for full-time residents. The Town has developed a series of internal documents to support this effort, including a 10- year Housing financial pro-forma.

GRANBY:

Fraser River Valley Housing Partnership-Needs Assessment

<https://frvhp.com/housing-needs-assessment>

Overview of our Granby community housing project

https://www.townofgranby.com/vertical/sites/%7B89161B06-4754-446C-B6BF-16585CE8AB42%7D/uploads/Granby_Workforce_Housing_Layout_and_Info.pdf

GUNNISON COUNTY

Gunnison Valley Housing Market Update

https://www.gunnisoncounty.org/DocumentCenter/View/13051/GVRHA_Housing_Market_Update_May2021?bidId=

JACKSON:

[2015 Workforce Housing Action Plan](#)

[Housing Supply Plan – updated annually in April](#)

MOAB:

Moab Area Affordable Housing Plan

<https://moabcity.org/DocumentCenter/View/1647/2017-Affordable-Housing-Plan?bidId=>

MOUNTAIN VILLAGE:

Community Housing Inventory Spring 2022

<https://townofmountainvillage.com/community/housing/community-housing/>

OURAY:

Housing Analysis in process

Community Plan

<https://cms5.revize.com/revize/ourayco/City%20of%20Ouray%20Community%20Plan%20-%20Adopted.pdf>

PAGOSA SPRINGS:

Roadmap to Affordable Housing

<https://pagosasprings.civicweb.net/filepro/documents/65733/?preview=65735>

PARK CITY:

2022 Moderate Income Housing Plan

<https://www.parkcity.org/home/showpublisheddocument/72566/637985772391500000>

ROUTT COUNTY:

Addressed in Master Plan. Chapter 4 Growth , Land Use and Infrastructure and Chapter 6, Housing and Economy. <https://acrobat.adobe.com/link/track?uri=urn%3Aaid%3Aascds%3AUS%3Ae3ce26c2-cecd-3ba9-8d18-c5f59f146481&viewer%21megaVerb=group-discover>

SALIDA:

Chaffee Housing Authority's Housing Needs and Production Goals

<https://www.chaffeehousingauthority.org/assessment>

SILVERTHORNE:

2017 Strategic Housing Plan (update in process)

<https://www.silverthorne.org/home/showdocument?id=857>

SNOWMASS VILLAGE:

Housing Master Plan

<https://tosv.com/546/Housing-Master-Plan>

STEAMBOAT SPRINGS:

Comprehensive Plan has housing element/chapter. The City and Routt County have completed several housing needs assessments. Below report provides guidance but was not formally adopted by City.

<https://www.steamboatsprings.net/DocumentCenter/View/17197/2016-Community-Housing-Report>

SUMMIT COUNTY:

Housing Plan

[https://www.summitcountyco.gov/DocumentCenter/View/36492/August-2022-Updated-BOCC-](https://www.summitcountyco.gov/DocumentCenter/View/36492/August-2022-Updated-BOCC-Housing-Plan?bidId=)

[Housing-Plan?bidId= and https://www.summitcountyco.gov/DocumentCenter/View/36492/August-2022-Updated-BOCC-Housing-Plan?bidId=](https://www.summitcountyco.gov/DocumentCenter/View/36492/August-2022-Updated-BOCC-Housing-Plan?bidId=)

WINTER PARK:

Housing Plan in process.

Regional housing needs assessment:

https://static1.squarespace.com/static/6274274541f0f600a4027ed6/t/62fec0124dac8b64b8ba8989/1660862488113/FraserRiverValley_HNA_Update_Final_August2022+%28003%29.pdf

2. Housing Terms

Most use more than one term interchangeably. Some use different terms depending on if there are deed, income/AMI restrictions. Additional terms are “deed restricted housing”, “low income housing”, “employee housing ” and “primary housing”. For communities that have settled on one term, it is most commonly “Community Housing”.

Workforce Housing (17 mentions)

Affordable Housing (12 mentions)

Community Housing (9 mentions)

Attainable Housing (5 mentions)

3. Housing Goals

ASPEN:

The Aspen City Council set a goal of 500 new affordable housing units acquired or built between 2022 and 2026. The Aspen Pitkin County Housing Authority (APCHA) manages the deed restrictions on 3,200 affordable housing units in Pitkin County, half of which are rentals and half ownership units. Approximately 75% of APCHA's units are located within the City of Aspen. Aspen's City Council a goal of 500 new affordable housing units, within Aspen's Urban Growth Boundary, acquired or built between 2022 and 2026. See graphic under Q.6 (also on page 11 of the Affordable Housing Strategic Plan,) for breakdown of that target.

AVON:

Goal is to stabilize or increase the percentage of full-time residential occupancy of all dwelling units at the current rate of 56.5% of all dwelling units.

BASALT:

The Town of Basalt's Master Plan has a goal of producing 500 affordable/attainable units over the next 10 years. Code has inclusionary housing requirements that require 25% of new residential square footage and 20% of new residential units to be deed-restricted housing.

BRECKENRIDGE:

The plan includes targets for new construction (554-604 units), plus preservation of existing units (320+/-) units, plus code required units (50 +/-) for a total of 924-974 units . Page 4 of the Blueprint is the 5 year pipeline of projects. Goals are 47% of the jobs in the Upper Blue Basin are filled by employees who live in the Upper Blue and that 35% of the homes in Breck are resident occupied as opposed to vacant, vacation, or seasonal. (this doesn't guarantee that 35% will house employees because the employees compete with retirees or remote workers). Currently, only 27% of local jobs are filled by basin residents and only 29% of the Breck homes are currently resident occupied.

CARBONDALE:

Goal of doubling the number of affordable housing units over the next 10 years.

CRESTED BUTTE:

75% full-time occupied. In 2018 we established 5 year goals, which included achieving 75% fulltime occupancy in town, deed restrictions on 30% of our hosing stock, and securing 15 units for Town employees.

FRISCO:

Goal of increasing housing availability for full-time residents, resulting in a goal of doubling the number of deed-restricted dwelling units in Frisco by the end of 2027. No specific minimum percentage goal., but currently, approx. 4.4% of the housing units are deed restricted for local workforce.

GRANBY:

Town-owned developments will require primary, full-time residence and work within county. These are deed restricted at 100% compliance.

GUNNISON COUNTY

The Strategic Plan includes overall housing goal- By December 31, 2030, in addition to the 88 units the County will have facilitated by the end of 2022, the County will facilitate the construction of 300 new workforce housing

units of the 960 units identified as needed in the most recent Gunnison Valley Housing Needs Assessment. Within this overall goal, County is considering AMI mix based on project type, funding source requirements, etc.

JACKSON:

Goal-65% resident workforce. Current Level-60%

MOUNTAIN VILLAGE:

From the 2018 San Miguel Housing Needs Assessment, Mountain Village’s demand to fulfill housing stock in our community was at 35.8%. The Town of Mountain Village is currently on track to provide 22% of demand by building two employee condo/apartment developments and a handful of unbuilt deed restricted lots in our community. <https://townofmountainvillage.com/community/housing/mountain-village-housing-authority/>

PARK CITY:

Goal to house 15% of the workforce in town. Currently 14% live in town.

SALIDA:

Inclusionary housing ordinance that requires 1 of every 6 units to be deed restricted. For ownership, these deed restrictions can range between 80% and 140% of AMI to meet qualification needs. For rental units, all units must be under 80% of AMI, with extra density credit for being below 60% of AMI.

SILVERTORNE:

Comprehensive Plan states ‘majority’ occupancy by full time residents and does not dictate an exact percentage, but a minimum of 51% is implied. About 67% of Silverthorne’s housing stock is permanently occupied by full time residents. This is unusual in Summit County, but trending lower every year, so it could reach 51%.

SNOWMASS VILLAGE:

Long-standing goal of housing 60% of year-round workforce between rental and deed-restricted housing types.

STEAMBOAT SPRINGS:

Steamboat Springs Area Community Plan – 2004) includes a goal that generally suggests a desired percentage (majority of workforce live in City, if they choose) – but no numeric goal or target is identified.

TELLURIDE:

Have discussed a goal of 50+%. Currently ~37% of our population lives in deed restricted units. Vacant home rate is ~ 45%.

WINTER PARK:

The 2015 housing needs assessment showed 22% of the local workforce was housed in Town and had a stretch goal of 30%. As we have further developed our housing program, we have set goals focused on adding new units and advancing projects but have not pursued a new goal specifically around the percentage of existing housing stock.

4. Housing Goals for Different Income Levels

ASPEN:

No. As part of every new affordable housing development, Council assesses the need for units for different income categories and will set income categories for that new development based on that need.

AVON:

Community Housing Plan includes a stated goal of focusing on increasing deed restricted homeownership opportunities for households making equivalent of 140% or less of the Area Median Income. Avon currently recognizes housing needs for all income levels.

BASALT:

Code requires that deed-restricted units constructed to satisfy the Town's inclusionary housing requirements average out to a Category 2, which targets 100% of AMI. The Town has 3 categories of deed-restricted units that are covered by the Town's community housing guidelines, which range from 80%-120% of AMI.

BRECKENRIDGE:

Not formally adopted AMI goals but our 5 year pipeline identifies the new construction projects that we expect, and we generally have AMI targets for those pipeline projects that vary from low AMI rentals as low as 30% AMI up to 'for sale' SF homes/duplexes potentially as high as 180% AMI.

CARBONDALE:

Seeking deed restricted housing in all AMI levels (60-150%). Currently do not have specific goals for each AMI level.

CRESTED BUTTE:

In process of setting a regional housing strategy with the county, Gunnison, and Mt. CB. Town's focus is to ensure that what is built is responsive to the needs in the economy to improve resilience and to locate housing adjacent to infrastructure/transit.

FRISCO:

No specified goals for differing income levels; however, each project that is proposed is evaluated against the Summit County Housing Needs Assessment to ensure that the project is meeting the community need.

GRANBY:

Running two separate projects to meet different income levels between 30%- 180% AMI.

MOAB:

The current and projected affordability gap at different incomes was analyzed, but not articulated as targets.

MOUNTAIN VILLAGE:

For our Lot 644 Development we anticipate these units will have a form of deed restriction inclusive of a price-cap. This means that the unit is limited in its appreciation each year, and that the town will establish an initial sales price. Price-capped units will be intended to diversify the inventory in the Mountain Village as we have only a handful of price-capped units currently. Currently, the Court Apartments (VCA) VCA is a part of 2

programs CDBG and HOME. These two programs target low income individuals and families. We have 40 units that need to be at the 50% AMI level, that is \$33,500 for one individual. There are 48 units at 60% AMI, this is \$40,200 a year for a single individual. Once we have all our CDBG and HOME units filled we don't have any income caps on our units.

OURAY:

Current and future development projects have deed restrictions/leases subject to AMI levels 60% up to 140%.

PAGOSA SPRINGS:

Current projects are targeting mixed AMI rates.

PARK CITY:

Based on the 2021 Housing needs assessment and the resulting 2022 Moderate-Income Housing Plan, average workforce housing wages equal 63% of AMI. A proposed goal is to target households at and below 60% of AMI (\$72,738 for a family of three).

ROUTT COUNTY:

While the plan does not explicitly define housing for different income levels, the plan identifies and directs affordable and workforce housing to Tier 1 Municipalities and Tier 2 Targeted Growth Areas. At the same time, the plan states that low-income or workforce housing should be considered in Tier 3 Small Established Communities if they provide community benefits such as low-income or workforce housing or services.

SALIDA:

2022 Housing Needs and Production Goals identify how many ownership units and rental units are needed at different levels of AMI.

SNOWMASS VILLAGE:

No specific goals; however, we always try to develop for the whole range of workforce. Most entry-level positions pay in the 60-80% range, and we have a need for housing all the way to about 200% AMI. We have housing units that serve all of those income groups. There is literally nothing available in the free market for anyone below 200% AMI.

STEAMBOAT SPRINGS:

The report did note gaps in supply and production goals to close anticipated future gaps (2020 and 2030) by market segment: seasonal, low income, entry level, and move up.

SUMMIT COUNTY:

Workforce and need are extremely diverse so we need to provide housing opportunities across the Housing Continuum. Generally this includes 30% - 200% AMI. See our local resident housing code here, <https://www.summitcountyco.gov/DocumentCenter/View/22469/3809--Local-Resident-Housing?bidId=>

TELLURIDE:

When we build a project, we use a "Tier" structure to assign units to various levels of AMI. For Income limits: We have Tier 1 which goes up to 120%AMI, Tier 2 goes up to 180%AMI, and Tier 4 goes up to 220% AMI. We will target the actual prices from 80%-200% AMI to correspond with those income limits. We haven't done this in rental until recently when we did split our Sunnyside project (rental) into 2 tiers: 80% AMI income limit on 57% of units (and corresponding rent amount) and up to 200% AMI limit on 43% of units. We will probably continue to do that for rental projects.

WINTER PARK:

The updated regional housing needs assessment includes specific needs at AMI levels for both rental and ownership that we have used to evaluate Town housing projects and will be used regionally to evaluate goals around specific AMIs (pg 36-38). Regional housing needs assessment:

https://static1.squarespace.com/static/6274274541f0f600a4027ed6/t/62fec0124dac8b64b8ba8989/1660862488113/FraserRiverValley_HNA_Update_Final_August2022+%28003%29.pdf

5. Housing goals for full-time rental vs seasonal rental vs ownership

AVON:

The Town of Avon does not have specific rental goals outside of the broad goals found within the 2021 Avon Community Housing Plan. Recognizing that approximately 56.5% of all dwellings in Avon are owner-occupied by year-round residents, the 2021 Avon Community Housing Plan seeks to “stabilize or increase” owner-occupied residences.

BRECKENRIDGE:

No formally set goals, but 5 year pipeline identifies the anticipated rental verses for sale projects. And, depending on the need in the community, the market, and project costs, we can adjust so it feels right. We will get a new updated needs assessment this summer so can adjust if necessary, but feel the split of our inventory is pretty good. Of the 554-604 new units to be built in the 5 years the majority will be rentals. But, missing middle for sale is so important that we are working on the Town owned Stillson site and Block 11 properties on plans for up to 160% +/- for sale MF, Duplexes, and SF. This will be in addition to 105% higher AMI ‘for sale’ units to be built by the private sector on the Stan Miller property (required by a annexation agreement).

CRESTED BUTTE:

Just those outlined above. We are in the process of setting a regional housing strategy with the county, Gunnison and Mt. CB. Town’s focus is to ensure that what is built is responsive to the needs in the economy to improve resilience and to locate housing adjacent to infrastructure/transit.

FRISCO:

No specific goals for these breakdowns. However, up until recently, the Town has focused and been successful in the “for sale / ownership” sector, so current and upcoming projects are focusing on the rental segment. For seasonal housing, at this time Frisco is only focusing on housing for Town of Frisco seasonal employees.

JACKSON:

No, but focused on developing a mix of ownership and rental housing for full-time, year-round employees.

MOUNTAIN VILLAGE:

Goals target to ownership opportunities and full-time rentals.

PARK CITY:

Of the new units produced in the next five years, our proposed goal is to produce 20% ownership units and 80% long-term rental units. We have no stated goal for seasonal rentals; however we are working to partner with private developers to build seasonal rental units to address this segment of the workforce population.

SALIDA:

We do not have targets for seasonal rental opportunities, but do have targets for full-time rental and ownership opportunities.

SILVERTORNE:

Currently, we are working on filling the need for full-time rentals, but we know there are needs for affordable ownership housing

SNOWMASS VILLAGE:

The Town is only focused on building year-round housing for full time employees. We try to maintain a balance of 2/3 rental and 1/3 ownership.

STEAMBOAT SPRINGS:

While the City has not established goals/targets for long-term rental supply, the recent changes to STR policy suggest an “implied goal” of something along the lines of “no net loss” / “no further erosion” of long-term rental housing options.

SUMMIT COUNTY:

No stated goals but our rental projects can house seasonal or full time residents as our community is extremely transient even for full-time residents.

TELLURIDE:

We strive to keep a balance between ownership and rental opportunities in our deed restricted housing stock, generally a 70/30 or 60/40 split leaning more heavily towards rental. We allow six month leases in our rental options to address seasonal.

WINTER PARK:

Two of our largest projects we are advancing are both ownership projects that would total 50 units over the next two years. This would match the 50 rental units coming online in 2023.

6. Other relevant details of community housing goals.

ASPEN:

Aspen’s City Council held a Housing Retreat in December 2021; the output of that retreat was Aspen’s Affordable Housing Strategic Plan. Aspen’s Plan is not a traditional strategic plan, as the City Council wanted to ensure it was actionable. Accordingly, the Strategic Plan includes fourteen tactics for addressing affordable

housing in Aspen. And while we have our marching order, we're always open to and looking for new ideas.

CITY COUNCIL'S AFFORDABLE HOUSING GOAL 2022-2026

GOAL OF 500 AFFORDABLE HOUSING UNITS WITHIN THE NEXT FIVE YEARS.
Approximately 50% of this goal will be achieved without new development.

City Council has established a goal of 500 affordable housing units. This goal will be achieved:

- During the 2022-2026 timeframe;
- Within the City of Aspen's Urban Growth Boundary;
- Can be an affordable housing unit achieved through either through development neutral means or through new development; and
- Includes units created by private sector, other public sector organizations or City of Aspen.

Category	Action Item	Units within 5 Years
Development Neutral	Replace Expiring Dead Restrictions with Permanent Dead Restrictions	200
New Development	Complete Lumberyard Project	100
New Development	Complete Burlingame Phase 3 Project	79
New Development	Partnerships	35
Development Neutral	APCHA Incentivize voluntary rightstiding or voluntary buyout	30
Policy	Certificates of Affordable Housing Program Enhancements	40
Compliance & Sustainability	APCHA Compliance Actions	15

The average of City Council member goal numbers by tactic totaled 499. That number was rounded up to establish the affordable housing goal.
GOAL OF 500 AFFORDABLE HOUSING UNITS WITHIN THE NEXT FIVE YEARS.
Approximately half of the goal will be achieved without new development.

AVON:

The Town of Avon is actively pursuing housing projects and partnerships with other public entities and the private sector.

BRECKENRIDGE:

- In general the Town will invest/support workforce housing to serve variety of AMIs, we believe the private sector does need to participate and larger employers need to consider housing above and beyond code minimums as a part of their business plan. We seek opportunities to partner with private sector and other stakeholders on housing that serves full time residents.
- In addition to adding housing inventory it is equally important to insure resources are dedicated to the oversight and management as the inventory increases. Deed restriction administration and compliance needs to be a focus.
- Preservation of existing neighborhoods and housing that traditionally served local workforce through Housing Helps and Buy Downs is as important as new construction and potentially more cost efficient.
- Leverage funds with grants, debt, and partnerships

CARBONDALE:

Our housing plan includes encouraging partners (school district, transit agency, nonprofit developers) to continue their efforts to build affordable housing for their workforce. The Town is fortunate to have over 240 affordable housing units managed by partners in addition to Town managed units.

DURANGO:

Housing in Durango is increasingly unaffordable. Multiple strategies/and or policies have been identified to improve housing options in the long-term contained within the City's housing plan as illustrated below.



ESTES PARK:

At a high level, the Town of Estes Park's housing related goals are to:

- Increase the availability of workforce housing within the boundaries of the school district.
- Preserve or facilitate rehabilitation of existing workforce housing as opportunities arise.
- Promote the construction of housing within the school district that is affordable to households with incomes at or below 175% of the area-wide median.
- Promote greater housing choices (including levels of affordability, as well as rental and ownership options) for households with incomes at or below 175% of the area-wide median income within the school district, including those for year-round employees as well as seasonal employees.
- Negotiate with developers, as necessary, to ensure that developments with housing units include workforce housing with a range of affordability for individuals or households earning between 30% and 175% of AMI.
- Assist local employers in reducing critical labor shortages of skilled and semi-skilled workers by providing housing that will be accessible to the worker's places of business.
- Work with Larimer County to further the Town's workforce housing goals within the school district in areas that fall outside of Town limits.

JACKSON:

[Jackson/Teton County Comprehensive Plan - Chapter 5 Local Workforce Housing](#)

MOUNTAIN VILLAGE:

The Town of Mountain Village continues to strategize and prioritize both town-owned properties and beyond for the benefit of community housing. The Town of Mountain Village has the hope of providing community housing in a way that conforms to the existing neighborhoods and development patterns surrounding any future community housing developments.

OURAY:

City is in the midst of updating its Land Use and Development Code. The proposed draft includes definitions for Affordable Housing, Attainable Housing, and Workforce Housing. The proposed draft includes density bonuses for projects which include units at the different AMI levels described in these definitions.

PARK CITY:

Park City is developing internal goals for housing municipal employees and essential workers. Currently, 20% of municipal employees live in town.

ROUTT COUNTY:

Routt County recognizes the need for additional housing supply. However, rural Routt County is not the appropriate place for suburban subdivisions. Also, the County needs to be equipped to provide the infrastructure (water, sewer, utilities, and transportation) required to make affordable and workforce housing financially feasible in unincorporated areas. Municipalities are the best places to locate housing because of their proximity to jobs, services, transportation, and their ability to provide municipal utilities. As noted above, Future Growth Areas are organized into three Tiers representing a hierarchy of priority growth areas. The most appropriate areas for growth are the Tier 1 Municipalities, followed by the Tier 2 Targeted Growth Areas (West Steamboat, Stagecoach, and Hayden's 3-mile area). That is because housing density is a key factor in making housing financially feasible. The pattern of sparse rural development outside of Municipalities and Targeted Growth Areas does not support a significant quantity of affordable and workforce housing development. Also, important to note as it relates to housing and accommodations, Routt County effectively does not permit Short-term rentals in unincorporated areas of the County outside of commercial zone districts which there are few locations where this could be allowed.

SALIDA:

We are looking for long-term, sustainable funding for the Chaffee Housing Authority, following defeat of a ballot measure last November. We are also looking at a Space2Create program for a dilapidated property located in downtown Salida.

SILVERTHORNE:

We have some incentives in our Town Code for workforce housing. Countywide, we have a dedicated tax towards workforce housing, so we are trying to leverage partnerships and land acquisition opportunities to build workforce housing. In 2023, we will finalize construction of the Smith Ranch Neighborhood, which is 214 units of ownership workforce housing targeting the 80-120% range. We are now working with a LITCH developer to construct 135 rental apartments that will target the 30-120% AMI range on another part of the Smith Ranch property. We are hoping to receive State grant funds through DOLA's Transformational Housing program to help offset the costs of building those Smith Ranch Apartments. We have worked with another developer to build additional rentals in our downtown area (39 apartments), and the Town will be contributing funds towards making 60% of those affordable. In partnership with Summit County government, we've split the cost of 'buying-down' units in Silverthorne, and selling them with a deed restriction that requires occupancy by summit county workers. We are always looking for opportunities to buy down units within the Town boundaries. Lastly, starting in 2023, we have somebody on staff that is dedicated to Housing.

SNOWMASS VILLAGE:

We do not have any plans to do RO (non-income and non-sale price restricted) or seasonal-only housing.

STEAMBOAT SPRINGS:

The Steamboat Springs Area Community Plan (SSACP) was most recently adopted in 2004. The adopted plan includes a housing element that outlines the following vision and goals (the plan also notes numerous housing-specific policies and strategies, not included in this response).

Housing Vision: The Steamboat Springs community will allow the majority of people who work in Steamboat Springs to afford to live here, if they so choose. This also applies to those who have worked for many years in the community and have retired.

Goal 1: Our community will continue to increase its supply of affordable home ownership, rental, and special needs housing units for low, moderate, and median-income households.

Goal 2: The Steamboat Springs community will develop an oversight body to administer and coordinate existing and new affordable housing programs.

Goal 3: The Steamboat Springs community will have a mix of housing types and styles that can accommodate the people who work in the community.

Additionally, City Council adopted a Housing Index in 2019. The index is composed of four measures, indexed to 2010: workforce efficiency, vacancy rate (SF/duplex), ratio of median earnings to cost of home ownership, and ratio of median earnings to cost of gross monthly rent. The index does not establish goals (though the components speak to community values related to housing), it's simply designed to evaluate whether we're trending in a better or worse direction – relative to 2010.

SUMMIT COUNTY:

SCG's Housing strategy is multi-faceted similar to the needs for housing. We have 5 general strategy's that are employed to seize opportunities as they present themselves.

- New Development
 - For Rent and across a wide range of AMI's
 - For Sale, generally starting at 80% AMI and going up
- Preservation of existing Housing Stock
 - Housing Helps
 - Lease to Locals
 - Buydowns
- Adaptive Reuse
 - Days Inn
 - Alpine Inn
 - Loge
- Code and Policy
 - Remove barriers and streamline housing and development codes and polices
- Land Banking

WINTER PARK:

Winter Park initially adopted short-term rental registrations in 2020. We will look to add revenue specifically for community housing by reevaluating those fees in the coming year. The town has also led the way in broadening regional housing capacity and programs, and while Winter Park will continue to pursue its own project within Winter Park, this regional capacity building and revenue generation will start to add more regional units in the coming years.