

# Dane County Regional Housing Strategy (RHS) FACT SHEET



## Background

Dane County, its municipalities, and private and non-profit housing stakeholders have been working to address the shortage of affordable and workforce housing for many years. There are now 14 municipalities engaged in affordable/workforce housing efforts, and more getting started. Yet, we still face an extreme housing shortage. Currently, there are 13,050 renter households and 3,490 homeowners who earn 50% of the area median income (AMI) and below, that are extremely cost-burdened, paying more than 50% of their monthly income on housing. In addition, between 2010 and 2017 we under-produced 11,000 housing units relative to growth (DC Housing Needs Assessment, 2019).

## Purpose

The purpose of developing the Dane County Regional Housing Strategy (RHS) is to build on local efforts, assess the ongoing challenges, and work together to help expedite the development and preservation of affordable/workforce housing.

The Regional Housing Strategy initiative recognizes the work already being done, and supports the autonomy of each municipality to learn about and address the housing shortage in the way that best reflects their community. At the same time, the RHS recognizes that housing is regional in nature, and by working together we can identify and leverage opportunities and innovate solutions, beyond what one community can do alone.

## RHS Advisory Committee – You’re invited!

The Regional Housing Strategy (RHS) Advisory Committee will oversee the Dane County Regional Housing Strategy process and determine priorities and key strategies for the region. All Dane County municipalities are invited to participate and serve on the RHS Advisory Committee including cities, towns and villages. Non-profit housing organizations, private sector stakeholders and regional partners including developers, will also be invited to participate.

## How?

Through a strategic planning process, the RHS Advisory Committee will develop a detailed understanding of the housing crisis from a regional

## Current Community Partners and Sponsors

Baker Tilly  
Cinnaire  
Dane County Cities and  
--Villages Association  
DeForest  
Federal Home Loan Bank of  
--Chicago  
Fitchburg  
Gorman and Co.  
Madison  
MadRep  
MABA  
McFarland  
Middleton  
Madison College (MATC)  
Madison Gas & Electric  
Monona  
Realtors Assoc., South  
--Central WI  
Slipstream  
Stoughton  
Summit Credit Union  
United Way of Dane County  
Urban League  
Waunakee

perspective. The RHS will include a regional housing study, and an inventory and assessment of programs, resources and land use tools currently used to develop and preserve affordable/workforce housing. The housing study will have a supply gap analysis for each municipality. A separate analysis for senior housing, residents of color and disabled will also be included. Based on this work, the RHS Advisory Committee will develop a vision for housing, and identify key regional priorities to work on, and work towards together.

## Outcomes

- A vision for the future of housing in Dane County for the next 10-20 years
- Greater understanding of regional nature of housing and the connection between jobs, employers, workforce and transportation, to help inform local policy
- Senior housing demand for each income group, by municipality
- Knowledge of best practices and alternative housing models
- Awareness of factors that contribute to housing instability, and strategies to reduce it
- Housing demand for each income group, by municipality
- Regional Housing Guide and a roadmap with key regional priorities

## Possible Recommendations?

- Pursue a regional marketing campaign to help educate residents about the housing shortage, and possible solutions
- ID top zoning requirements that increase housing costs, and pursue strategies to update them
- Hold an annual educational workshop designed for Plan Commission members and local officials on affordable housing for cities, towns and villages
- Partner with regional workforce stakeholders to help expand the supply of construction labor
- Improve regional communication to increase access to housing and homeownership
- ID private sector stakeholders and partner to increase investment for:
  - Re-hab or energy efficiency upgrades in single and multi-family, and within rural hamlets
  - Equalizing housing opportunities for Dane County residents of color
- Support increased density in residential districts/subdivisions to reduce the housing shortage
- Track housing development and preservation to help assess regional progress, policies

**When?** Kick Off – Wed., September 28, 2022, at Lussier Heritage Center, 6:30-8:30 pm! All meetings 4<sup>th</sup> Wednesday of the month, 6:30-8:30 pm, except for our Wed., November 30, 2022 meeting.

### Partner Sponsor Opportunities – Please join us!

Community Partners Sponsors are public, private, non-profit entities or individuals who express their interest in and support of the Dane County Regional Housing Strategy, and pledge their support through a sponsorship donation, or in-kind contribution.

To become a RHS Partner Sponsor go to: <https://plandev.countyofdane.com/RHS>, or contact Olivia Parry at [parry@countyofdane.com](mailto:parry@countyofdane.com).