

VISION

Transforming local housing options so that residents and workers can live, work and thrive in Lake Tahoe.

MISSION

Accelerating housing solutions to produce, maintain upgrade, reuse and unlock homes attainable for residents and workers in Lake Tahoe.

“Looking in the rear-view mirror to see where we are going isn’t the best approach to housing progress.”

George Ruther
Director of Housing in Vail, Colorado

64%

**REGIONAL HOUSING STOCK BUILT
BETWEEN 1950’s-1980’s**

Source: Beacon Economics, Chris Thornberg Ph.D
at Tahoe Economic Summit 2018

TIMELINE

APRIL 2018



Housing Tahoe
Partnership Kickoff

Workgroup Progress Reports



OCTOBER 2018



MARCH 2019

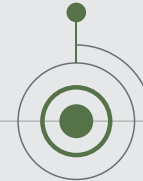


Workgroup Progress Reports

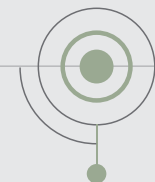


Workgroup Progress Reports;
Housing design charrette.

JULY 2019



FALL 2019



Workgroup Progress Reports;
Status of local housing projects.

PARTNERS

FUNDING

Bank of America
Barton Health
City of South Lake Tahoe
El Dorado County
Lake Tahoe Community College
South Tahoe Alliance of Resorts
Tahoe Prosperity Center
Tahoe Regional Planning Agency
Vail Resorts

COMMUNITY

CA Tahoe Conservancy
Douglas County
Edgewood Tahoe
El Dorado Community Foundation
Lake Tahoe Unified School District
League to Save Lake Tahoe
Progress for Tahoe
S. Tahoe Association of Realtors

S. Tahoe Lodging Association
S. Tahoe Public Utility District
Sierra-at-Tahoe
South Lake Tahoe Chamber
St. Joseph’s Community Land Trust
Tahoe Beach Club
Tahoe Chamber
Tahoe Family Resource Center

Tahoe Stewards/Tahoe Restaurant Group
Tahoe Transportation District
US Bank

ACTIVITIES

Convene institutions, organizations, governments, employers, developers and key stakeholders to expand housing options for residents and local workers in the Tahoe region by:

- Assessing and communicating the impacts of the housing problem on our region and identifying actions and goals to address the problem.
- Identifying existing barriers to and opportunities for housing development and redevelopment.
- Exploring, identifying, prioritizing and implementing effective housing policies and programs.
- Identifying and advocating for housing funding and financing options.
- Promoting demonstration projects to help pave the way for continued success.

POLICY



GOAL:

Identify and advocate for policies and programs that facilitate the provision of housing for residents and workers through new development, redevelopment, reuse, renovation and resident assistance.

PROGRESS:

- Defined workgroup goals and short-term versus long-term policy efforts.
- Reviewed a Toolbox of 39 options in six Policy categories by success rate, resort community where enacted and income level.
- Prioritized short-term policy changes needed.
- STPUD adopted policy change on sewer transfers and fees.
- Outlined long-term policy strategies to consider as next steps.
- Drafted reduced parking policy recommendation.

FINANCE



GOAL:

Advocate for financing and funding opportunities to help workforce housing projects pencil and ensure availability of funding for future local, workforce housing projects.

PROGRESS:

- Completed ten case studies and financial pro-formas on local demonstration project site proposals.
- Reviewed three case studies from other regions on modular housing project proposals.
- Analyzed TRPA Housing Study numbers with market rate and developer data for evaluation.
- Facilitated discussions for potential LTCC student housing project based on their Request for Information (RFI).

OUTREACH



GOAL:

Communicate with community members and stakeholders to assess impacts of the housing problem; educate on the issue; and build support for housing policies, programs and projects.

PROGRESS:

- Wrote three newspaper columns.
- Provided public comment at STPUD Board meetings to support policy change on sewer transfers and fees.
- Supported development of Tahoe Home Connection (TaHoCo) with Progress for Tahoe (unlocking second homes for seasonal and long-term workforce.)
- Shared local resident's stories about housing on social media and in news columns.
- Advocated for South Shore Needs Assessment and Action Plan with local government.

DEVELOPMENT



GOAL:

Promote local, workforce housing projects to illustrate needed policy, finance and development changes and build community support through success.

PROGRESS:

- Met with ten housing developers and interested local land-owners about options for potential projects.
- Mapped local land availability via Google Earth and PDF to review options for future projects (City and TRPA).
- Met with local and state government agency staff about criteria for demonstration projects and potential financing options.
- Met with national housing builders to gather input for future housing projects in the region.