

AFFORDABLE HOUSING 5-YEAR ACTION PLAN
PUBLIC COMMENT FORM

Please submit comments by December 15 to the Moab City Offices

ACTION STEPS	YES! I like this idea √	NO! I don't like this idea √	My Comments (more room on the back)
1. 501c(3) COMMUNITY LAND TRUST			
a. Create / finalize land trust			
b. Create land trust board			
c. Develop board policies			
d. Solicit resources			
e. Develop partnerships with local governments, private landowners, and businesses			
2. 501 c(3) COM. HOUSING DEV. ORGANIZATION (CHDO)			
a. Finalize CHDO			
b. Create CHDO board			
c. Develop board policies			
d. Solicit resources			
e. Develop partnerships with local governments			
f. Coordinate with other CHDOs			
3. DEED RESTRICTION GUIDELINES			
a. Coordinate guidelines between the City and County			
b. Determine target population(s)			
c. Create mechanism for administering deed restrictions			
4. AFFORDABLE HOUSING STOCK PRESERVATION			
a. Promote mobile home rental to ownership program			
b. Replace dilapidated units			
c. Investigate temporary trailer park			
d. Investigate incentives to rehabilitate deteriorated units			
e. Provide tax abatement on residential rehabilitation			
5. LAND USE CODE CHANGES TO ENCOURAGE AFFORDABLE HOUSING			
a. Develop mixed-use ordinance			
b. Allow for transfer of development rights			
c. Develop affordable housing overlay zone			
d. Allow for additional incentives			

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e. Develop acceptable guidelines and locations for increased density and decreased requirements for affordable housing projects			
f. Allow for infill development			
6. BUILDING CONSTRUCTION & DESIGN PRACTICES			
a. Encourage walkability for new housing and community projects			
b. Implement green building standards and incentives			
7. AFFORDABLE HOUSING COMPONENT INCLUDED IN NEW DEVELOPMENT			
a. Investigate linkage fees			
b. Develop affordable housing overlay zone			
c. Investigate new commercial and residential development provision of affordable housing (inclusionary zoning)			
8. DEVELOPMENT COSTS REDUCTION			
a. Implement guidelines for impact fee deferrals and/or subsidies			
b. Offer affordable housing development subsidies			
9. EMPLOYER ASSISTED HOUSING PROGRAM			
a. Establish down payment funds			
b. Develop employer requirements for provision of affordable housing			
10. LOCAL AFFORDABLE HOUSING RESOURCES			
a. Implement mechanism for voluntary real estate transfer assessment agreements			
b. Establish affordable housing fund			
11. LAND RESOURCES			
a. Develop land bank			
b. Purchase properties for affordable housing			
c. Pursue land donations			
d. Identify City and County underutilized land			
12. DEVELOPMENT PROCESS STREAMLINING FOR AFFORDABLE HOUSING			
a. Develop priority process for building permits for affordable housing projects			
b. Review other jurisdictions' planning processes and implement appropriate changes			
c. Designate planning process facilitator and liaison			

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13. HOUSING TASK FORCE			
a. Create Housing Task Force			
b. Perform annual review of affordable housing supply and demand and revise gaps			
c. Develop needs assessment for >80% AMI and develop strategies to assist the income category			
d. Provide ongoing progress report on activities to public and decision makers			
14. HOUSING COUNSELING			
a. Promote and facilitate housing / financial counseling programs offered by different entities			
b. Provide housing counseling			
15. PUBLIC EDUCATION CAMPAIGN			
a. Identify target audiences and tailor programs to meet particular needs			
b. Provide workshops / brochures for builders and developers			
c. Provide additional information to the public about policy changes			
d. Provide interactive workshops and feedback opportunities			
16. PUBLIC / PRIVATE PARTNERSHIPS			
a. Identify possible partners			
b. Promote energy efficiency programs with private and public energy and resource providers			
c. Promote real-estate transfer assessment agreements with developers			
d. Promote low-interest loan programs for energy efficiency upgrades			
e. Utilize RETA funds to assist with private affordable housing developments			
f. Work with non-profit agencies and private developers to do mixed income developments			
17. HOUSEHOLD MAINTENANCE			
a. Promote energy efficiency programs			
b. Implement water conservation rate structure			
c. Provide public information about how to reduce household costs			
d. Promote low-interest loans and incentives for improvements			