Region J Action Plan

| Tier 1 (Highlighted Top Goals) |
| Tier 2 Goals (Runner up) |

Yes	No	Priorities	Goals	Strategies	KPI Chosen	KPI Baseline and Date	Ownership/Source for KPI	KPI Goal	Collection Cadence (Monthly, Quarterly, Annually, Event Based?)	# of years
		UNHOUSED AND EQUITY	**Goal 1.2:** Identify and advocate for modifications to policies and practices to remove barriers across the housing continuum for BIPOC, immigrants, migrants, refugees, people with disabilities, LGBTQ+, those with low incomes, and other marginalized populations.	**Strategy (1.2A additional language)** Require municipalities to include residential (rural, urban, suburban) input to identify and address redlining, exclusionary zoning, and other discriminatory policies and practices that result in inequities and residential segregation including but not limited to appraisals, assessment of state equalized value, loan application denials, and insurance premiums.	Hold region-wide trainings/workshops on the lasting impact of redlining and exclusionary zoning as it pertains to homeownership rates and the steps to take to rectify these actions.	Host trainings in 2024	1.Workgroup collaboration with MSUE/ Fair Housing Center of Southwest Michigan 2. Paul Ecklund (Disability Network)	1. Hold 2 region wide workshops 2. Hold 5 formal communications with law makers	Quarterly	1 year goal
				Strategy 3.2 B: Fund nontraditional and less restrictive funding streams to increase homelessness prevention and diversion efforts, and modify program requirements (e.g., Fair Market Rent (FMR), etc.), to keep households from entering shelter or staying in unsheltered situations in order to reduce trauma.	1. Clarify how to combine rental and voucher (HCV,PSH, etc.) inspections 2. Draft intent to rent letter template for landlords	1. End of 2024 2. End of 2024	1. Lead agency and Workgroup 2. Workgroup and HARA's	1. Create guide for municipalities 2. Share intent to rent letter with providers	Quarterly	2 year goal
				Strategy 3.3: Fund capacity in local organizations to implement evidence-based service models that address the needs of specific populations and marginalized communities, and in the homelessness response system.	Identify 5 best practice training models	End of 2024	Lead agency and workgroup	Expand trainings and include example non-discriminatory ordinance and model source of income protection ordinance	Yearly	2 year goal
		HOUSING ECOSYSTEM	*Information and Collaboration* **Goal 2.1:** Increase the efficiency and effectiveness of the housing ecosystem by enhancing collaboration on housing among state agencies, philanthropy, local governments, Tribal Nations, education and the wide variety of private-sector organizations that make up the housing ecosystem.	**Strategy 2.1.A:** Create and/or align regional networks to promote discourse, identify gaps, leverage resources, address systemic inequities, remove barriers, and collaborate on housing plans and projects; assess capacity of regional networks on a regular basis and fill gaps where appropriate.	Reduce average timeline from permit application to occupancy.	As of Q2 2023, benchmark does not exist.	Lead Agency, LISC, Workgroup, numbers generated by local communities building departments. Compilation and analysis by regional housing partnership.	Establish Interns for capacity expansion in the Redevelopment Ready Community Program	Quarterly	2 Year goal
				Strategy 2.1.C - Bring technical resources to communities (including a wide selection of housing data and analysis) to help them become ready for new housing development through grants and other opportunities.	The number of meetings to discuss creating a liaison for housing advocacy, policy, and housing development.	As of Q3 2023 no baseline exists	Upjohn Institute	4 regional meetings to discuss interest in regional housing agency, and establish a frame work for a Regional Housing Agency and discus with 7 Counties	Quarterly	3 year goal
		HOUSING ECOSYSTEM	*Construction Industry and Licensed Skilled Tradespersons* **Goal 2.3:** Support an expansion of housing that is affordable and fairly assessed by increasing the availability and demographic diversity of workers in the construction, planning and zoning, and real estate industries.	**Strategy 2.3.A:** Work with building trade associations, community colleges, workforce development agencies, and unions to develop more inclusive models that assist underrepresented groups, including immigrant communities and justice-involved individuals, at the high school and postsecondary levels, to enter and complete apprenticeship and certification programs in planning and zoning, real estate, and the skilled trades, including gaining expertise in weatherization and energy efficiency, and barrier-free and universal design.	Increase the number of individuals who enter apprenticeship programs and become certified in the building trades.	As of Q2 2023, we are unsure if this benchmark exists.	Trade Unions, Home Builders Association, LARA, etc. will have this data.	Average increase year over year.	Annually	3 year goal
				Strategy 2.3.C - Provide resources to help underrepresented entrepreneurs launch and grow construction, planning and zoning, development and real estate businesses.	Increase the number of underrepresented individuals as principals in the construction business.	As of Q2 2023, we are unsure if this benchmark exists.	Trade Unions, Home Builders Association, LARA, etc. will have this data.	Increase the number of underrepresented individuals as principals in the construction business.	Annually	3 year goal
		UNHOUSED AND EQUITY	**Goal 3.2** Increase access to stable and affordable quality housing options for households with extremely low incomes.	**Strategy 3.2 D**, Explore how emerging housing models (e.g. shared housing, host homes) can be created and funded to support specific target populations such as transition age youth, pregnant and parenting youth, survivors of domestic violence, intimate partner violence, and human trafficking; people exiting the justice system; and other marginalized populations.	Continue in each congressional term to contact each house representative in Region J to advocate for the passing of Senate Bill 293 to increase flexibility of the Michigan Housing Development Fund.	Deadline to coincide with Chair Committee Timeline	Paul Ecklund to draft a letter of support. Workgroup works alongside CEDAM and any other existing advocacy groups to be responsible for sending letters and creating dialogue regarding the priorities in Senate Bill 293.	Elevate and advocate for the passing of Senate Bill 293, and share information through letters, social media and conversations	Annually	3 year goal
		UNHOUSED AND EQUITY	**Goal 3.3:** Improve the quality of the homelessness response system to be client-centered, flexible, grounded in respect, trauma informed, and aware and inclusive of the cultural values, beliefs, and practices of those they serve.	**Strategy 3.3 D** Support organizations financially and through capacity-building to implement evidence based services models and alternative housing solutions, that address the needs of specific populations such as transition age youth, survivors of domestic violence, intimate partner violence and human trafficking; people exiting the justice system; families involved in the child welfare system; frequent users of emergency and crisis systems; older adults; people with disabilities; and other populations.	Identify entities using service based models existing within Region J that are working toward alternative housing solutions, and ask the CoCs in the region to use a survey to identify projects that are missing.	By end of reporting year	MSHDA through Region J CoCs, HARAs and other entities	Use this survey data to encourage to adopt successful evidence-based strategies.	Annually	3 year goal

Category	Goal	Strategy	Measure	Benchmark	Lead/Source	Target	Frequency	Goal Term
HOUSING STOCK	*Development* **Goal 4.1:** Increase the supply of the full spectrum of housing that is affordable and attainable to Michigan residents.	**Strategy 4.1 E :** Use best practices from other states to apply tax increment financing and other incentive to encourage housing production and transformation market-driven development	1. Create a new revolving loan fund for each county in Region J/8 using public and private partnerships. 2. Investigate County tax exempt bonding capacity.	No Benchmark exists Q4 2023	LISC	Establish funding processes	Annually	1 year goal
		Strategy 4.1(c) Streamline state and local government funding processes, including creating a one-stop resources toolkit for developers and removing barriers to public-private housing collaborations	# of communities engaged in RRC and CEDAM training (Zoning etc.), # of new construction projects by building permits	Q4 of 2023	Survey of local units of governments/clerks/admins, MEDC and CEDAM	5 New RRC Engaged Communities in year 1, 7,000 more units by 2026	Yearly	3 year goal
HOUSING STOCK	*Rehabilitation and Preservation* **Goal 4.4:** Increase the rehabilitation and/or preservation of housing stock.	**Strategy 4.4.D** Increase access to no-interest, low-interest, and "patient capital" (long-term) lending products and grants to address the cost of home and rental repairs.	Utilize existing tools in addition to a new Revolving Loan Fund for increased funding across the region using public private partnership	As of Q4 2023 none exist regionally	Recruit regional organization (CDFI) to administer capital investment across rural and urban	Increase funding Regionally by 10%	Yearly	3 year goal
		Strategy 4.4.E Provide funding to municipalities and land banks to bring vacant and abandoned homes up to code in preparation for sale. (Land Bank Utilization programs like MI Hope)	# Regional Landbank meetings for idea sharing, and inspiration	As of Q4 2023 no meetings	RHP (lead organization designee) State Land Bank	4 meetings a year	Quarterly	3 year goal
HOUSING STOCK	*Missing Middle and Workforce Housing* **Goal 4.6:** Increase missing middle and workforce housing stock to facilitate greater housing choice.	**Strategy 4.6.A:** Provide more incentives and fund income and appraisal gaps to support the development of missing middle housing types and workforce housing.	Provide Technical Assistance to establish Regional Community Land Trust And investigate county tax exempt bonding capacity	As of Q4 2023 none exist regionally	RHP (lead organization designee) MSHDA	6 meetings	Quarterly	3 year goal
OLDER ADULT HOUSING	**Goal 5.1:** Equitably expand the supply of affordable and accessible rental units statewide for older adults.	**Strategy:** Review and modify housing programs to remove barriers to expanding and improving older adult housing. Leverage all resources from federal, state, and local governments. Engage businesses and philanthropy.	Number of units built with 1 and 2 bedrooms as measured by building permits.	As of Q4 2023	Survey of local units of government/ building offices/clerks/planning departments	1 project in every county in Region J in the next three years.	Yearly	3 year goal
		Strategy: Build the capacity of staffing in smaller rural communities. Share best practices, job descriptions, and toolkits to leverage all housing opportunities	# of meetings to discuss create liaison for housing advocacy, policy, and housing development	As of Q4 2023 no such organization exist	lead organization designee	4 regional meetings to discuss interest in regional housing agency, and establish a frame work for a	Quarterly	3 year goal
OLDER ADULT HOUSING	**Goal 5.2:** Promote the ability of older adults to age in a place of their choice.	**Strategy:** Work with the local Area on Aging to expand marketing and Home Help Services. Expand local zoning to allow for accessory dwelling units (ADU). Increase access to home repairs, weatherization and barrier free services to allow seniors to age in place.	# of meetings to discuss create liaison for housing advocacy, policy, and housing development	As of Q4 2023 no such organization exist	Lead agency and workgroup	4 regional meetings to discuss interest in regional housing agency, and establish a frame work for a Regional Housing Agency and discus with 7 Counties	Quarterly	3 year goal
		Strategy: Incentivize developers to add affordable units to all projects.	# of meeting to discuss senior millage as soft source for additional senior housing creation support	As of Q4 2023 no meetings have taken place	Lead organization designee	3 meetings in Region J by Q4 2024	Quarterly	3 year goal