

Housing is a workforce issue







Why housing?

Why now?



FEEDING THE WORLD

TOP PRODUCER OF

SUNFLOWERS (OIL & NON-OIL), HONEY, SPRING WHEAT, DURUM WHEAT, WINTER WHEAT, OATS, RYE, CANOLA, FLAXSEED, DRY EDIBLE BEANS AND PINTO BEANS

TOP 5 PRODUCER OF

BARLEY (2), DRY EDIBLE PEAS (2), LENTILS (2), SUGAR BEETS (2), NAVY BEANS (3), BLACK BEANS (3), CHICKPEAS (4), POTATOES (5)

RAPID GROWTH OF SOYBEANS (8), BEEF (10), CORN (11)

LEADING U.S. ENERGY DOMINANCE

TOP 3 OIL PRODUCING STATE

1.3M BARRELS PER DAY FROM RECORD 18,733 WELLS

RECORD NATURAL GAS PRODUCTION

3.5B CUBIC FEET PER DAY



NORTH DAKOTA'S BOOMING ECONOMY

NATION'S HIGHEST REAL GDP GROWTH YoY

+5.9% in 2023

NATION'S LOWEST UNEMPLOYMENT RATE

2.0% in March

2ND IN LABOR FORCE PARTICIPATION

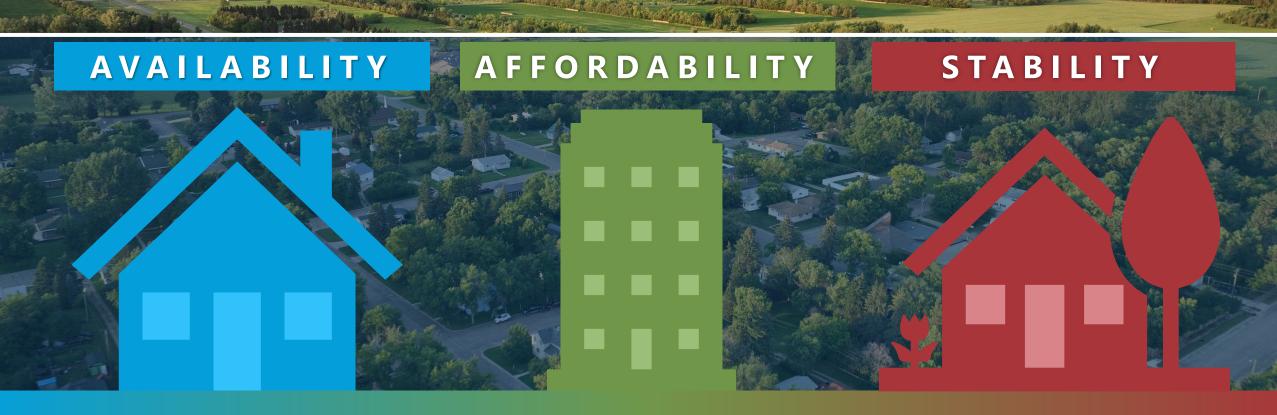
68.7% in March



HOUSING THAT KEEPS UP WITH GROWTH AND PROGRESS



TACKLING THE HOUSING ISSUES HEAD-ON



ND HOUSING INITIATIVE



Can you afford it?

Can you keep it?

AVAILABILITY

Population change

Housing supply (new and existing)

Housing mix

Infrastructure

Construction labor force

AFFORDABILITY

Housing costs

Household income

Life stage costs (child care, services)

Tighter budgets

Regulation

STABILITY

Accessibility

Income changes

Health needs

Homelessness

Family disruption

ND HOUSING INITIATIVE

We are coming together to tackle housing challenges that are facing our state

Align efforts to implement a coordinated housing initiative that strengthens communities, prevents housing crisis and paves the way for people to build their best life in our state.



Guideposts to a Multi-Year Strategy

- ✓ Housing is a workforce issue.
- ✓ Housing whether stable or unstable is a major driver of overall physical and mental health and wellbeing <u>and</u> your productivity as an employee.
- Communities need housing infrastructure that is as varied as the people who live there.
- ✓ All new housing creates opportunity -- for mobility and ultimately for affordability.
- ✓ Housing stability is good for communities, for housing providers, and for people – renters and owners, young and old.

Housing is local. The State has a role.





Convening stakeholders and Aligning state agency activities



- Homeownership secondary market
- Financing and compliance for affordable housing (HIF, LIHTC, HTF, HOME, HUD)
- Homeless programs administrator



Health & Human Services

- Utility/Rent/Mortgage assistance
- Housing navigators and outreach
- Home & comm-based services for renters and homeowners (physical & behavioral health)



- Development financing (Flex Pace)
- Participating lender for housing related financing
- Financial literacy



- State Building Codes
- Main Street, Renaissance Zone
- Home weatherization and State Energy Rebates
- State Workforce
 Housing/Slum & Blight
 Removal grant and CDBG

How can the State support local housing efforts?

How can we make it easier to act in ways that will make a positive, meaningful difference?

Are there state resources / policy levers we can activate and align?



Governor's Listening Sessions May – Jul 2024



Advisory Committee

June 5 | July 11 | August 13



Public Input Survey

May – Aug 2024

https://housing.nd.gov

WE WANT TO HEAR FROM YOU!



September / October 2024

Recommendations for State Executive and Legislative action

to help harness the power of the private market to increase access to housing that is attainable to people who are living and working in North Dakota.



- Pave the way for more moderate-income households to make the transition from renting to owning.
- Embrace the full range of housing options to support life-stage-mobility-related trends that drive healthy housing markets.
- Make targeted investments to bridge affordability gaps driven by market realities.
- Create a framework that recognizes regulatory approaches that are housing friendly and infrastructure-efficient.

ND HOUSING INITIATIVE OUR GOAL

Harness the power of the private market to increase access to housing that is attainable to people living and working in North Dakota.

North Dakota's economy is strong. Our future is bright.

Compared to other states ND's housing crisis is:

- Less deep
- Less broad
- More solvable

which means...

We may have the BEST opportunity in the nation for housing supply, household incomes and housing costs to align.



