



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



NEW ROCKFORD

TACKLING THE HOUSING ISSUES HEAD-ON

AVAILABILITY

AFFORDABILITY

STABILITY



ND HOUSING INITIATIVE

Can you find it?

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 and 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



- 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!**

CLICK HERE



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.



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.

- 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**.

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.

