

Equity Factors and Proposed LDC Revisions MATRIX

Equity Factors	Summary of Changes	How these changes impact equity	Specific examples in LDC	Alignment with Goals in other Plans
Racial Inequity	<ul style="list-style-type: none"> ● Increased housing supply, diversity and price points ● Increased mix of for-sale & rental ● Increased housing types, price points, density in high-opportunity areas ● ADUs by right in all districts 	<ul style="list-style-type: none"> ● Reduce wealth disparities by increasing homeownership opportunities ● Reduce disproportionately higher poverty rates by race with more affordable housing costs 	<ul style="list-style-type: none"> ● Neighborhood conservation districts (NCs) and Mixed-Use districts (MNs) add duplex, cottage court, triplex, rowhouse, apartment options ● Density bonuses and reduced parking for affordable housing in NC, MN, C and D districts 	<p>Housing Strategic Plan 2020 Strategic Plan Our Climate Future CityPlan Livable Larimer County 5-Year Plan</p>
Health Inequity	<ul style="list-style-type: none"> ● Increased housing supply, diversity and price points ● Increased mixed-use housing ● Bonus density for affordable housing in TOD zones ● Increased housing diversity in 'Health Equity Index' priority areas (CityPlan) 	<ul style="list-style-type: none"> ● Housing that is affordable enables more spending on health care, transportation, other critical needs ● Being housed can reduce health disparities for BIPOC, low income, disabled residents 	<ul style="list-style-type: none"> ● Smaller minimum lot sizes in NC and MN districts allows smaller, more affordable housing types ● Affordable housing bonuses in MN and NC districts incentivize more housing units near basic services and transportation 	<p>Housing Strategic Plan CityPlan Livable Larimer County 5-Year Plan</p>
Gentrification/ Displacement Risk	<ul style="list-style-type: none"> ● Increased housing diversity and supply in areas of displacement risk AND high-opportunity areas ● Increased housing options and sizes for ownership ● Increased smaller and multifamily housing across price points 	<ul style="list-style-type: none"> ● More for-sale and rental housing options increases ability to stay in neighborhood ● More affordable housing supply reduces potential for eviction due to rent hikes 	<ul style="list-style-type: none"> ● Increase in housing density and diversity in high Vulnerability Index areas (MN districts north and south of Mulberry St.) ● Increase in housing density and diversity in high-opportunity areas for Economy, Mobility, Education 	<p>Housing Strategic Plan CityPlan</p>
Climate Resilience & Environmental Justice	<ul style="list-style-type: none"> ● More housing supply and diversity for people to withstand climate events and disasters ● More types and locations of housing with proximity to parks/green space/nature ● More housing near TOD to reduce vehicle usage 	<ul style="list-style-type: none"> ● Denser neighborhoods reduce vehicle miles traveled (VMT) and greenhouse gas (GHG) emissions ● Denser housing development allows more space for parks/green space/tree canopy to mitigate pollution ● Lower housing costs allow residents to better afford utility costs 	<ul style="list-style-type: none"> ● Duplexes, triplexes, cottage courts, rowhouses, ADUs in MN and NC districts increases access to yards, green spaces, parks, trails ● Increased housing density and diversity in MN and NC districts allows proximity to critical services and jobs; reduces driving trips 	<p>Our Climate Future Housing Strategic Plan CityPlan</p>

Access to Opportunity	<ul style="list-style-type: none"> • More zones allow housing diversity in order to access public and private goods (parks, quality schools, healthy food sources, multimodal transportation) in more neighborhoods • More housing diversity and price points reduce ‘opportunity hoarding’ of public goods 	<ul style="list-style-type: none"> • Increases housing supply, diversity, price points in high-opportunity areas for Economy, Education, Mobility, Environment 	<ul style="list-style-type: none"> • Increased housing diversity and price points in high-opportunity areas in NCL, NCM, NCB districts in downtown and along College Ave. • Increased housing density and diversity in high-opportunity areas in CG, CC, CL, CS, CCN districts. • Increased housing in high-opportunity areas in LMN, MMN, HMN districts 	Housing Strategic Plan CityPlan Livable Larimer County 5-Year Plan
Income and Wealth Inequality	<ul style="list-style-type: none"> • Diverse housing types in high-opportunity areas and near multimodal transportation can increase economic opportunity 	<ul style="list-style-type: none"> • Allows greater access to jobs, education, critical services to improve economic prosperity and reduce poverty 	<ul style="list-style-type: none"> • Increased housing supply, diversity and price points in high-opportunity areas • Density bonuses for affordable housing in MN, NC districts increases access to jobs, services • Affordable housing near TOD reduces transportation spending 	Housing Strategic Plan
Pandemic Response & Recovery	<ul style="list-style-type: none"> • Increased housing diversity and affordability improves ability to shelter and isolate • Diverse housing supply reduces risk of eviction during pandemics and economic downturns 	<ul style="list-style-type: none"> • Increases affordable housing options for essential workers • Density and ‘complete neighborhoods’ allow access to critical services including medical care and food; reduces impacts of supply chain interruptions 	<ul style="list-style-type: none"> • Duplexes, triplexes, ADUs in MN and NC districts increase access to yards, green spaces and neighborhood parks • Expansion of housing types, density and price points in MN and NC districts facilitates ability to work from home 	Housing Strategic Plan Our Climate Future CityPlan
Community Empowerment / Access to the Political Process	<ul style="list-style-type: none"> • Increased housing supply, diversity, price points increase chance to stay in neighborhood, strengthen social cohesion • Incorporates Home2Health engagement process recommendations • Code is easier to read and understand with many graphics 	<ul style="list-style-type: none"> • Housing stability increases likelihood of political participation and power • Displacement leads to disruption of community voice and power • More transparent, easy to read code builds trust in and access to the development process 	<ul style="list-style-type: none"> • Simplified Zone Districts • More housing diversity and price points throughout Districts • Graphic illustrations within LDC • ADUs by-right everywhere increases access to process of building ADUs 	Housing Strategic Plan