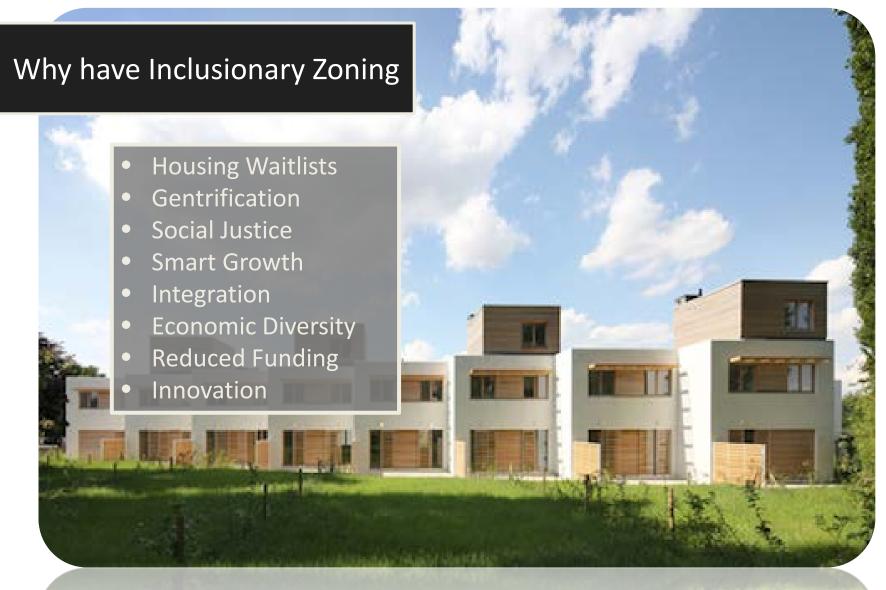
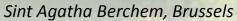


What is Inclusionary Zoning











How will it be Implemented

Framework to be governed by:

- Clear Rules
- Transparent System
- Consistent application
- Financial Reasonableness
- Maintenance of affordability over time

DEFINITION OF AFFORDABLE HOUSING

TARGET INCOME GROUPS (Recipients)

THRESHOLD (Trigger – units/acres)

UNIT SET ASIDE (% of Affordable Units)

CONTROL PERIODS

UNIT TYPE (Rental/Ownership)

COST OFFSETS – EXAMPLES

- Density
- Parking reductions
- Streamlined approvals process



Mieres, Asturius, Spain





Rudy Hulst Commons, Hamilton



Next Steps



- Literature review and policy analysis
- Case study reviews
- Determine local conditions and affordable housing needs
- Review administration and monitoring requirements
- Consultation
- Part of a larger comprehensive strategy



