



Leelanau County Housing Ready Program A YEAR IN REVIEW

A "housing ready" community is one in which there are opportunities for development that can create a variety of options for all people in the community.

The Leelanau County Housing Ready Program was initiated by a grant from the Leelanau Township Community Foundation in the Fall of 2021. Housing North used this momentum along with other supporters to develop a fundraising plan to bring the Housing Ready Program to Leelanau County.

HIGHLIGHTS OF THE LEELANAU COUNTY HOUSING READY PROGRAM



#10
HOUSING PROJECTS
SUPPORTED (#76 UNITS)



#10
CONNECTED WITH AT LEAST 10
DEVELOPERS AND INDIVIDUALS
INTERESTED IN HOUSING



#25
PUBLIC MEETINGS
ATTENDED



#3
ATTENDED #3 GROUNDBREAKING
EVENTS FOR 2 PROJECTS



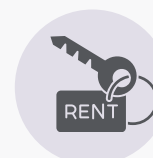
#8
PRESENTATIONS TO
ORGANIZATIONS, WORKSHOPS
AND CONFERENCES



#82 - #16
#82 UNITS IN PROGRESS, #16
FINISHED/OCCUPIED.



#5 - #3
ADVOCATED FOR ZONING REFORM
IN #5 COMMUNITIES AND
ORGANIZED AND PARTICIPATED IN
#3 OUTREACH EVENTS



#4
YEAR ROUND RENTALS PRESERVED

SUCCESSES/HIGHLIGHTS

OUR COMMUNITIES ARE UPDATING THEIR ZONING AND MASTER PLANS AND INCLUDING SUPPORT FOR HOUSING AND INCREASING DENSITY

- Example include the Village of Suttons Bay increased density increasing square footage for ADUs in certain districts to unify regulations.
- Cleveland Township modified its guest housing provision from its zoning ordinance in a manner that would allow for ADUs

ATTENDED VILLAGE AND TOWNSHIP PC MEETINGS TO DISTRIBUTE HOUSING RESOURCES

- To distribute Housing Ready Checklist, MAP Zoning Reform Toolkit and make introduction to Housing North/Programs

PROVIDED TECHNICAL ASSISTANCE AND INFORMATION ON HOUSING RESOURCES TO UNITS OF GOVERNMENT, ORGANIZATIONS AND COMMUNITY MEMBERS.

- Provided direct support to 11 units of government including data on Housing Needs Assessment, Housing Ready Checklist and new tools for housing shared with all units of government including follow up emails related to Housing Tools including the PILOT ordinances, housing stock, affordability, links to ACS data, STRs in Leelanau County, statewide legislation proposed that would affect STR regulation

CREATED A DATABASE OF RESOURCES FOR LEELANAU COUNTY (A WORK IN PROGRESS)

Information and spreadsheets available to the HAC and community including zoning reform, STR and other ordinances, affordable housing preservation, dedicated funding sources, and housing trust funds.

SUPPORT TO THE LEELANAU COUNTY HOUSING ACTION PLAN

- Circulated examples of Housing Action Plans to HAC members, as potential action item for county to complete
- Created a working document and begin developing framework for Leelanau County Housing Action Plan



PROVIDED TECHNICAL ASSISTANCE AND INFORMATION ON HOUSING RESOURCES TO UNITS OF GOVERNMENT, ORGANIZATIONS AND COMMUNITY MEMBERS.

- Including data on Housing Needs Assessment, Housing Ready Checklist and new tools for housing shared with all units of government including follow up emails related to Housing Tools.

SUPPORTED COMMUNITIES IN THEIR APPLICATION FOR AN ORD RURAL READINESS GRANT PROGRAM

PROVIDED LETTERS OR SUPPORT IN SUPPORT OF HOUSING PROJECTS, ZONING AND MASTER PLAN CHANGES

PROJECTS COMPLETED



MAPLE CITY CROSSINGS – (#6)
POSSIBILITY FOR AN EXPANSION



VINEYARD VIEW APARTMENTS –#8
HOMESTRETCH, PROBABLY CLOSE TO
OCCUPANCY (#8)



PENINSULA HOUSING (#4) – DUPLEX
PRESERVED, FOR SALE CLT HOME IN
SB, ONE RENTAL AND ONE HOME IN NP

PROJECTS IN PROGRESS AND TRACKING OR SUPPORTING

FAIRWAY RESIDENCES – NORTHPORT (ALSO POTENTIAL WORKFORCE PILOT) #48

NEW WAVES/HABITAT FOR HUMANITY GT REGION (#14)

ELMWOOD TOWNSHIP – NEW DEVELOPMENT PROPOSED

40 ACRES IN EMPIRE TOWNSHIP

EMPIRE VILLAGE (#3 SITES)

OLD STATE HOSPITAL– NORTHPORT

PENINSULA HOUSING (SUTTONS BAY PROPERTY)

HOW CAN YOU SUPPORT HOUSING NORTH AND ITS HOUSING READY PROGRAM?

GIFTS OF CASH



You can make an outright gift or pledge your support. Contributions are eligible for tax deductions.

GIFTS OF STOCK



Stock can be donated and may qualify for both a federal and state tax deduction. If the stock has appreciated in value, you may avoid paying capital gains upon transferring it to Housing North.

GIFTS OF REAL ESTATE



Real estate can be donated to support attainable housing projects. If the property's value has risen over time, the donation of this appreciated asset may qualify for a state and/or federal tax deduction, as well as reduction in capital gains.

PLANNED GIFTS



You can create a meaningful legacy in Northwest Michigan through a planned gift. Planned giving include bequests, charitable gifts annuities, charitable remainder trusts, life insurance policies, retirement plans, or other arrangements.

THANK YOU TO OUR COMMUNITY PARTNERS:



DONATE TODAY