



# **INVEST HEALTH**

*Strategies for Healthier Cities*

A Project of the *Robert Wood Johnson Foundation*  
and *Reinvestment Fund*



## **Invest Health Missoula**

**Cross-Sector Collaboration to Address  
Social Determinants of Health**

**Displacement Risk Ratio Webinar**

Thursday, September 17<sup>th</sup>, 2020



# Land Acknowledgement

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# About Missoula Invest Health

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## ***Health Equity***

- Focus on low-income neighborhoods and health equity
- Accelerate improvements in neighborhoods facing the biggest barriers to better health

## ***Resident Driven***

- Work with residents as leaders and experts in what works for health in their neighborhoods

## ***Partnership as Critical to Success***

- Bring together diverse leaders
- Transform the way local leaders work together
- Create solution-driven partnerships

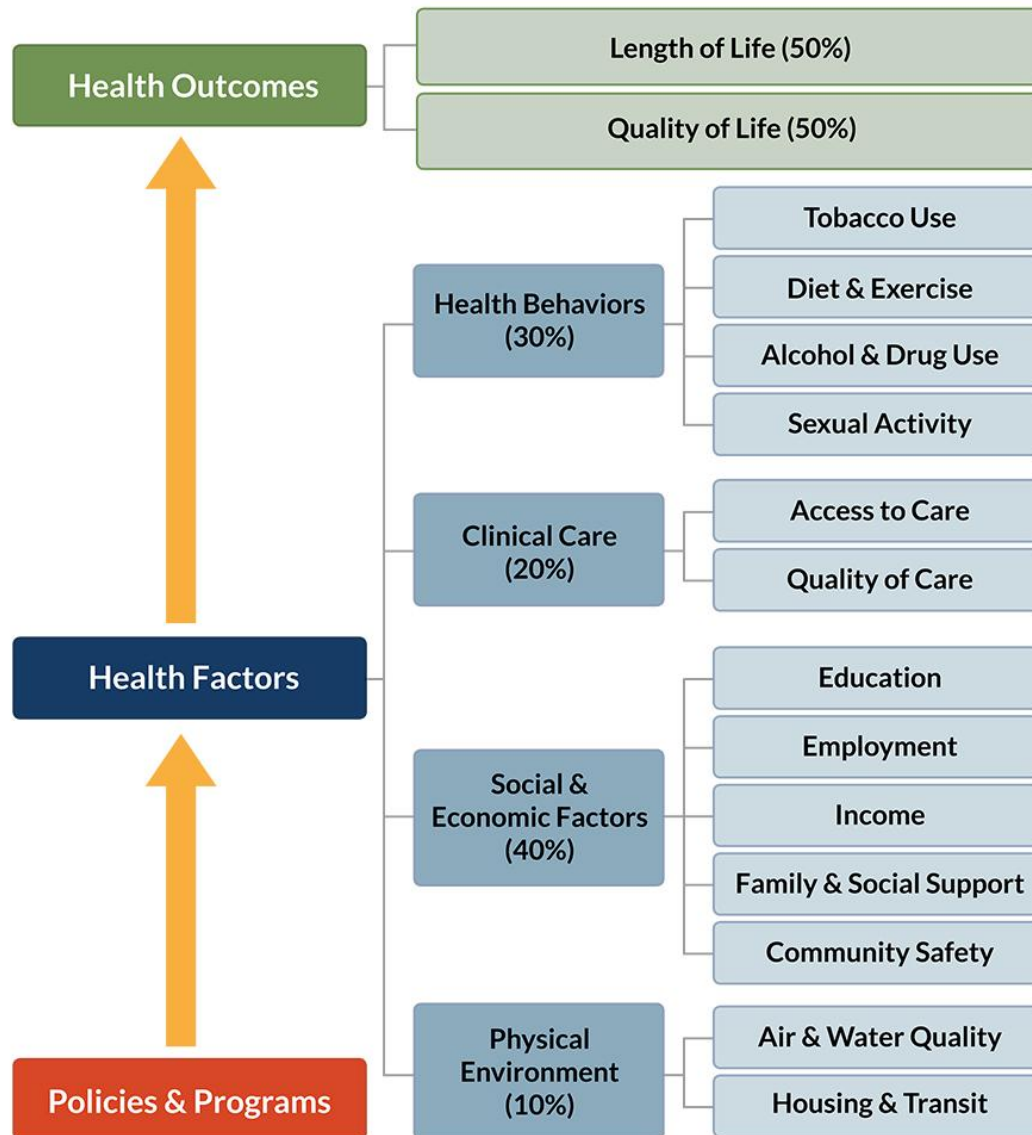
## ***Effective Community Systems and Assets***

- Increase and leverage private and public investments

**Invest Health** was started as an initiative of the Robert Wood Johnson Foundation and Reinvestment Fund

**INVEST HEALTH**  
*Strategies for Healthier Cities*

# Social Determinants of Health



County Health Rankings model © 2016 UWPHI

# Founding Partners

Susan Hay Patrick, CEO



Kaia Peterson, Executive Director



Laval Means, Planning Division  
Manager, Development Services



Karen Myers, Regional Director of  
Mission Integration



Lisa Beczkiewicz  
Health Promotion Supervisor  
Missoula City-County Health Department

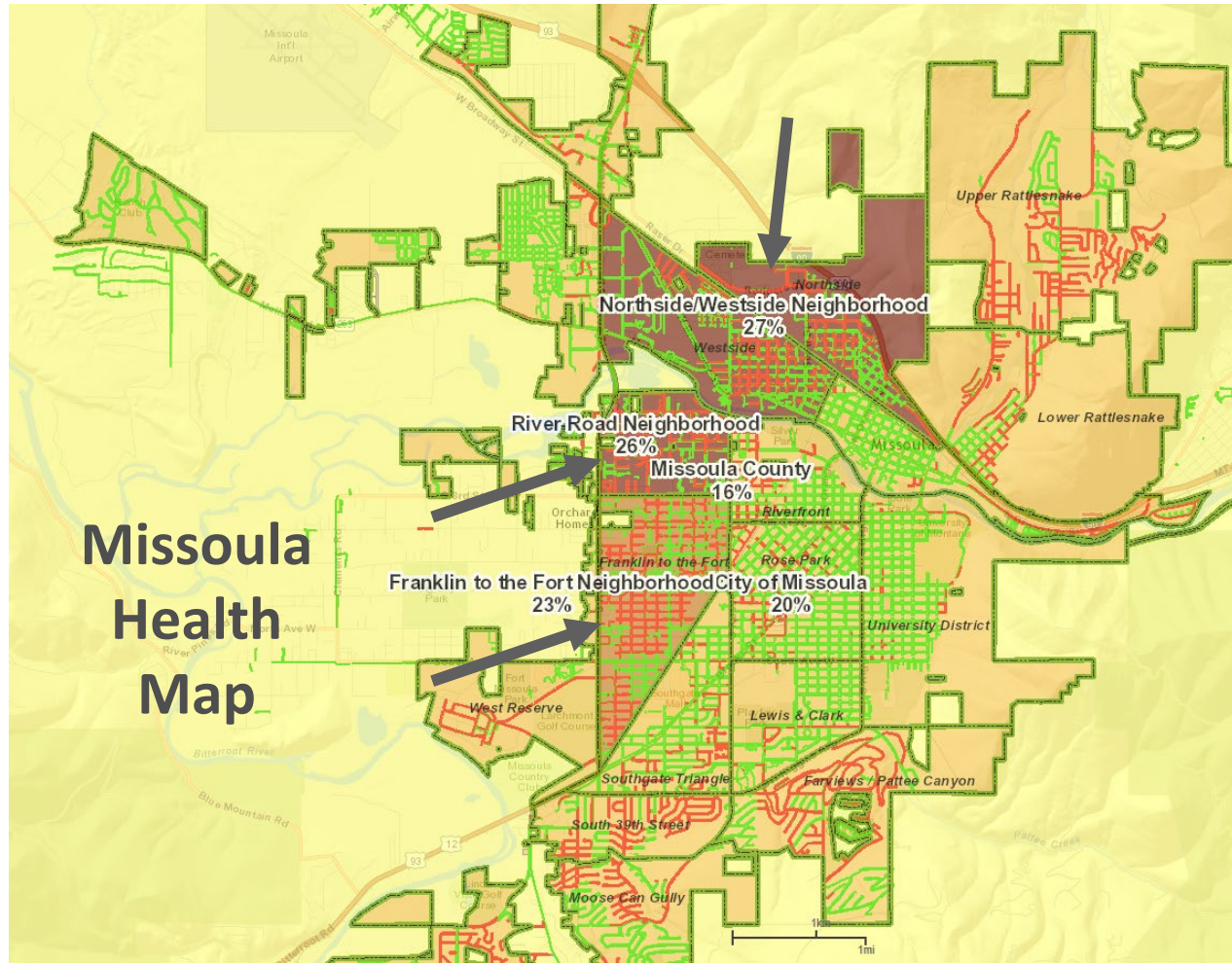






# Low-Wealth Neighborhoods

*Northside / Westside, River Road, Franklin to Fort*





# Housing as Health

## Data and Shared Learning

- Displacement Risk Ratio
- Land Banking and Community Engagement Models
- ADU Convening

## Collaborative Cross-Sector Work

- Good to Be Home
- Common Good Missoula

## Resource Development

- Local Investment Strategy



# City Office of Housing & Community Development

*Housing affordability has been a consistent challenge for Missoula over the years:*

- 1992 Housing Task Force
- 2019 City Housing Policy

*Housing affordability and lack of housing stock is a national challenge:*

## Charlotte Talks: One Innovative Idea To Address The Affordable Housing Crisis - Buy A Hotel

By ERIN KEEVER • SEP 10, 2020

**Two experts explain why solving the housing crisis helps the climate**

**Like most of California, Merced has a housing crisis and needs more new homes built.**

September 13, 2020 • CNC Education Fund • CA Census

## America's Exceptional Housing Crisis

How the Rest of the World Tamed Runaway Home Prices

By Sam Winter-Levy and Bryan Schonfeld • September 14, 2020





# A Place to Call Home: Meeting Missoula's Housing Needs

*Adopted by City Council in June 2019*

*Composed of over 30 individual recommendations to improve housing affordability in Missoula:*

- Track and Analyze Progress for Continuous Improvement
- Align and Leverage Existing Funding Resources to Support Housing
- Reduce Barriers to New Supply and Promote Access to Affordable Homes
- Partner to Create and Preserve Affordable Homes





# A Place to Call Home: Meeting Missoula's Housing Needs

## *Addressing the Policy and Regulatory Causes of Housing Challenges:*

- Promote Infill Through Accessory Dwelling Unit (ADU) Construction
- Amend General Land Use Code to Reduce Development Cost and Constraints for Affordable Housing

## *Supporting Missoulians to Mitigate Displacement:*

- Track affordable rental properties facing expiring affordable housing use
- Develop new preservation financing tools in partnership with CDFIs
- Adopt a policy to address displacement of mobile home communities
- Create an acquisition program for Community Land Trusts





# Lessons from Missoula's Displacement Risk Ratio Analysis

*Our entire community is increasingly expensive. No neighborhood is spared entirely.*



*ALL neighborhoods and segments of Missoula must contribute to the solution.*



# Questions for Discussion

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*What about the DRR analysis most surprised you?*

*What contributions can your neighborhood and organization make to improving housing affordability?*

- Accessory Dwelling Units?
- Missing Middle Housing (duplex, triplex, cottage housing)?
- Townhomes?
- Multifamily homes?



# Invest Health ADU Convening - Oct. 5, 7, 9, 13, 15, 2020

1. **Equity and Access for Health: Why it Matters & How it Relates to ADUs**
2. **Financing and Access to Capital for Low/Fixed Income Homeowners**
3. **Communications: Dealing with NIMBYism and ADU Development**
4. **Enabling Environment: Policy & Regulations That Support ADU Development**
5. **Showcasing ADUs Tour**



**ADU =  
Accessory Dwelling Unit**

**To register visit  
Missoula Invest Health website**



# Rewards



- Better outcomes for our community and residents
- Alignment of existing resources to higher impact
- More potential to make lasting change