



RESOLUTION #18-56C

A RESOLUTION OF THE SANDY CITY COUNCIL REGARDING UTAH'S HOUSING NEEDS, THE HOUSING GAP, AND HOUSING AFFORDABILITY.

WHEREAS, Utah's population growth is among the highest in the nation, the result of a strong economy, larger family sizes and high quality of life measures; and

WHEREAS, the developable land in Utah's most populated valleys is rapidly disappearing; and

WHEREAS, research conducted by the University of Utah has shown that for the first time in 40 years Utah has more new households than new housing units available, resulting in a housing shortage that is contributing to increasing housing costs, resulting in many Utah families struggling to meet their housing needs; and

WHEREAS, since 2011 this housing gap, or shortage of housing, is estimated to be above 50,000 units and growing each year, even as Utah led the nation in percentage terms of housing construction last year; and

WHEREAS, "Housing affordability" means the ability of a household to occupy a housing unit paying no more than 30% of the household's income for gross housing costs, including utilities; and

WHEREAS, the current affordable housing crisis in Utah is concentrated in households with incomes below the median income; and

WHEREAS, left unaddressed the median price of a home in the Wasatch Front will be \$700,000 within a generation, impacting many Utah families; and

WHEREAS, accommodating a significant portion of Utah's population growth in proximity to employment opportunities allows people to live closer to work, reduce driving, reduce air pollution, reduce household transportation costs, decrease infrastructure costs, and maintain and improve their quality of life; and

WHEREAS, cities that adopt measures encouraging and supporting housing affordability may improve the overall prosperity of their residents by reducing housing and transportation costs; and

WHEREAS, reducing regulatory barriers and fees to all types of housing may improve housing affordability, help maintain Utah's premier business climate, and decrease infrastructure costs.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SANDY CITY, UTAH:

SECTION 1. Pledge of support. Together with other Utah local government agencies and other community stakeholders, we as a City Council, are committed to ensuring housing affordability is attainable for all Sandy residents, and we recognize our ability to implement various smart growth, and other strategies within Sandy City to promote and help maintain housing affordability.



SECTION 2. Measures to be taken. The city pledges to adopt and implement measures that are designed to:

1. Create housing opportunities for all income levels and life stages;
2. Review and, when warranted, reform existing practices, including zoning, fees, and other practices that may negatively impact housing affordability;
3. Plan and allow housing opportunities near employment centers, public transportation, and other amenities;
4. Increase public and government awareness and understanding of the housing affordability needs of our city, region and state;
5. Think and coordinate regionally about local land use decisions;
6. Align housing, infrastructure, and economic development efforts; and
7. Promote collaboration with other communities, elected officials, and stakeholders on additional solutions.

Toward these ends, we will review and, as needed, update our general plan, comply with the 2018 moderate income housing legislation, and take other steps as deemed appropriate by Sandy City leadership.

SECTION 3. Effective Date. This Resolution shall become effective immediately upon passage by the legislative body and upon its notice as required by law.

PASSED AND APPROVED THIS 23<sup>RD</sup> DAY OF OCTOBER 2018.

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Steve Fairbanks, Chair  
Sandy City Council

ATTEST:

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City Recorder

RECORDED this \_\_\_\_ day of \_\_\_\_\_, 2018