



Housing Jackson Hole

News from the Teton County Housing Authority

October, 2015

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TCHA Celebrates The Grove, Phase 1

In May, 2015, a two week lottery was held for the newly completed 20 affordable rentals at The Grove, Phase 1.

Located at 250 Scott Lane, these units house members of the Teton County workforce and their families. A total of 87 households earning at or below 120% of the median income for Teton County applied. Tenants began moving in on August 15, 2015 and by September 1, 2015, the apartments were at 100% occupancy.



Elected officials, community members and The Grove, Phase 1 tenants gathered for a celebration ceremony on September 2, 2015. Tenants were able to share their struggles with finding secure and affordable housing in Teton County and what moving into this development has meant to them and their families.

The Grove, Phase 1 is also home to four commercial spaces. Two of these spaces will be home to TCHA and the other two will be leased to local businesses at market rates.

Proceeds from rents paid at The Grove, Phase 1 will be used to pay down debt incurred to construct the building and will eventually go towards funding more affordable housing.

The Grove project is the 8th affordable housing neighborhood to be developed by TCHA.

The Grove, Phase 2 - Under Construction

Phase Two of The Grove consists of six four-plex buildings with two and three bedroom ownership units.



These units will be a mix of Affordable and Employment-based ownership units with a minimum of eight of the units restricted as Categories 1, 2, and 3. Each unit will be allocated 2 parking spaces within their respective car ports, with a utility/storage room on the ground floor. The living area, including a deck, will be on the second floor with bedrooms and baths on the third floor.

Phase Two of The Grove began construction in July of 2015 with an anticipated completion date of August, 2016. TCHA expects to offer these units for sale through the lottery system in the late spring, early summer of 2016.

Information and floor plans for this phase can be found on our website at www.tetonwyo.org/house.

Teton County Housing Action Plan

There continues to be a shortage of workforce housing in Teton County. In hopes of alleviating the problem, the recent Housing Summit was the basis for the first draft of the Jackson/Teton County Workforce Housing Action Plan.



Recognizing the need for housing



Recognizing the need for housing in Teton County and the goal of housing 65% of the workforce locally, the Housing Summit focused on identifying what should

be done to close the gap. The recent Housing Needs Assessment found that over the next 10 years, about 200 units will be needed each year for workforce households making 120% or less of area median income. It will take a range of community resources working in conjunction to achieve the goal of housing 65% of our workforce locally. These will include the free market, employers, government and non profits.

In addition to housing needs, several ideas were presented and discussed that will help determine both the structure of and the course that Teton County Housing Authority will be taking throughout 2015 and into the future.

The Workforce Housing Action Plan was released for public review and comment on August 28, 2015 with the following schedule:

- September 30, 2015: Public Comment Deadline
- October 12, 2015 5:30pm: Public Hearing - Public Comment
- October 13, 2015 9:00am-1:00pm: Stakeholder Review
- October 14, 2015 9:00am-1:00pm: Public Hearing - Elected Official Direction
- November 2, 2015, regular JIM: Public Hearing - Adoption

More information is available at www.jacksontetonplan.com.

You are receiving this e-mail because you have expressed an interest in our program. Please feel free to pass it along to a friend.

We hope you view us as a community resource. Not just those of you looking for housing, but for everyone who is invested in this community. Our office is open Monday through Friday, 8-5, so please call or stop by if you'd like to learn more about us.

Sincerely,

Stacy Stoker, Executive Director
Teton County Housing Authority