



Equitable access to basic needs and supports

Idea 38	Eliminate disparities in home ownership and create affordable housing options in safe built environments
Proposal 38e	Vacancy collaborative
Description	Vacancy collaborative – support and encourage vacancy collaboratives regionally and statewide to address the issues of vacancy. May lead to development or land trusts or mortgage funds that could help cover appraisal gaps.
How will the proposed action advance equitable health and well-being?	Vacancy disproportionately impacts IBPOC and low-income communities. Adoption of this approach would address a key social determinant of health and foster equity.
Is there work we can build on?	Can build on the logic behind Community Land Trusts but transfer ownership after the five-year mark. Government-funded down payments could be managed by a local credit union, but the government assumes the risks and covers the appraisal gaps as necessary: https://community-wealth.org/strategies/panel/clts/index.html A similar model in Detroit: http://www.detroithomemortgage.org/ . St. Louis has a great vacancy collaborative: https://www.stlvacancy.com/ .
Who would have to act? Who would be key partners?	Local credit unions Housing authorities
A few high-level action steps	<ol style="list-style-type: none"> 1. Understand and address the appraisal gaps, creating a solution to fill those gaps (appraisal gap mortgage fund, see example in Detroit). 2. Work with local appraisal authorities or regional appraiser networks to do some racial equity training to try to help minimize some of the biases in the process
Other comments or guidance	