

Housing for Our Essential Employees



TRUCKEE TAHOE
Workforce Housing Agency



Excellence and compassion in all we do.



Housing in Truckee-Tahoe

- Average sale price of single-family homes, Oct 2020*
 - Truckee: \$1,500,000
 - North Tahoe: \$1,200,000
- Median home price, October 2020*
 - Truckee: \$834,000
(21% Increase Year/Year)
- Rent in Truckee is averaging ~\$1,000+/bedroom**
- Members of our local workforce are at times spending up to 50% of their monthly wages on housing**
- Between 2000 – 2018, we lost one third of our full-time population in North Tahoe. Currently, ~12% of homes in North Tahoe are owner-occupied***



Agency Founding and Startup Operations

March – June

- Agency Founding
- Startup Operations
 - Bank Account
 - Email & Phone
 - Insurance Coverage
 - State / Federal Filings
- Annual Budget and Work Plan
- Policy Development

July – October

- First Housing Program Launched
- Regional Partnerships + Developer Connections
- Agency Branding
- Board Retreat
- Housing Work Plan Development



TTWHA Housing Efforts

Employee Housing Needs Survey

Housing Match Program with Landing Locals

- Matched five TTWHA Member Agency Employees (3 TFHD, 2 TTUSD)
- Averaging one-two matches per month

Housing Opportunities

- Communications to employees re: housing availability, waitlists, and more

Regional Efforts + Partnerships

- Mountain Housing Council, Placer and Nevada Counties, Town of Truckee



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Employee Housing Opportunities

We are working hard to develop housing programs for the employees of our member agencies. The following are some of the programs and housing opportunities that are in the works and/or are currently accepting applications and inquiries. More to come soon!

Questions? Contact Emily Vitas, TTWHA Executive Director, at emily@ttjpa.org.

TTWHA Program: For Member Agency Employees Only
Rentals: Housing Match Program with Landing Locals
TTWHA and Landing Locals have partnered to unlock housing

Interested in leasing a single-family home in the Tahoe-Truckee area? Complete a Renter Profile at www.landinglocals.com and they'll connect you with listings that meet your needs.

Learn more: www.landinglocals.com/JPA

Purchase (Deed Restricted): Hopkins Village: Coming Spring 2021**
Where: Martis Valley, Truckee
What: 40 3br/2ba, ~1,500sf units, with garage and yard
Price: Starting at \$550,000, units are deed restricted to locals
Interested in learning more / being added to the wait list? Email emily@ttjpa.org
**Plans are still in the review phase, this project has not been approved yet.

Rentals: Dollar Hill Apartments: Now Leasing
Where: Tahoe City
What: 17 market-rate units, newly remodeled and ready for move-in November 15.
1 and 2br units available.
Rent: \$1,150 - \$1,800
Interested in submitting an application? Visit www.dollarhillapartments.com

Rentals (Income Restricted): Truckee Artist Lofts: Coming Spring 2021
Where: Downtown Truckee
What: 77 affordable housing units, 1-3br
Rent: Units are income restricted (30-80%AMI*) and will be offered to artists first (your artistic passion doesn't have to be your source of income, just a practice you are committed to and want to share!).
Interested in learning more / applying? Visit www.truckeeartistlofts.com

Rentals (Income Restricted): Frishman Hollow 2: Coming Spring 2021
Where: Truckee
What: 68 affordable housing units, studio - 3br
Rent: Units are income restricted (50-80%AMI*)
Interested in being added to the wait list? Contact the Property Manager, Cambridge Properties, by emailing Janeen Kallus at jkallus@cambridgeres.com

*80%AMI = For a family of two, combined income: Nevada County, \$55,050 / Placer County: \$51,3000

Truckee Tahoe Workforce Housing Agency provides housing support for the employees of our member agencies:

Tahoe Forest Hospital District | Tahoe Truckee Unified School District
Truckee Donner Public Utility District | Truckee Tahoe Airport District
www.ttjpa.org | info@ttjpa.org | 530-582-6593



What's Next

Housing Work Plan Development + Implementation

- Determine Agency Goals and Objectives
- Define Areas of Focus
- Identify Timeline + Funding Needs
- Begin Program Development and Project Pursuit



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