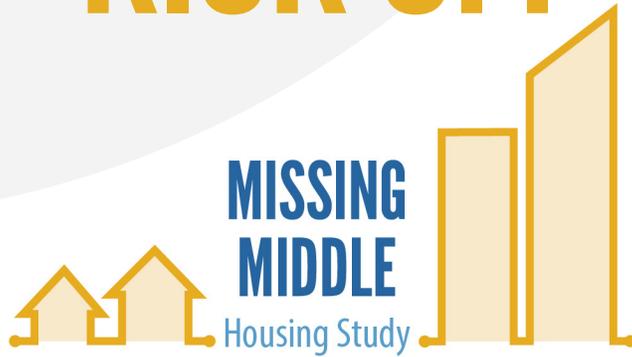


DON'T MISS THE COMMUNITY KICK OFF



WEDNESDAY,
OCTOBER 28 | 7PM
VIRTUAL EVENT

Key questions to be answered during the study:

What housing types are appropriate for Arlington?

Where could new types of housing be located?

What would the infrastructure and environmental impacts be? How could they be mitigated?

How much would new types cost, and what impact would that have on Arlington's housing market?

Scan me with your
device's camera for
more info:



Please visit the study website to access this virtual meeting.

For questions about the event, or to request reasonable accommodations, contact the Housing Arlington team:
housingarlington@arlingtonva.us or 703-228-0069.

housing.arlingtonva.us/missingmiddle



Arlington's population is increasing - and so are housing costs.

- Growth is happening in many metropolitan areas across the country and Arlington is no different.
- Across the region, renters and homeowners in all population and income groups face rising housing costs, limited housing options, and other housing-related challenges.
- Houses are getting more expensive and larger. The average price of single-family homes built since 2010 is nearly \$1.3 million, and almost \$850,000 for new condominiums and townhouses.
- Rents for new apartments in Arlington are now twice the price that a household, earning approximately \$70,000/year for a family of four, can afford.

If we do not respond to these challenges, existing homes will get more and more expensive.

This puts Arlington's diverse and inclusive nature at risk.

- Our lowest-income households are at most risk of being squeezed out by rising housing costs.
- Middle-income households are also at risk -- burdened by rising costs and potentially unable to rent or buy in our community.

We can't stop growth, but we can shift gears to mitigate its impact.

Planning is just getting started.

- The Missing Middle Housing Study will explore how preservation and construction of more housing types, such as duplexes, triplexes, townhomes, small multi-family buildings, and smaller single-family homes could help increase our housing supply and choices.
- New options in more areas will address supply issues, create options more affordable than what is currently available, and help address the long-standing exclusionary nature of land use policy and planning.

THIS IMPACTS EVERYONE. STAY INFORMED. GET INVOLVED.

Visit arlingtonva.us/housingarlington to

- Participate in meetings and online engagement opportunities
- Subscribe to program updates in your inbox
- Read study updates and learn more

WHAT DOES "MISSING MIDDLE" REALLY MEAN?

"Missing middle" is a commonly-used term that refers to the range of housing types that fit between single-family detached homes and mid-to-high-rise apartment buildings. Examples include duplexes, triplexes, townhomes, small multi-family buildings, and smaller single-family homes.

Used in this context, "middle" references the size and type of a home, relative to its location – in the middle – on a housing scale spectrum. The cost of these homes vary based on style, size, location, and market forces; therefore missing middle housing types do not correlate with a specific income bracket.

Missing middle forms exist in Arlington neighborhoods; however, today's zoning and land use policies restrict them from being built in most areas of the County. In fact, 75% of land zoned residential in Arlington is exclusively for single-family, detached homes.

Over time, regulatory barriers were added to the County's Zoning Ordinance and General Land Use Plan to limit construction of these home types which has reinforced racial and class-based segregation and resulting inequities that still persist today.

