

Equitable Development Research Memo

Below is a scan of national and local equitable development concepts.

National Definitions of Equitable Development

Policy Link

"Equitable development is an approach to creating healthy, vibrant, communities of opportunity. Equitable outcomes come about when smart, intentional strategies are put in place to ensure that everyone can participate in and benefit from decisions that shape their neighborhoods and regions."

"Cities are equitable when all residents – regardless of their race/ethnicity, income, neighborhood of residence, or other characteristics – are fully able to participate in its economic vitality, contribute to its readiness for the future, and connect to its assets and resources."

EPA

"Equitable development is an approach for meeting the needs of underserved communities through policies and programs that reduce disparities while fostering places that are healthy and vibrant...Equitable development is driven by priorities and values as well as clear expectations that the outcomes from development need to be responsive to underserved populations and vulnerable groups, in addition to using innovative design strategies and sustainable policies...Lower-income citizens and people of color are successfully guiding the changes that occur within their communities rather than reacting to them."

Non-Profit Quarterly

"Equitable development is defined as development activity with a triple bottom line, taking into account the interests of the business community and local developers, fairness in the treatment of employees, and sustainability in protecting and enhancing resources (human and others) in responding to an array of social and environmental needs."

Local Definitions of Equity or Equitable Development

CDAD

EQUITY: Acknowledging that community development is about social justice - the right of everyone to participate, make decisions and determine the future of their neighborhoods and community.

Toward Inclusive Growth in Detroit, Capital Impact Partners:

"Inclusive growth is development that increases density and provides for a healthy income mix at the neighborhood scale."

What Equitable Development Is and Is Not

Adapted from Carlton Eley in Sustain Issue 21

Equitable Development Is...	Is Not...
Holistic approach for neighborhood revitalization	Not an affordable housing strategy
Reinvestment, redevelopment and broad community participation are encouraged	Not anti-gentrification approach
Well-planned growth that improves quality of life	Not an initiative to maintain the status quo
Livable, healthy and distinctive communities	Not inconsistent with smart growth

Framework for Equitable Development

Government Alliance on Race and Equity (GARE)

Report: Equitable Development as a Tool to Advance Racial Equity

Puget Sound Regional Equity Network’s Principles of Equitable Development

1. *Advance economic opportunity.* Promote local economic development and entrepreneur opportunities, enhance community-serving establishments, and increase quality living wage jobs for people in all neighborhoods.
2. *Prevent displacement.* Develop policies and programs that allow anyone who wants to live in the community to do so, especially current residents, and discourage displacement of viable small businesses that serve community needs.
3. *Preserve and expand affordable housing options.* Create healthy, safe, and affordable housing for all family sizes and incomes in all neighborhoods.
4. *Understand and respond to local context.* Respect local community character, cultural diversity, and values. Preserve and strengthen intact neighborhoods, building upon their local assets and resources.
5. *Promote broader mobility and connectivity.* Prioritize an effective and affordable public transportation network that supports transit-dependent communities and provides equitable access to core services and amenities, including employment, education, and health and social services.
6. *Practice meaningful community engagement.* Require local community participation and leadership in decision-making to reflect a diversity of voices, including targeted strategies to engage historically marginalized communities. Build cultural competence and responsiveness among all stakeholders, and structure planning processes to be clear, accessible and engaging.
7. *Develop healthy and safe communities.* Create built environments that enhance community health through public amenities (schools, parks, open spaces, complete streets, health care, and other services), access to affordable healthy food, improved air quality, and safe and inviting environments.
8. *Promote environmental justice.* Eliminate disproportionate environmental burdens and ensure an equitable share of environmental benefits for existing communities.

Secure resources to mitigate and reverse the effects of environmental hazards past and present.

9. *Achieve full accessibility.* Ensure any development that results from investments in the built environment is

Case Study Examples of Equitable Development

- ReGenesis Project - Spartanburg, SC
- Fruitvale Station Village - Oakland, CA
- Westside Specific Plan - National City, CA
- ONE DC (Organizing Neighborhood Equity DC)
- Dudley Street Neighborhood Initiative, Boston MA

Most Common words and themes:

- Healthy, vibrant communities
- Opportunity
- Social and environmental justice
- Triple bottom-line
- Healthy income mix
- Intentional strategies
- Well-planned growth
- Meaningful community engagement
 - Everyone can participate in and benefit from decisions regarding a community's future
 - Fully able to participate regardless of race/ethnicity, income, neighborhood or other characteristics
- Meets the needs of underserved populations
- Prevents displacement
- Promotes accessibility and mobility