

# Excerpts from the Atlanta Beltline HIA: Summary of recommendations & impact management plan

**Key findings:** The findings include conclusions from the literature review and results of the BeltLine assessment. The references and analysis that supports the findings in the table can be found in Sections 4 through 9. Each item in this section is designated as having a potentially positive (▲), neutral (●), or negative (▼) health impact. In some cases, the specific circumstances that will create a positive, neutral, or negative impact are uncertain and so combinations of symbols appear.

**Affected population(s):** For most of the categories the anticipated impacts will be experienced relatively equally by all people in the study area. In some cases a specific group, defined by socioeconomic characteristics or geographic location, may experience a more pronounced health-related effect due to the BeltLine.

**Recommendations:** The recommendations that appear in this table are an abbreviated version of the recommendations from Sections 4 through 9.

**Relationships:** The last five columns identify the various categories—access, physical activity, safety, social capital, and environment conditions—of health impacts attributed to each recommendation. The purpose of this identification is to illustrate the complementary nature of many interventions that can support several health benefits.

## Overarching Issues

| Key Findings<br>Health impact = identified as having potentially positive (▲), neutral (●), or negative (▼) health impacts  | Affected Population(s)   | Recommendations<br>P = priority recommendations  | Relationships |                   |        |                |             |
|---|--|--|---------------|-------------------|--------|----------------|-------------|
|   |  |  | Access        | Physical Activity | Safety | Social Capital | Environment |
| Timing of the BeltLine  |  |  |               |                   |        |                |             |
| ▼● The BeltLine faces the challenge of implementing a unifying revitalization and redevelopment plan, but with a combination of public- and private-sector investment. The difficulty arises because private entities operate within a much different process and timeframe than public entities, especially due to the use of the Tax Allocation District funding mechanism. The result of the differences in public and private progress is a temporal mismatch, where the publicly funded parks and transportation improvements necessary to make the new development livable for both new and existing residents and businesses lag behind private development. | All / most significantly those populations in or adjacent to areas experiencing the most rapid development | P Invite a health official to become a member of the BeltLine, Inc. Board.   | x             | x                 | x      | x              | x           |
|   |  | P Make health protection and promotion a consideration in public funding priorities and timing by developing a mechanism to consider health impacts throughout the process. Such a tool could be applied by the BeltLine Tax Allocation District (TAD) Advisory Board. | x             | x                 | x      | x              | x           |

| Key Findings<br>Health impact = identified as having potentially positive (▲), neutral (○), or negative (▼) health impacts   | Affected Population(s)   | Recommendations<br>P = priority recommendations  | Relationships |                   |        |                |             |
|--|--|--|---------------|-------------------|--------|----------------|-------------|
|  |  |  | Access        | Physical Activity | Safety | Social Capital | Environment |
| Involving all Stakeholders   |  |  |               |                   |        |                |             |
| ▲ To reflect the uniqueness of the study area population and the project, three principles regarding the involvement of all stakeholders are important to the implementation of the BeltLine: continuous public involvement, appropriate public involvement, and convenient access to information.   | All  | P Develop a 25-year public involvement process that applies innovative strategies to involve representatives of all stakeholder groups. Because of the 25-year timeframe of the BeltLine it is important that the public involvement process not only include those people who currently live, work, or go to school in the area, but also future residents and even the next generation of citizens.  | x             |                   |        | x              |             |
|  |  | P Establish a single hub for information about the vision and implementation of the BeltLine prominently on the City of Atlanta communications tools, including print and electronic newsletters and the Web site. Such a resource should allow stakeholders to stay abreast of involvement opportunities and progress.  | x             |                   |        | x              |             |
| Housing  |  |  |               |                   |        |                |             |
| ▲ Healthy housing refers to a housing unit that is in good condition, safe, and free from pollutants and excesses in noise, temperature, and humidity. It is also situated in a neighborhood that promotes active living through good design, that is safe, and that provides affordable and appropriate housing choices for residents in all stages of life.  | All / with residents in the Westside, Southwest, and Southeast at greater risk of negative impacts associated with rising housing costs. | Require a diversity of housing types and prices within the BeltLine TAD.   | x             |                   |        | x              | x           |
| ▲▼ Significant investment can lead to increases in property values, and therefore housing costs. Renters, people on a fixed income, and lower-income property owners are at greater risk of experiencing negative health impacts of rising housing costs.<br><br>▲ 28,000 housing units, approximately 20 percent of which are to be affordable, are expected to be constructed in the TAD, and an additional 110,000 units in the rest of the study area by 2030.<br><br>○ Rental units (approximately 54,000, or 62 percent of all units) are relatively equally dispersed in the study area. Renters are particularly vulnerable to displacement as property owners seek to capitalize on neighborhood improvements by raising rents or converting properties to condominiums or redevelopment<br><br>○▼ Many census block groups in the Westside, Southwest, and Southeast Planning Areas have a median household income that is 30 to 60 percent of the Area Median Income, and therefore qualify for housing assistance. | All / especially low-income households   | P Establish policies and programs to prevent displacement in areas surrounding the BeltLine TAD. Efforts like property tax freezes, assistance to make housing improvements, and other programs can reduce displacement of residents from neighborhoods where property values are rapidly increasing. Form partnerships with organizations like the Atlanta Neighborhood Development Partnership, the Atlanta Housing Authority, the Atlanta Housing Association of Neighborhood-Based Developers, and others. | x             |                   |        | x              | x           |