



# FIABCI

INTERNATIONAL REAL ESTATE FEDERATION

**Close Partnership With the UN & UN-Habitat**

# Recent FIABCI Events In Cooperation With



- 2016: World Urban Thinkers Campus (Dubai)
- 2016: Launch of our World Urban Campaign  
**The City We Need is Affordable**
- 2016: Habitat 3 (Quito, Peru)
- 2017: WUF 9 (Malaysia)
- 2019: Urban Thinkers Campus (Hawaii)
- 2019: UNECE Policy Framework (Geneva)



The City We Need is Affordable

I'M A CITY  
CHANGER

La Ville qu'il nous faut est Abordable

J'AMÉLIORE  
MA VILLE

La Ciudad que necesitamos es Asequible

YO MEJORO  
MI CIUDAD

我们要宜居城市

I'M A CITY  
CHANGER

감당할 만한 가격의 주택이 있는 도시를 원함

I'M A CITY  
CHANGER

वहनयोग्य शहरों की आवश्यकता है

मैं एक शहर  
परिवर्तक हूँ

المدينة التي نحتاج إليها هي بأسعار معقولة

I'M A CITY  
CHANGER

Нам нужен доступный город

I'M A CITY  
CHANGER

# 2022 Upcoming FIABCI Events With

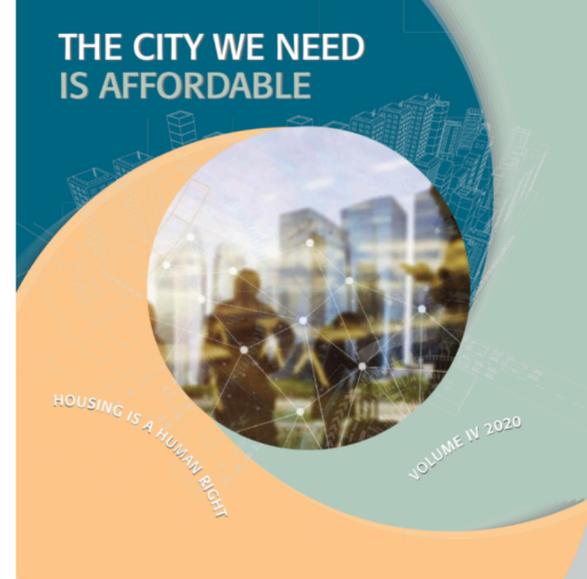


- June 26-30th : **World Urban Forum 11 in Katowice** (Poland)
  - ➔ Distribution of printed edition of *The City We Need is Affordable* - Volume 5
- October 3rd : **World Habitat Day in Hawaii**
  - ➔ Launch of *The City We Need is Affordable* - Volume 6

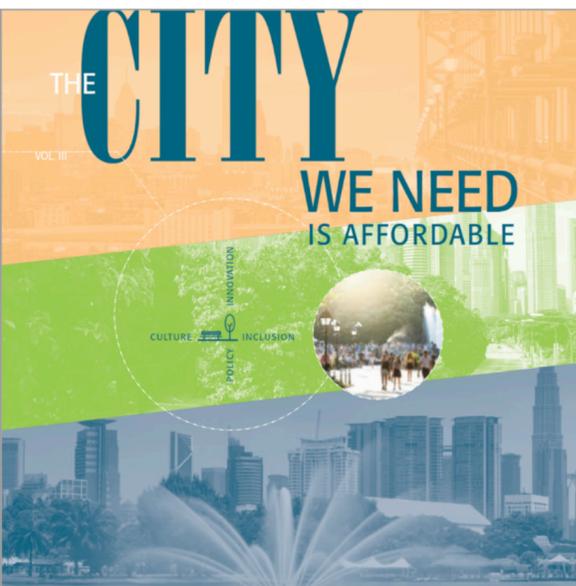




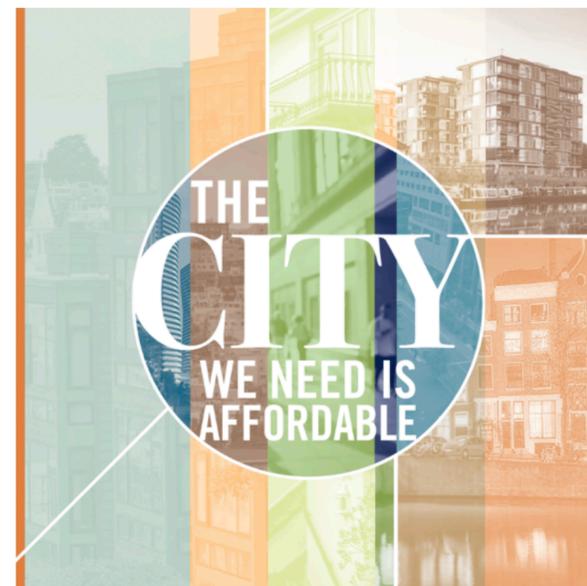
2021: Volume V



2020: Volume IV



2019: Volume III



2018: Volume II

# Contribute to Volume 6!

Send us:

- **2-3 pictures**
- **3 paragraphs**
- **1 business card**

**IT'S  
FREE!**

**DEADLINE:** June 30th, 2022

[www.urbanthinkingtalks.com](http://www.urbanthinkingtalks.com)

# FIABCI Is Supporting UN-Habitat's Effort to Implement SDG #11



**Make cities and human settlements inclusive, safe, resilient and sustainable**

# OUR FOCUS: **Affordable Housing**



**OUR GOAL: Encourage the Private Sector to Build, Maintain & Renovate Affordable Housing**

# **COVID-19 Has Emptied the Pockets Of Most Governments & Many People**



**Private Sector MUST BUILD Millions of Affordable Homes**



## **A WIN-WIN FORMULA:** **Public-Private Partnerships**

Public-Private Partnerships provide:

1. **Government-subsidized financing options**
2. **Land** at lower price
3. Necessary changes in **zoning policies & regulation**
4. **Housing the Homeless**
5. **Technologies** facilitating construction/renovation

# Government-Subsidized **Financing** Options



## Indonesia

**Government finances** one million affordable homes/year for low-income people.

The City We Need is Affordable, Vol. 3, p. 22.



## Panama

**Downpayment** of \$10,000 paid by government & **subsidized interest rates**.

The City We Need is Affordable, Vol. 1, p. 28.

# Government-Subsidized **Financing** Options



## San Francisco, USA

10-year **tax credit** (dollar for dollar) for all investors in the project.

The City We Need is Affordable, Vol. 1, p. 23.



## Ciudad Verde, Columbia

Developers got **income tax exemptions** for each of the 50,000 units sold.

The City We Need is Affordable, Vol. 4, p. 21.

# Government-Subsidized **Financing** Options

## GRANTS TO PURCHASE

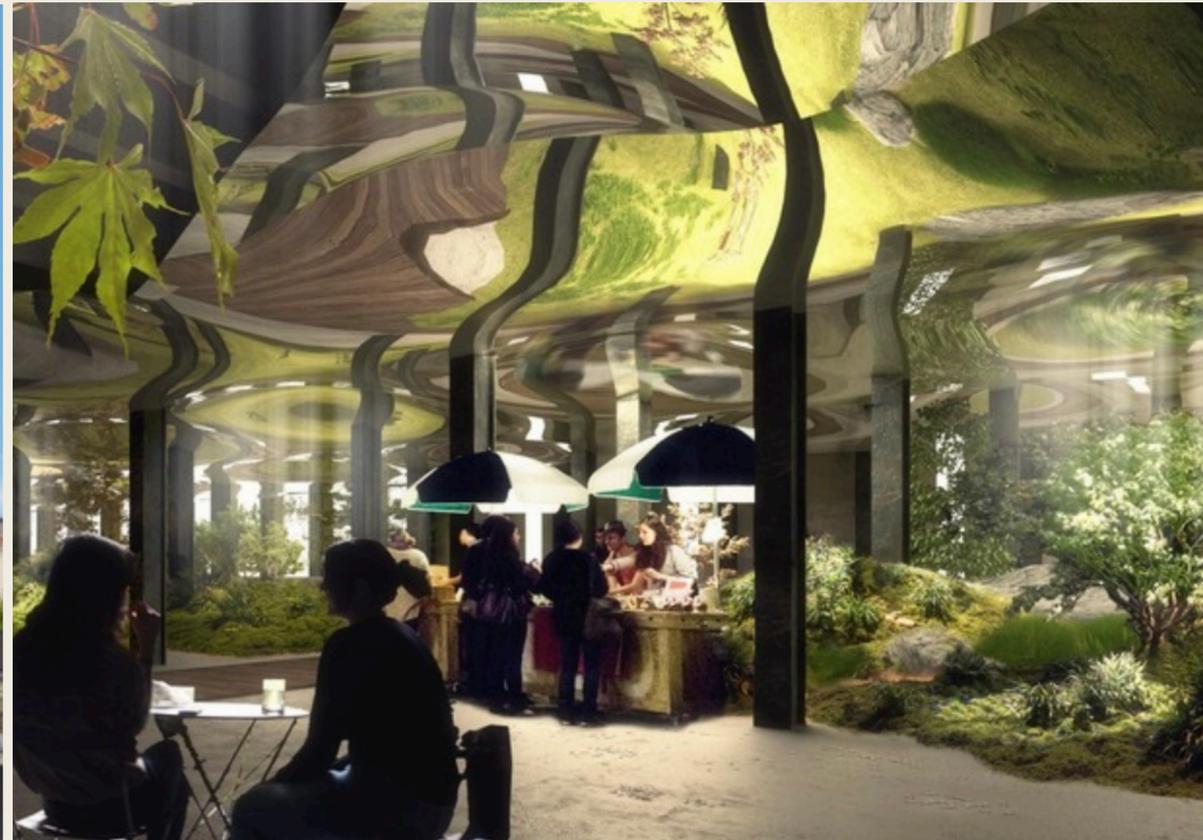


## Singapore

Government optimizes land by building high-density complexes & provides homes to **80%** of Singapore's residents. All working individuals **MUST** contribute to a **fund** which they can use for their downpayment and to reduce their monthly loan payments.

The City We Need is Affordable, Vol. 4, p. 17.

## Land At Lower Price



## Essex Crossing, New York City

This low-income complex for seniors is part of a mega development spanning 9 city blocks which creates a new community with large retail & entertainment space at ground level and underground (ex: museum, underground garden and food market, concert space, etc.) The land, used for parking, was sold at under market price by the City to developers, thus reducing the construction cost.

The City We Need is Affordable, Vol. 1, p. 16.

## Land At Lower Price



### Malaysia

Government provides land to developers to reduce construction costs so they can cater to different income groups.

The City We Need is Affordable, Vol. 3, p. 21.



### Baulücken, Luxembourg

Land is made available by the City to developers on **99-year leases**.

The City We Need is Affordable, Vol. 1, p. 30.

# Zoning Policies Changes To Allow

## HIGH DENSITY



## Hawaii

All units are finished the same way and 60% of them were sold under market rate in a few days. *The City We Need is Affordable*, Vol. 5, p. 20.

## FASTER CONSTRUCTION



## Philippines

Use of **pre-cast concrete** allows construction units in just 8-10 days. *The City We Need is Affordable*, Vol. 3, p. 18.

# Zoning Policies & Regulation Changes



## New York's Mandatory Inclusionary Housing Program

### **New York, USA**

New York's Mandatory Inclusionary Housing Program. Zoning regulation requires new developments to provide a share of new housing to be permanently affordable.

The City We Need is Affordable, Vol. 3, p. 24.

# Housing the **Homeless**



## Los Angeles

**The Six Affordable Housing**  
*Los Angeles/MacArthur Park, California*

pEUI = 48	52 units
National Avg pEUI = 79	153 du/acre





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CO-CHAIR - GAPs BUSINESS & INDUSTRY GROUP

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