INCLUSIONARY GROWTH AGENDA

December 17, 2019
The Future of the American City

Population Change by City Benchmarked to 1950

% Change, 1950-2000

- Seattle, +20%
- NYC, +1%
- San Francisco, 0%
- Boston, (26%)
- Philly, (27%)
- Wash. DC, (29%)
- Baltimore, (31%)

Source: U.S. Census Bureau
THE FUTURE OF THE AMERICAN CITY

RESURGENCE

POPULATION CHANGE BY CITY BENCHMARKED TO 2000

% CHANGE, 2000-2018

SEATTLE, +32%

WASH. DC, +23%

BOSTON, +18%

SAN FRAN., +14%

NYC, +5%

PHILLY, +4%

Baltimore, (7%)
THE FUTURE OF THE AMERICAN CITY

NATIONAL GROWTH...

- National GDP ($Billion USD): 1970-2015
- National Poverty Rate: 1970-2015

Source: U.S. Census Bureau, World Bank

- 1970: $1,076 B
- 2015: $1,804 B
- 1970 Poverty Rate: 13%
- 2015 Poverty Rate: 15%
CHALLENGE
PERSISTENT POVERTY

CHANGE IN POVERTY RATES, 1970-2015

26%

>45%
Philadelphia poverty rate in some North and West Philadelphia ZIP codes.

Source: U.S. Census Bureau; CCD
FEDERAL GRANTS TO STATES + LOCALITIES AS SHARE OF NATIONAL GDP (EXCL. HEALTH)

1970s: 2.5%

2010s: 1.6%

Total Outlays for Grants to State and Local Governments
Source: U.S. Office of Management and Budget
THE FUTURE OF THE AMERICAN CITY

CAN URBAN AMERICA’S GROWTH CONTINUE?

2000 6.03%

10-YEAR TREASURY YIELD

Source: Board of Governors of the Federal Reserve System (US), 10-Year Treasury Constant Maturity Rate (GS10), Federal Reserve Bank of St. Louis

2019 2.12%
THE FUTURE OF THE AMERICAN CITY
COST GROWTH

RECENT RELOCATIONS + EXPANSIONS IN LOW-COST CITIES

- BOISE: Greenbriar Capital Corp.
- DENVER: Slack
- NASHVILLE: AllianceBernstein, Amazon, EY
- CHARLOTTE: Barings
- ATLANTA: BlackRock
- AUSTIN: Dimensional Fund Advisors
CHALLENGE
SLOW GROWTH

AVERAGE ANNUAL PERCENTAGE CHANGE IN PRIVATE SECTOR JOBS, 2009-2018

- U.S. City Average: 2.3%
- National Average: 1.7%
- Philadelphia: 1.5%
- Philadelphia Suburbs: 1.1%

Source: U.S. Bureau of Labor Statistics
CHALLENGE
HIGH VS. LOW GROWTH
<table>
<thead>
<tr>
<th>Neighborhood</th>
<th>Unemployment Rate</th>
</tr>
</thead>
<tbody>
<tr>
<td>CENTER CITY</td>
<td>2.9%</td>
</tr>
<tr>
<td>NATIONAL AVG.</td>
<td>4.4%</td>
</tr>
<tr>
<td>PHILADELPHIA AVG.</td>
<td>6.2%</td>
</tr>
<tr>
<td>NORTH CENTRAL</td>
<td>9.9%</td>
</tr>
</tbody>
</table>

Source: U.S. Census Bureau
CHALLENGE

INCARCERATION + SUPERVISION

1 in 23
Adults in Philadelphia is on probation or parole

1 in 14
African American adults is under supervision
INCLUSIVE GROWTH AGENDA
HIRING REQUIREMENTS
INCLUSIVE GROWTH AGENDA

LIVING WAGE EMPLOYER

~6,000
UK businesses have voluntarily committed to paying the London Living Wage, which exceeds the government minimum and is based on actual living costs

180,000
UK employees and contractors have received a pay increase as a result of the Living Wage campaign

75%
of participating businesses report improved employee retention and motivation and 64% cite it as important differentiator
INCLUSIVE GROWTH AGENDA

WORKFORCE (+ECONOMIC) DEVELOPMENT
INCLUSIVE GROWTH AGENDA
EDUCATION + TRAINING
**INCLUSIVE GROWTH AGENDA**

**BALANCED TAX POLICY**

**NUMBER OF INCENTIVES + EXEMPTIONS BY CITY**

- TAX INCENTIVES
- INDUSTRY EXEMPTIONS

<table>
<thead>
<tr>
<th>CITY</th>
<th>Tax Incentives</th>
<th>Industry Exemptions</th>
</tr>
</thead>
<tbody>
<tr>
<td>Portland</td>
<td>2</td>
<td>0</td>
</tr>
<tr>
<td>Detroit</td>
<td>4</td>
<td>0</td>
</tr>
<tr>
<td>San Fran.</td>
<td>5</td>
<td>0</td>
</tr>
<tr>
<td>Seattle</td>
<td>10</td>
<td>0</td>
</tr>
<tr>
<td>Los Angeles</td>
<td>15</td>
<td>0</td>
</tr>
<tr>
<td>New York</td>
<td>20</td>
<td>0</td>
</tr>
<tr>
<td>Wash. DC</td>
<td>25</td>
<td>0</td>
</tr>
<tr>
<td>Philadelphia</td>
<td>20</td>
<td>10</td>
</tr>
</tbody>
</table>


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**Equitable or not enough? Philly Council just changed the 10-year tax abatement**

By Jake Silverman - December 12, 2019

After weeks of heated debate, City Council President Darrell Clarke's reform to the 10-year property tax abatement on new residential construction moved smoothly through the legislative body. It passed 17-0 on Thursday, the last City Council session of the term.

Mayor Jim Kenney has already promised to sign the bill into law before the end of the year.
INCLUSIVE GROWTH AGENDA

NEIGHBORHOOD INVESTMENT
INCLUSIVE GROWTH AGENDA
REQUIRES SUSTAINED GROWTH

Housing New York
A Five-Borough, Ten-Year Plan
INCLUSIVE GROWTH AGENDA REQUIRES INNOVATION
INCLUSIVE GROWTH AGENDA
REQUIRES INNOVATION
INCLUSIVE GROWTH AGENDA
A CALL FOR PARTNERSHIP

As decision-makers, business leaders, and advisors, we have the agency to further disparities, or address them through systematic change.