

# Strategy from Higher Ground: Avoid Foreseeable “Surprises” that Limit Growth

Your community, a more loved home.

I’m Alex Dadok and I will work with you on attaining it.



# What will we do today?



Capacity Aligned Strategically - CAS

# Alex Dadok

- Executive Vice President at Fahe, a six state network of 50+ community and economic development organizations
- Judicial Clerk, United States Court of Appeals for the Tenth Circuit
- JD, University of North Carolina
- Fulbright Scholar, Peru
- BA, Ethics, Politics, and Economics, Yale University
- Durham Public Schools and North Carolina School of Science and Mathematics



FEBRUARY 2024



## NC trend: Chronic housing shortages could threaten the state's growth

 By Cooper Metts 01/31/2024

HOW CHILDCARE IMPACTS  
NORTH CAROLINA'S  
WORKFORCE PRODUCTIVITY  
AND THE STATE'S ECONOMY



U.S. Chamber of Commerce  
Foundation

In partnership with

**NC Chamber**  
Foundation

**NC Child**  
The Voice for North Carolina's Children

Untapped  
Potential in

**NC**

INTRODUCTION

**The childcare coverage gap in North Carolina is not only a barrier to parents' ability to participate in the labor force, but also a hindrance to the state's potential for growth and success.**

UNTAPPED POTENTIAL IN NORTH CAROLINA

2

- “These businesses realize that many of the professionals they wish to employ are looking for communities that have well-managed and maintained parks and public spaces.”

## The Economic Benefit of Downtown Parks

September 5, 2017, Feature, by Cynthia A. Bowen



Parks come in all shapes and sizes. They can be environmental and natural areas, or located in urban or suburban areas. They can be small or large neighborhood parks. Whatever the size, they are versatile and able to be used for many purposes.

For example, an open lawn in a park could be used for downtown concert performances, an oasis of green for workers at lunchtime, an oasis of green for group classes, like yoga or aerobics, exercise. A park can also be used for a meeting, friends and family gatherings. Residents happen to bump into each other.

Successful parks usually have five elements: engaging, adaptable, authentic, convenient, and provide comfort, convenience and physical connectivity. And, that design is used every day and most hours of the day. Parks located in the heart of the city, open hours a day, seven days a week, year-round, have the unique and individual identity, h

# From Up High We See Problems, How Do We Move Forward?

- ) Thinking holistically and strategically
- ) **Capacity Aligned Strategically:**  
organizationally and in your community

# Leadership. Is what CAS requires.

- You cause / encourage good capacity to be created. You build relationships & bring people along → capacity aligned strategically.
- This is hard. But we can do it.

A night photograph of the Tennessee State Capitol building, illuminated and reflected in a body of water. The building's dome is brightly lit, and its reflection is clearly visible in the calm water. The surrounding landscape is dark, with some distant lights visible on the horizon.

Local leaders working with a  
staff of effectively two FTEs...

...Tens of millions of dollars in new  
workforce housing funding in  
southeastern states.

EVANSVILLE REGION

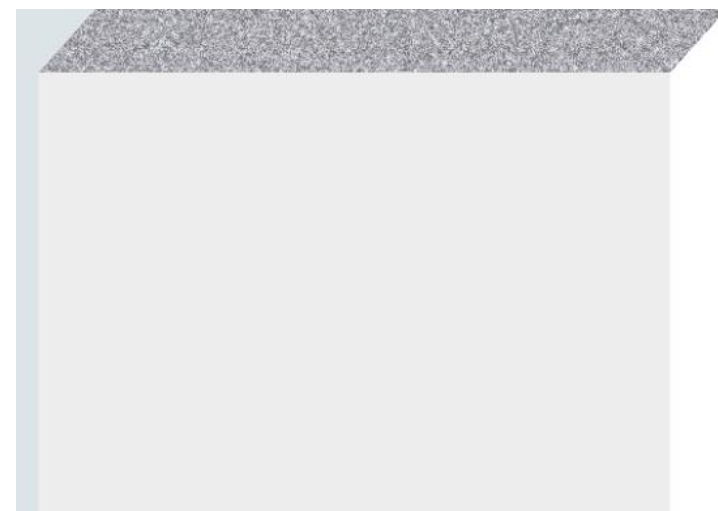
# River Vision Plan Reveal

Plan Cele

Tuesday, May



Evansville Great Bend Park – Main & Riverside Drive





# Johnson City, TN



# Industrial Belt Community Leadership Development

- In the context of de-industrialization, leveraging community leadership to knit a divided and exhausted community back together.



## North Carolina Capacity

- A county in North Carolina must overcome barriers to capacity for workforce homes for economic development.



# Emphasis: Grow the Pie and Serve it Fairly

---

- Gentrification and inequality can feed back into unaffordable childcare, etc as prosperity grows, and can then choke it off.

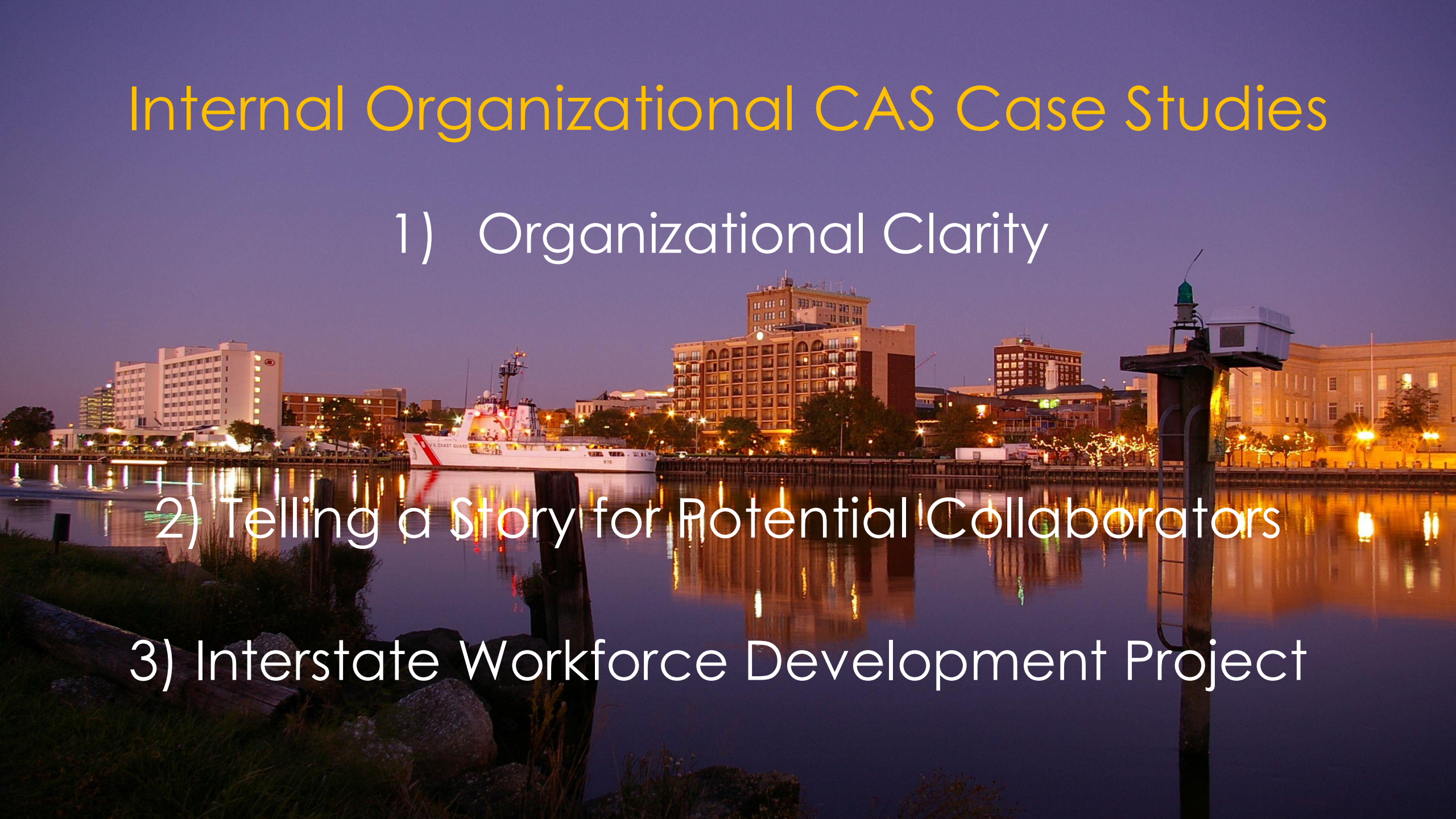


# Internal Organizational CAS Case Studies

1) Organizational Clarity

2) Telling a Story for Potential Collaborators

3) Interstate Workforce Development Project




Emphasis: For CAS, bridge the gap between plan and implementation



Let's Have You Try It

The background is a light blue gradient. It features three stylized, fluffy white clouds of varying sizes. Three simple grey bird silhouettes are scattered across the sky. In the bottom right corner, there is a 3D geometric shape consisting of a light grey rectangular prism with a dark grey, textured top surface that extends diagonally towards the center.

Why do you do this work?

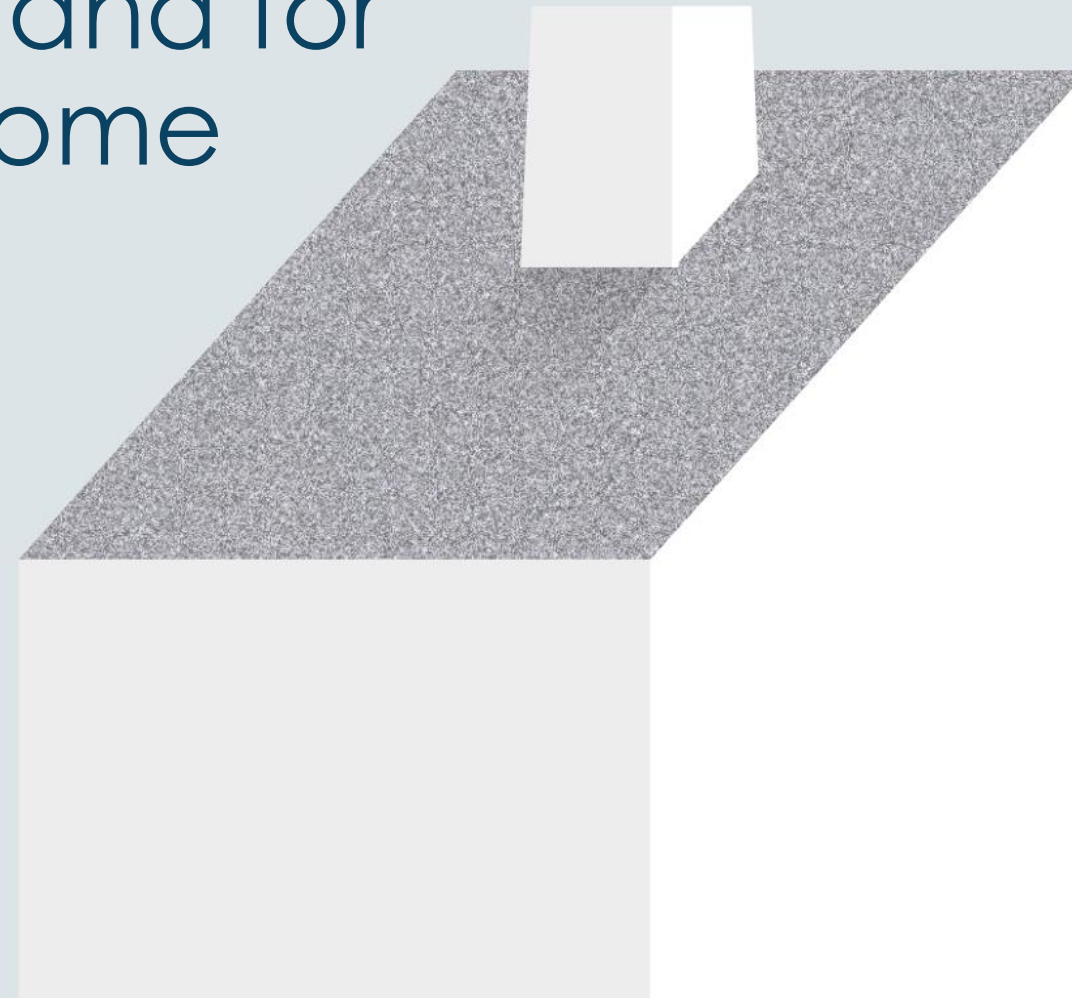
The background is a light blue gradient. It features three stylized, fluffy white clouds. Three simple grey bird silhouettes are scattered across the sky. In the lower right corner, there is a 3D geometric structure consisting of a light grey rectangular base, a dark grey textured triangular roof, and a small white rectangular block on top of the roof.

Think about your community,  
broadly, and then ask some  
questions

The background features a light blue sky with several stylized, soft-edged white clouds. Small, dark grey bird silhouettes are scattered across the sky, some appearing to fly. In the lower right corner, there is a 3D geometric structure consisting of a light grey rectangular base and a dark grey, textured triangular roof that slopes upwards towards the right. A small white rectangular block is positioned on the peak of the roof.

Should we, as economic  
development leaders, be  
involved to support these  
investments?

How do we build the capacity for  
supporting our communities and for  
preventing these unwelcome  
surprises?



The background is a light blue gradient. It features several stylized, soft-edged white clouds. Three simple bird silhouettes are scattered across the sky. In the lower right, there is a large, 3D geometric structure consisting of a light gray rectangular base, a dark gray textured top surface, and a white rectangular block on top of the textured surface.

What approaches can we use  
to provide what our  
communities need?

A nighttime photograph of a city waterfront. In the center, a white U.S. Coast Guard cutter with a red stripe is docked. The background features several illuminated city buildings, including a prominent multi-story brick building. The lights from the buildings and the cutter are reflected in the calm water. In the foreground, there are dark, silhouetted rocks and a wooden post with a small green light on top. The sky is a deep twilight blue.

# Questions?

[alex@alexdadok.com](mailto:alex@alexdadok.com)  
919-590-3919

The background features a light blue sky with stylized white clouds and three dark grey birds in flight. In the lower right, there are geometric shapes: a grey trapezoid with a dark grey textured top surface, and a white rectangular block partially visible behind it. A thin vertical black line is positioned to the left of the text.

# Disclosure

The views and opinions are those of the author/presenter and do not necessarily reflect those of the North Carolina Economic Development Association