Resource Guide

If we are to move the dial on the chronic shortage of housing in high cost cities, we need to deeply understand both market conditions and policy frameworks (local, state, and national) that are contributing to this reality. While policy is an essential tool in creating the housing we need to meet the needs of an increasingly cost-burdened population, the economic realities surrounding those policies - realities such as job and population growth, market demand, development potential - are fundamental to determining their ultimate impact. We feel that the field is in great need of a lens focused on this particular issue.

This conference convened policymakers, advocates, academics and private sector actors who share in this understanding to explore some of the opportunities and constraints presented by current conditions, and discuss solutions and paths forward.

The following document includes links to resources by and about the speakers who joined us for keynote addresses and panel discussions, and is intended to amplify and extend those discussions.

Keynotes


Session 1: Increasing Housing Supply Across High-Cost Regions

While many land use and other policy decisions are made at the local level, the character, needs and patterns of labor and housing markets are more regional, complicating the governance around housing development. This panel addressed this reality in the context of high-growth regions facing a shortage of housing and sought to discuss the following questions: how might we ensure that housing is built across the region and that local jurisdictions are producing their “fair share” of new supply to meet demand? Can we ensure that new development in these places advances goals of affordability, access to opportunity and economic mobility, and sustainability? And what are the best practices for addressing opposition and barriers to new housing supply in lower-density, single-family neighborhoods?


Building on Success: Strengthening Provider Capability to Provide Permanent Supportive Housing. 2016. Aaron Gornstein and China Boak Terrell.


In Cramped and Costly Bay Area, Cries to Build, Baby, Build. 2016. Conor Dougherty.


Model Code for Accessory Dwelling Units. 2014. Eli Spevak.


Plank of Progressive Planning ideas for Portland that won’t Piss Off the Neighbors. 2015. Eli Spevak.

Session 2: Making New Housing Supply More Feasible and More Affordable

Ensuring all communities in high-growth regions are contributing their fair share to the needed supply of housing will be critical to achieving broad affordability. However, the layered costs of housing development — increasingly numerous and significant — are also posing a challenge to generating sufficient regional housing development. This panel addressed the role of both local and regional market conditions (such as labor supply) and land use policies (such as conditions of approval, etc.) in driving rising costs and in the feasibility of housing production. Panelists
explored the challenges and opportunities for producing market-rate housing more affordably, increasing the supply of dedicated affordable housing, and doing both while advancing environmentally responsible land use practices.

Assembly Democrats say addressing the housing affordability crisis is next, but hurdles loom. 2017. Liam Dillon.

Best Practices: Achieving a Full Range of Housing Choices. 2015. Minnesota Housing Finance Agency. Also see MN Challenge website for more context about the competition.

California won't meet its climate change goals without a lot more housing density in its cities. 2017. Liam Dillon.


Housing Development Dashboard. 2016. Terner Center.

How California can ease housing crunch. 2016. Paavo Monkkonen.


Regulatory constraints on supply are a key factor in San Francisco’s affordable housing crisis. 2014. Paavo Monkkonen and Nils Kok.


The state's housing crisis won't be solved unless Californians embrace new home building, report says. 2017. Liam Dillon.


Session 3: Private Sector Innovations for Designing a More Affordable Housing Supply
Public resources and public sector solutions are an essential component of expanding supply, lowering costs, and promoting affordability in housing. However, public policy and public dollars alone will not get us all the way there. Private sector leaders have an important role to play in developing and scaling solutions that can target and reduce building costs through innovations in design. As affordability challenges creep up the income ladder and affect a larger proportion of the population, ideas that reimagine housing development and design to achieve cost savings across the market are critical. On this panel, innovators across the housing industry discussed the ideas they are building, the hurdles these ideas are facing as they scale, and explored how their solutions will impact housing affordability, and for whom.


A Harvard researcher invented these $139,000 stackable homes that can be built in under three weeks. 2017. Leanna Garfield.


Common website.


Factory OS website.


It’s Time to Put the Market Back in Housing Finance. 2016. Edward Pinto.

Kasita Webpage.

Unaffordable Affordable Housing. 2015. Edward Pinto.

Venice area developer has an unconventional background. 2016. Earle Kimel.

Rising Home Prices Raise Concerns of Overheating. 2017. Laura Kusisto.