San Diego Deliberation Network
A Regional Collaboration for Civic Conversation

Attending: Brian Adams, Gary Brown, Kevin Cruz, Ted Kagan, Kathleen MacLeod, Carole Morales, Karen Shelby, Mary Thompson and Kim Quinney.

Nine of us met Thursday, 7/20, on how we can prepare for deliberative dialogues about affordable housing.
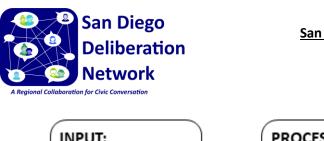
1. **What**
    We agreed on the framing statement: **How can the San Diego region bring the amount of family income spent on housing closer to 30% in the next 10-30 years?**
     Comments:
    - Some discussion that the actual percentage doesn't matter but serves as a starting place
    - Some kind of metric is useful for comparison across various proposals
    - Proposals might be grouped around 4 points of view:
        o Build, Build, Build
        o Smart Growth
        o Government Subsidies for housing
        o Slow Growth

2. **Who should we approach to propose ideas?**
    Comments:
    - To make proposals comparable, all should address impacts on infrastructure, transportation, economic vitality, etc.
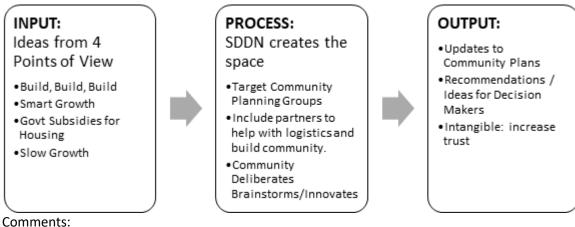
Points of View	Considerations	Who Could Represent this Point of View?
Build, Build, Build	Infrastructure? Transportation? Funding?	Faulconer Plan Building Industry Association
Smart Growth	Transportation, Affordability, Supply-side approach	Academia, Planners, Urban Land Institute
Government Subsidies for housing	Funding? Public-private partnerships, low-income considerations	SDOP, CPI, Alliance San Diego, Toni Atkins' proposal
Slow Growth, Neighborhood Preservation, Age-friendly	Local control vs. common good	Environmentalists, Minimalists, Preservationists (Harder to find cohesive representation & coherent proposals)

3. **How should we 1) convince groups to make proposals and 2) attract deliberation participants/venues?**
    We agreed we need to draft a letter describing our vision and pursue both constituents simultaneously.

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INPUT: Ideas from 4 Points of View	PROCESS: SDDN creates the space	OUTPUT:
• Build, Build, Build • Smart Growth • Govt Subsidies for Housing • Slow Growth	• Target Community Planning Groups • Include partners to help with logistics and build community. • Community Deliberates Brainstorms/Innovates	• Updates to Community Plans • Recommendations / Ideas for Decision Makers • Intangible: increase trust

Comments:

− Our draft will describe SDDN's background, affiliations, training and mission of promoting deliberative democracy.

− Our approach will describe SDDN as *passionately impartial,* offering benefits to all stakeholders.

Stakeholder	Beneficial Outcome
Idea Generators	Good ideas get heard and deliberated by a wider field
Decision Makers	Changes the conversation, different from what's gone before. Builds civility and community engagement.
The community	Allows members to hold themselves accountable for their ideas.

4. **When**
    Aug
        Draft introduction/statement of vision
        Finalize idea generators & provide guidelines for comprehensive approaches
        Finalize targeted conveners
    Sept
        Engage with idea generators
    Oct
        Receive and review idea proposals
    Nov
        Consolidate ideas into booklet, slides, video, etc.
        Review with idea generators
        Preview with conveners
    Jan 2018
        Begin conversations

5. **Research links**
    − Faulconer's SD Housing Plan Fact Sheet

    − Podcast of VOSD interview with David Graham, Deputy COO for SD Neighborhood Services on July 7, 2017 (interview begins at minute 31)

    − *Housing's 30-Percent of Income Rule is Nearly Useless,* by Karen Weise in Bloomberg News July 2014

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- *Strategies for Expiring and At Risk Affordable Housing in San Diego County*, presentation by Danielle Mazzella, CA Housing Partnership on July 6, 2017

- The Gap: A Shortage of Affordable Homes, National Low Income Housing Coalition, March 2017

- San Diego Community Planning Groups website

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