

## **Development and Affordability Task Force**

### **Meeting Minutes**

Thursday 9/1//22, 7 - 9 pm

Borough Hall Council Room (and on Zoom)

**Task Force members present:** Dan Atkins (virtual), Danielle Callahan, Jayatri Das, Tom Jenik, Sara McCullough, Beth Murray (virtual), Rob Oaks, Rachel Pastan

**Absent:** Dave Welsh

**Consideration of August minutes:** Approved

### **Promotion of Beth Murray to full member**

**Farmers Market:** Great conversions with many when we tabled at the market on August 13, Rachel recorded and wrote up housing stories. A lot of interest and engagement, multiple signups for our mailing list.

### **Outreach:**

- **Tabling for future:** Tom, Danielle, Jayatri, Rachel
  - Use presentation from market table event
  - Tablecloth: Danielle to order
  - Paper to collect emails
  - Small paper to take away with them and URL? -no, minimize paper use
- **Fall forum:** Jayatri or Beth will facilitate, moderate speakers
  - Poster waiting for final speaker names
  - 4 speakers, hopefully finalized next week
  - Need advertising, refreshments: Danielle
  - What at the end to engage?
- **Presentations:** Beth, Dan, and Rachel
  - Goal to get input and facilitate conversation
  - Smaller group to prepare package then others go out
  - Draft slide deck
  - Need list of questions
  - Reach out to groups
  - 2 people at a time: one to present, one to facilitate
- **Meeting in a box:** Jayatri
  - Think about values about town, then offer solutions, reflect on solutions
  - Self-facilitated. Share with others, tell us what you think
  - TF members to practice with selves—invite friends
  - Available to pick up at the library?
  - What are most important, biggest concerns; values for doing this work
    - Vision for what is wanted
    - Allowing for space to agree and disagree
    - How to ask values to different people

### **Future research, next steps:**

- **Notes on white papers, critiques**
  - Rachel to edit, need help with reconciling comments

- Person who wrote will revise, then others to edit
- Website
  - Add housing stories
  - Borough policy, Bill Webb: site looks okay, might have to take out links to personal blogs
- Conversations:
  - EAC: Invited back, small group environmental; Danielle Helen, school board
  - Data to find (Rob):
  - What kinds of housing is there demand for in Swarthmore?
    - ▣ Students and families with kids, young professionals?
  - Wealth data: Jayatri will pursue
  - Input from pastors at local churches – have started to gather
  - Finance committee: we can ask about taxes, burdens they are concerned about
  - Strong Towns: more density is better for a municipality's bottom line
  - Infrastructure:
    - Sewers?
    - Roads, traffic?
    - Parking, asphalt issues?

**Articulate value proposition for this work:**

- Tom: Smart growth, stewardship; sustainability (in buildings and in community), sharing of resources including possibility of land bank
- Rob: If 10 yrs down road we've changed things 10% that's a win; if we could restore vibrancy in HBNS that'd be great (but probably too late)
- Rachel : Affirmative vision for future is important but hard; economic and racial diversity
- Jayatri: Sustainability, smart growth principles, policy making, density
- Beth: Housing burden, AMI? How to quantify our success? Goals around income? Income-qualified housing- need demographic info to respond to, not just build without demand
- Sara: Cultural changes, long term plans; move in parallel with other norms; working with people concerned with historic preservation—looking for shared values