



Accelerating Housing Production While Addressing Roadblocks, NIMBY, and More

Connect 351 – 2025

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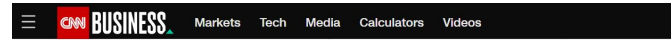
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Why now?

Unprecedented
Attention

Planning in the
Spotlight

Strategic Alignment

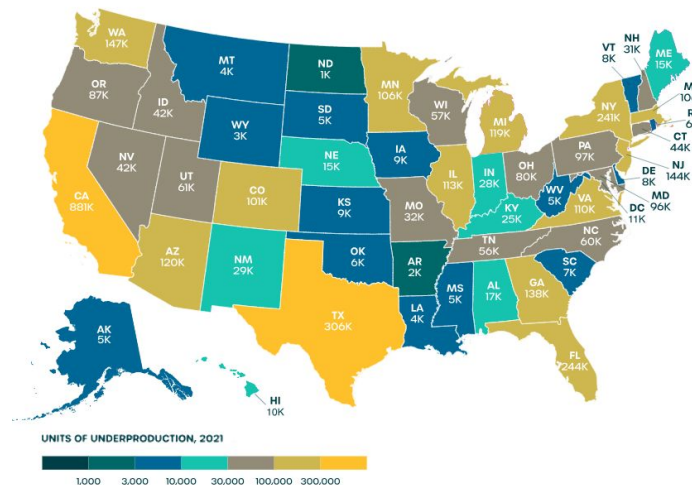


The invisible laws that led to America's housing crisis

Arlington ends single-family-only zoning

The Northern Virginia county's 'missing middle' plan will allow buildings with four – and in some cases six – units in any neighborhood

By Teo Armus
Updated March 22, 2023 at 8:43 p.m. EDT | Published March 22, 2023 at 6:44 p.m. EDT



National Housing Underproduction

2012
1.65 Million

2019
3.79 Million

2021
3.89 Million

Metro Areas Experiencing Underproduction

2012	2019	2021
100	169	193

Housing Underproduction Worsened from 2019-2021

83% (256) of all markets are worsening.



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Biden's Infrastructure Plan Seeks to Ease Housing Shortage With Looser Zoning Rules

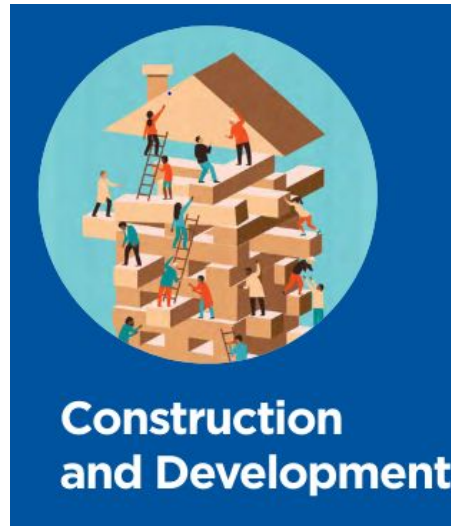
The proposed program of at least \$5 billion would offer grants to cities and towns that relax restrictions on new construction

HSA Focus:

- Planners & Elected Officials Together
- Focus on Supply & Local Solutions
- Convenings & Discovery
- Lead with Pro-Active Planning Approach

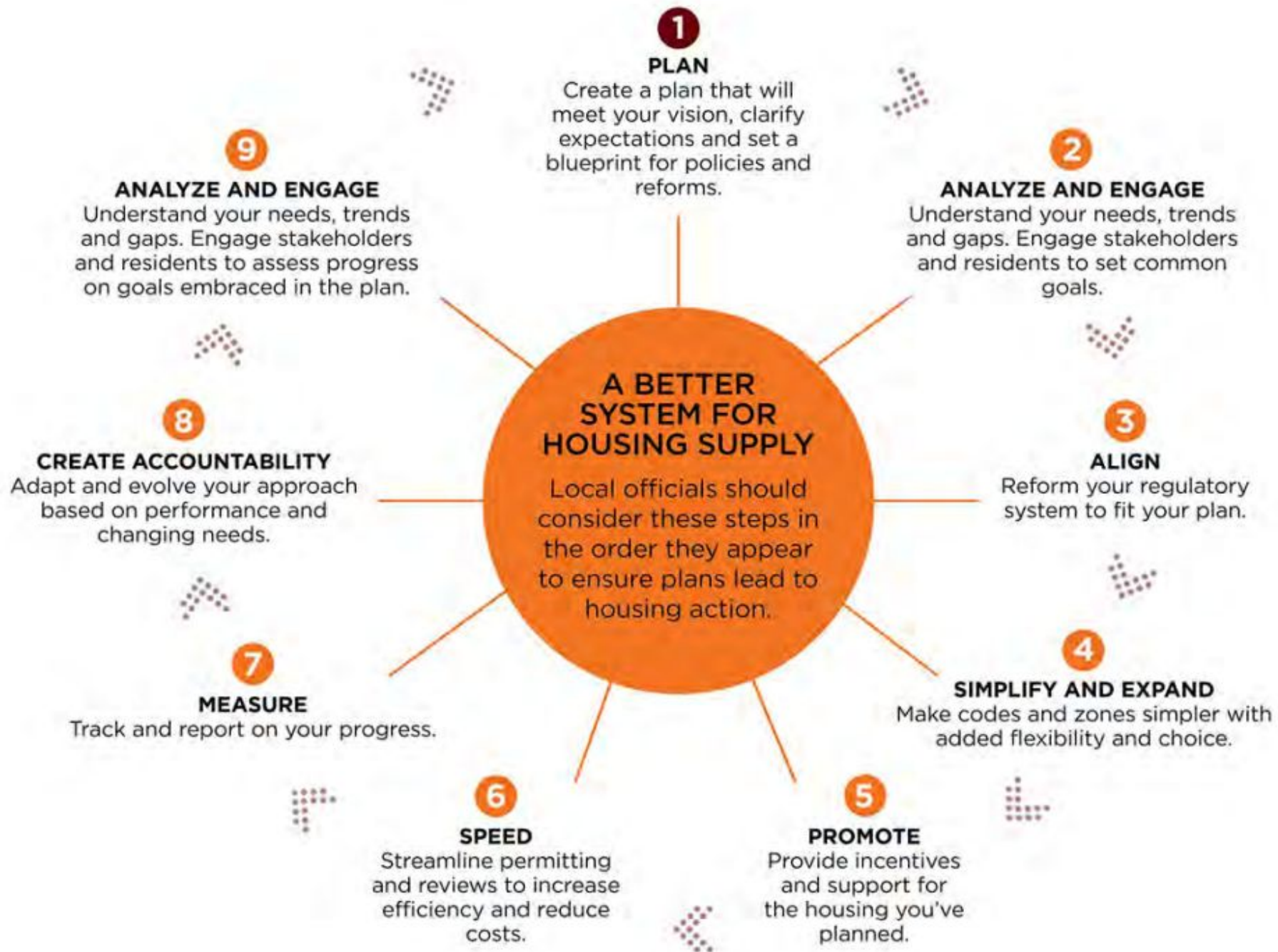


Housing Supply Accelerator Playbook



Collaboration and Partnership explains the Housing Supply Accelerator partnership framework and how to launch a local HSA. The Playbook provides Menus of Options with Tips and Case Studies.





13 Strategies to Support Construction and Development

Click the arrows → to advance to a strategy.



1 Engage local housing stakeholders and refine goals for local housing supply.



2 Identify gaps, obstacles and opportunities in building permit processes.



3 Review internal operations, organizational structure and management to ensure project reviews and permitting procedures are efficient and timely.



4 Evaluate, improve and streamline the city's development process.



5 Facilitate the development of small-scale residential projects.



6 Promote and facilitate infill development.



7 Minimize discretionary reviews.



8 Expedited or streamlined processes in high-priority housing development areas.



9 Take inventory of available land supply.



10 Facilitate housing development on public and privately owned land.



11 Create programs to support new and emerging small-scale developers.



12 Adopt innovative residential construction technologies.



13 Partner with organizations promoting careers in residential construction.



Construction and Development

17 Strategies to Support Financing Housing Supply

Click the arrows → to advance to a strategy.

- 1 Develop a funding strategy.
- 2 Use federal housing funding.
- 3 Use state housing funding.
- 4 Leverage federal infrastructure funding.
- 5 Use FEMA funding for disaster resilience.
- 6 Use FEMA funding for post-disaster rebuilding.
- 7 Investigate intercommunity collaboration for housing planning and financing.
- 8 Leverage public-private partnerships.
- 9 Partner with financial institutions.
- 10 Use proven gap financing strategies.
- 11 Explore alternative financing strategies.
- 12 Explore housing policy levers.
- 13 Convene financial institutions on small scale multifamily development.
- 14 Convene financial institutions on weatherization and climate adaptation.
- 15 Convene financial institutions on cooperative or shared equity housing models.



14 Strategies to Guide Land Use and Regulations

Click the arrows → to advance to a strategy.



1 Plan for increased housing supply.



2 Create enhanced housing elements of comprehensive plans and housing action plans.



3 Initiate education, outreach and engagement campaigns on zoning and local housing supply challenges.



4 Take inventory of zoning regulations and other pertinent land use policies.



5 Explore how to update zoning districts to promote housing supply.



6 Update restrictive lot, building form, context requirements and design standards.



7 Analyze and update property use regulations.



8 Facilitate housing supply into new plans for downtown and suburban redevelopment.



9 Take a more flexible approach to nonconforming uses.



10 Speed or streamline processes for housing development review and approval.



11 Update building codes to meet evolving community needs.



12 Use regulatory and policy tools to preserve and improve existing housing options.



13 Identify existing housing and other areas susceptible to climate hazards.



14 Strategically coordinate land use regulations.



Land Use and Regulation

Access the Playbook



<https://www.planning.org/housing-supply-accelerator/>

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