The #1 Issue NOT in Our Top 10…

Zoning Reform: The Trifecta Affordable Housing Proposal

S-E-R-I-O-U-S-L-Y ???? !!!!

In the waning days of a legislative session dominated by

- Failed Election Integrity Bills,
- Failed Childrens Education Bills,
- Failed Pandemic Hoax Prevention and Accountability Bills,
- Failed Border Security & Illegal Immigration Bills,
- Not to mention the lack of a State Budget and the most radical, VETO OBSESSED Governor in our history,

… ALL the buzz now is about the critical need for ZONING REFORM to solve our Federal Government created affordable housing crisis.

That said, it was a problem in June 2019 when President Trump highlighted the need for a national discussion of all stakeholders to come up with possible solutions…

… and 3 years of Federal and State destruction of our economy and the integrity of both our elections and legal immigration systems, using another fake pandemic test run (the earlier ones in 2005 and 2011 were quickly shut down as few were affected), have compounded the problem by increasing the number of homeless Arizonans, and allowing tens of thousands of illegal immigrants to stay here (instead of the deporting them as a solution) with NGOs and sanctuary-type cities financially supporting them with our limited tax dollars.

And while there is little mentioned in the proposed legislation about housing for illegals, this is definitely part of the Progressive created narrative of URGENCY.

The purpose of this story is to provide you with some quick background on the legislative movement headed by LD2 Senator Steve Kaiser, give you some resource links to check out, and then have you chime in with your opinions to both your LDs and your State Legislators, who may be voting on a package of affordable housing Bills next week.

Introduction

Affordable housing has been a TOP 5 issue for Progressives for decades with their Agenda 21 and newly issued United Nations/World Economic Forum (WEF) Agenda 2030 Goals to establish a NEW WORLD ORDER. In a nutshell, they favor centralizing zoning and housing development into a regional multi-state planning infrastructure, pre-empting traditional local city and town control.

As a first step however, Progressives want to start taking control from cities and towns and give it to the States; and they've found support in some Republican circles.

Unfortunately, history has shown us that once Progressives get their foot in the door, they'll gradually expand that through subsequent amendments and Executive Orders to include the transfer of regulation over all forms of housing and transportation to State and regionally created government bodies.

President Donald Trump's Executive Order on Eliminating Regulatory Barriers to Affordable Housing – June 25, 2019 (EO[1]) had good goals. And it appears this is what Senator Kaiser was basing his proposed principles for legislation addressing our affordable or unaffordable housing crisis. **BUT NOTE that the EC was developed before the Pandemic HOAX destroyed our small businesses, created widespread unemployment, and compromised the ability of average citizens to pay their monthly rents/mortgages or**

afford other housing alternatives … so restrictive zoning practices may no longer be the "root cause" of our current housing affordability crisis!

Mr. Kaiser's attempts to follow the spirit of that expired EO should be praised. However, given the history of Progressive deception, **it all depends on the words and what they mean in a yet to be seen, newly revised Bill**. Yet, without a Bill for the public to view, shouldn't we question how a vote can take place on the Floor of the Senate this coming week?

The Arizona Sun Times has closely tracked Kaiser's legislative proposals:

> During this legislative session, Kaiser sponsored SB 1117, which would have made several changes to zoning rules in Arizona. These changes would have included speeding up the process of getting a housing application approved, restricting regulations of housing designs, and establishing a housing needs assessment to be completed every five years. However, the bill ultimately died on the Senate floor, with 20 lawmakers voting against it. Opponents of the bill said it took too much control away from local government entities.
>
> However, Kaiser has since attempted to reintroduce some of the ideas of SB 1117 through strike-everything amendments to SB 1161 and SB 1163. Additionally, in the House, Kaiser got another strike-everything through HB 2536. These three bills are what the legislators rallied behind.

So, the current Trifecta Affordable Housing Proposal legislators currently are rallying behind, consists of Senator Kaiser's introduced HB2536[2] and SB1163[3] (which are being considered as ONE Bill now), and SB1161[4] as a sole recommended path or solution to the housing crisis created by BAD ZONING rules and regulations.

Here are 2 short, Arizona Sun Times articles to read for background:

- https://arizonasuntimes.com/news/arizona-lawmakers-rally-behind-solutions-to-arizonas-housing-crisis/njones/2023/05/05/
- https://arizonasuntimes.com/news/arizona-house-committee-passes-two-bills-aimed-at-improving-housing-zoning/njones/2023/03/31/

Are Agenda 21 and Agenda 2030 Goals a Concern?

According to Senator Kaiser, "there is zero agenda 21 in this. This is about de-regulation. Tyranny can happen at the local level as well and it is. The only group against this is the League of Cities and towns, the same group that killed the rental tax repeal, the grocery tax repeal, the home-based business bill. They are not our friends. Conservative groups that like these bills are as follows: AZ Republican Assembly, Goldwater Institute, Free enterprise club (1163 and 2536), and the Republican Liberty Caucus. This is also part of the majority plan. Florida, Montana and Texas are all doing similar things this year as well."

However, for those who've been fighting against Agenda 21 policies, the Progressives have cleverly disguised Agenda 21 policies as part of their World Health Organization (WHO) narratives on transferring climate change (environmental & transportation) and health care regulation from sovereign States and Countries to WHO control… so it may not be obvious to newcomers, here.

And language in summaries and earlier bills definitely redefine the traditional roles of cities and towns in zoning and housing, too!

So, that may be what's "spooking" many conservatives who either oppose Kaiser's solutions or still question them. After all, there has been LITTLE MESSAGING to the general public or LD PCs, and NO transparency for us to really understand the specific solution to the housing debacle, which MAY lead to unintended consequences from the voters in the 2024 election cycle.

Check out the Addendums at the end of this document for additional Agenda 21 resources.

Other Resources Listed Below

A separate attachement[5] lists the proposed principles, received from Senator Kaiser, so you can read the Legislative journey here, and be better prepared to analyze the new Bill or just the exact proposed language when we see it.

Keep in mind, it is too late for a Striker Bill to be written and the existing Bill language and Summary Sheets[6] as taken from the AZ Legislative website are a mute-point now, as they are dead. The references to HB2536 and SB1163 (which are being considered as ONE Bill now), and SB1161 are used as reference points ONLY, as well as their respective Summary Sheets, until new proposed language is released for the public to view.

It's my hope that any new Bill provides legitimate conservative relief against burdensome and unreasonable development rules and regulations as noted in Trumps EO, without intentionally or impliedly advancing any Agenda 21/Agenda 2030 policies or principles.

It's my further hope that we don't end up creating BAD legislation because of a lack of time here, especially if it turns out there's NO EMERGENCY RUSH, and we have additional time for hearings and discussions with ALL LDs before the next legislative session in January 2024.

You be the Judge!

I will update everyone in later memos as needed, on any new developments.

CALL TO ACTION

In the meantime, it is important for all LD Chairman and County Chairman to know what is taking place at the Legislature, and keep your voters informed; as well as contact your respective Legislators with your comments NOW, even before a vote is taken about your positions, concerns, or both.

BE PRO-ACTIVE, NOT REACTIVE.

Respectfully,

Linda Brickman,
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ATTACHMENTS in order of discussion above

1. President Donald Trump's Executive Order on Eliminating Regulatory Barriers to Affordable Housing – June 25, 2019 (EO)
2. SB2536 copy of existing Bill, https://www.azleg.gov/legtext/56leg/1R/bills/HB2536H.pdf
3. SB1163 copy of existing Bill, https://www.azleg.gov/legtext/56leg/1R/bills/SB1163S.pdf
4. SB1161 copy of existing Bill, https://www.azleg.gov/legtext/56leg/1R/bills/SB1161S.pdf
5. Copy of Senator Kaiser Summary Proposed Principle Points
6. Summary Sheets of the original HB2536, SB1161, and SB1163 (*sent as a separate document as it is very long*)

ADDITIONAL Addendum on Agenda 21/2030

A. Agenda 21/2030 Global Goals
B. Arizona Can Lower the Cost of Housing and Slash Emissions At the Same Time
C. Other Resources

https://trumpwhitehouse.archives.gov/presidential-actions/executive-order-establishing-white-house-council-eliminating-regulatory-barriers-affordable-housing/

ATTACHMENT 1. *(Highlighting added for quick reading)*

Executive Orders

EXECUTIVE Order Establishing a White House Council on Eliminating Regulatory Barrers to Affordable Housing

Economy & Jobs

Issued on: **June 25, 2019**

★ ★ ★

By the authority vested in me as President by the Constitution and the laws of the United States of America, it is hereby ordered as follows:

Section 1. Purpose. For many Americans, access to affordable housing is becoming far too difficult. Rising housing costs are forcing families to dedicate larger shares of their monthly incomes to housing. In 2017, approximately 37 million renter and owner households spent more than 30 percent of their incomes on housing, with more than 18 million spending more than half of their incomes on housing. Between 2001 and 2017, the number of renter households allocating more than half of their incomes toward rent increased by nearly 45 percent. These rising costs are leaving families with fewer resources for necessities such as food, healthcare, clothing, education, and transportation, negatively affecting their quality of life and hindering their access to economic opportunity.

Driving the rise in housing costs is a lack of housing supply to meet demand. Federal, State, local, and tribal governments impose a multitude of regulatory barriers — laws, regulations, and administrative practices — that hinder the development of housing. These regulatory barriers include: overly restrictive zoning and growth management controls; rent controls; cumbersome building and rehabilitation codes; excessive energy and water efficiency mandates; unreasonable maximum-density allowances; historic preservation

requirements; overly burdensome wetland or environmental regulations; outdated manufactured-housing regulations and restrictions; undue parking requirements; cumbersome and time-consuming permitting and review procedures; tax policies that discourage investment or reinvestment; overly complex labor requirements; and inordinate impact or developer fees. These regulatory barriers increase the costs associated with development, and, as a result, drive down the supply of affordable housing. They are the leading factor in the growth of housing prices across metropolitan areas in the United States. Many of the markets with the most severe shortages in affordable housing contend with the most restrictive State and local regulatory barriers to development.

These regulatory barriers impede our Nation's economic growth. Hardworking American families struggle to live in markets where there is an insufficient supply of housing — even in markets generating a significant number of jobs. One recent study suggests that certain regulatory restrictions on housing supply have forced workers to live far away from high-productivity areas with the best available jobs, creating a geographic misallocation of labor between cities that may have decreased the annual economic growth rate in the United States by 36 percent between 1964 and 2009.

Low- and middle-income Americans are often hit the hardest by regulatory barriers to housing development. High housing costs place strains on household budgets, limit educational opportunities, impair workforce mobility, slow job creation, and increase financial risks. Furthermore, studies have consistently identified high housing prices as a primary determinant of homelessness, and research has directly linked more stringent housing market regulation to higher homelessness rates.

To help these populations, in 2018, the Federal Government invested more than $46 billion in rental assistance programs for low-income families — much of which grows at approximately 3 percent per annum while assisting a fixed number of households. The Federal Government provides additional housing support through the tax code, with over $9.1 billion in tax expenditures in Low Income Housing Tax Credits (LIHTC) to developers

of low-income housing. Generally, these Federal tax dollars are focused disproportionately on areas with high-cost and highly regulated housing markets.

But to improve housing affordability in a truly sustainable manner, we need innovative solutions — not simply increases in spending and subsidies for Federal housing. These solutions must address the regulatory barriers that are inhibiting the development of housing. If we fail to act, Federal subsidies will only continue to mask the true cost of these onerous regulatory barriers, and, as a result, many Americans will not be able to access the opportunities they deserve.

Sec. 2. **Policy**. It shall be the policy of my Administration to work with Federal, State, local, tribal, and private sector leaders to address, reduce, and remove the multitude of overly burdensome regulatory barriers that artificially raise the cost of housing development and help to cause the lack of housing supply. Increasing the supply of housing by removing overly burdensome regulatory barriers will reduce housing costs, boost economic growth, and provide more Americans with opportunities for economic mobility. In addition, it will strengthen American communities and the quality of services offered in them by allowing hardworking Americans to live in or near the communities they serve.

Sec. 3. White House Council on Eliminating Regulatory Barriers to Affordable Housing. There is hereby established a White House Council on Eliminating Regulatory Barriers to Affordable Housing (Council). The Council shall be chaired by the Secretary of Housing and Urban Development, or his designee. The Assistant to the President for Domestic Policy and the Assistant to the President for Economic Policy, or their designees, shall be Vice Chairs.

(a) Membership. In addition to the Chair and Vice Chairs, the Council shall consist of the following officials, or their designees:

(i) the Secretary of the Treasury;

(ii) the Secretary of the Interior;

(iii) the Secretary of Agriculture;

(iv) the Secretary of Labor;

(v) the Secretary of Transportation;

(vi) the Secretary of Energy;

(vii) the Administrator of the Environmental Protection Agency;

(viii) the Director of the Office of Management and Budget;

(ix) the Chairman of the Council of Economic Advisers;

(x) the Deputy Assistant to the President and Director of Intergovernmental Affairs; and

(xi) the heads of such other executive departments and agencies (agencies) and offices as the President, Chair, or Vice Chairs may, from time to time, designate or invite, as appropriate.

(b) Administration. The Vice Chairs shall convene regular meetings of the Council, determine its agenda, and direct its work with the oversight of and in consultation with the Chair. The Department of Housing and Urban Development shall provide funding and administrative support for the Council.

Sec. 4. Mission and Functions of the Council. The Council shall work across agencies and offices, with consideration of existing initiatives, to:

(a) **solicit** feedback from State, local, and tribal government officials, as well as relevant private sector stakeholders, including developers, homebuilders, creditors, real estate professionals, manufacturers, academic researchers, renters, advocates, and homeowners, to:

(i) **identify** Federal, State, local, and tribal laws, regulations, and administrative practices that artificially raise the costs of housing development and contribute to shortages in housing supply, and

(ii) **identify** practices and strategies that most successfully reduce and remove burdensome Federal, State, local, and tribal laws, regulations, and administrative practices that artificially raise the costs of housing development, while highlighting actors that successfully implement such practices and strategies;

(b) **evaluate and quantify** the effect that various Federal, State, local, and tribal regulatory barriers have on affordable housing development, and the economy in general, and identify ways to improve the data available to the public and private researchers who evaluate such effects, without violating privacy laws or creating unnecessary burdens;

(c) identify and assess the actions each agency can take under existing authorities to minimize Federal regulatory barriers that unnecessarily raise the costs of housing development;

(d) assess the actions each agency can take under existing authorities to align, support, and encourage State, local, and tribal efforts to reduce regulatory barriers that unnecessarily raise the costs of housing development; and

(e) **recommend** Federal, State, local, and tribal actions and policies that would:

(i) reduce and streamline statutory, regulatory, and administrative burdens at all levels of government that inhibit the development of affordable housing, and

(ii) encourage State, local, and tribal governments to reduce regulatory barriers to the development of affordable housing.

Sec. 5. Reports. The Vice Chairs, on behalf of the Council, and with the oversight of and in consultation with the Chair, shall:

(a) within 12 months of the date of this order, submit to the President a report on the Council's implementation of section 4 of this order; and

(b) submit to the President any subsequent report that the President may request or that the Council may deem appropriate.

Sec. 6. Agency Participation and Response. The heads of agencies and offices shall provide such assistance and information to the Council, consistent with applicable law, as may be necessary to carry out the functions of this order.

Sec. 7. Termination. The Council shall terminate on January 21, 2021, unless extended by the President.

Sec. 8. General Provisions. (a) Nothing in this order shall be construed to impair or otherwise affect:

(i) the authority granted by law to an executive department, agency, or the head thereof; or

(ii) the functions of the Director of the Office of Management and Budget relating to budgetary, administrative, or legislative proposals.

(b) This order shall be implemented consistent with applicable law and subject to the availability of appropriations.

(c) This order is not intended to, and does not, create any right or benefit, substantive or procedural, enforceable at law or in equity by any party against the United States, its departments, agencies, or entities, its officers, employees, or agents, or any other person.

DONALD J. TRUMP

THE WHITE HOUSE,
June 25, 2019.

ATTACHMENT 5. Senator Kaiser Summary Proposed Principle Points

What do the merged housing bills HB2536 and SB1163 do?

Unless otherwise stated, the following only applies to cities and towns larger than 25,000 people. This bill does not apply to historic neighborhoods, areas near airports, tribal land or HOA's.

- Subjective or decorative design review is removed from government control except for the ability to regulate height and different elevations and open space.
- Cities still may require building codes that are for safety etc.
- Cities cannot require more than one off street parking space per residential unit. Builders will build more parking than that to sell homes but the cities cannot demand more than one in order to approve a project.
- Cities cannot require an ADU (accessory dwelling unit) to have a parking requirement.
- Cities shall allow and zone for single room occupancies for people 55 years and older. Rooms will be long term rentals with a shared kitchen shared bath. These cannot be in single family zoned areas, cities will create zoning for them. Does not include sober living homes.
- Cities shall allow ADU's in residential zoning. One per lot unless the city allows more and cannot be used for short term rental. Must be smaller than the main house. Can be in the backyard and side yard if detached and in the front of the home if attached to the home. Must have kitchen and bathroom and bedroom.
- Cities cannot limit lot coverage, that being the percentage of structures including pools that can be built on someone's property.
- A city over 400,000 population shall provide additional zones for duplexes, triplexes and manufactured housing.
- Cities shall determine if a zoning application is administratively complete within 30 days.
- A resubmitted application must be determined complete within 15 days.
- City shall approve or reject a rezoning application for residential use in 180 days. Cities still must hold public hearings and engage their planning and zoning teams.
- A property owner nearby can challenge the new project if they can show with clear and convincing evidence that the proposed project will cause an objective concern around light, noise, odor, water runoff, and parking. The city can then deny the project or propose mitigation solutions for the developer. The developer may challenge the cities decision in superior court.

- After preliminary plat approval by the city and after approval from dept of environmental quality the city shall issue an at-risk earth moving permit to the builder, this does not constitute final plat approval by the city and the developer is on the hook to fix anything the city finds.
- Cities shall submit housing needs assessments at different intervals.
- Buyer of an existing property must provide to the seller an independent appraisal of the property's value before close of sale.

SB1161

- Allows by-right housing from commercial to multifamily only within half mile of light rail and street car (street car is only in Tucson). 100% of the multi-family project must be affordable as defined by rents being 80% of the area median income.

Addendum A

AGENDA 2030 GLOBAL GOALS

https://www.globalgoals.org/goals/11-sustainable-cities-and-communities/

SAFE AND AFFORDABLE HOUSING (Agenda 2030 Target 11.1)

By 2030, ensure access for all to adequate, safe and affordable housing and basic services and upgrade slums.

AFFORDABLE AND SUSTAINABLE TRANSPORT SYSTEMS (Agenda 2030 Target 11.2)

By 2030, provide access to safe, affordable, accessible and sustainable transport systems for all, improving road safety, notably by expanding public transport, with special attention to the needs of those in vulnerable situations, women, children, persons with disabilities and older persons.

INCLUSIVE AND SUSTAINABLE URBANIZATION (Agenda 2030 Target 11.3)

By 2030, enhance inclusive and sustainable urbanization and capacity for participatory, integrated and sustainable human settlement planning and management in all countries.

PROTECT THE WORLD'S CULTURAL AND NATURAL HERITAGE (Agenda 2030 Target 11.4)

Strengthen efforts to protect and safeguard the world's cultural and natural heritage.

REDUCE THE ADVERSE EFFECTS OF NATURAL DISASTERS (Agenda 2030 Target 11.5)

By 2030, significantly reduce the number of deaths and the number of people affected and substantially decrease the direct economic losses relative to global gross domestic product caused by disasters, including water-related disasters, with a focus on protecting the poor and people in vulnerable situations.

REDUCE THE ENVIRONMENTAL IMPACT OF CITIES (Agenda 2030 Target 11.6)

By 2030, reduce the adverse per capita environmental impact of cities, including by paying special attention to air quality and municipal and other waste management.

PROVIDE ACCESS TO SAFE AND INCLUSIVE GREEN AND PUBLIC SPACES (Agenda 2030 Target 11.7)

By 2030, provide universal access to safe, inclusive and accessible, green and public spaces, in particular for women and children, older persons and persons with disabilities.

STRONG NATIONAL AND REGIONAL DEVELOPMENT PLANNING (Agenda 2030 Target 11.8)

Support positive economic, social and environmental links between urban, peri-urban and rural areas by strengthening national and regional development planning.

IMPLEMENT POLICIES FOR INCLUSION, RESOURCE EFFICIENCY AND DISASTER RISK REDUCTION (Agenda 2030 Target 11.9)

By 2020, substantially increase the number of cities and human settlements adopting and implementing integrated policies and plans towards inclusion, resource efficiency, mitigation and adaptation to climate change, resilience to disasters, and develop and implement, in line with the Sendai Framework for Disaster Risk Reduction 2015–2030, holistic disaster risk management at all levels.

SUPPORT LEAST DEVELOPED COUNTRIES IN SUSTAINABLE AND RESILIENT BUILDING (Agenda 2030 Target 11.A)

Support least developed countries, including through financial and technical assistance, in building sustainable and resilient buildings utilizing local materials.

Addendum B

Arizona Can Lower the Cost of Housing and Slash Emissions At the Same Time

“Arizona's affordable housing and climate change crises are more intertwined than you think. We can tackle both by revamping our rigid zoning laws." (AZ Central)



https://www.globalgoals.org/goals/11-sustainable-cities-and-communities/

The role of transport in sustainable development was first recognized at the 1992 United Nation’s Earth Summit and reinforced in its outcome document – Agenda 21.

In undertaking the five-year review of the implementation of Agenda 21 during its nineteenth Special Session in 1997, the UN General Assembly further noted that, over the next twenty years, transportation would be expected to be the major driving force behind a growing world demand for energy (Indeed, it is now the largest end-use of energy in developed countries and the fastest growing one in most developing countries).

Further, at the 2002 World Summit on Sustainable Development, the role of transport was once again captured in the outcome document - the Johannesburg Plan of Implementation (JPOI). JPOI provided multiple anchor points for sustainable transport, in the context of

infrastructure, public transport systems, goods delivery networks, affordability, efficiency and convenience of transportation, as well as improving urban air quality and health, and reduce greenhouse gas emissions.

In the 2030 Agenda for Sustainable Development, sustainable transport is mainstreamed across several SDGs and targets, especially those related to food security, health, energy, economic growth, infrastructure, and cities and human settlements. The importance of transport for climate action is further recognized under the UNFCCC - the transport sector will be playing a particularly important role in the achievement of the Paris Agreement, given the fact close to a quarter of energy-related global greenhouse gas emissions come from transport and that these emissions are projected to grow substantially in the years to come.

Given the importance of this topic to global development efforts, recent movements pushing to address sustainable development from an urban perspective have taken place throughout the world. Results from this movement can be seen in the inclusion of a stand-alone goal on cities and urban development in the 2030 Agenda, Sustainable Development Goal 11, "make cities and human settlements inclusive, safe, resilient and sustainable".

Prior to the adoption of the 2030 Agenda, Millennium Development Goal 7, target 11, made a call for efforts to achieve, "a significant improvement in the lives of at least 100 million slum dwellers" by 2020.
https://sdgs.un.org/topics/sustainable-transport
https://sdgs.un.org/topics/sustainable-cities-and-human-settlements

Herein lies Goal 7, Target 11 of Agenda 21/2030**:** **“Goal 11. Make cities and human settlements inclusive, safe, resilient and sustainable.”**

Addendum C – Other Agenda 21 Resources

Rosa Koire

Behind the Green Mask: U.N. Agenda 21 Paperback – September 2, 2011
https://www.amazon.com/Behind-Green-Mask-U-N-Agenda/dp/0615494544

Trevor Loudon Blog

https://www.trevorloudon.com/
https://www.trevorloudon.com/?s=Agenda+21