SAHBA-PAC

The Political Action Committee of the Southern Arizona Home Builders Association

CANDIDATE QUESTIONNAIRE

Your response to these important questions will be reviewed by SAHBA's Political Action Committee and help us evaluate whether we engage in the race through an endorsement and/or PAC contribution. Please note, after reviewing your completed questionnaire, you may be asked to meet with the PAC. Thank you for your interest in seeking public office and taking the time to answer our questionnaire.

Candidate Name: Dr. Ed Ackerley

Campaign Contact Person (If different from candidate):

1. What are your top three policy priorities?

PUBLIC SAFETY. Tucson Police Department is operating with half of the staff it had a few short years ago. This needs to be the number one priority to combat crime, fentanyl epidemic, and to give TPD the resources to provide law enforcement services to the community.

FILL ONE MILLION POTHOLES. After crime, the number one complaint from constituents is the condition of the roads. Filling potholes, cleaning medians, and using bond funds to repave and repair streets is the biggest concern.

JUMPSTART ECONOMIC DEVELOPMENT. Clean up Tucson, assist existing businesses, and make Tucson a place that people want to build homes and businesses to thrive in a bustling economy

2. What would be your approach to evaluating policy and regulatory issues and how will you determine your position on an issue?

CONSULTATION. Team Ackerley has excellent experts who have been advising the candidate on policy issues. One team member is a former legislator who has extensive experience in policy and regulatory issues, one team member is a former city manager, and one team member is part of several policy boards and business associations. These are strong advocates for "doing what is best for the City of Tucson", which is the mantra I espouse. The approach would be to assemble unbridled, unfiltered information from valued sources within a specific issue, evaluate the alternatives and consult with council members, city attorney, city manager, other government, private and policy advocates, and those constituents affected by such policy, and then form an opinion and state that opinion clearly and with deliberate leadership.

3. What are your ideas for how the City can better encourage infill projects and what areas of your Ward would you like to see infill and/or redevelopment? What kind of infill and redevelopment will have the greatest impact to your residents?

CITY IS MY WARD - the entire city of Tucson, and there is ample room for infill in neighborhoods to build homes, infill in business and industrial areas, and construction within the city limits. Infill should compliment the existing zoning and fit well with the neighborhood, business or industrial area to enhance the city for all constituents. The "not in my backyard" approach to zoning has to be challenged. If the city is going to grow, it is being encircled by other municipalities so growth has to be managed from within the boundaries with clear vision for respecting existing areas while adding new and exciting developments that enhance.

4. What are your ideas for encouraging suburban development especially facilitating State land coming to market?

ANNEXATION The city of Tucson should annex logical areas (south of Tucson) and realistically work within the existing boundaries. The city should not fight with other municipalities over state land or annex those areas that do not compliment the overall vision for growth in the area. Much of the expansion of the area is in existing and new incorporations, Tucson should concentrate on infill, annexing available land as necessary, and encourage development both within existing city limits and look for opportunities to expand. The city has a tough time now providing core services to existing city residents, growth needs to be prudent and expeditious so that new city land does not take away from an already struggling infrastructure.

5. Do you think we have an affordable housing crisis in Tucson? What ideas do you have to encourage new home construction and promote homeownership in the City of Tucson?

HOUSING What we have is an economic development crisis. The city needs to be cleaned up, city property brought to an acceptable and presentable level, streets need to be cleaned, private land needs adequate enforcement to make it look and stay presentable. There needs to be more police to bring lawlessness and criminal activity under control, and the homeless need to be sheltered in existing and new facilities to get them out of parks and public areas. New building and affordable housing will follow quickly if we clean up our city, instill civic pride, ensure that citizens are safe, and enforce the laws to police the area. Jump start economic dvelopment to provide current business a thriving place to grow, and recruit new and exciting companies to bring jobs to Tucson. The housing crisis exists because of lack of leadership.

6. Are there any regulations, fees or processes that you see as an impediment to housing that you would like to see eliminated? If so, which ones?

UPDATE PLANNING AND DEVELOPMENT Mostly time and enforcement. Most projects take too long, focus on enforcement of archaic rules that prohibit rather than encourage development. There needs to be a forward looking approach to regulating housing so that during the planning and development stages the city is a partner expediting approvals, eliminating barriers, and encouraging investment. Unfortunately, our neighbors to the north do a much better job of assisting developers - Tucson seems to want to inhibit growth through outdated regulations, enforcement and attitude.

7. Builders/developers often struggle with neighborhood groups when seeking a rezoning. Describe your approach to how you'd balance the perspectives of neighborhood groups with those of builders/developers seeking a rezoning in order to achieve a win/win resolution.

LEADERSHIP. The best plan ever will not be realistic if all stakeholders feel like they did not have a say, do not contribute to its success, or feel that the project is enhancing their living space. Quality enthusiastic leadership can help bring neighborhoods and developers together to generate unity in community. Too often, those affected are brought in too late in the process, are not kept informed, and feel left out. Good community from city administrators and powerful leadership from Mayor's office will go a long way in bringing developers and community members together to build something that will be both profitable, livable, and community building. This can be done with leadership.

8. What is the biggest challenge facing the City of Tucson at this time? In your opinion, what are the greatest opportunities?

PUBLIC SAFETY. The city has to prioritize additional police and fire personnel, new equipment, aggressively address the crime problem, homelessness and drug usage. Without a safe, clean city - developers will have a difficult time selling new product to new audiences coming to Tucson. Let's get public safety right, fix the roads, and jump start the economy to ignite interest and pride of ownership in Tucson.

PEOPLE. The greatest opportunity we have in Tucson is the resources of our citizens, their companies, their non-profits, their churches, and their love of Tucson. We can do better - as a community, as citizens and most importantly as government officials. Tucson needs good leadership to bring out the BEST in what the city has to offer - culture, education, and people.

9. Would you accept a SAHBA endorsement if given?

YES. Running as an Independent, I am not seeking any endorsements - what I am seeking is voters who will vote for me to change the dynamic on the city council so that powerful leadership can reinvigorate the city that I love. If offered, I would accept.

***Please complete and return this survey by September 8th. Surveys may be returned to*: bbg@theriver.com (520) 241-9557**

ABOUT SAHBA:

The Southern Arizona Home Builders Association (SAHBA) is a non-profit trade association representing 300 member companies within the home building industry. Collectively, we estimate those member companies employ over 5,000 employees. One of our core priorities is to advocate for home builders and related professionals to ensure a favorable regulatory, policy and business environment that will enable our members to succeed in meeting the housing needs for our growing region. As such, we actively engage in government and political affairs including political campaigns and candidate endorsements.