



State & Federal Policy

Rural Preservation Academy
November 4, 2020



LET'S TALK

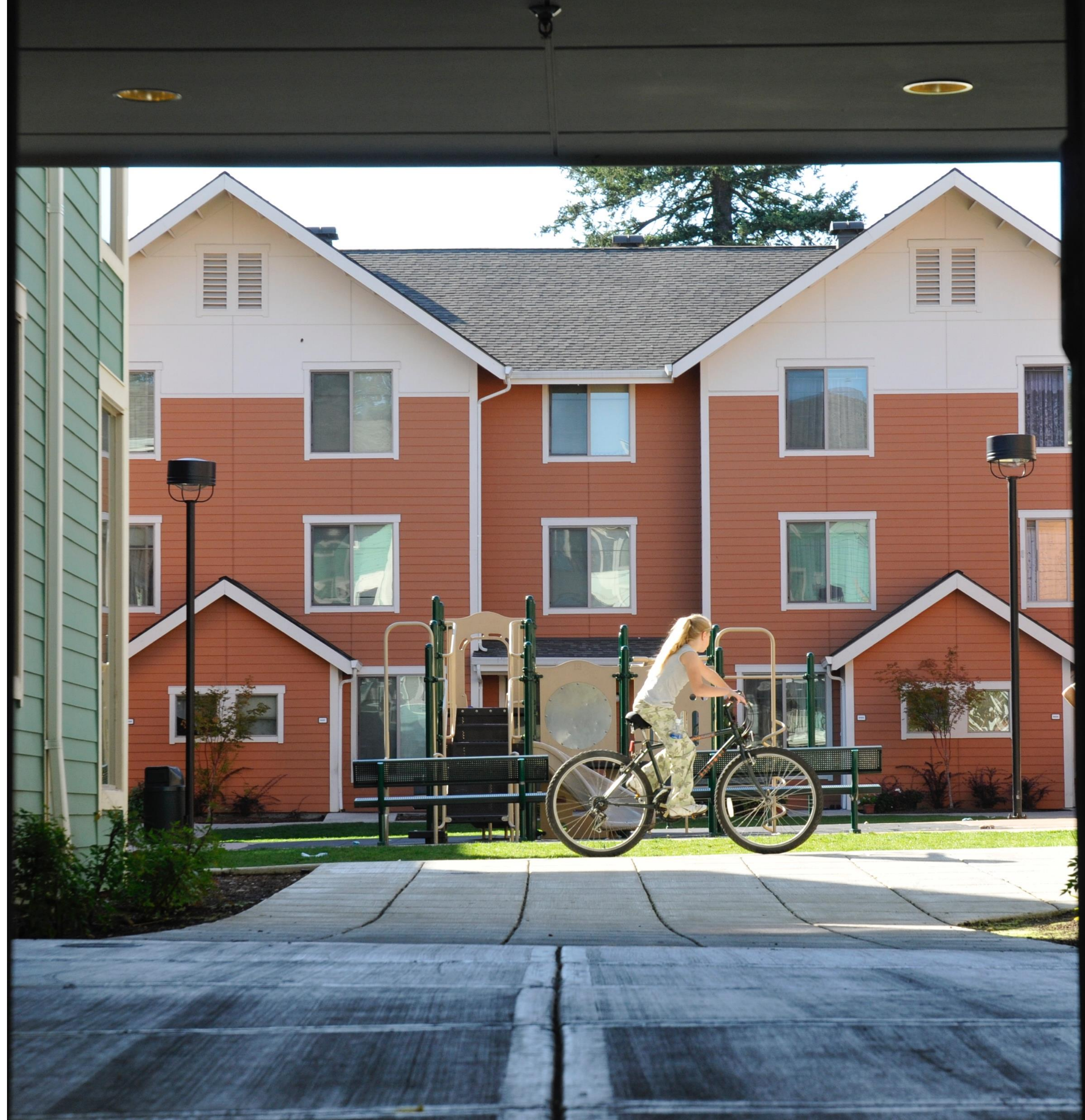
TABLE OF CONTENTS



Election results: what we know so far & implications



State Legislative Preview



Key federal races

On issues related to affordable housing

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HOUSING POLICY

PRESIDENTIAL CANDIDATES

BIDEN VS. TRUMP ON KEY HOUSING POLICY ISSUES

VP JOE BIDEN:

- Will invest \$640 B over 10 years toward ensuring every American has access to affordable housing
- Emphasizes need for housing to be stable, safe & healthy, accessible, energy efficient, near good schools and with a reasonable commute to jobs
- Commitment to ensuring protection of housing rights for America's many marginalized communities

PRESIDENT DONALD TRUMP:

- Campaign website does not mention a housing platform or policies, affordable or otherwise
- Repealed the Affirmatively Furthering Fair Housing Rule and spread rhetoric about affordable housing as a detriment to America's suburbs
- Proposed 2021 budget would cut or eliminate funding for key federal housing programs



HOUSING POLICY

CO CD-3 CANDIDATES

CONGRESSIONAL CANDIDATES FOR COLORADO'S DISTRICT 3 ON KEY HOUSING POLICY PLATFORMS

DIANE MITSCH-BUSH:

- Has been called a champion of affordable housing
- Committed to getting more financial relief particularly to nonprofits in CD-3 that are working to help people facing housing insecurity due to the pandemic
- Prioritizes state tax incentives for affordable housing

LAUREN BOEBERT:

- Campaign website does not mention a housing platform or policies, affordable or otherwise
- No news coverage on Boebert's stance on housing



Colorado results

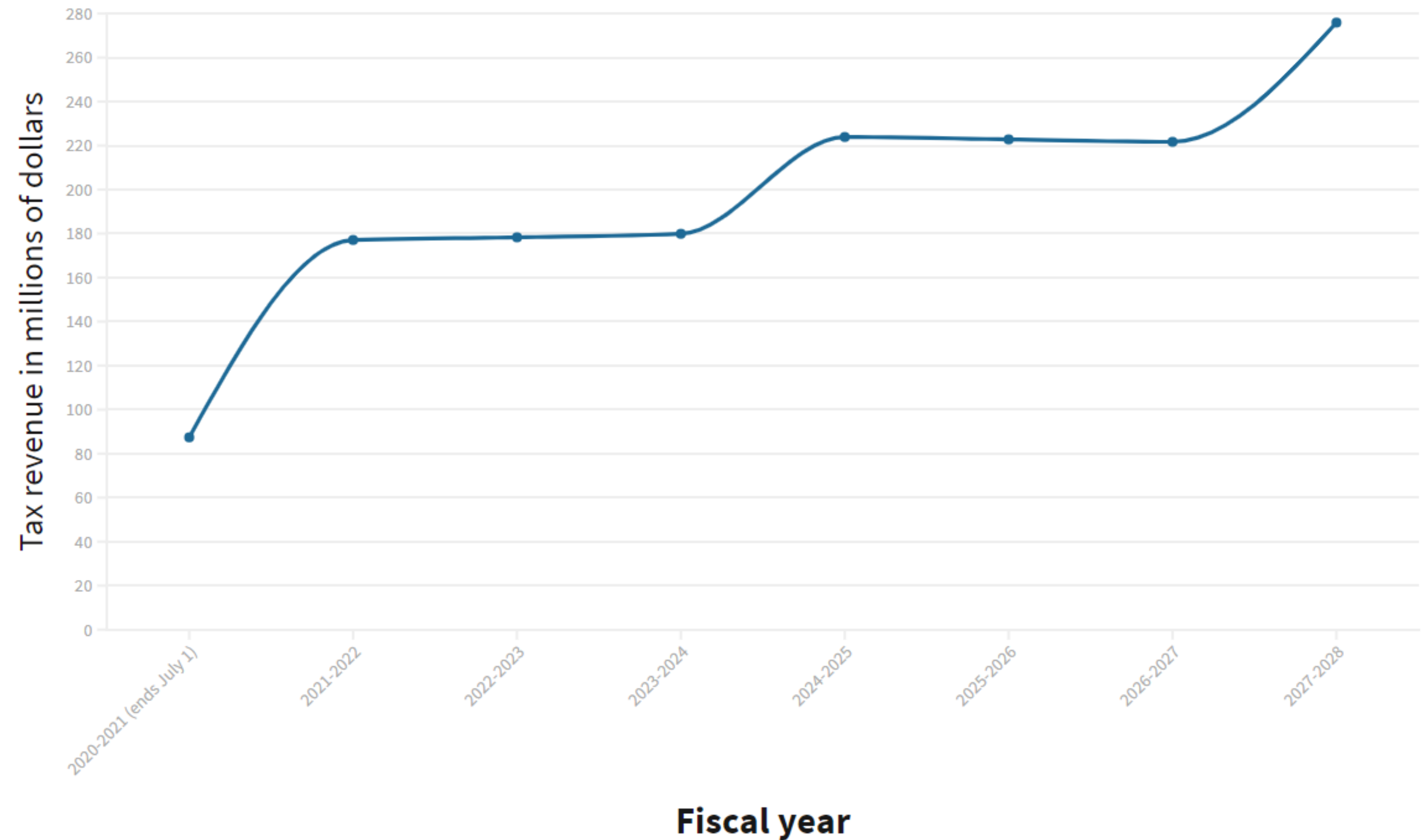
On issues related to affordable housing

STATEWIDE BALLOT INITIATIVES

Proposition EE

- **PASSED** with **68%** of the vote (as of this morning)
- Expected to generate approximately:
 - \$87M Jan-June 2021
 - \$177M FY 2021-22
 - \$223M by 2024-25
 - \$276M by FY 2027-28

Proposition EE tax revenue estimates



Source: Legislative Council of the Colorado General Assembly



Proposition EE

Product	Current Tax Rates	2021	2022	2023	2024	2025	2026	2027	Tax Rate Increase 2021-2027**
Cigarettes (per pack)	\$0.84	\$1.94	\$1.94	\$1.94	\$2.24	\$2.24	\$2.24	\$2.64	\$1.80
Tobacco Product (percent of price*)	40%	50%	50%	50%	56%	56%	56%	62%	22%
Nicotine Products (percent of price*)	None	30%	35%	50%	56%	56%	56%	62%	62%

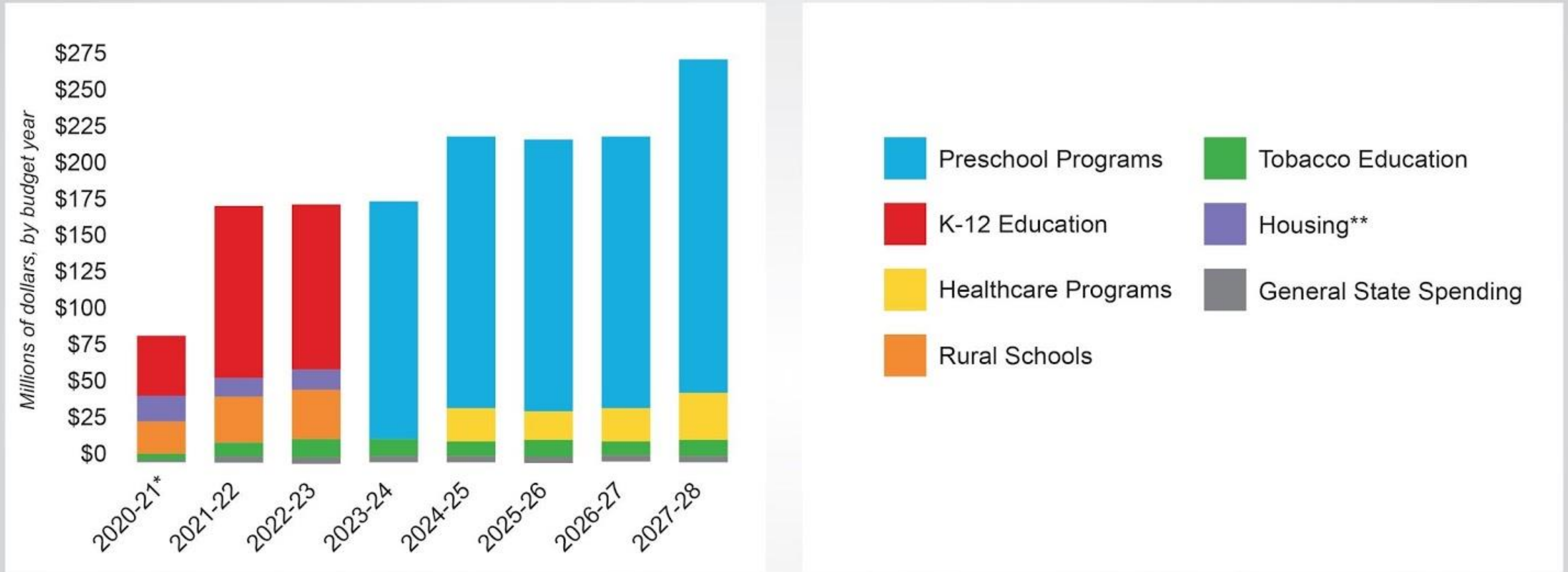
*Manufacturer's list price.

**Rate Increases begin January 1, except in 2024 and 2027, when rate increases begin July 1.

SOURCE: Legislative Council, nonpartisan legislative staff



Proposition EE



* Half-year impact

** Includes housing development and eviction legal assistance.

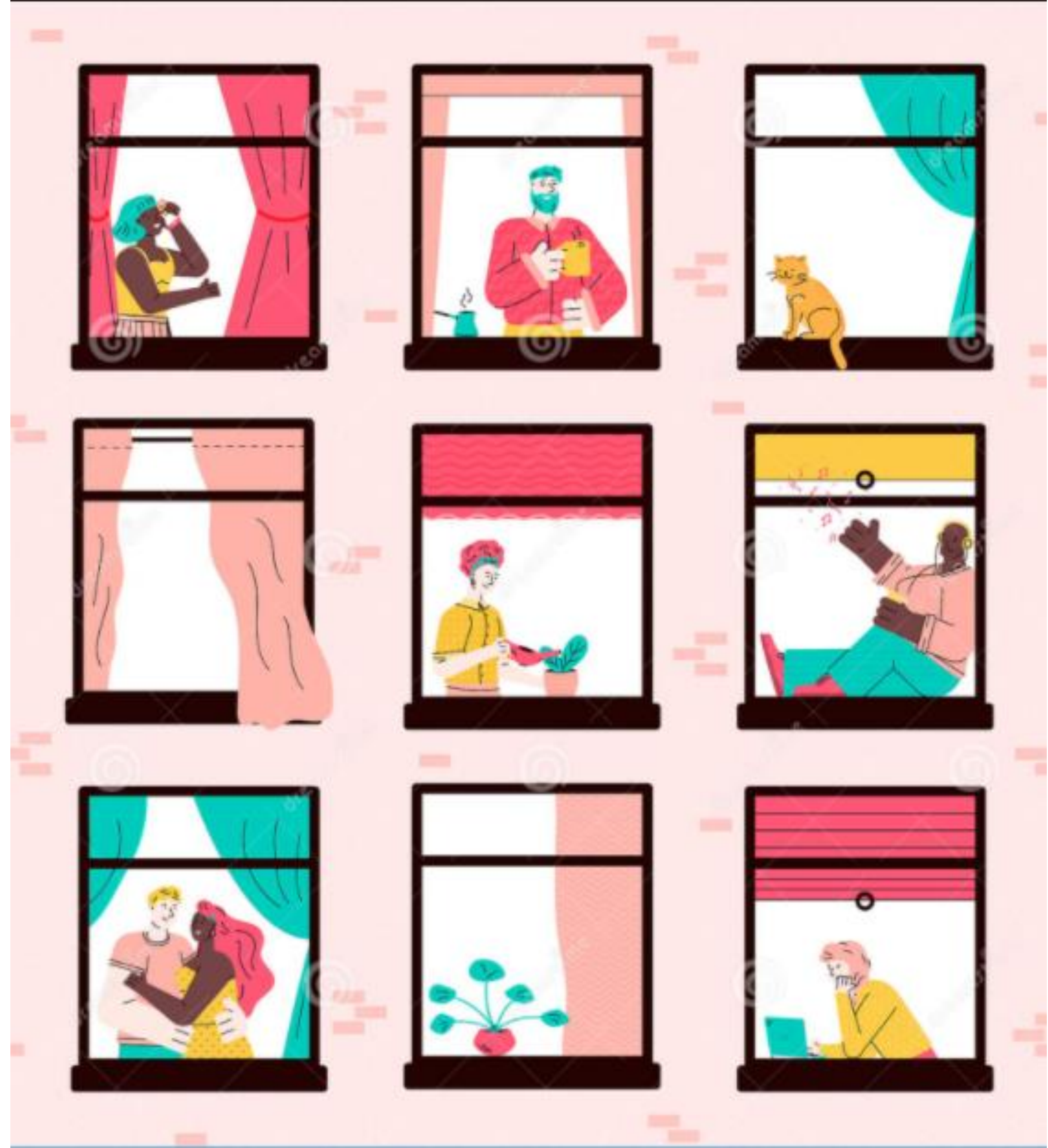
Source: Legislative Council, non-partisan legislative staff



PROPOSITION EE

Housing Allocation

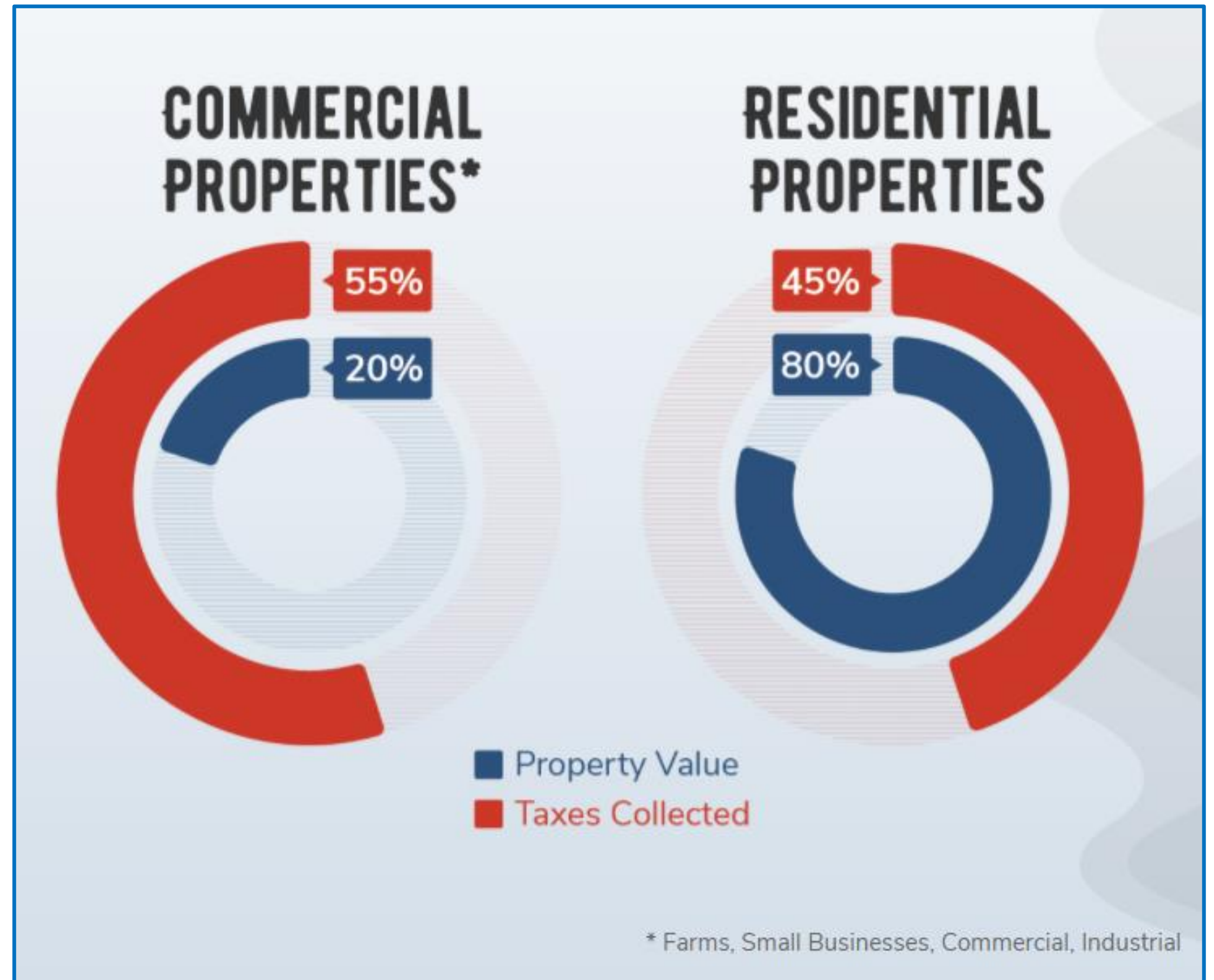
- **\$33.5 million** for the CO Housing Development Grant Fund to increase availability of affordable housing
 - **At least \$5 million for use in rural areas**
- **\$1.5 million** over the next three years for the Colorado Eviction Defense Fund



STATEWIDE BALLOT INITIATIVES

Amendment B

- **PASSED** with **58%** of the vote (as of this morning)
- **Tyler Jaeckel** from the Bell Policy Center is here



DENVER LOCAL INITIATIVE

Measure 2B

- **PASSED** with **65%** of the vote
- Homelessness Resolution Fund
- Increase sales tax on most items by 0.25% → about \$40M / year
- Supported activities include:
 - Building new housing
 - Expanding shelter capacity
 - Permanent supportive housing
 - Innovative solutions
- Administered by Denver Department of Housing Stability



2021 State Legislative Preview

Legislative Make-Up



72nd General Assembly

State House

- **Democrats: 41**
- **Republicans: 24**

State Senate

- **Democrats: 19**
- **Republicans: 16**

73rd General Assembly*

State House

- **Democrats: 41**
- **Republicans: 24**

Fairly safe to say +1 / -1

State Senate

- **Democrats: 20**
- **Republicans: 13**
- Undecided: 2

* *as of this morning*

Policy themes to look for

**Tenant
protections**

**Funding for
affordable
housing**

**Expanding local
government
housing
toolbox**