

**Berkeley Progressive Alliance
Candidate Questionnaire
June 2018 Primary**

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Deadline for submitting completed questionnaires: Friday January 19, 2018

1. Introduction

(maximum 300 words total)

a. Why do you think you would be an effective representative of AD 15?

I would be an effective representative of AD15 because I am no stranger to the issues that plague these Bay Area cities and their diverse communities. I have a record of finding legislative solutions to the housing, education and affordability crisis these constituents face. My record as an elected official for the last decade, highlight my understanding of the region's issues, as well as a connection with the diverse communities that call AD15 home.

b. What are the differences between you and the other candidates?

I have the experience needed to represent the issues of AD15 in the Assembly and I answer only to the constituents I represent, not deep pocketed corporations and special interests. I am the only candidate who has never accepted a campaign contribution from a corporation or special interest group in my whole career. This means that I am not compelled to answer to those who flood my campaign accounts with financial incentives to pay close attention to their issues. As one of the few candidates with more than one term as an elected official under my belt, the voters of AD15 can look to my record to see where I stand on the issues.

Issues. (Please limit each response to **200 words**; you may provide links to more detailed statements/position papers)

2. General

a. What are the critical key issues the Assembly must address?

The critical key issues the Assembly must address are the housing and development crisis, single payer healthcare and the state's stark income inequality.

3. Healthcare

a. Do you support legislation (e.g. AB 562) to establish **single payer health care** in California?

Yes, I am an early endorser of AB 562.

b. Berkeley is threatened with the loss of its hospital, **Alta Bates Medical Center**.

What could you do as an assembly member to ensure that Berkeley continues to have a nearby hospital with an emergency room?

I have been actively engaged with CNA's campaign to save Alta Bates Medical Center and as an assembly member I will continue to look for legislative fixes, as Sen. Nancy Skinner presented with SB 687. I am familiar with such efforts to save our region from becoming a hospital desert, as I worked with my Richmond community in the attempt to save Doctor's Hospital. We need clear regulations to avoid such hospital deserts and ensure employers are responsibly maintaining the emergency rooms and medical institutions we do have.

4. Housing/Rent Control

a. Do you support repeal of **Costa Hawkins** vacancy decontrol legislation?

Yes.

b. Would you support **reform of Costa Hawkins**, such as allowing cities to implement rent control on new buildings after ten years?

Yes.

Regional housing statistics show that Bay Area communities are meeting regional allocations for above moderate income, market-rate housing but falling woefully short in creation of housing affordable to very low-, low- and moderate-income households See <https://abag.ca.gov/planning/housingneeds/>

c. What could the legislature do to ensure that an adequate amount of below market affordable housing is created in California?

As development booms in AD15, we need such development to focus on low and very low income housing inclusion since 'trickle down' affordable housing has failed. Local governments need to ensure they are spending the development fines for not building the required amount of low income units on buying public land and then building low to very low income units. Removing barriers to building higher density buildings, and near transit, will help our working poor be able to live near the regions they work and afford to remain in CA and AD15.

d. Do you support using state bonds or other public funds to fund construction of below market affordable housing in California? [reason for change: everyone is going to support the state affordable housing bond, but do they have other public

funding ideas or do they think private developers will take care of it]

Private developers will not solve our housing crisis on their own, we need to spend state bonds and other public funds to build at the rate our low income families are depending on.

e. What should state elected officials do to help prevent displacement of low income residents?

As our state loses our low income and middle class workers at a rapid rate, we are finding worker shortages all across the state. As corporations and development flourish within our state, we need to make sure they are paying their fair share to keep the low and middle class workers and families in the state they help function.

5. Climate Change and the Environment

a. Do you support a **statewide ban on fracking**?

Yes.

b. Do you support **High Speed Rail** in California?

Yes, with proper oversight and funding for development.

c. Do you support increased state funding for public transportation?

Wholeheartedly.

d. What other efforts would you support to reduce greenhouse gases created by transportation?

As the gig economy booms, it has led to an increased amount of cars on the road and less of a reliance on greenhouse gas friendly public transportation, so we need to study the growth in Lyft and Uber cars on the road so we are not caught unprepared as urban areas see spikes in pollution. Incentives for commuters to carpool and utilize public transportation continues to be vital for our state's pollution goals.

e. Do you support implementation of a **Zero Net Energy** standard for new residential construction in California in 2020? (See <http://www.californiaznehomes.com>)

Yes.

f. Would you oppose any efforts to delay implementation of the **Zero Net Energy** standard?

Yes.

g. What additional actions should the legislature take to reduce generation of greenhouse gases in California?

We need to continue to set the national standard in living and developing in environmentally friendly ways. As we attempt to scale up development and

expand public transportation we must ensure that our growth is done in a responsible way that does not lose sight of the environmental gains we've achieved.

h. California faces a long-term water crisis. How do you propose to address that crisis?

We must have communities prepare for our long-term water crisis by implementing water saving regulations, not just in times of drought. Utilizing grey water, limiting luxury car washing and personal landscaping water use can help us be best prepared for future drought conditions. Establishing local incentives, like replacing landscaping with drought friendly options, will also help future CA generations.

6. Higher Education

a. What should state elected officials do to make higher education in community colleges, CSU, and UC affordable for California residents?

We must ensure any student who wishes to pursue higher education has a path to make that a reality without taking on life-altering loans. By making community colleges free for local residents and offering work/life balanced degree paths, we can lift Californians out of poverty and into careers.

7. State revenues

a. **Do you support** reforms of Prop 13 that would ensure that commercial property owners pay adequate property taxes?

Yes.

b. Do you favor creation of a **split roll property tax**?

I believe the debate around exploring a split roll property tax is important to examine how Prop 13 is hurting Californians and we need to examine how residential and commercial pay the burden of taxes.

88. Politics and Campaign Finance

a. Who did you support for President in the 2016 California Democratic Presidential Primary and why?

Senator Bernie Sanders, because his campaign focused on the people, our needs and priorities rather than answered to the deep pocketed funders who control federal politics.

b. Is your campaign accepting corporate PAC money?

My campaigns never have and never will.

Please type your responses to the Questionnaire and submit them in pdf or Word documents using these question numbers/headings/questions. Be sure to include your name and contact info at the top. E-mail the completed document containing your

responses to: BPA2016@aol.com

We will post each candidate's responses online prior to our endorsement meeting and our members will be encouraged to read them.

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