



MISSION AND GOALS

The Mission of the Arizona Multihousing Association (AMA) is to represent, advocate and educate Arizona's rental housing community. **Our Vision** is to be recognized as an industry that provides a positive impact on Arizona's communities. **AMA Our Goals** – Increase Engagement & Enhance Advocacy. **Advocate Goal** – Increase AMAPAC and BGF funds & expand awareness and education on advocacy

1 PROTECT AND PRESERVE THE ARIZONA LANDLORD AND TENANT ACT (ALTA)

- Preserve the statewide prohibition on rent control.
- Oppose any efforts to upend the balance of the ALTA.
- Oppose any efforts that would lengthen the eviction process or create unnecessary or costly regulation to the process.

2 PROTECT AND PRESERVE PRIVATE PROPERTY AND CONTRACT RIGHTS

- Oppose any efforts to create statewide eviction moratoriums.
- Oppose any efforts to diminish private property rights in the state.

3 SUPPORT LONG-TERM SOLUTIONS TO INCREASE THE SUPPLY OF HOUSING

- Support statewide zoning and land use reform to increase housing and reduce the entitlement timeline.
- Encourage density and affordable housing.
- Support the Arizona Housing Trust Fund and work to identify a permanent funding source.
- Oppose any efforts to expand or extend the Arizona Ground Water Act and the 100-year assured water supply requirement to apartment or build to rent development.

4 PROTECT EXISTING ECONOMIC DEVELOPMENT TOOLS

- Oppose efforts to eliminate or diminish the value of the Government Property Lease Excise Tax (GPLET) program or current Tax Increment Financing Districts.
- Support extension and expansion of the State Low Income Housing Tax Credit Program.

5 OPPOSE ANY NEW TAXES, FEES OR EXCESSIVE REGULATION ON THE INDUSTRY

- Oppose measures that shift the property tax burden to rental properties.
- Oppose any new regulation that would unnecessarily increase the cost to develop or manage apartments in the state of Arizona.

6 LONG-TERM STRATEGIES AND GOALS

SUPPORT EFFORTS TO REFORM ARIZONA'S COMPLICATED SALES TAX STRUCTURE

- Support the transition of the state's prime contracting tax system to a system that taxes construction materials at the point of sale.
- Support the repeal of speculative builders' tax.
- Support any efforts to streamline the administration of the state's taxes system.

ADVANCE THE INTERESTS OF THE APARTMENT INDUSTRY

- Support policies that limit patchwork regulation at the municipal level of government.

ARIZONA APARTMENT INDUSTRY BY THE NUMBERS

37% of households are renters

763.8k apartment residents

926k rental homes

559.1k apartment homes

\$13.1b economic contribution

131.7k jobs supported

ACCORDING TO THE ARIZONA DEPARTMENT OF HOUSING ARIZONA NEEDS 260K NEW HOMES TO MEET DEMAND AND CONTROL THE COST OF HOUSING

Meeting the state's demand for apartments will take courageous steps at the federal, state and local levels of government.