



GOVERNMENT AFFAIRS REPORT SEPTEMBER 2022

Prescott Area Association of REALTORS®, in conjunction with the National Association of REALTORS® and the Arizona Association of REALTORS®, provide superior industry knowledge and a genuine understanding of real estate issues. Prescott Area Association of REALTORS® is committed to bringing you the most up-to-date legislation and political news that affect the real estate industry and its members.

National Update:

Below are important Federal updates as of September 2022:

- **NAR Supports Relief for Housing Providers:** NAR recently filed an amicus brief to the U.S. Court of Appeals for the Federal Circuit in support of the National Apartment Associations' lawsuit alleging that the Center for Disease Control's (CDC) nationwide COVID-19 eviction moratorium constituted a physical taking under the Fifth Amendment. The CDC's eviction moratorium was in effect from September 2020, until it was effectively struck down by the Supreme Court in August 2021, in response to litigation filed by the Alabama and Georgia Associations of REALTORS®, which was supported by NAR. In May 2022, the U.S. Court of Federal Claims dismissed Plaintiffs' complaint, reasoning there was no viable takings claim against the U.S. because the CDC had acted outside of its scope of authority when issuing the moratorium. In response, the Plaintiffs filed a notice of appeal in the U.S. Court of Appeals for the Federal Circuit in June.
- **NAR President Participates in White House Meeting on Housing Supply and Affordability:** National Association of Realtors® President Leslie Rouda Smith participated in a White House meeting with a diverse group of housing industry leaders Wednesday to discuss viable solutions to the nation's housing supply and affordability crisis. The discussion covered legislative, administrative, private sector, and state and local actions to address housing supply and affordability challenges across the country.

State Update:

Below are important State updates as of September 2022:

- **RAPAC 101 Video:** Watch the video to learn the life cycle of a RAPAC investment and how it benefits you as a REALTOR® and the real estate industry. <https://youtu.be/UaPUK9WO8Ug>

- **2022 Legislative Session to the Election:** From Session to the General Election! After 166 days, the Arizona Legislature completed its work and adjourned “Sine Die” in the early hours of June 25th. While the road was long, the Arizona REALTORS® worked tirelessly throughout the 2022 legislative session and reviewed over 1,800 bills to deliver the following wins for REALTORS®, property-owners and those seeking housing across Arizona:
 - PASSED legislation to support Real Estate teams (HB2172)
 - FORGED new disclosure requirements for wholesalers to better protect homeowners and potential buyers (HB2747)
 - DEFEATED LEGISLATION that would have prioritized developers over private property rights and smart growth (HB2674)
 - EDUCATED legislators on the regressive residential rental tax (SB1116)
 - SUPPORTED responsible solutions to the housing crisis as an appointed member of the Housing Supply Study Committee (HB2674)
 - OPPOSED shortsighted short-term rental regulations that would violate private property rights (SB1168)
 - FOUGHT against unfunded mandates that could increase licensure fees
 - ADVOCATED for responsible water policy
 - CHAMPIONED funding for infrastructure
- **Election Update | AAR Supported Candidates:** With the Primary Election come and gone, the Arizona REALTORS® had an 82% success rate among primary endorsements. The Arizona REALTORS® are now looking on to the General Election and confident that we will have allies on both sides of the aisle to protect private property rights and support homeownership and housing for ALL Arizonans.

Regional Update:

Below are important Regional updates as of September 2022:

- **October 21 | Local Government Forum:** Local Government Forum on October 21, 2022. The event, hosted by our Association, will take place from 10am - 12pm at the PAAR offices. Our Local Government Forum will offer opportunities to network, share priorities, and hear from area City officials. As part of the agenda, PAAR leadership will provide information on The REALTOR® Party and state & local issues affecting the real estate industry.
- **City of Prescott | AVO Update:** As you likely know, the City of Prescott is proposing a new Airport Vicinity Overlay (AVO) District which may impact nearby property. To help our residents understand what this AVO District is, and what it will accomplish, the City has scheduled a few forums to provide more information and consider concerns. Meeting dates and times are as follows:



- Sept. 15th – 5 p.m. to 7 p.m.
- Sept. 20th – 11 a.m. to 1 p.m.
- Sept. 22nd – 10 a.m. to 12 noon
- Oct. 5th – 3 p.m. to 5 p.m.

All meetings will take place at the Airport Terminal located at 6600 Airport Avenue. The meetings are open house format, so guests may arrive anytime during the allotted time period. There will be no formal program. Instead there will be information stations with staff members on hand to answer questions and receive comments

- **New Yavapai County Voter Website:** <https://www.yavapaivotes.gov/Home>