From: David Moore
To: Dwight Easton
Subject: Re: Missoula Organization of REALTORS(R) Candidate Questionnaire
Date: Friday, June 26, 2020 3:36:48 PM

Hi Dwight,

Thanks for the opportunity to answer your questions.

Sincerely,

Doc Moore 406-239-3499

Name: David "Doc" Moore

District: House District 99

Political party: Republican

Age: 59

Family: widowed

Education: Masters in Public Administration, Bachelor of Science in Business Administration, Bachelor of Arts in Communication.

Political experience: Served on Business and Labor, Federal Regulation and Energy and Telecommunication committees during the 2013 and 2015 Legislative Sessions for House District 91/92 , during redistricting.

Online campaign information: wwwDocforhouse.co

#1 Housing Development.

Montana already has a fairly robust State housing program;https://housing.mt.gov/ with both public and private partnerships. In Missoula local land use and zoning policies, coupled with the conversion of taxpaying properties to tax-free has created an additional burden on property owners . By allowing developers to fast-track mixed income developments that include single-family homes, duplexes, townhomes and small apartment buildings we would increase the supply of available housing and bring the cost down. It shouldn't take years to get a permit to build. The increase in open space areas has led to an increase in the cost of properties suitable for housing development driving up prices.

I do not believe that tax dollars should be spent creating "affordable housing", Local businesses and homeowners Already pay enough in property taxes and our local municipality has failed to be good stewards with those dollars. Probably the best source for ongoing funding would be to look to the Coal Trust fund.

And on a final note, naturally when you have an area that people want to move to it's going to create a demand that helps fuel housing prices. So that more developments that we can get

going on to increase the market supply will naturally help level out housing prices.

#2 tax law
.The city of Missoula has certainly abused the TIF Statute, much of its spending has been questionable; for example giving banks money when they are building new buildings. Certainly the bridge over Reserve Street is another questionable use of these dollars. Anytime money is used on property that does not generate taxes is counterproductive; for example the money spent on the auxiliary Police Station. The property no longer provides property taxes and now they want another quarter million dollars to add shower facilities? How does that stop neighborhood blight? How does that build an economic base?

During the 2013 legislative session, there was a Bill to put additional sideboards on TIF use, the City of Missoula fought any changes. Almost every street in the Southgate triangle needs to be repaved and yet goes without needed maintenance.

I don't have any specific suggestions, but I do know that the smaller communities in the state don't want to see TIF go away.

Being a homeowner and paying property taxes, it has become disheartening to see so much real estate come off the tax rolls. For example the Missoula County library old property being donated by the owner. That property should be resold at market value so that there will be a new source of revenue. I look at the number of nonprofits in Missoula that pay no property tax and yet benefit greatly off of the backs of other property owners. Ask any business owner what their property taxes have gone up in the last two years and you'll be shocked. We need to pay off existing Bonds before asking for new ones. I proposed a Bill to freeze Property tax for the elderly and disabled and at that time it would've created a $72 million deficit in County and City budgets over a five-year period by enacting that legislation. That tells you what a serious burden is being placed upon property owners.

#3

Economic development.

One of the ways we can attract business is to have the workforce skills that they need already in place in the state. If you own a business and are thinking about moving to Montana you have to have infrastructure already in place; for example high-speed Internet, rail and trucking availability. Part of what puts Missoula at an economic disadvantage is that since the large mills have shut down that it is becoming increasingly more expensive to ship from Missoula to out of the area. I have talked to several local business owners that routinely have to wait weeks to get loads hauled out of the area at a reasonable rate. Trucking companies do not want to be deadheading trucks in and out of the community.

You don't have to talk to very many business owners to understand their frustration with the red tape and zoning in Missoula County. For example the new car wash on Brooks had their permit micromanaged by the City Council, this delayed construction and the final hiring of people at above minimum wage jobs. It certainly has been a great addition to the neighborhood. The community was fortunate that the owner was committed to building here.

A recent example of a business not deciding to build here would be the Sonic drive-in's, too

much local red tape. Missoula says we're open for business and then makes it difficult to start a business here. There have been a number of local businesses that have moved out of the county. Conflicting regulations or hostility from the NIMBY crowd does not help bring businesses to Missoula. Somehow we need to bring back more manufacturing jobs to this community. I'm willing to work to create those opportunities through State legislation.

Montana needs to rethink our educational system to stop pushing students into the college track after High School graduation. Beyond the need for high tech workers, we are faced with a shortage of skilled labor due to an aging workforce. Automotive, electrical, plumbing, construction, manufacturing and medical, are just some of the areas where we have a shortage of workers in living wage jobs.

Let's continue to expand the new apprenticeship programs started in High Schools and increase tuition assistance for all students in College or Technical Training schools for the first two years of post secondary education.

#3 Fair Housing

Naturally I support all legislation that prohibits discrimination in any form.

On Fri, Jun 19, 2020 at 2:49 PM Dwight Easton <Deaston@missoularealestate.com> wrote:

> Dear Representative Moore,
>
> Missoula Organization of REALTORS®(MOR) membership votes, and is keenly interested in the upcoming 2020 legislative elections and the related impact to Real Estate and Homeownership. Learning about your thoughts and points of view on important Real Estate topics is critical for our 750 plus REALTORS® and their clients/customers. Enclosed is a questionnaire with some specific items important to REALTORS® and might be consider by the 2021 Legislature.
>
> MOR has endorsed candidates in past elections and may do so this current cycle. If we consider an endorsement in your race, we may ask you and your opponent(s) to meet with us for interviews. Endorsement decisions are made by MOR's Board of Directors.
>
> We ask that you help us to get to know you better by completing the questionnaire and returning it by July 3. If you are unable to complete the questionnaire by that time please let us know.
>
> If you have any questions, please contact me at (406) 728-0560.
>
> Sincerely,

Dwight Easton

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