

1. What should the state do to help end homelessness?

Homelessness is a complex issue, but it's one we can tackle with the right approach. First, the state must invest in affordable housing—too many Ohioans are being priced out of safe, stable homes. We need to hold out-of-state housing corporations accountable for buying up Ohio homes and turning them into unaffordable rentals, which drives up costs and limits options for families. We also need to fully fund emergency shelters and provide mental health and addiction services to those in need.

Additionally, expanding programs that support job training and housing assistance will give people the tools they need to rebuild their lives. Ending homelessness requires real leadership and a commitment to policies that prioritize people over profit. We can't solve this overnight, but with compassion and smart policy, we can create a path forward where everyone has a roof over their head and a chance to succeed.

2. How would you address the housing needs of our rural communities?

Housing insecurity in rural areas is a critical issue that doesn't get the attention it deserves. Too many families in our rural communities are struggling to keep up with rising housing costs, and resources are shrinking just when they're needed most. To address this, the state must increase funding specifically for affordable housing in rural areas. This includes offering incentives for local developers to build affordable homes, expanding access to low-interest loans, and ensuring housing assistance programs are readily available.

We also need to hold out-of-state housing corporations accountable when they buy up local properties and turn them into expensive rentals, driving up costs for families who've lived in these communities for generations. Finally, investing in rural infrastructure like broadband and public transportation will make these areas more attractive for new residents and businesses, creating a cycle of growth that benefits everyone.

3. Do you believe the state should ensure sufficient revenue for the OHTF? If so, how?

Absolutely, the state must ensure sufficient revenue for the Ohio Housing Trust Fund (OHTF). The OHTF is a critical lifeline for affordable housing development and homelessness programs across Ohio, and with every dollar generating over \$8 in economic activity, it's also a smart investment in our communities.

To address the decline in revenues from county recorder fees, I believe we need to work collaboratively with county recorders, housing advocates, and even members of the opposing political party to find agreeable, sustainable revenue sources to keep the OHTF solvent. This could include dedicating state surplus

revenues, increasing the allocation from real estate transfer fees, or creating public-private partnerships that incentivize affordable housing.

#### 4. Additional Comments

As an elected representative, I will make comprehensive housing reform a central focus of my work. I am committed to collaborating with advocacy groups, renters, landlords, and colleagues from both parties to address the housing crisis in Ohio. This includes overhauling Ohio's unreasonable 3-day eviction process, which exacerbates homelessness and puts families in impossible situations. I am also determined to push for stronger regulations to curb out-of-state housing corporations from turning what should be affordable starter homes into overpriced rental properties, driving up housing costs and pricing Ohioans out of their communities.

Together, we can find bipartisan solutions to ensure fair, affordable, and accessible housing for all Ohioans.