



RANWW

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Realtors® Association of
Northwestern Wisconsin

The GAD Report

THE CHAIR IS COMING TO IMIS

In addition to email distribution, The Chair will be coming to IMIS sans graphics. This is needed to keep RPAC and the need for you to participate at the forefront. Our budget this year is \$45,000 and we must hit that number. In order for that to happen, we need you!!

The Chair.

Besides the obvious usage for sitting, The Chair has a different meaning altogether when it comes to real estate. The Chair symbolizes a seat at the table for a REALTOR®, GAD or lobbyist when legislation that will affect housing, land use and the rights of private property owners are discussed, or local ordinances regarding zoning and land use are planned.

The Chair means that your business interests are being represented, policies that make it easier for your customers to achieve the dream of homeownership are realized and that bills that are an impediment to housing are defeated. In short, we have a seat at the table.

Because we had a seat at the table, your right to place a pier on flowages were restored, the state budget will provide \$300 million in property tax relief while retained strict levy limits and the state budget provides for a combined \$225 million for broadband expansion. WRA is currently working on workforce housing and real estate transaction legislation for the remainder of the legislative session.

To have a meaningful dialogue with our elected representatives, we need to support them. How? Through the three principals of the REALTOR® Party: Vote, Act, Invest. First, vote for REALTOR® champions at all levels of governance. Next, act by attending REALTOR® & Government Day February 9th in Madison and last, invest in Direct Giver.

If you have made an investment in Direct Giver this year, please accept our thanks, if not now is the time to do so. Direct Giver is a minimum investment of \$100 up to \$1000 that goes to support local, state, and federal candidates that support your industry. It does not buy votes. If a politician can be bought for \$100, we need to have a different conversation with them. Your investment in Direct Giver can go to the candidate (s) of your choosing. By supporting REALTOR® champions, you are supporting your industry and assuring that decisions regarding housing and land use will have a REALTOR®, GAD or lobbyist at the table.

In...The Chair.

Please make your Direct Giver investment using WRAs secure website:
<https://secure.donationpay.org/wra/directgiver.php>

This edition of the GAD Report will have a look at our new Direct Giver investment program.

It's done to give you an idea of why we ask you month after month to invest in RPAC and why we need to support decision makers that work for you and challenge those who don't.



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SPECIAL POINTS OF INTEREST

- The Chair
- Shoreland Grant Funding
- More Budget Wins
- Capitol Insights
- Kind Not Running Again
- Fiber Optic Coming Here

SHORELAND GRANT FUNDING OPPORTUNITY IN WASHBURN COUNTY

The Washburn County Land and Water Conservation Department plans to apply for a grant this fall to help more landowners interested in improving their shoreline health, habitat and potential erosion problems.

Under the Wisconsin DNR Healthy Lakes program, grant funding can cover up to 75% of costs per practice and is capped at \$1000 per project. Landowners would need to contribute a 25% match. If you and your family and friends do the prepping, digging and planting, volunteer hours can count toward the landowner's

portion of the project cost. Shoreline restoration projects generally cost around \$1000 to \$1300. The practice must remain in place for 10 years to protect the shoreline of a lake or river.

To apply for the grant, county staff need to recruit landowners now and do site visits to gather information for the grant application. If you are interested, please contact Lisa Burns by **October 1st** at lburns@co.washburn.wi.us or 715-468-4654 to set up a site visit and discuss the program.

“Just Because You Do Not Take An Interest In Politics, Doesn’t Mean That Politics Won’t Take An Interest In You.” –Pericles (430 B.C)

Local and tribal governments will be eligible to apply for Neighborhood Investment Fund Grants to help their communities to deliver innovative public services, including new or improved facilities. Governments could pursue new projects like workforce and entrepreneur innovation centers, affordable housing initiatives, transit and childcare solutions, or public space development, with a particular emphasis on increasing services for underserved individuals and populations.

The Healthcare Infrastructure Capital Investment-Grants will provide funding to local and tribal governments or non-profit healthcare organizations to invest in capital projects that specifically support increasing access to healthcare for low income, uninsured, and underserved communities and the ability to respond to future pandemics response needs. Projects could include new or upgraded facility space that enables additional capacity for care within a community.

Both programs are funded by the federal American Rescue Plan Act and will be administered by the Department of Administration (DOA).

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WRA WINS FOR REALTORS & TAXPAYERS

The recently signed state budget had a number of wins for REALTORS®. They included:

One of the biggest wins was the restoration of property owners to place a pier on flowages. Prior to 2018, owners of waterfront property had riparian rights to place a pier, the Supreme Court then declared that some waterfront property owners did not have that right. Wisconsin Act 47 permanently protects pier rights for all waterfront property owners including 260 flowages.

WRA lobbied the legislature to cut property taxes by \$650 million, the budget will provide \$300 in property tax relief for the typical home.

The budget contains \$125 million for broadband expansion grants, combined with \$100 million in additional funding from the American Rescue Plan Act.

The budget included \$5 million to pay for upgrades to Department of Safety and Professional Services information technology platforms.

The budget sends back \$3.2 billion back to the taxpayers of the state of Wisconsin. Income taxes will be cut by \$2.5 billion with the average family receiving about \$900 in income tax relief.

Currently WRA's lobbyists are working on legislation in the areas of real estate transactions and addressing the severe statewide shortage of workforce housing.

The WRA worked tirelessly to achieve the wins that were realized in the budget, and there is still much we can do, because we have a seat at the table.

The Chair: It works. Time for you to support our efforts with an investment in Direct Giver: <https://www.wra.org/dgcontribution/>



Governor Evers passed the 2021-23 budget that contains language that restores the right to place a pier on flowages reversing a 2018 law. Listen as WRA Senior Vice President and Chief Lobbyist Tom Larson explains the significance of this legislation and what it means for property owners across Wisconsin. You can find it here: https://youtu.be/sWVp_nN_7ZY

BE A PART OF THE REALTOR PARTY



The REALTOR® Party is a powerful alliance of REALTORS® and REALTOR® Associations working to protect and promote homeownership and property investment. The REALTOR® Party speaks with one voice to advance candidates and public policies that build strong communities and promote a vibrant business environment.

Now more than ever, it is critical for REALTORS® across America to come together and speak with one voice about the stability a sound and dynamic real estate market brings to our communities. From city hall to the state house to the U.S. Capitol, our elected officials are making decisions that have a huge impact on the bottom line of REALTORS® and their customers. Through the support of REALTORS® like you, the REALTOR® Party represents your interests, interests at the federal level with issues such as mortgage interest deductions and flood insurance, at the state level with rural broadband and workforce housing and at the local level with housing, zoning, parks and other quality of life issues that make our communities, large and small, places to live, work and play. You can be a part of that by volunteering on a committee, investing in RPAC, running for office or working at the polls on election day. Vote Act Invest...it's all part of the REALTOR® Party.

RPAC AND YOU

Did you know that you can make your RPAC investment securely online using your Visa, Mastercard and now American Express card? And, you can set up monthly payments!

Go to <https://www.wra.org/dgcontribution/>

If REALTORS® do not speak out, get involved and help shape the discussion, someone else will.

Nobody knows a community better than a REALTOR®. You are on the front line as defenders of real estate issues.

Investing in RPAC assures you a seat at the table when critical decisions are made for homeowners and private property owners.

Supporting vetted candidates and incumbents at all levels of elective governance is part of what RPAC is about.

Now more than ever, we need your financial investment in RPAC thru the Large Donor Council or Direct Giver.



TDS TELECOM TO BUILD FIBER OPTIC NETWORK IN EAU CLAIRE

The City of Eau Claire approved a plan by TDS Telecom to construct a fiber optic network for homes and businesses throughout the city, and could expand their reach to Chippewa Falls and Altoona.

The \$30 million project, which will be privately funded, will begin early next year and will take two to three years to complete. The company will use over 300 miles of fiber optic cable to connect the city, however there may be some areas in the city that, because of topography, the company may not be able to bury cable.

TDS is installing networks in Wausau and Stevens Point as well as a network in the Green Bay, Appleton, Oshkosh areas.



“We in America do not have government by the majority, we have government by the majority who participate” - Thomas Jefferson

CONGRESSMAN RON KIND WON'T SEEK RE-ELECTION TO CONGRESS IN 2022

Earlier this month, Congressman Ron Kind (D)-La Crosse announced that he would not seek re-election to Congress in 2022.

Kind, who was first elected in 1997 is the longest-serving member of Congress in Wisconsin and has long been referred to as a moderate member of Congress.

Kind has faced varying levels of opposition during his election cycles, even being re-elected with no opponent. Last cycle, he faced Republican Derrick Van Orden, winning with 51.3% of the vote.

Republicans have been gaining a foothold in the sprawling 3rd

Congressional District over the past election cycles, but most areas are still strong Democratic areas.

Van Orden has already announced his intention to run again.

Nobody has stepped up to announce their intention on the Democratic side, however state Senator Brad Pfaff, who has worked for Kind before, has been rumored to be interested. 31st state Senator Jeff Smith (D)-Brunswick has also announced that he may be interested in running. Smith would have to give up a re-election bid to the state Senate if he runs for Congress.

Did you know that you can use your Visa, Mastercard or American Express to make your Direct Giver investment? You can set up a recurring payment and run it until you reach the desired amount, or you can do it all at once. Remember, we also take LLC checks (sorry, NO corporate checks allowed). Your investment in RPAC is an investment in your business!

Representatives in the Wisconsin Legislature

29th Assembly
Clint Moses
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67th Assembly
Rob Summerfield
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68th Assembly
Jesse James
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Rep.James@legis.wisconsin.gov

73rd Assembly
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75th Assembly
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Rep.Pronschinske@legis.wisconsin.gov

93rd Assembly
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State Senators

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25th Senate
Janet Bewley
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Sen.Bewley@legis.wisconsin.gov

31st Senate
Jeff Smith
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OUR MISSION:

“RANWW/
NWWMLS UNITE
TO ADVOCATE FOR
REAL PROPERTY
RIGHTS, ADVANCE
PROFESSIONALISM
AND CONNECT MEM-
BERS WITH OUR
COMMUNITIES.”

RANWW GOVERNMENT AFFAIRS

The REALTORS® Association of Northwestern Wisconsin is the largest association in terms of area, stretching from Millston, Whitehall and Fountain City to the south all the way to central Bayfield, southern Ashland and southwestern Iron county to the north. We are the fourth largest of the 19 Associations in terms of membership. Your Association covers 395 units of local government, monitoring a wide variety of issues that can and do affect you. In addition to local government, your GAD also monitors issues at the state and national level that will have a direct or indirect impact on housing and the industry, as well as legislation that can affect the consumer. Your Government Affairs Director works with members and affiliates to raise investment dollars for RPAC that help to support elected officials that support your business. RANWW is one of only three REALTOR® Association’s in Wisconsin that have their own PAC, which was started 42 years ago to support candidates at the local and state level. We maintain a Facebook page, called “The GADabouts”, that aims to keep you up to date on political issues that will affect your business. Your GAD also produces a periodic government affairs program posted on our YouTube channel, RANWWTV. And be watching for a podcast called “The Chair” coming soon.

**Bruce King, C2EX, AHWD,
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**Enhance your skills.
Empower your future.**