

Let's remember. All permits are licenses to pollute.

### The Win-Win

What is the solution to actually protecting drinking water, recreational waters, wildlife, and, ultimately, public health while reducing permitting redundancy? I explicitly do not say for creating affordable housing because no evidence has been presented to date that indicates foregoing water protections in order to save development corporations and landlords money benefits the working poor and middle class. As history has demonstrated, on the other hand, pollution and income disparity continue to trickle down on us.

- Eliminate Local-Level Permits
  - Towns do not have expertise
  - Towns do not have the funds
  - Towns have an inherent conflict of interest in our economic system, literally being in competition with communities for grand list growth, particularly with those downstream of their pollution
  - Agency is required, by federal law, to assess the impacts across a wide array of criteria
  - The ANR Secretary and DEC Commissioner are legally responsible to ensure the actions of polluters upstream do not negatively impact those downstream--not mayors and select boards. (See Interim Anti-Degradation Policy.)
  - Replace municipal control with local citizen oversight and instill greater ANR accountability through a more robust Act 250 process
  
- Focus on policy and law that directly assists those in need of affordable housing, and not rely on the generosity and altruism of developers and lords of land.
  - Rent stabilization/control
  - Property tax reform
  - Capital gains reform
  - Stop paying people to move here
  - Halt the bulldozing of affordable homes in the most expensive region of our state to subsidize the wealthiest entity in the world, the Department of Defense, so that the USAF can base a weapon system component of its nuclear arsenal in Burlington
  - Pass a Livable Wage
  
- Other Ideas

Please protect the source of life for those of us also in need of affordable housing. They are not at odds. Please don't make them so. You are the change. Thank you.