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### Residential Real Estate

# My View: Housing affordability impacts everyone. Solutions don't have to be partisan

By Jerry Weiers and Betty Guardado – Contributing writers  
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We represent two different cities and differing political viewpoints, but we do agree that attainable and affordable housing is an issue that needs to be addressed.

That's why we applaud the efforts of a small handful of companies such as Greenlight Communities, Dominion, The Pacific Companies and Gorman and Company that are working to create quality housing that is within reach for educators, first responders, medical professionals, military, service employees, retirees and others.

Recently, Greenlight Communities broke ground on a project that will bring more than 500 budget friendly apartments to an area just west of Loop 101, near State Farm Stadium. The apartments are located near the Phoenix/Glendale border, but they address multiple needs that not only span municipal borders but also party lines.

The groundbreaking ceremony, that was attended by Councilwoman Guardado, draws into focus the importance of attainable housing and the need to fill this space in the marketplace. We hope to see more of these ceremonies, that are a cause for celebration. But wouldn't it be great if they became routine, if building attainable housing became the norm? Wouldn't it be great if families didn't have to spend more than 30% of their income on housing?

The benefits of quality attainable housing extend beyond addressing the needs of families impacted by an increase in housing costs.

Medical facilities, schools, restaurants and retail stores are better able to hire and retain employees when attainable housing is nearby. The same goes for cities looking to hire municipal workers and first responders.

New attainable housing not only creates new jobs, but it also helps preserve the ones we already have. New residents help ensure the survival of neighborhood businesses, including retail. That's crucial in this age of Amazon.

There's also the added benefit of living close to work. That shortens commutes and creates less stress on our streets and highways. It's also better for the environment.

These new housing units from Greenlight and Dominion - and similar projects - exemplify a partnership between the public and private sectors, between conservatives and progressives, to work for the greater good, without excessive government spending while serving the needs of the community.

We hope more private sector developers will come to appreciate the value and opportunities associated with building attainable and affordable housing. We hope more elected leaders see the benefits of these projects when they seek zoning. When it comes to solving the affordable housing shortage, rolling up our sleeves is infinitely preferable to finger pointing.

*Jerry Weiers is mayor of Glendale; Betty Guardado is a member of Phoenix City Council.*



Glendale Mayor Jerry Weiers



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