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Note: You may respond to any question with a link to your website or other posted positions. For the yes/no questions, please answer yes or no and if you wish to add to your answer, feel free to do so.

Motivation -- Why did you choose to run for City office? If you are running against an incumbent, what are your main dis-satisfactions and differences with him or her?

I am an Oakland native and the 3rd generation of my family to live here. I have a passion for our city. For quite a while now, I have been frustrated with what I believe is a lack of strong leadership in our city. We have several long standing problems, most notably crime, which have kept our city from achieving its potential. I believe that the crux of our city's problems is inefficient and wasteful government. As a result of this, Oakland residents are not receiving the services they are paying for. I want to change that. By making city government efficient, we will be able to provide the city services we are paying for but not receiving, such as adequate police services and lack of maintenance of our infrastructure. In my opinion, the incumbent has not addressed this most important problem of wasteful and inefficient government, and in fact, by some of his actions, has made the problem worse.

Program and Priorities -- Elected office provides the opportunity to proactively lead by placing new ideas on the agenda for consideration and development. What are some specific ideas you intend to pursue if elected? What do you believe are the main priorities for the City?

The three largest challenges we face are: Crime, inefficiency and lack of government responsiveness. These three problems are interrelated. We must start with making government efficient. An efficient government will deliver the services we are already paying for, such as police services and maintenance of our infrastructure. When these problems are solved, Oakland will be able to attract businesses

and good paying jobs of all types for its residents. This in turn will increase revenues and allow us to do more and more for our residents. As a city council member I have a vote on the city budget which will allow me to affect change and influence how the city spends its revenues. I will work diligently with the other council members and residents to craft a budget and a culture of efficiency that will result in an Oakland that is peaceful and prosperous.

Qualifications -- Please give a brief summary of your background and qualifications for the office of City. If you are a current City Government elected official, what issues can you point to in your time as an elected official that have had a positive impact?

I am running for public office for the first time. I am not a career politician, nor do I aspire to be. For the past 30 years I have been volunteering in my community, raising my family and working in my career as a probate attorney in private practice. I am used to working with people and helping them solve their problems. I am good with people and enjoy helping them.

Local groups -- Are you affiliated with any of the active Oakland groups? Such as TOLA, Make Oakland Better Now, Oakland Justice Coalition, Block by Block, Wellstone Democratic Renewal Club, GO Public Schools, OCO, or any other. Describe your involvement and why you feel this group is worthy of your support.

In recent years, I have not been involved in Oakland politics.

Local activities -- Other than local politics, are you involved in any other Oakland based community activities that you would like to share with us? This can range from volunteering in your school to being in your church baseball league.

I have been very active in my church community, St. Theresa Parish in Rockridge. I have served in various positions, including, parish council, school board, athletic director and President of the Men's Club.

Budget -- If you were on council for the next budget in 2017 how would you act differently from the council members dealing with the budget in 2015? How much additional revenue should the City aim to take in, and how would you generate it?

My vision is as follows: first make Oakland city government efficient and well-run so that

the services we are already paying for are actually delivered, such as adequate police services and maintenance of our infrastructure, such as our streets. When this happens, the city will be successful in aggressively attracting new businesses and jobs of all types which will provide more revenue for more services. In other words, the short term goal is to become efficient so that necessary services are provided, this will allow the long term goal of growing our economy and increasing revenues to put our city on a sound economic footing which will allow for Oakland to flourish as a peaceful and prosperous city.

Youth -- Describe the condition of youth in Oakland? What would your priorities for youth be for Oakland government and how would they get implemented and paid for?

Many of our Oakland youth could use a helping hand and the city, together with the community, has a responsibility to assist with that. One of the things I would push for is to recreate the youth programs that Oakland used to have decades ago in our parks and recreation centers. These programs would give our youth constructive things to do and help them discover their talents. This would go a long way toward steering youth away from criminal activities and would be paid for by having an efficient government that attracts more business and jobs to our city.

Police -- How do you think our community policing is going and what are the next steps? Describe the current relationship between the residents and the Oakland Police. Do you suggest any changes? Do you support Restorative Justice programs and how should the city be involved, if at all. What are your thoughts about police misconduct and how do you feel Oakland should deal with it?

Although crime has gone down in Oakland, it still has a long way to go. We still have a serious crime problem in Oakland, so obviously the current policies are not working. There is no good reason for this. Other cities in the Bay Area, such as Richmond and East Palo Alto have largely solved their crime problems due to community policing and the right people in leadership. Why hasn't Oakland solved its crime problem in this same way? There is no good answer to this question. These cities have solved their crime problems, we can too. It takes the right leadership and its way past time for this to happen. 98% of Oakland police officers are good hard working people who do a tremendous job under very difficult circumstances. The few who misbehave should be removed from the force.

Development Projects -- What are your thoughts and views about the West Oakland Army Base, The upper Broadway-Valdez Triangle, Oak to 9th and other projects?

I do not have any specific information on these projects.

Housing & Gentrification -- Increasing rents, dislocation, and gentrification have been in the news. What policies do you advocate to assure that Oakland tenants are protected and that Oakland remains an economically and racially diverse city? Do you favor rent control?

I favor reasonable rent control as a means to help people eventually become homeowners. The only solution to the ever increasing cost of living is to build as much affordable housing as possible. This needs to be a priority. Diversity has always been our strength, and this needs to be protected and maintained.

Environment -- What do you think the Oakland City government should be doing about the environment?

City government should take steps to protect the environment in everything it does.

Public Banking -- Will you introduce, co-sponsor and/or support an ordinance or charter amendment to create a Public Bank of Oakland, inspired by the Bank of North Dakota [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn1"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn1) [i] (BND), a 100 year old public institution? The Public Bank of Oakland would hold the city's deposits - in contrast to having them held by Wall Street Banks as currently done. It would make fiscally responsible loans in the best interest of the residents of Oakland - in contrast to Wall Street banks' record of risk and ruin. Profits made by the Public Bank of Oakland would be returned to the General Fund of the City of Oakland, or used to further buttress the loan capabilities of the bank, much as the BND does (the BND has returned over \$400,000,000 to the General Fund of the State of North Dakota over the last 21 years, [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn2"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn2) [ii] while substantially increasing its capitalization and its loan outreach)

This idea sounds appealing. I would have to learn much more about it before venturing an opinion.

13. Local Payday Lenders -- Oakland is awash with for-profit Check Cashing and

PayDay Loan emporiums (a simple Google query [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn1"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn1) shows 20). These outfits provide emergency cash and other financial products to those who cannot obtain it otherwise - at outrageously high interest rates and/or extremely high fees. Professor Mehrsa Baradaran, in her book *How the Other Half Banks*, [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn2"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn2) [\[ii\]](#) quotes the astounding statistic that those who use these services spend on average over \$2000 per household per year.

It is not widely known but Oakland is home to the only non-profit check cashing and payday lending storefront in the country - Community Check Cashing [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn3"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn3) [\[iii\]](#) (CCC) in Fruitvale Plaza. It provides the same services for-profit operators do at 33% - 50% of the cost, while paying its employees a living wage. Will you support build-out and capitalization loans by the City of Oakland to expand CCC to other storefronts around Oakland (much as the City Council gave a 50-year, \$3,300,000 interest-free loan to the E 12th St. developers [HYPERLINK "https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn4"](https://us-mg5.mail.yahoo.com/neo/launch?.rand=6co0ld79gnuf3#_edn4) [\[iv\]](#))?

Check cashing places are an abomination that preys on the poor. City government should do everything possible to see to it that all Oakland residents, especially low income residents, have access to reasonable banking services.

[\[iii\]](#)

Satisfaction of Residents -- How do you think the average resident feels about city government? How would you rate the satisfaction level?

I believe the average resident is frustrated with the lack of efficiency and the lack of responsiveness of city government.

Accountability -- How do you propose making yourself accountable and accessible to the citizens of Oakland?

This would be my number one priority. If elected, I pledge to provide excellent customer service to the constituents. These are the people who pay all the bills and make city government possible, this is what they deserve.

Governance -- What kind of relationship could you have with other office holders? Who do you see as a working majority on council and who can you work with?

If elected, I will work with whoever else is on the city council. Working with others is a required skill set of someone on the council. If you cannot do so, you should not be on the council. I will work tirelessly with all members of the council to see to it that Oakland becomes the peaceful and prosperous city that we all want.

Endorsements -- Who has endorsed you so far? Who do you expect to endorse you? Who are you endorsing, from President all the way down ballot to local races? Include your #2 and 3 choices (if applicable) for your own race and note that this year the City races are Council seats, School Board seats and City Attorney.

Endorsements are pending. I am a life long Democrat and fully support the Democratic party.

Campaign Funding -- How much money do you currently have for this race? How much money do you plan to raise? Where will the money come from? Describe sources of financial contributions for your campaign that you would refuse to accept (if any).

I have raised approximately \$36,000 entirely from individuals and hope to raise a total of \$50,000

Checks and balances -- How do you view current the relationship between the Council and Mayor? Any comments on the same question for the Auditor and City Attorney? Are there any changes they would propose to the city charter?

I do not have enough information to comment on the relationship between various parties within city government.

Money in elections. -- Does Oakland need campaign finance reform? If so, what kind? Do you support amending the Constitution to end corporate Constitutional rights and getting money out of politics?

I do not have enough information to comment on this matter.

Yes or No questions (follow with an explanation if you want to add one)

Do you support raising the minimum wage to a living wage? Yes, however, local businesses should be consulted and their opinions should be taken into consideration.

Are you in favor of a police commission? We have a strong mayor form of government. I believe the elected mayor should make decisions regarding hiring and firing of the police chief. This is democratic. Giving this authority to an unelected group of political appointees is not democratic because voters cannot vote the commission members out of office, as we can the mayor if we do not like the mayor's decisions.

Would you vote for using eminent domain to abate foreclosure crisis?

I would look at each matter on a case by case basis.

Do you support Ranked Choice Voting? There are pros and cons.

Would you support Proportional Representation? I am not sure what is meant by this.

Do you support diverting people from prosecution if they participate in a restorative justice program? Yes

Do you support Community Choice Aggregation? I do not have sufficient information to state an opinion.

Would you vote to allow more grey water systems? I do not have sufficient information to state an opinion.