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Unless a rapid expansion in housing for the greater metropolitan Portland area occurs, market forces will continue to increase the distance of stagnant-wage workers' residences from their places of work, forcing expansion of mass transit and road systems to accommodate commutes.

The east of Multnomah county and the north of Clackamas county are seeing this phenomenon occurring as congestion of east-west and north-south travel corridors continue to worsen.

Rent control efforts contain displacement of this work force from its access to its places of work, as evidenced by a city like New York, New York.

Until there is a clearer idea where the areas expanding population is going to live to be able to access their place of work (without overburdening the current transportation infrastructure), efforts must be made to keep them residing as close as possible to their places of work.