Dear Fort Collins City Council/Mayoral candidate, the Associated Students of Colorado State University (ASCSU) would like to cordially invite you to express your perspectives on the current state of the City’s housing market, and the issue of rental affordability through the following questionnaire:

Median rental costs in Fort Collins have increased by about 65% since 2005, a significantly larger increase than portrayed in similar cities (per recent occupancy study conducted by Corona Insights). This increase in rental prices has perpetuated housing-insecurity throughout our community, caused some CSU students to experience homelessness, drove workers to reside at neighboring towns, and prevented individuals of low-income background from joining our community.

1. Do you view housing affordability as an issue in Fort Collins? (y/n/open answer)

Absolutely. 3 people earning minimum wage can live together and make ends meet if they are working full-time. That doesn’t leave much time for school or family. It is much more difficult to raise a family in Fort Collins.

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No later than March 20th, 2019
2. Does the current state of housing affordability in Fort Collins contribute to college unaffordability in your opinion? (y/n/open answer)

Yes, and vice versa.

3. Do you believe the occupancy ordinance, also known as U+2, is a significant contributor to the sharp rise in rental prices over the past fourteen years? Would you support a marginal increase in permitted occupants per dwelling unit such as Me+3 for example? (y/n/open answer)

U+2 should be repealed. Not only does it contribute to housing cost, it is discriminatory and possibly puts landlords in violation on the Federal Fair Housing Act.

4. Over 50% of violators of U+2 are non-students. Do you agree that this issue, and the issue of neighborhood quality, are more than just a student concern? (y/n/open answer)

Yes. We need a thorough study of the impacts to neighborhood livability followed by a robust community conversation about what to do. Then we can
decide on policies that protect neighborhoods without telling people who they can and can’t live with.

5. The recent occupancy study concluded that U+2 had a negative impact on housing affordability. It also found that the local community believes the ordinance had a positive effect on neighborhood quality. Do you believe housing affordability and neighborhood quality are mutually exclusive? (y/n/open answer)

Nope. I question the methodology employed to capture resident’s perspectives, and I question the effectiveness of U+2 in protecting neighborhoods.

6. What ideas do you have to address housing affordability and neighborhood quality in Fort Collins? (Open answer)

We need a thorough study of all of the impacts to neighborhood livability followed by a robust community conversation about what to do. Then we can decide on policies to protect neighborhoods without telling people who they can and can’t live with. We need to require some level of affordable housing with each new building permit. We need to allow greater flexibility for tiny

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homes and auxiliary dwelling units. We need to slow the rate growth in Fort Collins. And we need to address congestion with better transit.