

Dear President and Councilmember Lantry,

Please vote no against the Student Housing Ordinance (Ordinance 12-34 [Version 3]).

I am not from the Twin Cities. I am from out in Washington State. Yet, because of how I fell in love with the Twin Cities during my tenure at Macalester College, I consider myself to be a proud member of the Twin Cities community, living, working, and contributing to the greatness that is Minneapolis and Saint Paul.

If I had been unable to live affordably in the MacGroveland neighborhood, nearby Macalester yet off-campus, my connection to the Cities would have been far more shallow. I would probably be living somewhere else now, if I had not been able to meet and make friends with my neighbors on Ashland, and later on Selby. I remember going with my neighbor, a lifetime MacGroveland resident, when she offered to walk me to our nearby polling place!

Please vote no against the Student Housing Ordinance (Ordinance 12-34 [Version 3]).

All my best,

Hannah Rivenburgh

Macalester College Class of 2010

Proud Resident of the Twin Cities

Dear President and Councilwoman Lantry,

I am, soon to be, a Junior at Macalester College. I would like to express how this Student Housing Ordinance would affect me and my fellow classmates.

Firstly, this ordinance does not do much in addressing nuisance issues, such as noise. I agree that everyone should acknowledge that these issues exist however it would be more effective if it were addressed by city actions like the Social Host law.

Secondly, living off campus is a valuable experience for me and my classmates and the Twin Cities. It allows students like myself to foster a relationship with the neighborhood and motivate me to work in the Twin Cities after graduation.

Lastly and importantly, this ordinance would only increase competition for student housing (because the campus cannot house all students) which will increase rent and cause students to live farther from campus. Living farther away from campus is particularly difficult because of a lack of a car and being out in the cold weather.

As an international student, I would like to truly immerse myself in the Twin Cities and gain an experience of living within the neighborhood. I cannot do this if this ordinance is accepted because of transportation and price issues.

Thank you for your time.

Sincerely,
Sabrina

Dear Council members and Community Leaders,

Please do not deny us the privilege to rent housing in the Mac-Groveland area. We are a valuable part of this community and we appreciate being part of this neighborhood, do not discontinue our ability to live here. As a student who lives on campus I urge you to oppose this ordinance and allow our neighborhoods to thrive!

Best,
Ilana Master

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Ilana Master
Macalester College '14
American Studies, Urban Studies, History

Dear Councilwoman Lantry,

I hope that my e-mail finds you well. As you can guess, I am writing to you today in opposition to the proposed change to the housing ordinance in the neighborhoods of Mac-Groveland and Merriam Park.

As a student at Macalester College, I chose to move off campus in order to gain independence and the experience living "alone" before I head out into the real world after graduation. I believe that these two years living in a more independent manner are critical to success after college, where my bills won't be paid by Macalester and my sidewalk won't shovel itself. I am now more financially literate, I know how to pay my bills on time, and I feel comfortable interacting with my landlord. As a result of living off campus, I have been able to grow as a person -- I believe that I am less isolated in the "Macalester bubble," I believe that I am more aware of the concerns of my neighbors, and I believe that I am more aware of the effects of my actions on others.

As I am sure you are aware, Macalester has little space for more student housing, especially the types of student housing which would encourage student independence and accountability. Furthermore, only 8% of Macalester students have cars at schools. I am one of the 92% who don't. Macalester is a demanding school, and I spent countless hours in the library -- often coming home at 12 am or 1 in the morning from a night of studying. The new ordinance would force me, and students like me, to live even further from campus, making the trek home not only lengthy and tiring, but flat out dangerous.

I realize that many of those in support of this new ordinance believe that it will serve to preserve the character and quality of the neighborhood. However, it is not the density of student housing that it at the root of their problem. It is the fact that parties go on too late, that students can be irresponsible and disrespectful when drunk, and that some people are just plain ignorant. Forcing students to move further from campus will not help this problem. I can see the line of thinking, however I believe that these issues are more effectively addressed by the Social Host Law, already in place. In fact, I have experienced the wrath of this law, and I can tell you right now, after paying nearly \$500 dollars (and \$300 dollars opportunity cost), dealing with the inconveniences of court, and completing community service, I will no longer allow gatherings to happen at my house. Although I don't believe that the harsh punishments and spotty enforcements of the Social Host Ordinance are fair, they are more adequate in addressing residents' concerns than this new proposed ordinance.

Finally, I wish to express my frustration that this ordinance has been proposed and is being decided upon at a time when most students are away from St. Paul. I am currently working abroad for the summer in an area without internet access. I would not have even heard of this had it not been for free wifi at the hostel where I am staying only one night. Furthermore, I feel that the timing of this hearing suggests that students' voices are not welcomed in this decisions. Ordinance or not, we are part of the community, and our opinions should be considered. Therefore, if the city is to come to a decision on this case, I suggest that they do so at a time when more students will be present.

Thank you for your time, I hope you are enjoying your summer!

Sincerely,

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Rachel Huck
Political Science, Psychology
Macalester College | Class of 2013
Saint Paul, MN

Dear Councilman Stark,

I very much appreciate your call back. It shows that you are indeed responsive to the citizens of St. Paul, and it makes me proud to live here.

Again, I own a couple of homes in the overlay, but all are within two or three blocks of Snelling. As a landlord who rents primarily to Mac students, and now a group of working professionals, I can attest that they are much more sedate, and tend to be well behaved. And as I mentioned, I keep close tabs on my properties – all within about 1 mile of my residence at 1016 Laurel – and maintain relationships with my renters and the neighbors of my homes.

As discussed, please strongly consider moving the overlay further west to provide some relief for Mac students. The ordinance can always be strengthened or expanded upon – but ordinances are rarely curtailed, and in the case where property rights may be impacted, less is better in my opinion.

Finally, anything that can be done to prevent landlords like myself from losing their ability to rent to students through no intent of their own would be appreciated. Those are the most recent revisions to the last section which seem aimed at reducing student rentals, and also encourage landlords to defer to students over other classes of people.

I would really like to have some input from landlords incorporated into the ordinance at the end of the day – and offer at least a little carrot along with the stick!

Enough said. Thank you again for the call!

Kind regards,

Duane Wackerfuss
1016 Laurel Avenue

Dear Councilmembers,

My name is Anna Johnson and I am a student at Macalester College. I am writing to urge you to vote no against the student housing ordinance before the Saint Paul City Council tomorrow. My peers at Macalester and I feel that this ordinance is detrimental to our ability to live in the neighborhood surrounding the campus, and pushes us further away (which is difficult when most of us do not have cars).

I grew up in a Saint Paul neighborhood close to the Macalester area. My family, neighbors and I always enjoyed the presence and contribution of Macalester students in the community. To push us out of the neighborhood, which is what this ordinance effectively does, would be to push out an important and vibrant part of the Mac-Groveland area.

Please vote no against this ordinance, for both the sake of Macalester students as well as the larger community.

Best,
Anna Johnson

Hi Councilman Stark,

I am following-up on my phone call to your office. As long-time St. Paul resident and friend to the Midway communities, I want to encourage you and the Council Members to postpone your vote on the Housing Ordinance for the University of St.

Thomas neighborhood. As expressed by District-7 Council staff, the housing ordinance should have additional community input and be viewed as a city-wide ordinance.

Voting for one neighborhood opens the door for other neighborhoods to consider that negative and discriminatory motives are behind the housing ordinance. I suggest the Council take a more pro-active approach to solving the City's housing ordinances. Thank you.

May Peace Prevail On Earth (MPPOE)!

Peaceful Thoughts,

Melvin Giles

855 Aurora Ave

55104

Dear Councilman Lantry —

My name is Meg Reid, a student of Macalester College, and I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

It is my understanding that the ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that we retain full ability to live near campus.

Moreover, it seems that the ordinance does little to address nuisances (noise, etc.). While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Finally, I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday.

Thank you.

Regards,

Meg Reid

Macalester College, Class of 2014

Dear Councilwoman Lantry—

My name is Alexzandra Boyer, a student of Macalester College, and I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

It is my understanding that the ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that we retain full ability to live near campus.

Moreover, it seems that the ordinance does little to address nuisances (noise, etc.). While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Finally, I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday. Thank you.

Regards,

Alexzandra Boyer

Macalester College, Class of 2015

Dear Mrs. Lantry,

I was greatly discouraged by the new and amended legislation that was put forward recently concerning the student housing issue. As you know, many people who live in the neighborhood are opposed to this legislation and many others who own property in the area (and pay non-homestead property taxes) are opposed to it as well. It seems that a small group of "loud" citizens have co-opted the term "tipping point" and convinced fellow citizens to give up their property rights in the name of "safety and quiet". Can you think of a better place to live in Saint Paul? I cannot. The reason the neighborhood is GREAT is because of the rentals and the students. Merriam Park would look much different and have much lower property values and a much less diverse culture without the students. I have never understood the complaints from some of the citizens that support this legislation. I remember sitting at the meeting at the Merriam Park Rec Center last year and a woman spoke up and said that she felt like she lived in DETROIT? What? That was followed up by a gentleman literally screaming at a female landlord and her husband apparently unaware that she too pays property tax. Later in the evening a man got up towards the side of the room and gave a long speech about himself which was followed with his telling us about a tipping point and the scourge of students peeing in his yard. Again. And this is enough to cause legislation to be enacted? What?

Detroit, screaming, long winded urination speeches?

Ridiculous.

When are voices of reason going to be not just heard but acknowledged in this discussion? There are many people with large investments in this neighborhood dating back 30 to 50 years that completely disagree with the wild remarks made by the proponents of this legislation

I have lived in Merriam Park for over 20 years. I bought my home with the understanding and expectation that I would be able to live in it for 5 to 15 years and as I became older I would eventually rent it out. I bought it from an older woman who had raised a family there. I asked her about the surrounding homes and she said sometimes they are great and sometimes they are loud and noisy. I

knew what I was getting into and so do most of the other people who live in the neighborhood. That is why they moved here. They like the vibrancy, the bikes on the sidewalks, the students cheering from 5 blocks away during a football game and sometime you even get to like the students themselves (the majority are nice kids). There are many people who feel the same way. One day I want to be able to rent my home out to the students too. In fact I bought it based on the understanding that I would be able to do that. This legislation makes it impossible (the 150' rule) to do that. My only option is to rent the home to people who are not students. There is no doubt that eventually the homes in this neighborhood, if prohibited from allowing students, will eventually rent out to non-students. After all, that is what landlords and people trying to sell homes in a bad economy do. Eventually, landlords will start to knock down cheap homes (which are getting cheaper) and start building or leaving lots vacant for a later date. In fact, that has already begun in two locations that I know of. The "concerned citizens" will have to group up again to prevent apartment buildings from being built and they will be crying for the days when the only issue was a student rental house down the block and a lonely beer can rolling through their neighbors lawn the day after homecoming.

Please think of different ways of solving this issue. The problems are not as big or as complex as certain groups would like to think. Opening the door to a process like the one outlined in the new legislation flies in the face of property rights, personal rights and individual liberties that we as citizens should be able to enjoy. If I want to keep my home after I move and rent it to a family or group of students I should be able to and if the Department of Safety and Inspections is going to have a list available to the public of which homes have students in them then what is next? A list of where teachers live, or landlords, or waitresses or barbers. Would you support legislation preventing teachers from living in certain rental properties if a group of "citizens" thought that teachers were bad for the neighborhood. No, you would not. This legislation is one step away from illegal and anyone who reads it can see that it restricts and prevents a certain group of people from having the rights of other groups of people based simply on where they live and what they do for a living. How far down this road is the city willing to go? What a sad commentary on what this neighborhood has become that local citizens would group up together to prevent other law abiding citizens from living in their neighborhood. This has happened before in the United States in other ways and at other times and it should be stopped.

Mrs. Lantry, as a council member and a human being, you should oppose this legislation. Please do not side with a group of people who think that they should not have to live around or near another group of people based simply on what

they do for a living. There are other ways to look at this issue and better ways to solve it.

Sincerely,

David Kvasnik

Dear Council President Lantry,

My name is Patrick Snyder, a student of Macalester College, President of the student body, and a voting resident of the Macalester-Groveland community. I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

In my view, this ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. I should note that only 8% of Macalester students own cars, making this last point especially pertinent.

But more importantly, this ordinance would do little to address the problems student housing creates. These problems are pervasive and should be addressed, but this ordinance is not the answer. Measures already in place, like the current Social Host law, are enough from the policy point of view. Instead, there needs to be more dialogue between students and their neighbors--not more bureaucracy that's ineffective, expensive, and hard to enforce. Out of basic dialogue comes mutual respect.

Of course, fostering this sort dialogue is hard. However, as President of Macalester's student body and Student Government, I pledge to work with community members to help do just that. Beyond fostering dialogue between students and their neighbors, there are important steps to be taken by other actors. Among these is the creation of more on-campus options for students, at UST especially, and potentially the development of more apartment-style off-campus options for students. But we can start first with a dialogue.

Finally, I'd like to highlight that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

From my position as a student leader at Macalester, I pledge to help facilitate a dialogue between students and their neighbors. We can learn to live together and be reasonable on a foundation of mutual respect. However, I fear that will not happen through this ordinance.

For these reasons, please vote against this ordinance on June 27th. Thank you for your time.

Best,

Patrick

--

Patrick Snyder

Macalester College '13

President, Macalester College Student Government

tel 1 859 536 3549

Dear President Lantry,

I'm writing as a Macalester student concerned about the implications of the new housing ordinance, urging you to vote against it. Though I am a senior this year and the ordinance will not directly affect my housing situation, I'm concerned about how it might make it difficult (or impossible) for students in upcoming years to live in off campus houses. Something very, very, important to me and my education is how much financial aid Macalester gives me. Without Mac's aid, I never would be able to afford a top-tier liberal arts education. Imposing the additional cost of living on campus to juniors and seniors (after they already pay so much to fulfill a two year housing requirement as freshmen and sophomores!) is simply unfair, because it may very well deter them from the wonderful educational environment that Macalester has to offer. Living off campus has been one of the greatest reliefs on my student debt burden. As if rising tuition isn't stressful enough, living on campus would require students to pay the additional cost of the dorms and meal plan, which can be incredibly expensive.

For this reason I urge you to stand with students who are a substantial and active part of this community by voting against the ordinance!

Best Wishes,
Mina Bakhtiar

Mina Bakhtiar
Macalester College '13
Political Science, Economics
mbakhtia@macalester.edu
(262) 957-0814

Dear Councilwoman Lantry,

My name is Theresa Monaghan, and I am a Macalester student writing to you to express my strong opposition to the Student-Housing Ordinance (Ordinance 12-34 [Version 3]), and to urge you to vote "No" on June 27th. As a Macalester student, living off campus but simultaneously close to campus was a great experience for me this past year, my junior year. Our school is such a tight knit community that being far away from campus really disconnects students from that, while living on campus is not a viable or desirable action for all students. This disproportionately affects Macalester students because so few of us own cars, and having to search farther away from campus would really increase competition and prices. Personally, being involved in Model UN, Macalester Development Group, Program Board, and working in the Civic Engagement Center, I find myself coming to and from campus numerous times a day. Living farther than a few blocks away would really present a challenge in my already hectic schedule. Sometimes I leave my house at 8am and don't come back until 11pm - little breaks in the day where I am able to go home to eat lunch, for example, are highly valued.

I acknowledge that there are real problems in the community as a result of student housing, but I urge the city council to consider other ways to address these, including students in such discussions. Simply forcing us to relocate does not address the root of the issue. Living off campus has been a valuable experience for me in preparation for the real world, where I will have to find my own apartment and deal with related issues. This independence would not be possible on campus, but making students live far away would pose a real disadvantage. While our definition of "far away" might seem like a reasonable distance for a commute to you, please keep in mind that only 8% of us have cars, and a majority of us chose Macalester because we love being a part of this small community, making this ordinance have a potentially detrimental effect on us. Please vote against this measure.

Thank you for taking our opinions into consideration.

Sincerely,
Theresa Monaghan

Dear Councilwoman Lantry,

My name is Analiese Sigelko. I am a student of Macalester College, and I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

It is my understanding that the ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that we retain full ability to live near campus.

Moreover, it seems that the ordinance does little to address nuisances (noise, etc.). While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Finally, I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday. Thank you.

Regards,

Analiese Sigelko

Macalester College, Class of 2014

Dear Councilwoman Lantry,

My name is Agata Miszczyk, and I am a student at Macalester College. I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

An ordinance such as this would put a huge strain on Macalester students, by making off-campus housing less readily available. Macalester College does not have a lot of on-campus housing options for upperclassmen and many students decide to live off campus. This ordinance would increase competition in off-campus renting, drive up prices, and force students to move further and further away from campus.

Secondly, this ordinance will not fix the issue at hand, it will just push the issue into a different neighborhood. It seems that this ordinance does little to address nuisances (noise, etc.) encountered while living in near proximity to three colleges. While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law. I currently live off-campus in the area included in the ordinance. I have been here for two years and have enjoyed living off-campus and want other students to have the same opportunity to do so.

I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday. Thank you.

Regards,

Agata Miszczyk

Councilwoman Lanty,

My name is Nathanael Smith, I graduated from Macalester this May. I'm writing to express my opposition to the student-housing ordinance you will be voting on tomorrow.

As a former Macalester Student, I understand that college rentals in the area cause problems. However, all of those problems are addressed by current city ordinances. Social Host laws deal with large and loud parties. Trespassing laws forbid students from cutting across properties. This proposal is over-broad as it is not sufficiently framed to address the problems associated with student housing.

Additionally, the ordinance will result in many harms, including:

- It will increase the competition for off campus housing. Macalester requires students to live on campus for two years, but has limited on campus housing for a students Junior and Senior year. Few housing options means higher housing cost. In a time of exploding education costs, we cannot bear additional costs.
- Spreading out Student housing will not stop parties. In fact, it will just increase the distance students walk between parties. More litter, noise, and trespassing will result from this ordinance.
- Sends a bad message to students. Macalester is an exceptional institution that attracts students from around the world. Passing this ordinance sends us a clear message that we are an unwelcome part of the community.

The benefits are nonexistent, and the costs are huge.

I'll be taking time off of work tomorrow to observe your vote. Do the right thing.

Regards,

--

Nathanael Smith
Macalester Class of 2012
1.608.217.7010

Dear Councilman Lantry,

My name is Charlotte, a student of Macalester College, and I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

It is my understanding that the ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that we retain full ability to live near campus.

Moreover, it seems that the ordinance does little to address nuisances (noise, etc.). While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Finally, I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday. Thank you.

Regards,

Charlotte Bernsohn

Macalester College, Class of 2013

Dear Councilmember Lantry,

My name is Imogen Pursch, a student of Macalester College, and I am writing to express my full opposition to the student-housing ordinance (Ordinance 12-34 [Version 3]) coming to a vote on June 27, 2012.

It is my understanding that the ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that we retain full ability to live near campus.

Moreover, it seems that the ordinance does little to address nuisances (noise, etc.). While, as a student of Macalester College, I acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Finally, I submit that living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

For these reasons, please vote against the student-housing ordinance on Wednesday. Thank you.

Regards,

Imogen Anne Pursch

Macalester College, Class of 2013

President Lantry,

I write to you to express my strong opposition the Student Housing Ordinance coming to a vote tomorrow. As a passionate Macalester College senior, I believe that this measure would undermine my school's commitment to establishing a sense of community among students and neighborhood residents by limiting our ability to live in a convenient location off campus for a reasonable price.

Please vote against the student housing ordinance tomorrow.

Sincerely,
Kate (Keleher)

Dear Members of the Saint Paul City Council,

My name is Jonathan Gershberg, and I am a rising Senior at Macalester College. I would like to voice my full opposition against the proposed Student Housing Ordinance (Ordinance 12-34 [Version 3]). While I acknowledge that the sentiments of those who support this ordinance are reflective of real issues within the St. Paul community, such as loud late-night parties, this ordinance does little to address them.

Instead, the ordinance, if passed will have a negative overall effect within the community. First, the ordinance would disproportionately affect Macalester students by increasing competition and rents near campus, forcing many students to search far away from campus for housing. While many of the proponents of this measure argue that limiting student housing would decrease traffic in the neighborhood, only 8% of Macalester students own cars, which indicates that they have very little role in the overcrowding of St. Paul streets. Furthermore, instead of bridging the divide between the students and neighborhood residents, this ordinance widens that gap. If this divide continues to deepen, many students would rather not choose the Twin Cities as a place of residence and work after graduation, instead will bring their skills elsewhere.

What is most frustrating about the ordinance vote is that it is being concluded during the summer, precisely when those it will affect most (students) are the most dispersed and incapable of effectively voicing their opinion. I have gained much valuable experience from living off-campus and it saddens me to think that this essential aspect of college will be much more difficult and unwelcoming as it had been in my personal experience.

Councilman Tolbert (Ward 3) has recently said that he will oppose the amendment. His opinion is in accordance with the St. Paul Zoning and Commission board, which has publicly argued against the ordinance. I beseech each of the other council members to follow his leadership on this issue, and at the very least postpone the vote of the measure until the fall, when those most affected by it can adequately address student concerns.

Thank you very much for your time,

Jonathan Gershberg
Macalester College 2013

President Lantry,

As a student at Macalester College, I am writing to ask that you vote against Ordinance 12-34 [Version 3] on student housing at tomorrow's vote.

I chose to attend Macalester because I wanted to be part of a college community that is fully integrated in its city surroundings. As a liberal arts college located in a major city, Macalester is unique, and I have really enjoyed taking advantage of the cities' resources during my three years here.

Being able to live off campus in student housing has been an integral part of my college and Twin Cities experience. With affordable and convenient housing options available off campus, I have been able to be a part of not just the Macalester community, but also the greater St. Paul community. I take every opportunity I can to meet my neighbors and visit local businesses now that I can live off campus, much more often than when I was living on campus.

By making off-campus housing less readily available, Ordinance 12-34 [Version 3] will deprive other students of the opportunities I've had. This ordinance will result in higher rents and remote locations for rental housing, both of which unfairly target students in the area.

Moreover, I do not believe that this piece of legislation will necessarily help with any of the nuisances caused by off-campus student housing. In my time at Macalester, I have seen that other strategies, such as the current Social Host law, are more effective ways to deal with these problems.

For these reasons, I hope that you will support the Macalester community and vote against Ordinance 12-34 on Wednesday.

Thank you for your time.

Lauren Edmundson

Lauren Edmundson
Macalester College '13
Geography, Community and Global Health
ledmunds@macalester.edu

Dear Councilmember,

As a student of Macalester College, I strongly urge you to vote against the Student Housing ordinance tomorrow. The ordinance would disproportionately affect Macalester students by increasing competition for off-campus housing, driving up rent and forcing students to search further afield for off-campus options. As only 8% of Macalester students own cars, it is vital that students retain full ability to live near campus. Living off-campus is an incredibly valuable experience for students and the Twin Cities alike. It fosters a strong connection between students and their neighborhoods, making them much more likely to decide to keep their motivated, skilled labor in the Twin Cities post-graduation.

The ordinance does little (by simply halting the expansion of student housing) to address nuisance issues (noise, etc.). While everyone should acknowledge that these issues exist, they are much more aptly addressed by city actions such as the current Social Host law.

Thank you so much for your consideration and I will trust you will do right to serve the people represent, students included.

Take care,

Anna M. French

Dear President Lantry,

I am writing to each member of the council to express my strong opposition to the proposed Ordinance 12-34 (Version 3) which expands the current city ordinance that caps and places new restrictions upon 'student housing' in the University of St. Thomas neighborhood. This will be voted on today. The expansion into the area bounded by Fairview Ave, I-94, Snelling Ave, and Summit Ave will (1) almost exclusively hurt students of Macalester College, (2) not address the problems—real and imagined—that exist with student housing, (3) and have unintended consequences beyond simple neighborly relations. As a student of Macalester College, a Minnesota voter, and a resident of the Merriam Park neighborhood, I oppose this ordinance for these reasons.

(1) There can be no mistake that the new proposal is targeted at Macalester College. The immediate UST neighborhood is already covered by these new rules and restrictions. The expansion area is the area to the immediate north of Macalester College only, and it is farther from UST than Macalester. This is even though the problems purported to be addressed by the ordinance exclusively stem from the growing student body of UST. While Macalester's student body has not grown from around 2,000 students in decades, UST's total student body now numbers over 10,000, a substantial recent increase. It is this ballooning of the UST population that has caused the stresses in student housing that have led to these ordinances, yet the latest ordinance targets an area only secondary to UST's housing demand, yet primary to that of Macalester.

Compared to UST students, however, Macalester students have much less of an ability to simply move elsewhere. Macalester's student body is significantly less local than UST's, with nearly 20% of the student body having citizenship in another country, and less than a quarter coming from Minnesota, Wisconsin, or Iowa. In part because of this more diverse student body, only 8% of Macalester students have cars, while 40% of UST students do. As more Macalester students come from out of state, and more (60%) study abroad, they also have less opportunities to search for housing. These factors severely limit the ability of Macalester students to find housing opportunities outside of the neighborhoods immediately surrounding Macalester, while UST's student body has significantly more mobility, time, and thus; options. By limiting the places that students can live in area north of Macalester, this ordinance will force Macalester students into a disadvantageous competition with UST students, and close off the pressure valve.

(2) Few of the problems with student housing are addressed by these ordinances. The issues with neighborly strife are not exclusive to students, nor are they caused by all students. On the second page of the ordinance, students are blamed without restraint for a number of issues:

WHEREAS, "permanent" residents from neighborhoods surrounding UST have expressed concern about problems associated with high concentrations of student occupied housing in established

neighborhoods and, in particular, that concentrations of student occupied housing within an established neighborhood will, by the transient nature of student housing occupancies, operations, and use, disrupt the intent and purpose of the zoning code's one- and two-family zoning classifications for these established neighborhoods by overcrowding, excessive vehicular traffic, demand for available parking, noise, and other nuisance conditions, in contrast to other low density one- and two-family zoning districts which are not impacted by concentrations of student occupied rental housing; However, aside from noting the 'concern' from longer-term residents, there is no indication in the text of the ordinance that any of these claims had been previously investigated. Indeed, the subsequent paragraphs indicate that on the basis of complaints alone, this council directed the Planning Commission to conduct a study of the designated area. It is my understanding that the Planning Commission in fact does not support the proposed ordinance, calling into question why this course of action is being pursued at all. If the word 'student' were replaced with 'immigrant' or 'youth' the ordinance would likely be thrown out of the council on sight.

It's impossible to deny that students are the cause of some neighborhood issues. However, these issues are already addressed by existing laws, and would not be additionally addressed by this expansion of the ordinance. Fire regulations already in place limit the number of occupants in student housing. Additionally, as 8% of Macalester students own cars; the idea that student housing leads to "excessive vehicular traffic" or restricts "available parking" is quite obviously embellished. Students are less likely to own a car, and more likely to use public transportation, bikes, or their feet than neighborhood families.

Upkeep of the property; as mentioned earlier in the ordinance is not only the responsibility of students—although I know of no student who trashes their own home—but rather the owners of the house; who surely have an incentive to keep up the property in order to maintain its worth to renters and eventual buyers. While noise complaints are the least easy nuisance to deny, existing social host laws already punish student parties to a degree that many students consider outright prohibitive.

The list of plagues brought upon neighborhoods by student populations, whether from UST or Macalester is unfair to students. And again, the proposed ordinance would not do anything to combat these issues when they exist, while other existing laws already do. The supply of student housing would not be decreased in the near term, only in the long term, and never fully eliminated. This ordinance hurts students in five, ten, or twenty years. Instead, additional UST students, or displaced future Macalester students would have to seek housing in other neighborhoods farther afield, where their primary effect will probably be... increased vehicular traffic.

(3) Why should a Macalester senior care about a restriction in student housing that will barely affect him? It is in part because living off-campus is an incredibly valuable experience, to the student, the college, and also the city. The student learns increased responsibility, gains more freedom, and is able to better adapt their living situation. The high cost of college goes down without the fee for room and board. Meanwhile, the

college does not need to provide housing to that student, easing existing supplies for current underclassmen, and reducing costs for the college itself. Finally, the city gains something more intangible, but certainly a benefit that should be strongly considered in the conversation of this law. One of the economic strengths of the Twin Cities is the large number of private and public colleges within their boundaries. From these schools, including Macalester, come a number of educated and motivated young people, determined to work and make a difference in the Twin Cities community. This benefits the region as a whole, providing the city with a strong labor pool for knowledge industries, a constant real-estate demand, and a firewall against declines in manufacturing which have damaged the prospects of other midwestern cities. I can say that living off-campus has led me to explore and enjoy much more of the Twin Cities than I had in my previous two years at school, given me a new attachment to the area and it has increased the chances that I, a native of New York City, would choose to live and work in the Twin Cities after graduation. I cannot speak for my peers, but I believe that this is the case for many other students. The economic benefits of a heavy student body living off campus, physically and emotionally invested in neighborhoods outside of campus, and with increased appreciation for the place in which they live and study, are greater than I believe the council has considered. Young, educated people are a critical part of the future of the Twin Cities; and should not be slighted, ignored, or made to feel so unwelcome.

I appreciate the time you've taken to read this long letter, and I hope you will consider my perspective. To conclude, I strongly believe not only in what is stated above, but also that should you ask other students from Macalester and elsewhere, they will echo the same answers. I would hesitantly suggest that this entire process has been conducted in a way to hide the results from students, and to try to minimize their voice. As far as I am aware, no steps have been made to hold a public hearing on the Macalester campus about this issue, nor have city council representatives been sent to hear the side of the people most adversely affected by the proposed ordinance. That his whole process is being concluded in the summer, when most of us have gone to other parts of the country, or are not fully engaged, suggests that the voice of students is not needed, considered, or welcomed on this issue. This is disappointing. The decision on the ordinance should, at the very least, be put off until the fall, in which students can be informed and make their voices heard.

Thank you for reading,
Alex Schieferdecker
Macalester Class of 201

Dear Council President Lantry & Members of the City Council,

As you consider the student housing ordinance before you later today, we want you to know that Macalester College has serious reservations about the ordinance. The ordinance, as it is currently mapped out, unfairly impacts Macalester College and its students. While we find the goals of the ordinance laudable, the mechanism to attain the goals seems flawed and will not likely get to the root of the problem: Bad behavior by college students living among families in our neighborhoods.

Macalester has a long tradition of students living in nearby neighborhoods. And, while we are not without some problems from time to time, we do not think that these problems rise to the level which warrants a restrictive housing ordinance. Our Dean of Students works one on one with homeowners and students who have problems. Almost all of these issues are quickly resolved. We also have an institutional requirement that all first-year and sophomore students live on campus. This is a very intentional policy that keeps younger students on-campus and encourages more mature students to become integrated in the broader community. The policy has worked well for decades as is evidenced by the several thousand Macalester alumni who put down roots in these neighborhoods and raise their families here. For the most part, Macalester students occupy the neighborhoods closest to our campus avoiding the need for automobile traffic. (Currently less than 1 in 12 Macalester students has a car.)

Unlike the moratorium you put in place last summer, the ordinance before you tonight stretches the original eastern boundary (Fairview Avenue) to the east by a half mile to Snelling Avenue north of Summit. This is precisely where most off-campus Macalester students live. In recent years we have noticed an encroachment of this area by students from other colleges. It is likely that the ordinance before you will intensify the movement of students from other colleges into this area and, indeed, east of Snelling as well. The ordinance will likely "spread around" the problem you are trying to address, but it does not really solve it. It may also push our students to live farther from campus and increase the demand for student car ownership.

At the very least we would like to see the boundaries of the affected areas moved back to the original boundaries of the moratorium. Even still, we feel that the direct and indirect impacts on Macalester students will be to unfairly punish them for the behavior of students from other campuses. The potential for unforeseen consequences from the student housing ordinance is high. There is also a high potential for creating false economies in the rental housing market which is almost always problematic over the long run.

All of this is not to imply that we do not think there are problems with college students living in neighborhoods. Most of us live nearby ourselves and have direct, first-hand experience with behavioral issues related to student housing. What we are saying, though, is that we do not think that the ordinance before you will effectively solve the problem and that there are better ways to approach the issue. We have had a great deal of success with the policies and procedures we have put in place at Macalester and we

believe our neighbors would agree. There is not a public outcry from our neighbors about Macalester students. We stand ready and willing to continue to work on this issue with homeowners and city staff for a better policy.

Thanks for your consideration of our comments.

Sincerely,

Tom Welna

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Thomas Welna
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President Mrs. Kathy Lantry-

Hello my name is Brett Levenson and I will be a senior next year at the University of St. Thomas. I am studying psychology there and have had an excellent experience doing it. I am grateful for St. Thomas and the superior area surrounding the University, it has brought me great memories that I'll cherish for the remainder of my existence. I have lived in four different places these past four years so I have gotten familiar in a variety of neighborhoods in the St. Thomas area [ranging from a block away to a mile away from campus]. Although my time that has been spend at the University of St. Thomas and St. Paul area has cultivated growth as a student and a citizen, I cannot imagine it ever being the same if this student housing ordinance passes.

Yes, I am a college student that takes part in college student activities. Whether that be on the weekends or random nights of the week, I enjoy being with my friends and having a good time. Don't assume that "having a good time" is operationally defined as heavily drinking, because it is not. I look at it as being with the people I care about and doing whatever we think is right at that given moment. This could be watching the big game, having a bon fire or creating giant forts in our houses. On the contrary, I do not vandalize, I do not steal and I do not disrupt the community surrounding the St. Thomas area. Getting punished for doing everything right simply doesn't seem right. Furthermore, even if I was an individual who did those 'do nots', I don't believe this ordinance would solve the problem; instead, I see it as spreading out the problem. I can understand families and the community's uproar about this on going problem, however, I don't believe this will be the proper solution. Kids will still be roaming the streets to and from friends places, bars and campus. Limiting them and their living situations will only make students roam around more. This is all true, that is, if those students would be able to find places to live in upon getting kicked out of their current residence.

I understand I look rather bias with my opposition towards this ordinance, because quite frankly, I am. I'm a student that lives in the community who would be greatly affected if it is passed. I would like to ask for a favor Mrs. Lantry and look at me and my situation. Would you like to be kicked out of your house summer before senior year? I am living in St. Paul now while working two jobs and doing research for the psych department on campus. I would have no options and a tarnished final year at UST. So I beg of you, please vote against this ordinance so I can have a place to lay my head at night. Thank you very much for your time.

Signed,

Brett Levenson
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