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To: [*CI-StPaul Contact-Council](#); [CouncilHearing \(CI-StPaul\)](#)
Subject: landlord comments on roy street shelter-hearing date december 11
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I own a rental property on Roy Street, and am horrified that my tenants would have to deal with a homeless shelter right across the street from their home. They have small children and while unhoused people deserve a safe place to sleep, we can not expect families in these communities to have to deal with the issues that accompany homelessness-if it was a full time shelter that's one thing, but overnight shelters release people with addiction problems and mental illness into the local community during the day, staying close by so they can sleep there at night. It is a recipe for petty crime and often more dangerous activity for the nearby houses.

Property values, for both myself and the homeowners nearby, will very likely decrease. Studies have shown that property values in areas with homeless shelters decrease anywhere from 10-18%. Overnight shelters will have the biggest economic impact on the local houses because of the activity during the day.