

growing  
homes  
together

# Housing Affordability For All.

Together we can fix America's housing crisis.

**A growing number of working Americans are struggling to find housing they can afford. It is a clear strain on families. We need smart solutions. Here are just a few.**

01

We must address the tremendous shortage of homes and remove barriers to adding more supply.

02

Local governments must take the lead and find creative, public-private partnership opportunities to bring the price point down to create more affordable housing.

03

We must use targeted subsidies to help the families that are in the most need right now.

**These solutions will lead to a wider range of housing options, from apartments and duplexes, to single-family homes and townhouses. While there are smart policies at our disposal to address housing affordability, some state legislatures are turning to an outdated, ineffective concept: rent control.**

## What is Rent Control?

Rent control (also known as rent stabilization and/or rent caps) is a form of rent regulation policy that consists of government-enforced price control measures limiting the rents that property owners may charge in market rate rental housing. While the intent of rent control laws is to assist lower-income populations, history has since shown that rent control exacerbates shortages, disproportionately benefits higher-income households and ultimately drives up rents.

Most of the nation's existing rent control laws were first instituted in the post-war era, when America struggled to

find enough housing for returning soldiers. Today, rent control is often mistakenly perceived as a method to improve affordability in the face of stagnant household incomes. While rent control policies are often well intentioned, numerous studies demonstrate that such rules and regulations create unintended consequences that harm residents, property owners/ managers, and the greater community.

Rent control disincentivizes the building of new housing as well as the upkeep of established residences.