

ARGUMENT

Declaration by Author(s) or Proponent(s) (Elections Code §9600)

RECEIVED

AUG 15 2016

CITY CLERK

"The undersigned author(s) of the:

- argument in favor of
- argument against
- rebuttal to the argument in favor of
- rebuttal to the argument against

Ballot measure V (**letter to be assigned by the Santa Clara County Registrar of Voters on August 12th**) at the Consolidated Municipal Election for the City of Mountain View to be held on November 8, 2016, hereby state that such argument is true and correct to the best of _____ her _____ knowledge and belief.
(his/her/their)

ARGUMENT/REBUTTAL FILED BY (check any of the following that apply):

- City Council**
 Contact Person's **TYPED** Name: Pat Showalter
 Contact Person's Signature: *Pat Showalter*
 Title: Mayor
 Phone: 650 526-8676 Fax: NA
 E-Mail: patshow4mv@gmail.com
- Bona Fide Association of Citizens or Filers**
 Name of Association: _____
 Principal Officer's **TYPED** Name: _____
 Principal Officer's Signature: _____
 Title: _____
 Phone: _____ Fax: _____
 E-Mail: _____
- Individual voter who is eligible to vote on the measure**
TYPED Name: _____
 Signature of Voter: _____
 Address Where You Live: _____
 Phone: _____ Fax: _____
 E-Mail: _____

Con Argument for Measure V

Because sharply rising rents have created terrible economic and social hardships, two rent stabilization measures are proposed.

Whether you support rent stabilization in Mountain View or not, **enacting it by CHARTER AMENDMENT such as Measure V is a serious mistake.** *Errors or unintended consequences* cannot be corrected except on the ballot of a General Election which only happens every 2 years. The ballot costs of each measure are over \$75,000 of taxpayer dollars. Mistakes CANNOT be fixed by the City Council you elected.

Measure V sets up a *de facto* independent agency within the City of Mountain View. After the City Council appoints the Rental Housing Committee, they set their own rules and budget without oversight of the City Manager or City Council. This includes hiring staff and setting fees. There isn't even a provision for recalling committee members. This lack of oversight is unacceptable.

The administration costs of Measure V will be covered by a per unit fee estimated at over \$150 per unit. That estimate is rough, because the amount of staff needed to administer this comprehensive program is still unknown.

The legal cost of Measure V is also unknown. Rent control measures are often challenged in court. **If Measure V passes, the City will be forced to defend the law with your tax dollars.** It won't be possible to settle the lawsuit by amending the law because the law cannot be amended without an election. The City may need to defend the law all the way through trial and appeal which could cost millions.

If you favor rent regulation, Measure W includes many of the same renter and landlord protections, includes better oversight and can be amended by the City Council. **Measure V does not include the oversight and flexibility the residents of Mountain View need.**

Vote NO on Measure V.

RECEIVED

AUG 15 2016

CITY CLERK

SIGNATURE STATEMENT - PAGE 2

CHECK ONE OF THE FOLLOWING & NOTE THAT THE LETTER OF MEASURE WILL BE ASSIGNED BY THE SANTA CLARA COUNTY REGISTRAR OF VOTERS ON AUGUST 12th:

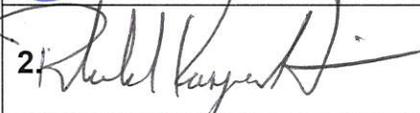
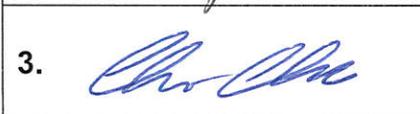
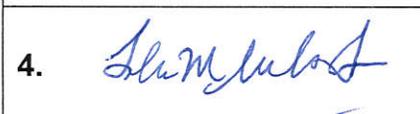
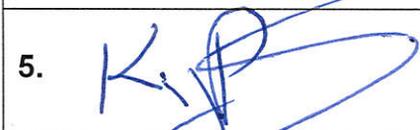
RECEIVED

AUG 15 2016

CITY CLERK

- Argument in Favor of Measure
- Argument Against Measure V
- Rebuttal to Argument in Favor of Measure _____
- Rebuttal to Argument Against Measure _____

The signatures of the following persons below will be printed as submitted following the argument or rebuttal.

SIGNATURE	TYPE NAME as it will appear in the Voter's Information Pamphlet	TYPE TITLE & NAME OF ASSOCIATION (IF APPLICABLE) as it will appear in the Voter's Information Pamphlet	ARE YOU SIGNING ON BEHALF OF AN ASSOCIATION? Yes or No. If no, and you are signing as an individual voter, please provide address of where you live.	DATE
1. 	Pat Showalter Female <u> X </u> Male ___	Mayor City of Mountain View	Yes	8/14/16
2. 	Michael Kasperzak Female ___ Male <u> X </u>	Former Mayor & City Council Member City of Mountain View	Yes	8/14/16
3. 	Chris Clark Female ___ Male <u> X </u>	Former Mayor & City Council Member City of Mountain View	Yes	8/14/16
4. 	John Inks Female ___ Male <u> X </u>	Former Mayor & City Council Member City of Mountain View	Yes	8/14/16
5. 	KEN ROSENBERG Female ___ Male <u> X </u>	CURRENT VIG MAYOR COUNCIL MEMBER CITY OF MOUNTAIN VIEW	No YES	8/15/16