

Tenants' requests refused

By KATHLEEN GLANVILLE
Of the Emerald

The Oregon Appeals Court has refused a request by the Amazon Co-operating Tenants Union (ACT) to review a July decision of the State Board of Education to authorize a rental increase for the Amazon Housing Project.

ACT presented the formal request to the Appeals Court in September, contending that the State Board's decision to raise rents violated decision-making rules and was an improper handling of a contested case. ACT asserted that contested decisions by the Board require procedures which were not followed.

ACT representatives appeared at hearing before the State Board

July 23 in an attempt to have a University-approved rent hike overturned. After their appeal failed at the State Board, ACT presented a formal request to the Appeals Court in September.

Amazon tenants have two choices; they can either accept the Appeals Court decision, which would entail going to Circuit Court and filing a suit for declaratory judgement, or they can take the Appeals Court decision to the Oregon Supreme Court. The ACT Steering Committee will be meeting in the near future to decide upon a course of action. According to a source near the case, ACT will probably opt for an appeal to the Supreme Court in an attempt to win a

judicial review of the State Board hearing.

ACT is representing the Amazon tenants in their second rent battle with the University. In the summer of 1972, ACT successfully fought a proposal for a \$2.50-a-month increase. The State Board of Education turned down that increase after ACT representatives made a detailed presentation, arguing that the University failed to show conclusively the need for an increase.

On March 27, of this year, the board changed the policy on setting married student housing rental rates. The authority for final approval was delegated to the chancellor, however the new policies required that public hearings be held on the campuses on proposed increases.

A \$10-a-month increase was approved by Chancellor Roy Lieuallen in July, raising the rent for Amazon tenants to \$52.50 a month. The increase remained in effect despite ACT's objections at a public hearing held May 14 at the University.

Group report criticizes rent referral agencies

In an attempt to get the Board of County Commissioners to pass an ordinance regulating rent referral agencies, Ellen Rosenblum-Nelson, presented the results of an Oregon Student Public Interest Research Group (OSPIRG) investigation on the matter at the board's Wednesday meeting. The board took no action at the meeting.

The OSPIRG report says the agencies exploit their customers because they charge a fee of \$10 or \$20 for a prospective renter to look at a list of rentals which is the same as the listings in the newspapers. "These agencies cause the prospective tenant to lose time and money," said Rosenblum-Nelson, who is a University law student and OSPIRG intern.

There are three such rental agencies in operation in Oregon the report said, called Home Locaters, Home Hunters, and Rental Housing Directory, and one other agency planning to reopen.

Rosenblum-Nelson said, "These agencies are preying on the desperation of persons who will grab at any straw in the hope of securing hard-to-find housing."

The agencies usually follow a set pattern in doing business according to OSPIRG. First, the agency advertises specific houses for rent, usually the cream of the crop. However, by the time a prospective renter pays his \$10 to \$20 to look at the listings, the advertised house is long gone. The agencies many times know this is the case but lead the customer into thinking that the house is still available. After the money is paid, the customer is informed that he is too late to rent the advertised house and, consequently, he settles for a far less desirable rental.

Rosenblum-Nelson proposed to the board that an ordinance be passed which would prohibit the agencies from charging a fee until a service (of finding a suitable house) is performed—much like employment agencies and real estate brokers.

Board members questioned her as to whether present laws don't already cover this problem. She pointed out that since the rental referral agencies are a new thing—they've sprung up within the past two years—there aren't any specific laws regulating them. Moreover, according to Rosenblum-Nelson, the broader laws that deal with misrepresentation and fraud are extremely difficult to apply in this case.



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BRIEFS

MISC.

The Office of Affirmative Action needs to know immediately who will be attending the Affirmative Action Workshops and luncheons next Monday, Tuesday and Wednesday. If you have not already notified them of your plans to attend the workshop and luncheon, you can call ext. 3124.

The John Fitzgerald Kennedy School of Government at Harvard University announces its graduate program in public policy. Ph.Ds, Masters or joint Masters-professional school degrees are offered. Applicants should be interested in policy analysis and be at ease in both the world of words and the world of numbers. Write Dean Harry Weiner, Littauer Center, Cambridge, Mass., 02138 for catalog and application.

As is customary, Library hours will be extended prior to the final examination week. The days on which hours will be extended, and the resultant hours on these days are as follows: General Library and Science Library, Saturdays, Dec. 1 and 8: 9 a.m. to 10 p.m.; Reserve Book Room, Dec. 1 and 8: 8 a.m. to 10 p.m.; Architecture and Allied Arts Branch Library, Sat., Dec. 8: 9 a.m. to 5 p.m.

Auditions for Oscar Wilde's *The Importance of Being Earnest* will be held Mon. Dec. 3 and Wed. Dec. 5 at 7 p.m., and Tues. Dec. 4 at 4:30 p.m. at the Packer Theater in Villard Hall. Prepared auditions are encouraged. Excellent roles are available for four women and five men.

The Voluntary Action Center at 673 W. 10th (phone 342-4451) needs volunteers in the following areas: clerical help, all-purpose volunteers in Springfield, visitors for shut-ins, shopping escorts for senior citizens, companions for retarded girls and a mobility trainer for handicapped and retarded people on city buses.

The Folk Music Club will present a banjo workshop Sun., 2:30-4 p.m. at Mama's Truckstop. Beginners are welcome.

PL-3

6:30 VD Blues: (Repeat from Nov. 26)
7:30 Basic Training: (Repeat from Nov. 26)
9:00 Ancient Astronauts: (Repeat from Nov. 27)
10:00 Ghetto Education: (Repeat from Nov. 27)



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