

Myth and hard truth about rent control

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WFP columnist Gordon Sinclair Jr. covers an extreme rent hike due to a rehab scheme: “Will and Natalie are among the more than 100 tenants who have received notice of rent increases from their landlord, Active Management.

Not for 1.5 per cent, which is this year's "guideline" increase. But that building-rattling 39 per cent, which includes the 1.5 per cent gimme.

There's more, though last year the rent in the same building went up by more than 13 per cent. That's a total landlord ask of more than 50 per cent over two years.

If approved in full again by the province's residential tenancies branch -- as it was last year -- the Saurer's rent on the sixth-floor, three-bedroom apartment would go right through the ceiling. From \$953 a month to \$1,325, parking included and also hiked.

That's a \$372 increase.

In many cases, rent controls are a myth. The average rental hike in Winnipeg last year was more than three per cent, according to Canada Mortgage and Housing Corp., which is more than double the 'guideline.'”

[For the full story, click here.](#)

For a reality check, also [check out rent increases in Regina](#), a city with no rent controls and also sits at a 0.7% vacancy rate.

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