

Submitter: Sherri Parker

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB799

I hereby oppose the conditions of SB 799 requiring landlords to AGAIN be controlled by requirements to allow tenant additional time for payment of due rent. As a small owner of approximately 15 rental units, it becomes a financial burden when tenants are allowed to postpone paying rent by using government assistance programs that require me to wait (many times it can be several months)for these requests to get processed. We as landlords also carry the risk of a tenant that must be allowed to remain until he is qualified or not qualified which in the past can take time, and eventually if they do not qualify the landlord ends up with no payment and a great cost to try and retrieve these funds from the tenant personally.

We already have programs to help with some housing costs (HUD) etc. It is time that we quit giving so many opportunities for people to abuse systems by knowing they can utilize these types of laws to extend their ability to stay without realizing the financial burden the landlord ends up having to absorb. Please realize that smaller rental owners cannot to continue being the risk takers. As Oregon is recognized as a very unfriendly landlord state, I will continue to seriously decide if I want to remove myself from this category by taking my houses out of the rental market. Thank you for listening to my serious concerns about this bill. Sherri