

Submitter: Elisa Buckley

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

This measure is just going to tighten the housing crisis even further. You are pushing landlords to sell their rentals, removing homes from the rental market. I had read that Portland lost nearly 20% of their rental housing after SB608 passed. This bill is even worse! Requiring that a landlord pay a tenant THREE months rent to ask them to move out is costly when one is trying to move a sick family member in to be closer to home to care for them, or in the case of a marital separation- adding a cost. What about family estates in probate where they put a renter in to cover the costs- now they have to pay 3 months rent to ask that tenant to move out? This will hurt landlords. And the maximum increase of 8% even at a changeover? What about the costs incurred for all the damages that the prior tenant did- requiring new carpet and paint throughout. If a tenant lived in a home for 8 years and I only raised their rent 2% per year.... at changeover, I want to charge market rent. This new bill would make me have to list my home for \$500 less than market rent- and make it take forever to recoup the costs of the flooring and paint. The alternative is that I start charging an 8% increase every year to make sure I don't miss out on that then. So now everyone's rents are going to be going up. Rents will go up 8% per year for everyone.... or landlords will sell. Please just leave this all alone. There's already enough damage done with SB 608.