

## OPPOSING RENT CONTROL AGAIN

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To whom it may concern,

We already have passed a rent control in Oregon and the current relocation fee the landlord has to pay is already 2 to 3 times a monthly rent.

I seems that Oregon, like San Francisco and New York, has created an "emergency" housing that want to "fix" on the back of the landlords. We are supposed to provide housing, affordable housing, keep up with maintenance, pay higher Insurance premiums, higher property taxes, have a lawyer in our front pocket, have to put up with no rent for months because of the difficulty evicting bad tenants (laws again created by City of Portland and state of OR), and pay attorneys thousands of dollars to actually have a successful property repossession.

Do any of you have such deep pockets? Do you even care to make the field fair for tenants and landlord alike?

You keep putting the burden on the landlords, when the problems you claim to address like homelessness, poverty, drug use, are not problems caused by the landlords.

If the state of Oregon really wanted to solve these issues, they would actually try to work with the landlords not against them.

I, like many other landlords, am considering selling my residential units in Oregon and taking my hard worked and earned money to another state. I am not sure if you can call that creating housing, it's not going to. It will lower the pool of available housing.

Developers have put a pause of the construction of multi family housing due to heavy government regulations. Rent control and the inability to recoup their investment will drive developers out of Portland and Oregon.

My husband and I have been providing affordable housing with below market rents for almost 20 years. However, the current anti landlord push is becoming increasingly evident. We are pulling out!

Petru and Daniela For a  
RHA member