

Submitter: Jeffrey Bennett

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

I oppose SB 611.

Keeping up with the recurring legislative attacks against landlords has become a veritable game of whac-a-mole, but with real world implications.

I represent many hundreds (if not thousands) of housing providers throughout Oregon. I've lost count of the clients who (a) owned rental houses and sold them to owner-occupied purchasers, and (b) are redirecting their investments to other states.

I have clients who (a) are upside down as a direct result of the overwhelming challenges and risks created by the existing landlord/tenant laws, and (b) can't afford to make necessary repairs due to the lack of sufficient rental income.

I could go on with countless tragic stories that have befallen our clients as a direct result of Oregon's pro-tenant laws.

Inflation is through the roof. Oregon – including local governmental entities – continually creates new tax burdens. The cost of being a housing provider is higher than ever. The risks associated with being a housing provider are unacceptable.

If you pass SB 611, you'll undermine the very goals Governor Kotek has set before you. You'll chase off existing house providers, discourage investment, reduce housing supplies, decrease the ability to maintain and repair properties, and leave Oregon worse off than it was last week, last month, and the last decade.

If you want housing providers to provide housing, then (a) support them, and (b) do not pass SB 611.

Respectfully, Jeff Bennett