

Submitter: Stan Tonneson

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

Senate on Housing and Development,

We are a floating home marina near Scappoose with home values in the \$300,000 to \$800,000 range who pay a dock rent to us based on the size of the house which comes to between \$700 to \$900 per month which includes garbage, sewer and water. These houses all have unobstructed view properties in a very desirable location with home values appreciating over double in the past few years. Many are second homes, and it is lifestyle choice to live on the water with your boat at your front door. Market time for homes are sold in days or weeks.

We spend several hundred thousand dollars a year on non-required upgrades, improvements and maintenance that add to the value of the home. The only way for us to afford this is through rent increases. The proposed 3% plus CPI will not be enough to keep up with the maintenance and improvements our residents have come to expect and be rewarded with appreciated floating homes values. We oppose SB611.