

Submitter: Dany Carol

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

While I support this bill, it isn't strict enough in limiting rent increases, nor in protecting renters from excessive and unwarranted fees. 30 days' notice and one month's rent for a no-fault eviction which then allows the landlord to raise the rent to any level they want? No, not acceptable! 90-days notice, 90-days rent reimbursement based on the rent at the new location (i.e., one bedroom apt. to a new location one bedroom apt.) plus full moving expenses. That is the fair exchange. Nothing less. And the age of the building should be made irrelevant. Why should a building's age be a consideration? Also, there is no State Rent Board to keep the landlords in check where tenants ask for help when laws are being broken regarding the upkeep, maintenance, and unlawful fees that are charged.

The bottom line to all of this is that an unacceptably large proportion of the population is being forced from their residence. People are desperately struggling to afford food, gas, and rent, and then, to add insult to injury, we are handed this last OUTRAGEOUS rent raise of nearly 15%! Seniors, such as myself, were not given anything near that on our Social Security increase.

With the next raise, if you don't call a halt to this perfidy, I and thousands of other seniors, singles, and families will be on the streets looking for affordable housing, which no longer exists in this State.

Most landlords that own an individual income property would not put people out of their homes with no thought of their welfare just to line their pockets. That province, which has brought us to this hearing, is the domain of the feckless major property holders who could care less what happens to the tenants and will willingly tell you to your face, "it's just business."

Well, it is time for that type of 'business' with its unbridled greed and avarice to be reined in permanently. Human beings are not a commodity!

I will close by saying that I hold hope that you will pass and amend this law to a maximum of 6% per 12-month period, drop the building-age issue, set fair restitution to tenants who have been forced out for no reason of their own, limit unwarranted and unfair "fees," and establish a Rent Board.

Thank you for your time and consideration in this matter.