

Submitter: Kathleen Elliott

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB3054

My vote for bill HB3054 is YES.

As a senior I cannot afford a 10% increase year after year. Our social security is 2.5% for 2025, that is a deficit of 7.5%. Then all my other bills went up, gas, electricity, insurances on house, car, health & prescription and groceries causing a major deficit. Due to these increases it has forced me to make life altering change, getting a roommate.

Fourteen years ago, I bought my home here and paid cash for it from my retirement savings, paid for a moving truck, and drove across the country to Oregon to be with my family after going through cancer. When I first got here our yearly increases were anywhere from \$12 to \$15 a month, manageable. Then the last 3 years it went crazy, anywhere from \$90 to \$100 month. Now this year if it goes to the 10% again the increase will be \$115. That means in the last 4 years the rent has gone up \$415. My social security has gone up in those 4 years, \$120. And that just talking rent none of the other bills that have gone up.

Every year when the rent increase comes in August there are always people who must move out. You are putting people out on the street; how long can this go on? Then on Monday, February 3rd, 2025, we heard the other side of the story. The Landlords, small mom & pop owners and few a little larger private owner but no large corporations like Cal-Am.

What I heard is the small mom and pop story is much like the senior citizens of Oregon. They are having increases in running their businesses and paying salaries that have increased, large expenses like paving their parks and infrastructure up-keep. They will go out of business with this bill, they need the 10% increase.

First thing that came to mind we need two bills or a bill that puts dollar amount on when a landlord is a small business and when they are a large corporation.

Therefore, which increase will they fall under, the 10% or the CPI. I am hoping and praying all the legislative people and attorneys will find the right way to write this bill that will be equitable to all parties.

Kathy Elliott of Royal Villas, Tigard, OR