

Submitter: Susan Hutchinson

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB2305

As apartment housing providers we are given a trust by our residents to ensure their home remains their sanctuary, a place of peace and welcoming environment, free from fear of retaliation by other residents who fail to adhere to the rules they have agreed to abide by and that wreak chaos on the residents who do adhere to the rules that are designed to promote a healthy, safe and peaceful environment for all. We have a responsibility to uphold their trust, and THERE ARE bad actors that make it difficult for us to DO OUR JOB of protecting the resident who actually care about where they live and who care about their neighbors. So often we find the bad actors know exactly what to do to avoid being held accountable for their actions by using fear and knowing they can get away with it because housing providers hands are tied by restrictive regulations - they all know all they have to do is ensure their neighbors are afraid of them and will not testify against them, and that if they do get a notice to cure they have 6 months then they can do the same thing again and the cycle just repeats. Stop this cycle, and WAKE UP, there are bad residents who will never be good residents, not everyone is saveable no matter how many times you pat them on the back and tell them to behave better next time.