

Submitter: Sandra Dawson

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB2305

I would like to give my support towards measure HB2305. As a private landlord I speak from experience of dealing with the legal system to remove a tenant in non compliance/ failure to pay rent. Hiring an attorney to go through the eviction process only to have it denied only days before its final since they were allowed to cure it clear up to last minute. Then to have to begin the process all over again 30 days later . \$7000 attorney fees later this is money I will never recoup from tenant, nor the \$7000 back rent. Had I been able to get them evicted the first go around. This policy will help a landlord to terminate residential tenancy upon third material violation or late payment upon 30 days' notice with no right to cure. This bill will help housing providers gain some control over their properties lost in the past few years.

Sandra Dawson