

Submitter: Miranda Tarrow

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB2305

We are in a political climate in which tenants who experience a sudden loss of income are likely to have fewer immediate assistance resources in the future; to further limit struggling tenants' right to remedy late payments will absolutely contribute to the resurgence of a homelessness crisis, and push people further and further into poverty. Landlords can still terminate for-cause for unpaid rent and charge fees for late rent - to narrow the law regarding late payments is not just unnecessary but can easily become cruel.

Also, working in housing services, I have seen cases where tenants receiving third-party rental assistance experience ongoing delays in receiving their assistance - it sometimes takes more than three months for them to become financially self-sufficient *or* or for that third-party assistance to get on track.