

Submitter: Janet McClenen

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

My husband and I have been rental property owners for over 30 years. We pride ourselves on being kind, fair and responsive landlords. We own just a few properties, and the past several years has made things very challenging. As a result, we sold one of our rentals.

Because of the Covid restrictions and protections, we had to endure housing a known drug dealer and sex offender. A “for cause” eviction wasn’t an option, but we wanted this dangerous person out of our residence. If we could have served a no cause eviction, we certainly would have. We sold that rental.

Now with SB 611, you are proposing to make things continuously challenging for rental property owners.

If we unfortunately find ourselves in this situation again, SB611 requires us to PAY three months’ rent to get someone like this out of our property?

There are circumstances that don’t always meet the “for cause” eviction criteria but warrant asking a tenant to leave. We should not have to give them financial assistance to do so. We are not a charity organization.

And imposing limits to rental increases when none of our costs have limits? Property taxes go up, insurance costs go up, and maintenance expenses have no limits.

This is not going to solve the housing crisis. It will make it worse. It is causing more rental owners to sell their rental properties or take their business out of State which results in less overall rental inventory.

You aren’t going to solve this issue by imposing more restrictions on rental property owners. This is driving us away or totally out of business.