

Submitter: andrew McCann
On Behalf Of: Mccann Holding LLC
Committee: Senate Committee On Housing and Development
Measure: SB611

My Name is Andrew McCann, I've been in the rental business - managing - leasing - maintenance and constructing for 63 years.

I'm against government intervention; but reducing rent increases after installing a limit just a few years ago tells me the government didn't know what it was doing then or when the tide turned you felt you had to fix it without letting it run for more than a couple of years.

If rents are raised too high you have vacancies, lost money! If too low, you end up with many applications and cannot service them all!

The market will dictate rents.

You do not regulate food costs?? What makes you think you have to regulate rents?

I use to increase rents every 2 to 4 years; but now I have to review rents every year or we fall behind and NOT be able to catch up.

Many owners operate just a few rentals - all of your new rental laws are imposing a tremendous burdon on those owners - and I recognize that many of you do not want little people involved in this business - you need to ask tenants what they prefer!!

Most tenants relax when we tell them we are a family ran business.

Think about it - do you want to work thru a computer: "DOES NOT COMPUTE"

OR

See a smiling face at your door or on the phone that greets you as a person!!!

PLEASE Vote no on SB 611

Sincerely

Andrew J. McCann