

Submitter: Chelsea Peart  
On Behalf Of: Madison Place Town Homes  
Committee: House Committee On Housing and Homelessness  
Measure, Appointment or Topic: HB2305

I am an on-site manager and for the past year, I have watched the owners struggle to stay afloat because of bad tenants. Tenants that do not pay on time, do not pay at all, continuously use the system to pay their rent, and violate their lease agreement over and over and there is nothing we can do. We have to sit and wait for some assistance to come through while the tenant racks up \$17,000.00 in back rent. We as landlords should be able to terminate a lease if this is continued behavior. The catch is we can but the owner must pay the tenant relocation assistance. How does that benefit anyone except for the tenant? Not to mention court costs the owner has to pay over and over again because the tenant doesn't pay on time. \$200X12 is a lot of money. The money the owner can never recoup. People need to be held accountable for the life they are in. Everyone needs help here and there but most of these people are abusing the system.