

Submitter: Craig Solomon

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

Senators:

As a Senior Portfolio Manager for a Property Management Company, one that Oregon alone provides housing to over 2300 homes, which includes people of all ages, including over thousand residents in our 55+ communities alone. Reducing our ability to property raise rents would not improve communities, but could damage them beyond repair, forcing residents out, creating homeless people of all ages, including Seniors who do not have the ability to bounce back.

This bill would cripple our ability to maintain our parks for the ownership. Many older parks when they hire our team are well under market value, need significant work and have aging infrastructure, and it would be impossible to maintain or repair if the rents cannot cover the growing costs or vendors or materials.

Bills like this may force communities to fall into disrepair, create slum like conditions and cripple our ability to keep communities safe. It may require owners to sell off the communities to developers for shopping centers or big box stores, and displace thousands of people with no where to go, no affordable housing, create more homeless families and homeless seniors.

I don't want to see communities turn into the term "Trailer Trash" due to the inability for parks to cover costs, especially post COVID with skyrocketing material and vendor costs. I know that is not what anyone wants, not the residents, not the park owners, and certainly not you, our legislature.

I will be testifying as well on Monday 8/27 at 8am opposing SB 611, I hope you will be voting this bill down as well.

Please oppose SB 611