

To the committee on Covid-19 impacts on rental industry in Oregon:

Why are landlords/property owners/ managers being singled out to carry the burden of other's inability to pay rent. Are grocers being asked to give free groceries? Hardware stores, doctors, gas stations, all other businesses are charging for their goods and services. Will tenants unable to pay rent be given vouchers to pay rent? Like they get SNAP benefits for food?

Many small landlords rely on rental income to live and pay mortgages. This creates an undo hardship for these people to be singled out. Property Managers only get paid when tenants pay rent, so those businesses will also suffer.

Will there be a "needs test" of sorts, that will tenants to require some proof of reduction in work/income?

After 90 days when this order expires, people who have not paid rent - will they owe back rent? How will they pay back and current rent if they have been off work and will have other bills to pay?

Thank you for taking my concerns into consideration.

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