

Subject: RE: HB-4001

Dear Senators and Representatives,

I am the current Vice President for ORHA, and COROA. I own and operate a Real Estate and Property Management company in Bend representing 300 landlords and many Real Estate buyers and sellers. Our Local association, Central Oregon Rental Owners Association represents 570 memberships of which my company is only one.

We urge you as a statewide group, and here at the local level to **Vote NO on HB 4143**. We appreciate your work in committee, but we need your help to stop this bill from becoming law without going through the Landlord Tenant Coalition.

We agree that there should not be rent increases in the first year of tenancy.

We do not agree on the 90 day "no cause". If the Bill cannot be killed, we ask that the 90 day be amended out.

Thank you for your time and consideration.

Respectfully,

Erika Morris
Managing Principal Broker

The logo for Morris Hayden Properties features the name "Morris Hayden" in a large, blue, cursive script font. Below it, the word "PROPERTIES" is written in a smaller, blue, sans-serif, all-caps font.

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