



February 15, 2016

House Committee on Rules  
Oregon State Capitol  
900 Court St. NE  
Salem, OR 97301

Re: Support for HB 4143

Dear Chair Williamson and Members of the Committee:

The purpose of this letter is to express the support for HB 4143 shared by Habitat for Humanity of Oregon and the 30 Oregon Habitat for Humanity affiliates we serve.

In rural and urban communities throughout our state, families are struggling to find an affordable place to live. As affordable homeownership developers, Habitat for Humanity affiliates have seen a disconcerting increase in the number of qualified applicants coming to us for help. We believe that the time has come to provide basic tenant protections that will increase housing stability for Oregon's renter families.

Good tenants should not fear suddenly losing their homes through no fault of their own or asking for repairs because they risk retaliation. (All too often while conducting home visits we see renters living with visible mold, holes in the kitchen floor and appliances that don't work.) Oregon's record-low vacancy rates and steadily climbing property values mean that renters need extended notice for rent increases. Sudden rent increases can have devastating consequences, including homelessness.

Thank you for your dedication to improving the communities we all share.

With tremendous respect,

A handwritten signature in black ink that reads "Shannon M. Vilhauer".

Shannon Vilhauer, Executive Director