

To: Members of the Oregon Legislator

From: Charles Colling, Landlord

Re: Plea to Protect Landlords from Bad Tenants and Bad Laws

I am an 82 year old retired educator who invested in rentals for his retirement instead of relying on social security or the stock market for support. As a landlord for over 60 years, I can attest that being a landlord is demanding occupation. I can also attest to the fact that a growing body of landlord/tenant laws favoring tenants over landlord rights, have made life difficult for landlords by putting restraints on landlord's ability to meet expenses, maintain and refurbish apartments, and provide apartments that allow "good tenants" a nice clean place to reside, holding with, security and a peaceful atmosphere.

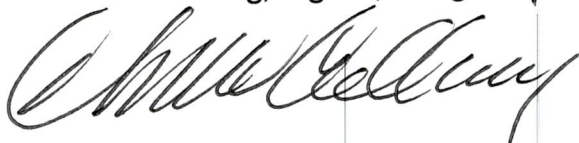
Now are now being threatened by a new set of proposed laws will make being a landlord much more difficult and yet, do nothing to encourage the creation of additional housing units to meet the shortage and growing need for housing. These proposed laws, as any landlord will tell you, discourage people from becoming landlords and make current landlords ability to evict bad tenants and control the atmosphere of their property impossible.

The body would not think of restricting or controlling the price or availability of coffee if the price raises, why is it that there are proposed laws to inhibit the rights and price of housing.

Our country's basic economic law is "Free Enterprise" with supply and demand dictated by the market. The proposed laws are counter to this established economic system. Lets' continue to keep Free Enterprise and the laws of supply and demand as the best way to solve the housing problem. Please abandon the ill-conceived, short sighted, laws which will only punish landlord efforts to provide continued, as well as, additional quality housing.

Respectfully Signed,

Charles W. Colling, Tigard, Oregon

A handwritten signature in black ink, appearing to read "Charles W. Colling". The signature is written in a cursive style and is positioned below the typed name.