

Rosenberg Corey

From: Marilyn & Don Holland <ushollands@yahoo.com>
Sent: Wednesday, May 03, 2017 9:11 AM
To: SHS Exhibits
Subject: HB 2004-A

We own two duplexes. As older landlords with few rentals, we are horrified at the provisions of this bill! We have had tenants who caused difficulty for their neighbors, which we could not prove in court. If it were not for the no-cause End of Tenancy option, we would not have been able to solve the problems.

As retired people with a limited income, how on earth could we pay relocation assistance to tenants before they even move out? Some tenants would take your money and still not move. We can hardly afford to evict them, much less relocate them!

If this bill becomes law, we will probably have to sell our properties. This will decrease the available rentals in our area, cause rental rates to greatly increase, and reduce our income even more.

If you feel the need to change what is going on with properties with a large number of rental units, especially those owned by large corporations, some of these provisions may work to bring about the solutions to the problems you are trying to correct. But these same provisions can really hurt the majority of landlords, most of whom own few rentals and operate on a pretty small financial margin. Unfortunately, this bill could put many of these landlords with just a few rentals completely out of business.

Please consider this as you debate this bill.

Don and Marilyn Holland