

Rosenberg Corey

From: Peggy Cheng <cheng@sou.edu>
Sent: Thursday, May 04, 2017 1:05 PM
To: SHS Exhibits
Subject: HB 2004

This is a harebrained bill!

What if my tenants decide to turn my place into a drug den?

What if HOA keeps complaining about tenant noncompliance with rules of the HOA, e.g., excessive noise, unkempt lawn, uncollected trash, etc.

What if my tenant intentionally trashes the place like one of my tenants did. In a fit of anger and drunken rage, he pulled the electrical sockets out, took a bat to the glass windows, and did damage to the tune of over six thousand dollars which I could not collect because he said he could not afford to pay me. Several phone calls from me later and he has said I'm harassing him. Now, I am afraid for my safety. He is over six feet and I'm under five feet. This is, in essence, rewarding bad behavior.

If you think this bill is going to protect tenants, think again.

What if tenants themselves complain about other tenants who are their neighbors? What if their neighbor is a troublemaker who intentionally harasses people in the complex? Oh, yes, there are bullies everywhere. What if I raise my rent so that the poorer and generally more unsavory characters of society can be kept out? This, of course, is a broad generalization about poorer people.

The list goes on and on and I'm sure others have voiced their opinions.

I implore you to think this through before you pass it.

If you've read to this point, thank you.

Sincerely,

Owner who is harassed by her tenants.

Sent from my iPad