

From: buzcluck@q.com
To: [SHS Exhibits](#)
Subject: HB 2004-A
Date: Thursday, May 04, 2017 11:10:22 AM

We urge you to oppose HB 2004-A.

We own 3 small single family houses. As retired individuals, this bill would be extremely detrimental to us as landlords.

We do not discriminate and choose the first applicant that qualifies, however we need the freedom to evict without penalty when necessary.

Please do not restrict no cause terminations. These exist for a reason, as landlords have discovered time and again the deleterious effects careless or actively destructive tenants have on their properties. Do not punish landlords by making us pay to relocate destructive or nonpaying tenants.

We do not evict in order to raise rent, however we need the freedom to raise rent if we are way behind the going market, particularly between tenants.

Do not force rent control in Oregon.

So many punishing restrictions in this legislation will not ease what the final note in the legislation declares is a state of emergency. When it gets too burdensome to be a landlord, we will not stay in the business, and the housing market will be adversely impacted.

David & Marjorie Dilworth

Sent from [Mail](#) for Windows 10