

Rosenberg Corey

From: John Zalabak <JZalabak@comcast.net>
Sent: Friday, May 05, 2017 8:37 AM
To: SHS Exhibits
Subject: Please vote no on HB-2004-A

To whom it may concern,

I urge you to vote no on HB-2004-A. I am a landlord in Jackson County.

Before renting to someone, we sign a rental agreement. That's contract.

It requires offer, acceptance, consideration and capacity. More pertinent to the present topic, a rental agreement sets expectations.

The tenant knows what they can and cannot do as well as what I can and cannot do under the legally binding terms of the contract. This bill forces terms that as asymmetrically in favor of the tenant that, in the long run, will serve neither the concerns of the tenant, nor those of the landlord. There are other, much better ways to accomplish the goals of this bill.

Once again, I urge you to vote no on HB-2004-A.

John Zalabak
993 B Street
Ashland OR 97520