

Rosenberg Corey

From: david reynolds <zap@efn.org>
Sent: Friday, May 05, 2017 9:12 AM
To: SHS Exhibits
Subject: Small landlords will be at the mercy of unscrupulous lawyers

We have five rental units and we believe this bill will make it impossible to continue to offer rentals in Oregon. Even though we screen tenants carefully, a bad tenant is a real problem for the neighbors. Bad tenants often have a free lawyer and are expert at taking advantage of honest landlords.

If this bill becomes law, small landlords like myself will be forced to sell and the supply of rental housing will shrink. I have already contacted a realtor and plan to sell one house this month because I was not planning to renew the lease with the uncooperative tenant. Being at risk of being forced to give the uncooperative tenant thousands of dollars as a reward is enough to drive me out of the rental business.

Daniel Miller
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