

**BILL HOWELL'S PROPERTY MANAGEMENT, LLC**

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Greetings,

We continue to watch the economic, social and psychological destruction brought on by the COVID-19 virus. We are all being impacted in some fashion.

I wish to bring your attention to several concerns I have, both as a landlord of my personal rentals, as well as a property manager representing many clients and tenants.

Our area has suffered for several years due to a housing shortage. Housing stability should be front and center for our communities during this crisis. Financial relief needs to be for tenants, as well as landlords. Direct payments to landlords will provide us with the ability to pay our bills, including maintenance items deemed necessary at the rentals.

Some landlords are fortunate enough to not have mortgages on their properties. All of my clients still do have mortgages, as well as myself. Mortgage relief will help, but we depend on our rental income to but our personal essentials, food, medicine, utilities, etc. In most cases, rental income is what keeps us afloat.

Rental properties require maintenance, without income landlords will not be able to keep up on repairs and may face punitive damage awards for failure to maintain the unit.

Direct payments to landlords for tenants who need help will be a vital way to keep our economy flowing.

I also ask for definitive guidelines to determine whether the inability to pay rent is related to COVID-19. Documentation from employers, unemployment compensation does not meet their financial needs, etc.

Thank you for your time.

Bill Howell – Owner/Property Manager

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