

**From:** [Jim Jordan](#)  
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The State of Oregon has placed its hand on the scales and created a winner and loser in tenant & landlord relations. This should not be the role of an impartial representative government. Tenants' rights are the clear winners in SB608 and landlords rights the clear losers, creating an increasingly one sided relationship. While the hearts of legislators may have been in the right place, the consequences of their legislation has had unintended consequences. The unintended consequences were arguably completely predictable with increased regulations favoring tenant's rights and jeopardizing landlord rights. Landlords who have been penalized will either sell out or/and look to invest their money in less punitive states. SB608 has already resulted in reduced availability of residential rental properties and higher rental rates.

All investments have a risk profile. The greater the risk, the greater the risk premium required for the investment. The 2019 legislation SB608 and now the planned SB 1533 have raised the risk premium for all landlords in Oregon. It is important to note that landlords in Oregon includes a broad spectrum of citizens including; blue collar workers, white collar workers and investors. They are your neighbors, coworkers and family members. I urge the Oregon Legislature to not pass another law that further penalizes landlords and creates a more litigious society that will burden all tax payers.

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