

My name is Dennis DeBolt and my wife Shannon and I own four rentals in Salem. All four are single family homes. My wife and I have worked very hard our entire lives to save up enough money to purchase these homes. My wife is a school teacher and I am a branch manager for a roofing supply company. We have personally sacrificed our own needs to save for these homes as we consider them our retirement savings as well as our life savings. I have deep concerns with LC-18. First, I am very concerned with the way that LC-18 arbitrarily sets up a system in which housing providers require a waiver of contractual rights to my properties and leaves me with a mandatory penalty of 20% of my rental income. It leaves the renters with no additional penalty. Why am I being asked to lose 20% of my rental income? How is that fair to me as an owner that has worked so hard for what I have? A 20% reduction in monthly income is not a small amount of money for us. I feel as if the lawmakers see us owners as "fat cats" that have unlimited resources. This is not true. We are hard-working, blue collar Americans out in the work force everyday working to pay our bills and pay our mortgages so that renters are just allowed to be forgiven 20% of the rent. I am not forgiven 20% of my mortgage payment. Many people, including renters have been able to take advantage of additional government money that may have come to them during the COVID-19 pandemic. I personally know several people that earned an extra 600 dollars per week during this time due to loss of income. My wife and I are not earning any extra money, we were not given a stimulus check. It feels as

though lawmakers have set up a system that punishes those who work hard and continue to pay their bills.

Extending this moratorium on evictions and rent paying is so scary to the people that have worked so hard to purchase these properties. Every month we are full of stress and anxiety wondering if the renters will pay, concerned about what we will do if they don't, fear of our own livelihoods being impacted by the decisions of lawmakers. I am asking you to please consider ALL of your constituents and make decisions based on protecting us all.