

Dear Legislators,

I am opposed to the legislative bill LC-18, please read my story and situation below!

My name is Mark Beaubien, I am a small (4 rentals) housing provider in Lane county. I am also a victim of the Holiday Farm Wildfire which destroyed my home, one of my 4 rentals and everything I owned. The regulations that were recently adopted against housing providers have seriously affected my business and livelihood. I lost rent from the burned rental, I am currently renting a home for shelter, and on top of that, two of my tenants are making only minimal monthly rent payments. The tenants I'm referring to did NOT lose their jobs, in fact one of them works for the post office, a government entity. I recently had to apply for a loan to make ends meet.

Some tenants have taken full advantage of the restrictions put in place against landlords. This is not right; the regulations are seriously hurting one class to benefit another who have the resources and are fully capable of making payments toward a service that was provided in good faith to them. I have learned that there is a certain percentage of tenants who do not care if their credit is ruined. These regulations have allowed tenants to compromise their lives as well as others.

I am asking the following:

- Please do not extend the moratorium
- Make capable tenants accountable for the full amount of rent they choose not to pay
- Make tenants sternly prove hardship and give those who have been honestly affected, a reasonable time to repay
- Please do not ask landlords to forgive any percentage of rent unless it can be recovered through a landlord compensation program.

We are not wealthy conglomerates who have unlimited resources. This is seriously affecting a class of small business entrepreneurs and will change the way we provide services in the future if we are financially able to provide them at all.

Please understand that there are many other small landlords like myself in Lane County who are struggling to remain solid.

Tenants and Landlords are all victims during these challenging times.

We hope you will understand that we desperately need and deserve your kindness and compassion too.

Sincerely,  
Mark Beaubien