

Submitter: Cody Carrier
On Behalf Of: At Home Properties
Committee: Senate Committee On Housing and Development
Measure: SB611

To Whom It May Concern,

I am writing to let you know I oppose SB 611, specifically in regards to paying a tenant 3x the monthly rent amount for a landlord based eviction. As a licensed property manager for the past 8+ years and managing many single family homes this would be a MAJOR financial burden on a homeowner to pay a tenant \$7,000-\$12,000+ just to be able to take back possession of their home. Many single family homeowners rent out their house as additional passive income, travel for work, or because they were offered another job and simply had to move and decided to rent out their home in hopes of one day returning. I, myself, owning 3 single family homes, 2 of which are rented, and providing for a family with a single income, any passive income I generate would therefore be returned to the tenant if i decided to sell one of my homes?. This would create a MASSIVE financial burden on myself and my family as I could not provide the tenant \$6,000 just to retain possession of my home. In the case of a catastrophic water leak (at no fault to the owner) The dwelling unit will be unsafe or unfit for occupancy during the repairs or renovations the owner is responsible for paying the tenant to move as well as the cost of fixing the repair? I believe this would deter owners from renting their homes, which would create a larger housing problem in Oregon.

Cody