

Submitter: Noelle Friesen

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB611

Hello! I own a small business; a Property Management company in Portland. I have 38 Owners and the vast majority of them own one property. I have a few who own 2 or more or a duplex or a triplex. But all of my Owners are small Mom N Pops just like me.

We all rely on timely rent payments to pay our bills! All of my Owners have mortgages, and typically pay for garbage collection and yard maintenance. None of my Owners are wealthy, most just break even each month. Even if they were wealthy they still deserve to collect rent in a timely and consistent manner.

They are holding onto these properties as long term investments. These laws that heavily favor Tenants hurt small business owners like us. Quite a few of my Owners want to sell and no longer want to own rental property (especially in Portland!)

I know of Property Management companies that will not manage in Portland anymore. The laws are over-the-top ridiculous in how they "protect" Tenants. And the laws have clearly done nothing to help our homeless crisis!

The ones that get hurt and punished and suffer are the hard working, law abiding, tax paying small Mom N Pops. We just want to work hard and provide a comfortable life for ourselves and our families. These laws are killing middle America, drowning the American Dream and rewarding people for bad behavior. The effects of these laws reach way beyond financial. It is destroying the fabric of the middle class and the small businesses that make America so special and unique.

I strongly oppose these new measures!

Thank you!

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NPF Properties