



SADLON PROPERTIES, LLC

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Dear Housing Committee Members,

As a small business owner who works hard to provide affordable housing to lower income people in our urban communities, I would like to urge you to consider the passage of HB #5978 and #5979.

In an effort to make our state a competitive place for businesses, the State of Connecticut is making every effort to attract businesses to our state in order to provide jobs and increase our tax base. Thousands of property owning landlords across our state not only provide needed housing, but also provide work for carpenters, electricians, plumbers, contractors, lawn service providers, flooring stores, hardware supply stores and many more businesses in our communities.

There are many financial obstacles for citizens in our state who choose to invest in our urban communities because of increased taxes, insurances, regulations and utilities and the incentive to reinvest in urban housing is quickly eroding. We need a little help in order to stay in business and continue to reinvest in our communities. If property owners no longer have an incentive to invest in our urban areas, I assure you that the cost to the government of supplying and managing affordable housing will be considerable.

The support of House Bills #5978 and #5979 will simply level the playing field for property owning, tax paying landlords to hold tenants who refuse to pay their rent and have no intention of paying the rent that they agreed to pay, financially accountable for their actions.

Please support HB #5978 and #5979. Thank you for your consideration.

Sincerely,

Richard Sadlon

3 Lakeview Terrace

Sandy Hook, CT 06482

(Owner of affordable, multifamily housing in Waterbury)