

McCall, Brandon

From: steven iovanna <sjj_architect@yahoo.com>
Sent: Monday, February 22, 2016 7:50 AM
To: HSGTestimony
Subject: AN ACT CONCERNING APPEALS TO FAIR HOUSING PROCEDURES (Raised Bill # 5342)

Good morning

I am writing in support of "Raised Bill No. 5342".

I am a small landlord living and working in Meriden, and I feel this change is CRUCIAL for landlords - especially small landlords like me!

I own only 5 units in Meriden - like I said - I'm a small (very small) landlord. However, some of the reports and articles that I have read about CT Fair Housing scare me!

I own the properties that I do because I'm trying to support my community in Meriden, I want my kids to see that you can get ahead by working hard, and I also want to prepare for my retirement and my kids' college expenses. My units are profitable and make a few hundred dollars each month after expenses. However, those profits can easily be lost if I have an eviction or other difficult situation with a tenant. A "bad apple" tenant can be extremely difficult to deal with and that difficulty results in lost time and lost money. I have been very lucky and have had mostly good tenants and good experiences, but as I noted, some of the reports I read with regard to CT Fair Housing scare me. If one of these situations happened to me - I would lose all my units. I would not be able to survive as a small landlord trying to fight unlimited appeals, unlimited complaints, and unending battle. I urge you to support this act - this change to make CT Fair Housing laws fair for ALL of us. For landlords AND tenants.

I would hate to think that one "bad apple" tenant could take away everything I've worked for with a frivolous lawsuit with unlimited and unending appeals! Again - I urge you to support this act.

Thank you.
Steve

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