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From: Mike O'Neill [REDACTED]
Sent: Thursday, February 07, 2019 9:22 AM
To: HSGTestimony
Subject: HB# 5712 and 5713 SB# 54

Sirs:

The Housing Committee is considering three Bills to limit my ability to properly screen an applicant's criminal past. I strongly oppose any Bill that will endanger the public's Health, Safety and Welfare and puts myself and my tenants at risk.

I am adamantly opposed to all three bills for the follows reasons;

HB #5712 An Act Concerning the Connecticut Clean Slate Law
Proposes to automatically seal a criminal's records for certain crimes after only seven years but would keep some unnamed felonies unsealed. This proposal will also endanger the public and put Realtors, Landlords and other tenants at risk.

HB # 5713 Inquiries About the Criminal Convictions of a Prospective Tenant
The Bill says that you can't ask about any criminal activity until after you have made an offer to rent...which I believe will lead to discrimination claims being filed against me as everyone in CT is a member of one protected class or another. Also, it limits me to only consider the criminal activity of the past 7 years, when in fact my applicant could have been incarcerated for those 7 years. It also fails to make any distinction between jay-walking and murder.

SB # 54 A Landlord's Ability to Review Criminal Records Relating to a Prospective Tenant
The proposal requires the Commissioner of the Department of Housing to set up a look-back period and limit the ability to see a complete criminal history of a prospective tenant. This is not needed as HUD has already issued guidelines on how to use criminal histories and creating look-back periods endangers the public's safety.

Sincerely,

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