

From: [jeff.viens](#)
To: [HSGTestimony](#)
Subject: Testimony on up coming bills.
Date: Thursday, February 18, 2021 10:35:57 AM

February 18, 2021

Windham Area Landlords Association. WALA

RE Comment for Public Hearing February 18, 2021

Dear Representatives,
CT Housing Committee

I am writing to provide the following testimony for these proposed bills:

SB 105 Tenants Right to Housing: We the members **OPPOSE** Providing free Lawyers for people facing evictions unless you will provide Landlords with free Lawyers.

This only encourages more abuse of the system and will increase cost to everyone. Evictions are not something we enjoy doing and more often than not we go out of our way to help Out the tenants.

SB 109 Concealing criminal records: We the members **OPPOSE** One of our responsibilities is to provide a safe and secure living environment for all tenants.

This bill also makes all other tenants second class citizens what about their rights.

HB 354 Owners receive payments directly: We the members of WALA **Support** this.

HB 804 An act concerning inclusion in certain communities: We the members **OPPOSE** Local towns and their zoning boards must be left alone to regulate their own issues.

HB 5122 Civil rights protections to criminals: WE the members **OPPOSE** Criminals are not the victims here they perpetuated crimes against the public. The people they perpetuated Their crime against are the victims. There are consequences for poor choices and the harm you inflict on other people.

HB 5123 Strict liability for lead poisonings: WE the members **OPPOSE** Lead poisonings are at the lowest rates in decades we believe the current Laws in place are adequate and landlords have been a major reason for this.

HB 5126 Capping Late Fees: WE the members **OPPOSE** we do not need further regulations market forces control the items. There need to be a incentive to pay rent on time. The state and local governments chare late fees as well as asses penalties for late payments for the exact same reason.

Sincerely

Jeffrey J Viens Managing Member
The Windham Area Landlords Association

Sent from [Mail](#) for Windows 10