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Comment:

While some may think this proposal will make the system "more fair" for tenants, who has taken the time to consider the unintended consequences?

What percentage of HONEST tenants will this help?

Honest meaning they will either pay their rent or move per their lease contract.

All these changes will do is allow tenants who actually can't pay their rent to remain in their homes longer - for free. While free for them, but the landlord will still have to pay their mortgage, property taxes, insurance and maintain the property.

So, if you pass higher losses off to landlords, they will eventually pass them on to tenants. Not only via higher rents, but also higher approval requirements.

Where will tenants this proposal is trying to "protect" going to live when this proposal causes no landlord to rent to them?

Also, what about professional tenants that know if they cause damage to their home, causing it NOT to pass a city inspection, that they can avoid paying rent because their landlord can't evict them? This has happened twice to us recently and documenting it properly so the courts will believe a landlord is NOT easy and takes months!