

**Roberta DiMezza**

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**From:** Angelo Kapsimalis <user@votervoice.net>  
**Sent:** Saturday, March 15, 2025 8:47 AM  
**To:** House Judiciary Committee  
**Subject:** H5503 OPPOSE THIS - JUST CAUSE & RENT CONTROL

Dear Committee Clerk DiMezza,

These bill proposals will destroy the real estate market in RI

Did you know that evictions in Rhode Island have DECREASED 17% on average for the past year in comparison to an average year before the pandemic? Providence has DECREASED 18%! Rhode Island is heading in the right direction! I strongly contend that just cause eviction laws disrupt the equilibrium between landlords and tenants, negatively impacting residents and the community. Such policies put law-abiding residents at risk due to a housing provider's inability to act and could discourage investment in rental housing, resulting in higher rents for everyone in the community.

I support initiatives that positively influence investment in our housing and local economy. Just Cause Eviction and Rent Control are two policies that have been widely proven to be counter-productive to our goals as a state. Rhode Island has plenty of potential to be a thriving and robust economy, however these proposals are harmful to that vision.

Please reconsider your support for H5503. Thank you for your time.

Sincerely,

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