

Roberta DiMezza

From: bounce@bounce.votervoice.net on behalf of Eric Crockett <user@votervoice.net>
Sent: Saturday, March 14, 2026 12:22 AM
To: House Judiciary Committee
Subject: OPPOSE H8109/S2294

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Dear Committee Clerk DiMezza,

Science proposal create undue burden for landlords. Limiting rent increases to only 4% per year could cause landlords rent rolling under \$75,000 per year to go under in a short time. This would only allow for \$3,000 per year increase in income which likely does not cover tax increases ,utility increases, repair cost increases, trash cost increases, insurance cost increases, and incidentals

I strongly oppose H8109/S2294, just cause eviction laws and rent control. This bill removes property owners' ability to serve nonrenewal notices, grants indefinite leases, and imposes a 4% rent increase cap. While aiming to protect residents, these measures hinder property management and investment, jeopardizing housing stability. Instead, we urge considering alternative solutions to safeguard residents without burdening property owners and potentially subjecting neighboring tenants and communities to incurable nuisances or unsafe situations. Thank you for your attention.

Sincerely,

Eric Crockett
822 Oak St
North Dighton, MA 02764
eric.crockett721@gmail.com