

## Ariana Costa

---

**From:** bounce@bounce.votervoice.net on behalf of Virgilio Varela <user@votervoice.net>  
**Sent:** Wednesday, March 18, 2026 10:06 AM  
**To:** House Judiciary Committee  
**Subject:** OPPOSE H8109/S2294

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Dear Committee Clerk DiMezza,

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,

Virgilio Varela  
80 Vandewater St  
Providence, RI 02908  
virgiliolopes445@gmail.com