

Roberta DiMezza

From: Alexia Cosme <alexiamcosme@gmail.com>
Sent: Thursday, February 2, 2023 2:25 PM
To: House Judiciary Committee
Subject: OPPOSED: 5108, 5109, 5048, 5225

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Hello House Judiciary Committee,

I am Alexia, a 26 year old housing provider in Rhode Island. I am writing to you as I am strongly opposed to bills no. 5048, 5225, 5109, and 5108 which are being heard today as they are not only in favor of tenants, but are actively ANTI-LANDLORD.

1. House Bill No. [5048](#)

I am opposed to bill no. 5048 as it relates to rent control laws. The price of materials, labor, and taxes have **greatly** increased just in the two years I have been a housing provider. My property taxes have nearly doubled these past two years alone. There is absolutely no reason that rent should not continue to meet the demands that housing providers face. If this bill is passed into effect, there is no way housing providers will be able to keep up with repairs and maintenance, causing unsafe living conditions for renters and forcing property owners to sell their homes as they will no longer be able to make a living.

2. House Bill No. [5225](#)

I personally do not feel comfortable giving away my personal address, where I lay my head at night, to my tenants. There is no reason why they would ever need to know this information and I fear if this bill is passed, more incidents like the one that happened in Providence JUST THE OTHER DAY, will occur.

3. House Bill No. [5109](#)

Opposed.

4. House Bill No. [5108](#)

This bill, if passed, would strongly encourage tenants to make "repairs" that are not needed and force housing providers to pay for work that does not meet their approval or standard. I do not trust just anyone to perform work on my homes. I only hire those who I know can be trusted, are well referred, licensed, insured, and

priced reasonably.

Please take my opinion as a housing provider with great intent.

Best,
Alexia