

Senator Carney, Representative Moonen, and honorable members of the Joint Standing Judiciary Committee: my name is Marlana Hatem, I am a resident of Falmouth and I am here today to testify in favor of LD 1490.

A bill like this would establish trust between landlords and tenants right from the start, fostering a healthier relationship between them. This is crucial for many reasons--if a tenant does not trust that their landlord has integrity, they will feel less inclined to take good care of their property. Good tenant-landlord relationships can be very powerful. I've had a good experience with a landlord in the past, and I'll always remember their kind treatment of myself and my roommate - and recommend their business to others.

Personally I have never had to pay additional, seemingly hidden fees, though I know others who have. These bad experiences have left my friends in scary financial situations, and weary of their future landlords. They have spread the word about their harsh experience with these landlords and ensure that those they know do not rent from them.

One example is, my friend had a friend and her dog visit her in her apartment she was renting. When she went to move out of her apartment months later, she discovered that she had been charged a very significant amount of money for a pet fee. My friend did not have a pet and the dog was only there for a few hours, months before.

Many people, including landlords, are in hard financial situations right now, and are working hard to get out of them. We can either treat each other poorly to make a quick buck, or keep the best interests of others in mind and maintain our integrity. This decision ultimately falls in your hands, Senator Carney, Representative Moonen, and honorable members of the Joint Standing Judiciary Committee.

Thank you,

Marlana