



# HOUSE OF REPRESENTATIVES

2 STATE HOUSE STATION  
AUGUSTA, MAINE 04333-0002  
(207) 287-1440  
TTY: (207) 287-4469

## Mark John Blier

P.O. Box 148  
Buxton, ME 04093  
Residence: (207) 712-5705  
Mark.Blier@legislature.maine.gov

### TESTIMONY IN FAVOR OF LD 388

*An Act to Require the State and Municipalities to Reimburse Landlords for Unpaid Rent During Eviction Moratoriums*

**MAY 19, 2023**

Senator Pierce, Representative Gere, and esteemed colleagues on the Joint Select Committee on Housing –

My name is Mark Blier and I proudly represent the people of House District 138 (Cornish, Limington, and parts of Buxton and Hollis) in the Maine House of Representatives. I come before you today to present LD 388, *An Act to Require the State and Municipalities to Reimburse Landlords for Unpaid Rent During Eviction Moratoriums*.

The premise for this bill is a simple one - it requires the State or a municipality to reimburse a landlord for rental income the enact a law or ordinance imposing a moratorium on evictions of tenants from rental property.

By way of background, during the COVID-19 pandemic, government put a moratorium on evictions for the duration of the State of Emergency. This caused concern for property owners who relied on rental incomes for fear of the nonpayment of rent by tenants. Thankfully, these property owners were made whole by the establishment of the Rent Relief Program. Had it not been for that program, many property owners would be still feeling the negative impacts.

The loss of rent would have, in some cases, led to foreclosures on rental properties – potentially displacing of many families. The loss of rental income could have caused deferred maintenance that could lead to further deterioration of our rental stock. Maine does, after all, have the eighth oldest housing stock.

If passed, my bill would not stop municipalities or the State from imposing a moratorium on evictions. It does, however, ensure that if such a moratorium were to be put into place, landlords will not be left in the lurch. In those instances, my bill would help keep families in homes and maintenance kept up to date.

Thank you for your consideration and I would be happy to answer any questions.

House District 138  
Buxton (part), Cornish, Hollis (part), and Limington