
From: [REDACTED]
Sent: Monday, 12 July 2021 9:07 PM
To: South Brisbane Electorate Office
Cc: Community Support and Services Committee; thepremier@premiers.qld.gov.au; communitiesandhousing@ministerial.qld.gov.au
Subject: Submission on the Housing Legislation Amendment Bill 2021 and the Residential Tenancies and Rooming Accommodation (Tenants' Rights) and Other Legislation Amendment Bill 2021

Dear Amy MacMahon MP,

Dear Committee

Please find my submission the Housing Legislation Amendment Bill 2021 (The Bill).

NAME: [REDACTED]

EMAIL ADDRESS: [REDACTED]

MAILING ADDRESS: [REDACTED]

PHONE NUMBER: [REDACTED]

ORGANISATION: _____

The Bill fails to meet its key stated objectives. In particular it fails to ensure that vulnerable community members are supported to sustain tenancies. It also fails to remove the ability of lessors to end tenancies without grounds.

I want to see the following changes in the Bill.

NO UNFAIR EVICTIONS. The grounds to end a tenancy, for 'end of a fixed term', must be removed as a matter of priority before the legislation is passed. As it is, the Bill will increase the reasons why renters can be evicted at no fault.

I am a property owner and I would feel very uncomfortable evicting a tenant without a stated cause. I think it is only fair that our tenants would know why they are being asked to leave. I think it is time we recognised that just because someone rents does not mean it is less of a home, a place where they have settled, where their children go to school if they have children, where it is close to their employment or other services. We should do everything we

can to protect tenants from being evicted, from having to move again and again. Everytime we evict a tenant, we are putting them at risk of becoming homeless.

ALLOW MINOR MODIFICATIONS. Being able to personalise and make safe my home is an important reform which should be included. The Bill must allow renters to undertake minor health, safety, accessibility and security modifications without prior approval, and minor amenity and personalisation changes with a short notification.

Why not give tenants the trust and responsibility to manage their tenancy as per the agreement. Why not give tenants this option and manage the consequences if the tenants go beyond what is stipulated in law. Tenants need to be able to make a home a home in the same way I can hang pictures, make minor adjustments as I do in my home as a homeowner. There needs to be greater balance in the tenant landlord relationship. We should treat tenants as responsible adults and the tenancy legislation should reflect this. The focus should be on supporting and educating rather than limiting and restricting freedoms.

MAKE IT EASIER FOR PEOPLE AFFECTED BY DOMESTIC & FAMILY VIOLENCE. I support the government's proposals around domestic and family violence but they must also include the ability to install security measures without prior consent. This is a vital safety protection for people experiencing DFV.

This is fundamental if we are going to address the needs of people escaping domestic violence.

LET RENTERS CHOOSE TO KEEP PETS. The Bill will go some way to support pets but they will still see renters with pets vetted out at application time, and allow conditions where the average dog or cat must live outside. The Bill must be changed to start with an assumption that renters can keep pets if they choose; require the lessor to seek orders to restrict pets if there is a dispute, and declare any previous pet conditions upfront.

We need real change for renters that brings stability and the ability to make a place our home.

Yours sincerely,

[REDACTED]

[REDACTED]