

Residential Tenancies and Rooming Accommodation (Rent Freeze) Amendment Bill 2022**Submission No:** 51**Submitted by:** **Publication:** Making the submission public but withholding your name**Attachments:** No attachment**Submitter Comments:**

I do not agree with a rent freeze and the government compelling investors to blanket ban options going forward. The government (State and Federal) has had knowledge of an impending housing crisis for over 15 years now and have failed to adequately plan, invest and incentivise to meet the increasing demand. It is not right to now penalise Queensland investors with rent freezes and changing property use. This is a knee jerk reaction bill rather than a carefully considering bill providing options for parliament to consider. We can do better to plan for long term sustained growth to encourage investment in different housing solutions that better meet Qlds needs rather than penalising current investors. Interest rate rises means rents will go up. It's how the economy works. There are plenty of everyday investors who have bought properties that have been under rented for various reasons. This needs to be corrected. I provide a rent subsidy to my cousin while they get on their feet after floods in February 2022. She makes up for it by helping me out in kind with babysitting. This bill does not take these sorts of things into consideration. I would be crippled if I was restricted to a 2% rent increase. There are plenty of ways that CALD communities informally help eachother without govt support that need to be considered.