

Residential Tenancies and Rooming Accommodation and Other Legislation Amendment Bill 2024

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From: [REDACTED]
To: [Housing, Big Build and Manufacturing Committee](#)
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Thank you for the opportunity to submit recommendations.

The one enormous problem existing at present, even though you have stabilized Rent increases to each 12 months, no provision has been made to the amount of increase.

It has been noted recently that Owner/Investors are increasing rents of up to \$2-300 per week, “as this is happening” this is somewhat crippling to a lot of families, even though I am not facing this situation at present.

I hope that this can be placed for debate and consideration as some prominent but ruthless Real Estate Agents are promoting, they can gain these benefits for potential Investors in purchasing Investment property for them.

Possibly the view of setting a scale estimate of maximum Rental prices allowed over and above previous or Current rental prices for a particular property or properties in the market area.

An example is that Tenants are currently paying in the region of \$550 per week and then are slugged an increase of \$1-200 Dollars per week increase, which has happened in a lot of instances recently, once Tenants have settled in to a comfortable Tenancy and the hit with this sort of blatant money gouging.

I, myself can deal with some of these situations if they arise, as I am aware of the service of QCAT and the rights one has but there are many good hearted people out there who are not aware and/or do not know how to proceed and have enormous stress over matters such as this, who require laws to protect these innocent and unfortunate Tenants.

I hope this can be considered in your current proposals.

Kind regards

Ron Woodleigh

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