



**Thank you for the opportunity to provide written testimony
in support of HF 398, HF 399 and HF400**

My name is Sue Watlov Phillips, Executive Director of MICAHA- Metropolitan Interfaith Council on Affordable Housing, President of National Coalition For The Homeless (NCH). I have worked with people experiencing homelessness for over 53 years and I experienced homelessness in the early 1970s.

Over ½ of MICAHA's Board and staff have experienced homelessness and/or housing crises. 70% of our Board of Directors and Staff are from diverse communities. We work to ensure people who have experienced homelessness, housing crises, and/or housing discrimination are at every decision making table about their lives.

Our faith calls us to be a welcoming community, to love and treat others the way we want to be treated. MICAHA members address the immediate needs of people in our community as we work together to change the structural causes of homeless, end homelessness and to realize our mission to ensure everyone, without exception, has safe, decent, accessible home that is affordable to them.

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MICAHA supports HF 398, HF 399 and HF400 to protect tenant rights to privacy, get needed repairs done, and provide opportunities for tenants to terminate their lease early and move due to an infirmity.

These bills will help to prevent homelessness.

- **HF398 (Her) - Residential lease implied covenants amended, tenant remedies against landlords for repairs provided, and tenant allowed to request emergency repairs at court.**
- **HF399 (Her) - Landlords prohibited fees expanded, and landlord entry restricted and improper entry fees amended.**
- **HF400 (Her) - Termination of lease upon infirmity of tenant established.**

God's peace,
Sue Watlov Phillips, M.A.
Executive Director MICAHA
President, National Coalition For The Homeless