

2/28/2023

Dear Chair Howard and Members of the Committee

My name is Brenda Enzenauer. I'm a resident of Blaine International Village. I have lived here for 31 years.

I owned my home but rent the land it sits on which is a small lot, when I moved in 31 yrs ago I only paid \$220 a month lot rent which at that time being a recently divorce women with 2 small kids was hard to make that payment along with a mortgage. The owner of Blaine International Village was very good about not increasing the rent too much until he passed away and then his son took over the property which then we received 2 increases a year and one year 3 which was more the 15%. A couple of years ago the owner's son sold it the property to a company located in Utah which don't care about the residents and only about getting that rent per month. With all the increases we have received up to February of this year our roads have huge pot holes and the snow plowing this winter has been horrible where there are some days I'm unable to get out of my drive way because the road hasn't been plowed which then I had to take time off from work. I wouldn't mind a small increase each year but when your getting 2 or more and such a large amount and nothing is getting done it's kind hard to swallow. I have try to call the main office in Utah and the website show's that the office is no longer open. Today if I want to sell my home I realize I won't make a profit off it but I should at least be able to sell it but now that new residents moving into the Manufacturing Community the rent is \$836 and since I was already a resident my lot rent has been increased again twice in a year and now I'm paying \$536 a month, no one is going to want to purchase my home once the price of homes start going down who's going to want to pay that in lot rent plus a mortgage when they can actually buy or put a little more money towards a real home. Out of the lot rent we pay we also pay property taxes to the counties we live in and the owner doesn't do that.

I'm asking as a single woman who's close to retirement to protect my rights as a home owner by supporting the bill (House File 1976), which limits a rent increase to the rate of inflation unless it can be justified by a direct increase in the cost of running, maintaining or improving the park.

Thank you so very much for taking the time out to read my letter and hopes this helps.

Brenda Enzenauer