

**From:** Barbara Stoddard [REDACTED]  
**Sent:** Monday, September 9, 2024 2:34 PM  
**To:** CityClerk <[CityClerk@chulavistaca.gov](mailto:CityClerk@chulavistaca.gov)>  
**Subject:** Concerns Regarding the Chula Vista Tenant Protection Ordinance

Dear Chula Vista City Council and Staff,

I am writing to express my deep concerns regarding the Tenant Protection Ordinance and its impact on rental housing providers in Chula Vista.

As an apartment owner, I feel compelled to add my voice to the growing chorus of landlords who are struggling under the weight of these regulations. The current housing crisis, marked by homelessness and a lack of affordable housing, is a complex issue that requires thoughtful solutions. However, the Tenant Protection Ordinance, as it stands, places an unfair burden on landlords and may ultimately exacerbate the very problems it aims to solve.

One of the most troubling aspects of this ordinance is the requirement for landlords to remove rental units from the market for a government-specified timeframe during substantial renovations. This mandate is not only impractical but also financially devastating for property owners. No other business is expected to cease operations and forgo income for extended periods without compensation. Who will compensate landlords for this loss of revenue? The answer, unfortunately, is no one.

The natural consequence of these restrictions is that landlords are forced to raise rental rates to offset their losses. However, with the looming threat of rent control, our options for maintaining financially viable properties are becoming increasingly limited.

It appears that California's policies are systematically pushing landlords to sell their investments. This trend, if continued, could lead to a scenario where the government becomes the primary owner of housing. When coupled with state-controlled medical care, this paints a picture that bears a striking resemblance to socialism.

I urge the City Council to reconsider these policies and work towards solutions that balance the needs of tenants with the rights of property owners. We need regulations that encourage investment in rental properties, not ones that drive landlords out of the market.

Thank you for your attention to this critical matter.

Sincerely,  
Barbara Stoddard  
Apartment Owner