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The Economics and Industry Standing Committee

Attention: Dr Loraine Abernethie
Principal Research Officer

As the owner of the Cable Beach Caravan Park, I am advising the above committee my reasons against the laws regulating long-term living in a caravan park.

The new legislation is ideally suited to the "Tenant" and offers little, if any, assistance to a Park owner/operator.

This act does the opposite to what it was intended to do.

We, the park owners will not give tenants stays in excess of 3 months, because it comes under the long term act, so they have to keep moving from park to park or town to town, which harms their employment opportunities, which in turn effects the town in which they would like to stay.

Of particular concern is the fact stating that a "Tenant" be given 180 days notice to end a tenancy, which consequently will end up in a court appearance anyway.

If a Park owner/operator is confronted with a drug or alcohol affected "Tenant", it is a ludicrous situation that we are not able to enforce immediate eviction against this person or persons.

It not only gives them the power to "run a muck" in this period, but also is a serious concern to the safety and welfare for other Park users and the owner/operator.

Can you imagine the problems if a law officer had to abide by these rules!!

Any breach of standard or acceptable situations such as a "drunk or drug addicted person, or matters such as non payment of rent, should not have the safety net that the long-term laws offer.

It is our belief, that these regulations can and will effect ownership and possible demise in tourist reliable towns such as Broome.

I, therefore request that the inquiry committee please take the appropriate procedure and abolish the long stay agreement.

Yours truly,

Ronald Beacham
Owner
Cable Beach Caravan Park
21st May, 2009