



Noé Orosco

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Assembly Judiciary Committee

401 S. Carson St., Room 3138
Carson City, NV 89701

Subject: Opposition to SB202

Dear Chair Miller and Committee Members,

My name is Noé Orosco, I am the Government Affairs Manager with Make the Road Nevada. We are in **opposition to SB202**, which can inadvertently target tenants who are victims themselves of bad acting or fake landlords.

The bill empowers landlords to unilaterally accuse someone of being a squatter—without requiring any evidence to substantiate that claim. This means that a landlord could misuse this provision to target renters they simply want to remove—whether to retaliate, to raise the rent, or to avoid the regular legal process for evictions.

Equally troubling is the fact that under this bill, landlords are not even required to notify the tenant that such a claim has been made. There is no form, no written notice, no standardized documentation—just an informal accusation that could lead to a lawful resident being forcibly removed from their home.

Lastly, cutting the time a tenant has to respond from 21 days to only 5 calendar days is deeply concerning. Five days is barely enough time for someone to even realize they've been accused, much less gather documentation, understand their rights, and seek legal assistance. For these reasons we oppose SB202.

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