

I do not want my name or any identifying personal details made public.

There is very little protection for renters and very little regulation of the rental "industry" and those that work in it. Landlords and real estate agents have too much power, more powers than the police, in that they can invade your home and privacy on any pretext they wish, even if it is idle curiosity.

Real estate agents take photos of renters belongings and they are not meant to. It is humiliating and distressing. Why do they need photographs of these things? What happens to the photographs? How are they used? Where are they stored? They are only meant to photograph the house structure, not people's belongings. The renter owns their possessions, not the landlord, not the real estate agent. If the agent uses the belongings of the renter in photos to advertise the house without their permission the renter should be recompensed or able to take the landlord to court.

"Inspections" are humiliating invasions of privacy by the sort of people I would not ordinarily invite into my home or have any contact with. The sort of people who work in real estate are not people with any moral compass or empathy or understanding of how the real world works or the lives of ordinary people. The 'inspections' infantilise renters. There is no regulation of housing , landlords, real estate agents . They can basically do as they like. They lie as a matter of course.

Housing is a right. Privacy and safety are a right. These things need to be put into law to protect renters. There is nothing at present. Housing must stop being about profit and become focussed on shelter, safety, privacy as rights.

There needs to be a cap on rental increases. People who "invest" in housing only care about money and invading, judging, and controlling people's lives. They see renters as sub-human. The language used infantilises renters. They require far too much personal information for rental applications and are not honest about where that information goes, who has access to it, why they need so much, where is it stored? Some real estate agents I have interacted with (and heard about) barely have organisational skills let alone communication skills or even life experience or understanding the concept of privacy.

Renting is not a "game". These are real peoples lives they are destroying and manipulating by their decisions about who and who can't have housing.

Long term renting and safety measures for renters protecting their privacy and rights must be put into law and quickly. Rent caps are essential. Unless governments change the house owning public's perception of renting as "bad" and "inferior" and people who rent as somehow deficient, and change laws and enforce those laws on landlords and real estate agents and that industry in general, this crisis is just going to get worse and it is at breaking point now.

Real estate agents are making moral judgements about people and housing and this is not a basis for fair treatment. Especially when those working in the real estate "industry" are, to use an old fashioned phrase, no better than they should be.

The means to owning a house should be available to everyone who wants to own a home. Governments have plenty of money but spend on what they think will appeal to a wealthy minority, to right wing media, and a small group of disgruntled persons who feel they are superior to everyone else. This applies to housing and health. Education. Spend money on what everyday people need . The people who have the burden and pay the bulk of taxes.

What needs to be done:

- Consult renters. Not just a chosen few. Not just the ones who tell you what you want to hear or based on wealthy voters "perceptions"
- Make owning a home easier. Loans, social housing, do whatever it takes. Housing is a basic need. Stop pretending it isn't and stop interested parties gamifying it.
- Create laws to protect renters privacy - regulate and ENFORCE privacy laws.
- Stop real estate agents and landlords invading privacy, photographing renters belongings, and generally treating renters with contempt. Reduce their power in every way. They are completely without any decency.
- Reduce rents, use rent caps, make real change and enforce it, make it absolutely clear to landlords and real estate agents that they must adhere to standards , respectful behaviour, educate them about privacy, educate them that renters are not sub-human. Regulate that industry. Make sure their staff have customer service training. Educate contractors or tradespersons that carry out servicing that renters are due the respect they afford home owners. Enforce standards. They have been unregulated for far too long.
- Media campaign to educate home owners and landlords that renters are not sub human. Treat it like a health or some other public service media campaign. There is a perception in the media and in the general public that renters are less than.