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“Amid Rise In Shootings, Retail Landlords Increasingly Look To Evict Problem Tenants”

Stephanie Friese quoted in “Amid Rise In Shootings, Retail Landlords Increasingly Look To Evict Problem Tenants”

Bisnow Atlanta

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In an article published on March 9, 2022, Atlanta Co-Managing Shareholder Stephanie Friese provides insight on how the increase in shootings in Atlanta have drawn attention to the impact of this violence on commercial properties. The commercial real estate industry is taking notice.

Landlords continue to raise concern when repeated incidents happen at their properties with no action. The article explains that these incidents can open landlords up to liability and many are concerned as targeted violence continues to rise in their areas. But property owners' legal options are limited. If they are arguing an eviction in court, landlords have the burden of proof to show that their tenants have been remiss in controlling customer behavior, which is a difficult prospect.

“For the landlord to evict the tenant based on violence ... there are some hurdles,” explains Friese. “The landlord doesn't have police power.”

To read the full article, subscribers may [click here](#).