



**TO:** Elizabeth Pauli, City Manager  
**FROM:** Danielle Larson, Tax & License Division Manager, Finance Department; Andy Cherullo, Finance Director; Chief Avery Moore, Tacoma Police Department  
**COPY:** Community Vitality and Safety Committee  
**PRESENTER:** Danielle Larson, Finance Department; Captain Christopher Travis, Police Department  
**SUBJECT:** Chronic Nuisance Code Update  
**DATE:** February 9, 2023

**PRESENTATION TYPE:**  
Informational Briefing

**SUMMARY:**

Amendments were made to the Chronic Nuisance Code in October 2018. Staff is providing an informational briefing on the application of the code since the amendments went into effect.

**BACKGROUND:**

The Chronic Nuisance code was established in 2003 with an intent to protect the health, safety and welfare of the public. The code was amended in 2010 to update the list of nuisance activities and the appeal process while adding a temporary period of license suspension for non-compliance. While designed to address properties that consume a disproportionate amount of City resources because of criminal conduct and impact on neighboring properties, successful application of the code still proved either cumbersome, lengthy, or ineffective.

In October 2018, the code was amended to 1) expand the definition of a “chronic nuisance property,” 2) add in a required correction agreement, 3) include more enforcement options if non-compliant and 4) streamline the administrative process to allow for a multi-departmental approach.

**ISSUE:**

The most recent amendments have proven to be effective in addressing problematic behaviors generated from businesses even though full application of the Chronic Nuisance Code (CNC) has been minimal with one property being declared a “chronic nuisance property” since October 2018.

The streamlined administrative process with a cross-departmental team has worked effectively to review and strategically remedy problematic properties. The team includes representatives from Police, Tax & License, Legal, and Code Enforcement with other department representatives (i.e. Source Control, Landlord/Tenant) brought into discussions as needed.

The team meets regularly to review problematic properties and seek collaborative solutions to address the issues. The team solicits input from relevant staff and formulates actions plans. As a result, City staff has often determined that other enforcement actions, such as summary suspension of a business license, is more effective to address a given situation.

The City continues to work collaboratively with property owners to address areas of concern from the time an issue arises. Community Liaison Officers [CLOs], Tax and License Compliance Officers, and other city staff provide education, information, and resources to business owners to ensure they understand what



compliance with city laws means. This collaborative approach helps remedy situations that would otherwise rise to a chronic nuisance situation.

While applying this code, staff has noticed areas that could be improved to potentially remedy problem situations in a more rapid and effective manner. As such, staff will be discussing possible amendments to the code and seeking input from the Committee, and at a future meeting bring a full recommendation to the Committee for consideration.

**ALTERNATIVES:**

Informational briefing only.

**FISCAL IMPACT:**

Informational briefing only.

**RECOMMENDATION:**

Informational briefing only.