



TO: Elizabeth Pauli, City Manager
FROM: Councilmember Keith Blocker and Council Assistant Rebecca Boydston
COPY: City Council and City Clerk
SUBJECT: Resolution 39998 – Tenant Protections – April 24, 2018
DATE: April 23, 2018

SUMMARY:

In light of the recent displacement of residents at the Tiki Apartment complex, we hereby request the City Manager to review related City policies and have staff examine options for expanding tenants rights while not doing undue harm to landlords.

COUNCIL SPONSORS:

Councilmember Keith Blocker
 Mayor Victoria Woodards
 Councilmember Chris Beale
 Councilmember Justin Camarata

STRATEGIC POLICY PRIORITY:

- Ensure all Tacoma residents are valued and have access to resources to meet their needs.

Shelter is a basic human necessity, and with rising rental costs the City of Tacoma, along with many parts of the world, has an affordable housing crisis. As we work to alleviate homelessness, we also want to ensure those who are currently housed, remain so. As noted at the April 10, 2018 Study Session staff is currently in the process of developing a comprehensive affordable housing action strategy. The potential actions list includes additional tenant protections. We wish to elevate this discussion in light of recent events at the Tiki Apartments. We wish to examine policies to strengthen protections for tenants to provide increased housing security.

BACKGROUND:

On April 5, residents in all 58 units of the Tiki Apartment complex received notices to vacate their apartments. Half of the residents were given until April 30 to vacate, and half until the end of May, in accordance with current notification requirements. While some of those dates have been extended, many of the residents are low income, disabled, or have other challenges in finding a new home within such a short timeframe and within a similar pricepoint.

ISSUE:

We therefore request staff examine options for additional tenant protections to provide additional security for renters.

ALTERNATIVES:

Not applicable.

RECOMMENDATION:

We request the City Manager direct staff to look into options for expanding tenant rights, while working with tenant and landlord groups to build a consensus, and to bring forward possible recommendations to be discussed at an upcoming Community Vitality and Safety committee meeting.



FISCAL IMPACT:
No fiscal impact