

Ordinance No. 119271

The City of Seattle
Council Bill/Ordinance

Council Bill No. 112460

Relating to the Tenant Relocation Assistance Ordinance and amending SMC 22.210.130 to increase from One Thousand Seventy One Dollars (\$1071.) to Two Thousand Dollars (\$2000.) the total amount of relocation assistance payable to low-income tenants who are displaced by demolition, change of use, substantial rehabilitation, or removal of use restrictions, subject to appropriation of sufficient funds for such purpose by the City.

Budget
Pass
11-23-98 Full C
(Exec

CF No. _____

Date Introduced:	NOV 9 - 1998	
Date 1st Referred:	NOV 9 - 1998	To: (committee) BUDGET
Date Re - Referred:		To: (committee)
Date Re - Referred:		To: (committee)
Date of Final Passage:	11-23-98	Full Council Vote:
Date Presented to Mayor:	11-23-98	Date Approved: DEC 2 1998
Date Returned to City Clerk:	DEC 2 1998	Date Published: 2 pp. T.D. <input checked="" type="checkbox"/> F.T. <input checked="" type="checkbox"/>
Date Vetoed by Mayor:		Date Veto Published:
Date Passed Over Veto:		Veto Sustained:

This file is complete and ready

Law Department

Law Dept. Review

R

The City of Seattle - Legislative Department

Council Bill/Ordinance sponsored by: LICATA
Councilmember

Committee Action:

Budget Committee:

Pass As Amended *11/18/98*

11-23-98 Full Council: Passed As Amended 8-0

(Excused: McIver)

This file is complete and ready for presentation to Full Council. Committee: _____
(initial/date)

Law Department

NO DISK

Law Dept. Review

OHP
Review

①

City Clerk
Review

Electronic
Copy Loaded

Indexed

ORDINANCE 119271

1
2 AN ORDINANCE relating to the Tenant Relocation Assistance Ordinance and amending SMC
3 22.210.130 to increase from One Thousand Seventy One Dollars (\$1071.) to Two Thousand
4 Dollars (\$2000.) the total amount of relocation assistance payable to low-income tenants who are
5 displaced by demolition, change of use, substantial rehabilitation, or removal of use restrictions,
6 subject to appropriation of sufficient funds for such purpose by the City.

7 WHEREAS, The State of Washington has adopted legislation (RCW 59.18.440) authorizing local
8 jurisdictions to pay relocation assistance of up to Two Thousand Dollars (\$2,000) as adjusted
9 annually by the percentage amount of change in the housing component of the Consumer Price
10 Index to low-income tenants who are displaced from dwelling units by housing demolition,
11 change of use, substantial rehabilitation or removal of use restrictions from assisted housing; and

12 WHEREAS, in 1990 the Seattle City Council passed the Tenant Relocation Assistance Ordinance
13 authorizing payment of Two Thousand Dollars (\$2000) per low income tenant household
14 because the rapid rate of development in the City of Seattle reduced and continues to reduce the
15 supply of rental housing available and affordable to low- and moderate-income tenants; and

16 WHEREAS, when the Tenant Relocation Assistance Ordinance was passed in 1990, the City Council
17 heard testimony at a public hearing and found that the costs incurred by tenants to relocate within
18 Seattle include actual physical moving costs, advance payments, utility fees, security and damage
19 deposits and anticipated additional rent and utility costs, which, on average, equal or exceed Two
20 Thousand Dollars (\$2,000.00) per tenant household; and

21 WHEREAS, in 1994 the City suspended the requirement that the owner pay half of the Two Thousand
22 Dollars relocation payment in response to a court decision holding the Mobile Home Relocation
23 Assistance Statute unconstitutional, although the City continued to pay its share of \$1000 as
24 annually adjusted; and

WHEREAS, in 1997 the City passed Ordinance 118839, reinstating the requirement that the owner pay
half of the relocation assistance payment, although the amount was not adjusted upward from the
\$1000 as adjusted annually that the City had been paying during the suspension; and

WHEREAS, the costs for low-income tenant households to relocate within Seattle have not decreased
since 1990 and are likely to have increased above the \$2000 it cost in 1990; and

WHEREAS, it is the Council's intent that the amount of relocation assistance to be paid be set at an
amount in accordance with State law and consistent with testimony at the public hearing
regarding the reasonable costs of relocating a low-income tenant household in the City of Seattle.

NOW THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

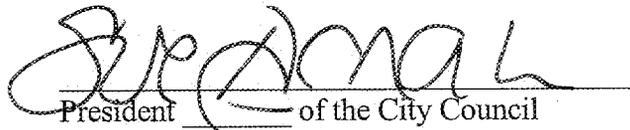
1 Section 1. Subsection A of Section 22.210.130 of the SMC, which Section was last amended
2 by Ordinance 118839, is amended as follows:

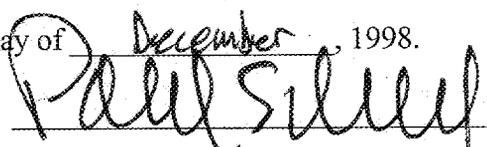
3 **SMC 22.210.130 Relocation assistance payments.**

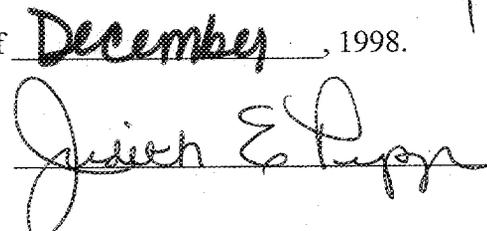
4 A. Low-income tenants who are displaced by demolition, change of use, substantial
5 rehabilitation, or removal of use restrictions, and who comply with the requirements of this chapter, shall
6 be paid a total relocation assistance payment in the amount of ~~((One Thousand and Seventy-one))~~ Two
7 Thousand Dollars (\$2000) ~~(((\$1,071)))~~ to be paid by the City, subject to appropriation of sufficient funds
8 for such purpose by the City. The amount of relocation assistance shall be adjusted annually by the
9 percentage amount of change in the housing component of the Consumer Price Index, as published by
10 the United States Department of Labor, Bureau of Labor Statistics. Such adjustments shall be published
11 in a Director's rule.

12 Section 2. This ordinance shall take effect and be in force thirty (30) days from and after its
13 approval by the Mayor, but if not approved and returned by the Mayor within ten (10) days after
14 presentation, it shall take effect as provided by Municipal Code Section 1.04.020.

15 Passed by the City Council the 23rd day of November, 1998, and signed by me in open
16 session in authentication of its passage this 23rd day of November, 1998.

17 
18 _____
President _____ of the City Council

19 Approved by me this 2nd day of December, 1998.
20 
21 _____
Mayor

22 Filed by me this 2nd day of December, 1998.
23 
24 _____
City Clerk

TIME AND DATE STAMP

11/4/98

SPONSORSHIP

THE ATTACHED DOCUMENT IS SPONSORED FOR FILING WITH THE CITY COUNCIL BY THE MEMBER(S) OF THE CITY COUNCIL WHOSE SIGNATURE(S) ARE SHOWN BELOW:

[Handwritten Signature]

Budget _____

FOR CITY COUNCIL PRESIDENT USE ONLY

COMMITTEE(S) REFERRED TO: _____



PRESIDENT'S SIGNATURE

STATE OF WASHINGTON - KING COUNTY

100347
City of Seattle, City Clerk

—SS.

No.

City of Seattle

ORDINANCE 119271

AN ORDINANCE relating to the Tenant Relocation Assistance Ordinance and amending SMC 22.210.130 to increase from One Thousand Seventy One Dollars (\$1071) to Two Thousand Dollars (\$2000) the total amount of relocation assistance payable to low-income tenants who are displaced by demolition, change of use, substantial rehabilitation, or removal of use restrictions, subject to appropriation of sufficient funds for such purpose by the City.

WHEREAS, The State of Washington has adopted legislation (RCW 59.18.440) authorizing local jurisdictions to pay relocation assistance of up to Two Thousand Dollars (\$2,000) as adjusted annually by the percentage amount of change in the housing component of the Consumer Price Index to low-income tenants who are displaced from dwelling units by housing demolition, change of use, substantial rehabilitation or removal of use restrictions from assisted housing; and

WHEREAS, in 1990 the Seattle City Council passed the Tenant Relocation Assistance Ordinance authorizing payment of Two Thousand Dollars (\$2000) per low income tenant household because the rapid rate of development in the City of Seattle reduced and continues to reduce the supply of rental housing available and affordable to low- and moderate-income tenants; and

WHEREAS, when the Tenant Relocation Assistance Ordinance was passed in 1990, the City Council heard testimony at a public hearing and found that the costs incurred by tenants to relocate within Seattle include actual physical moving costs, advance payments, utility fees, security and damage deposits and anticipated additional rent and utility costs, which, on average, equal or exceed Two Thousand Dollars (\$2,000.00) per tenant household; and

WHEREAS, in 1994 the City suspended the requirement that the owner pay half of the Two Thousand Dollars relocation payment in response to a court decision holding the Mobile Home Relocation Assistance Statute unconstitutional, although the City continued to pay its share of \$1000 as annually adjusted; and

WHEREAS, in 1997 the City passed Ordinance 118839, reinstating the requirement that the owner pay half of the relocation assistance payment, although the amount was not adjusted upward from the \$1000 as adjusted annually that the City had been paying during the suspension; and

WHEREAS, the costs for low-income tenant households to relocate within Seattle have not decreased since 1990 and are likely to have increased above the \$2000 it cost in 1990; and

WHEREAS, it is the Council's intent that the amount of relocation assistance to be paid be set at an amount in accordance with State law and consistent with testimony at the public hearing regarding the reasonable costs of relocating a low-income tenant household in the City of Seattle.

NOW THEREFORE

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. Subsection A of Section 22.210.130 of the SMC, which Section was last amended by Ordinance 118839, is amended as follows:

SMC 22.210.130 RELOCATION ASSISTANCE PAYMENTS

A. Low-income tenants who are displaced by demolition, change of use, substantial rehabilitation, or removal of use restrictions, and who comply with the requirements of this chapter, shall be paid a total relocation assistance payment in the

Affidavit of Publication

The undersigned, on oath states that he is an authorized representative of The Daily Journal of Commerce, a daily newspaper, which newspaper is a legal newspaper of general circulation and it is now and has been for more than six months prior to the date of publication hereinafter referred to, published in the English language continuously as a daily newspaper in Seattle, King County, Washington, and it is now and during all of said time was printed in an office maintained at the aforesaid place of publication of this newspaper. The Daily Journal of Commerce was on the 12th day of June, 1941, approved as a legal newspaper by the Superior Court of King County.

The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT:ORD 119271/FULL

was published on

12/18/98

The amount of the fee charged for the foregoing publication is the sum of \$ _____, which amount has been paid in full.

K. Patterson

Subscribed and sworn to before me on

12/18/98

M. O'Leary

Notary Public for the State of Washington, residing in Seattle