



SEATTLE CITY COUNCIL

Legislative Summary

CB 119620

Record No.: CB 119620

Type: Ordinance (Ord)

Status: Passed

Version: 1

Ord. no: Ord 125953

In Control: City Clerk

File Created: 08/02/2019

Final Action: 10/11/2019

Title: AN ORDINANCE relating to residential rent payments; requiring receipts and non-electronic payment options; and amending Section 7.24.030 of the Seattle Municipal Code.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: Herbold

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments: Summary and Fiscal Note

Drafter: bonita.chinn@seattle.gov

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published:

☐ Yes

☐ No

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Mayor	08/06/2019	Mayor's leg transmitted to Council	City Clerk			
1	City Clerk	08/06/2019	sent for review	Council President's Office			
Action Text: The Council Bill (CB) was sent for review. to the Council President's Office							
1	Council President's Office	08/29/2019	sent for review	Civil Rights, Utilities, Economic Development, and Arts Committee			
Action Text: The Council Bill (CB) was sent for review. to the Civil Rights, Utilities, Economic Development, and Arts Committee							

1	City Council	09/09/2019	referred	Civil Rights, Utilities, Economic Development, and Arts Committee	
1	Civil Rights, Utilities, Economic Development, and Arts Committee	09/10/2019	discussed		
	Action Text: The Council Bill (CB) was discussed.				
1	Civil Rights, Utilities, Economic Development, and Arts Committee	09/24/2019	pass		Pass
	Action Text: The Committee recommends that City Council pass the Council Bill (CB).				
			In Favor: 2	Chair Herbold, Member O'Brien	
			Opposed: 0		
1	City Council	09/30/2019	passed		Pass
	Action Text: The Council Bill (CB) was passed by the following vote, and the President signed the Bill:				
			In Favor: 8	Councilmember Bagshaw, Council President Harrell, Councilmember Herbold, Councilmember Juarez, Councilmember Mosqueda, Councilmember O'Brien, Councilmember Pacheco, Councilmember Sawant	
			Opposed: 0		
1	City Clerk	10/03/2019	submitted for Mayor's signature	Mayor	
1	Mayor	10/04/2019	Signed		
	Action Text: The Council Bill (CB) was Signed.				
1	Mayor	10/11/2019	returned	City Clerk	
	Action Text: The Council Bill (CB) was returned. to the City Clerk				
1	City Clerk	10/11/2019	attested by City Clerk		
	Action Text: The Ordinance (Ord) was attested by City Clerk.				

CITY OF SEATTLE

ORDINANCE

125953

COUNCIL BILL

119620

AN ORDINANCE relating to residential rent payments; requiring receipts and non-electronic payment options; and amending Section 7.24.030 of the Seattle Municipal Code.

WHEREAS, the rental relationship between landlords and tenants requires clear communication and documentation of transactions, including payment of rent; and

WHEREAS, in September 2018, the Seattle Women's Commission and the King County Bar Association jointly published *Losing Home: The Human Cost of Eviction in Seattle*, finding that families who are evicted face material hardships that make it more difficult to secure safe and affordable housing and that the most disadvantaged groups face the highest likelihood of eviction; and

WHEREAS, disputes about rent payment are one cause of eviction proceedings; and

WHEREAS, requirements for payment of rent through electronic banking can place a burden and cost on tenants; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. Section 7.24.030 of the Seattle Municipal Code, last amended by Ordinance 125558, is amended as follows:

7.24.030 Rental agreement requirements

* * *

E. Any rental agreement entered into after ~~((the effective date of the ordinance introduced as Council Bill 118817))~~ January 15, 2017 shall describe the terms and conditions of any monthly or periodic payments required as a condition of tenancy, including but not limited to: rent, security deposits, non-refundable move-in fee, last month's rent, utility payments, parking

1 fees, late fees authorized by the rental agreement, or other monthly or periodic payments
2 required to be made by the tenant to the landlord. When any monthly or periodic payment is
3 made pursuant to the rental agreement, the landlord shall first apply the payment to the rent due
4 before applying it to other payments due by the tenant to the landlord, except that if the payment
5 is made in response to a notice issued pursuant to RCW 59.12.030 during the period of that
6 notice, the landlord shall first apply the payment to the amount specified in that notice, before
7 applying it to the rent due or to other payments due by the tenant to the landlord. The landlord
8 shall:

- 9 1. Provide a receipt for any payment made by a tenant in the form of cash.
10 2. Provide, upon the request of a tenant, a written receipt for any payments made
11 by the tenant in a form other than cash.
12 3. Provide the option for payment of housing costs and other costs and fees by
13 cash, check, or other means that do not require electronic banking.

14 * * *

15 Section 2. If any section or subsection of the Seattle Municipal Code affected by this
16 ordinance is amended by ordinance without reference to amendments made by this ordinance,
17 each ordinance shall be given effect to the extent that the amendments do not conflict in purpose,
18 and the code reviser may publish the section or subsection in the official code with all
19 amendments incorporated therein.

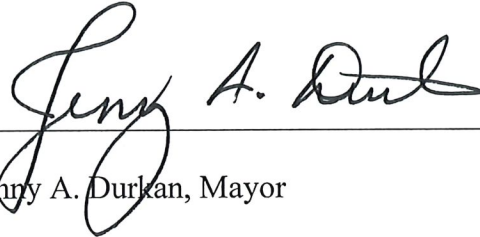
Section 3. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the 30th day of September, 2019,
and signed by me in open session in authentication of its passage this 30th day of September, 2019.



President _____ of the City Council

Approved by me this 4th day of October, 2019.



Jerry A. Durkan, Mayor

Filed by me this 11th day of OCTOBER, 2019.



Monica Martinez Simmons, City Clerk

(Seal)

STATE OF WASHINGTON -- KING COUNTY

--SS.

379066

No. TITLE ONLY

CITY OF SEATTLE, CLERKS OFFICE

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.

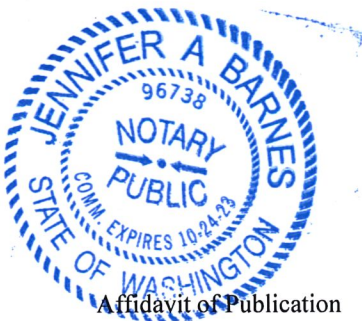
The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

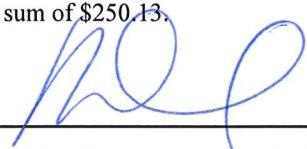
CT:125949-961.865219

was published on

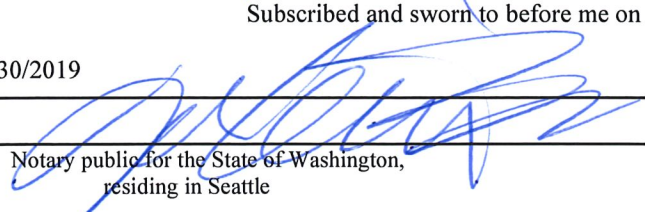
10/30/19

The amount of the fee charged for the foregoing publication is the sum of \$250.13.




Subscribed and sworn to before me on

10/30/2019


Notary public for the State of Washington,
residing in Seattle

State of Washington, King County

City of Seattle

The full text of the following legislation, passed by the City Council on September 30, 2019, and published below by title only, will be mailed upon request, or can be accessed at <http://seattle.legistar.com>. For information on upcoming meetings of the Seattle City Council, please visit <http://www.seattle.gov/council/calendar>.

Ordinance 125949

Council Bill 119660

AN ORDINANCE appropriating money to pay certain audited claims for the week of September 16, 2019 through September 20, 2019 and ordering the payment thereof.

Ordinance 125950

Council Bill 119606

AN ORDINANCE relating to rental properties; restricting a landlord's ability to limit the number of persons residing in a rental unit; prohibiting the use of conditions that are applied to persons residing in a rental unit who are not tenants; and amending Sections 7.24.020 and 7.24.030 of, and adding new Sections 7.24.031 and 7.24.032 to, the Seattle Municipal Code.

Ordinance 125951

Council Bill 119658

AN ORDINANCE relating to rental agreements; relieving a tenant experiencing domestic violence, sexual assault, unlawful harassment, or stalking from liability for damage to the landlord's property caused by a perpetrator of domestic violence, sexual assault, unlawful harassment, or stalking; creating a landlord mitigation program; and amending Sections 7.24.020, 7.24.030, and 22.206.170 of, and adding new Section 7.24.033 to, the Seattle Municipal Code.

Ordinance 125952

Council Bill 119619

AN ORDINANCE relating to notices to residential rental tenants; requiring certain notices to contain a reference to City landlord-tenant information and resources; and amending Section 22.206.180 of the Seattle Municipal Code.

Ordinance 125953

Council Bill 119620

AN ORDINANCE relating to residential rent payments; requiring receipts and non-electronic payment options; and amending Section 7.24.030 of the Seattle Municipal Code.

Ordinance 125954

Council Bill 119621

AN ORDINANCE relating to termination of residential rental tenancies; requiring compliance with the Rental Registration and Inspection Ordinance before issuing notices to terminate a tenancy; and amending Sections 22.206.160 and 22.214.075 of the Seattle Municipal Code.

Ordinance 125955

Council Bill 119639

AN ORDINANCE relating to Seattle Public Utilities; declaring certain real property rights to be surplus to the needs of Seattle Public Utilities; and authorizing the General Manager/CEO of Seattle Public Utilities to execute an easement agreement with Little Green Valley, LLC, a Washington limited liability company; Nancy J. Gleason; Ron L. Nickell aka Ronald L. Nickell and Sandra Flint Nickell, Husband and Wife; William H. Flint, The Heirs of Charles Eugene Flint; and Joan H. Zimmerman, allowing the use of certain City of Seattle property in the north half of the southwest quarter of Section 5, Township 22 North, Range 6 East, W.M., in King County Washington for access purposes.

Ordinance 125956

Council Bill 119631

AN ORDINANCE relating to the City Light Department; authorizing the General Manager and Chief Executive Officer of City Light to execute the NorthernGrid Funding Agreement; authorizing the execution of supplements, extensions, and amendments to such agreement subject to appropriated budget authority; and ratifying and confirming certain prior acts.

Ordinance 125957

Council Bill 119632

AN ORDINANCE relating to the City Light Department; granting authority for the Department to offer term-limited pilot programs to study demand response and low-income assistance programs.

Ordinance 125958

Council Bill 119633

AN ORDINANCE relating to the rates, terms, and conditions for the use and sale of electricity supplied by the City Light Department for 2020; amending Seattle Municipal Code (SMC) Sections 21.49.030, 21.49.052, 21.49.055, 21.49.057, and 21.49.081; adding a new Section 21.49.070 to the SMC; and ratifying and confirming certain prior acts.

Ordinance 125959

Council Bill 119659

AN ORDINANCE relating to emergency assistance for low-income City Light Department and Seattle Public Utilities Department customers; amending Sections 21.49.042 and 21.76.065 of the Seattle Municipal Code to expand and align eligibility and assistance guidelines for emergency assistance programs.

Ordinance 125960

Council Bill 119635

AN ORDINANCE relating to the City Light Department and the Office of Housing; transferring jurisdiction of the former Loyal Heights and Phinney Substation properties from the City Light Department to the Office of Housing for the purpose of developing permanently affordable home ownership.

Ordinance 125961

Council Bill 119614

AN ORDINANCE vacating Carr Place North between North 34th Street and North 35th Street, on the petition of Seattle Public Utilities (Clerk File 312535).

Ordinance 865219

Council Bill None

AN ORDINANCE for testing our passed legislation process

Date of publication in the Seattle Daily Journal of Commerce, October 30, 2019.

10/30(379066)