

Resolution _____

WHEREAS, the City of Austin has various recognition programs that elevate and incentivize high standards adopted by the private sector; and

WHEREAS, the City of Austin's 2014 Comprehensive Housing Market Analysis noted that there are 60,000 renter households earning less than \$25,000 a year and just 19,000 affordable rental units to serve them leaving a shortage of 41,000 units; and

WHEREAS, one public sector approach to addressing the gap in affordable units is through the use of Housing Choice Voucher (HCV) Program (formerly 'Section 8') and the Veterans Affairs Supportive Housing program (VASH); and

WHEREAS, housing and veteran advocates, pursuing the goal to end veteran homelessness have noted that chronically homeless veterans often have more than one barrier to housing and have recommended the development of a landlord incentive fund that would provide an assistance with participation or potential 'safety net' for landlords willing to work with programs like VASH, which as demonstrated by other communities would greatly further the effort to end veteran homelessness; and

WHEREAS, in addition to accepting the hard-to-house, there are many opportunities for landlords to demonstrate a shared effort in achieving community

goals by voluntarily setting high standards in areas like accessibility, code compliance, energy efficiency and tenant protections; and

WHEREAS, housing providers have indicated several possible incentives that would improve voluntary participation based on a recognized or trusted ‘good landlord’ status, including permitting assistance and other rebates; and **NOW THEREFORE**,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

The City Manager is directed to develop a voluntary “Good Landlord Program” for private sector landlords that meet high standards or help assist with difficult to house individuals and to bring the program back to Council for final approval by December 11, 2014. The program should include target goals and standards along with appropriate recognition and incentives. The proposed program should be presented to the Community Development Commission and other partners including, but not limited to, the Austin Apartment Association, Austin Board of Realtors, Housing Authority of the City of Austin, Housing Works and Ending Community Homelessness Organization.

ADOPTED: _____, 2014 **ATTEST:** _____

Jannette S. Goodall
City Clerk