



Recommendation for Action

File #: 22-3016, **Agenda Item #:** 39.

9/29/2022

Posting Language

Approve an ordinance amending City Code Chapter 4-14 related to notices of proposed eviction.

Lead Department

Office of Civil Rights.

Fiscal Note

This item has no fiscal impact.

Prior Council Action:

February 3, 2022 - Resolution No. 20220203-040 was approved as amended on an 11-0 vote.

For More Information:

Tamela Saldaña, Acting Director; Office of Civil Rights, 512-978-1534; Patricia Link, Division Chief, Law Department, 512-974-2173.

Additional Backup Information:

If approved, this ordinance will require a landlord to provide a notice of proposed eviction prior to issuing a notice to vacate. This ordinance will codify the notice of proposed eviction requirement adopted during the COVID-19 pandemic. However, some of the requirements in the proposed ordinance are different from the requirements adopted during the pandemic.

A landlord who may evict a residential tenant for rent or non-rent related reasons will be required to provide a notice of proposed eviction. The number of days between a notice of proposed eviction and a notice to vacate will be 21 days (or 14 days if the tenant fails to contact the landlord). This timeframe is similar to those found in other jurisdictions. If a landlord issues a notice to vacate but fails to provide a notice of proposed eviction or otherwise fails to follow this regulation, the notice to vacate is not valid.

Strategic Outcome(s):

Government that Works for All.