

Asha Venkataraman

Date: May 4, 2020

Version: 1

**Amendment 1**  
**to**  
**CB 119784 – Emergency Eviction Defense**  
**Sponsor: CP González**  
Technical corrections and legislative findings

**Legislative Finding I: Amend the following as shown:**

I. ~~On March 14, 2020,~~ Mayor Durkan signed an emergency order, amended by the Council in Resolution 31938 on March 16, 2020, creating a moratorium on residential evictions for non-payment of rent through the earlier of the end of the civil emergency or 60 days after the effective date of the emergency order, prohibiting a landlord from issuing a notice of termination or initiating an eviction action for non-payment of rent or otherwise acting on a termination notice, and creating a defense to a pending eviction action for non-payment of rent that the eviction would occur during the moratorium.

**Legislative Findings: Amend the following as shown:**

Y. Providing a defense to eviction for certain causes is necessary as an additional step to protect public health to support stable housing, decrease the likelihood that individuals and families will fall into homelessness, and decrease exposure while the COVID-19 emergency exists.

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Z. Governor's Proclamation 20-28 allows certain actions under the Open Public Meetings Act for actions that are 1) necessary and routine; or 2) necessary in response to the COVID-19 public health emergency.

AA. By reason of the findings set out above, this legislation is necessary in response to the COVID-19 public health emergency.

**Section 22.206.160.C.9.a.1: Amend the following as shown:**

1) The tenant fails to comply with a 14-day notice to pay rent or vacate pursuant to RCW 59.12.030(3) for rent due during ~~the pendency~~, or within six months after, the termination of, the Mayor's residential eviction moratorium; or

**Section 22.206.160.C.9: Amend the following as shown:**

For purposes of this subsection 22.206.160.C.9, "termination of the Mayor's residential eviction moratorium" means termination of subsection 1.C (creating a defense to a pending eviction action) of the moratorium on residential evictions ordered by the Mayor's ~~March 14, 2020~~ civil emergency order, as amended by the Council in Resolution 31938 on March 16, 2020.

**Effect:**

These amendments would make a grammatical correction, revise references to the date of the Mayor's eviction moratorium to include a reference to Council's amendments in Resolution 31938, and add findings showing compliance with Governor's Order 20-28.