



BOARD OF SUPERVISORS
AGENDA LETTER

**Agenda
Number:**

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: 1st and 3rd District Supervisors
Department No.:
For Agenda Of: June 23rd, 2009
Placement: Administrative
DisplayText cannot span 60 minutes on July 7th, 2009
Continued Item: no
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Board Member(s) Name & Phone: Supervisor Doreen Farr: 568-2192
Supervisor Salud Carbajal: 568-2186
Contact Info: Name & Phone: Chris Henson: 568-2197
Jeremy Tittle: 568-2182
SUBJECT: **Review and consider amendments to Ordinance 4444 of the Santa Barbara County Code relating to the rights and duties and landlords and tenants in rental properties**

County Counsel Concurrence

Auditor-Controller Concurrence

As to form: N/A

Recommended Actions: That the Board of Supervisors set a hearing to:

Direct the Department of Housing and Community Development to review and propose amendments to Ordinance 4444 of the County Code and take necessary steps to implement the following;

- A. The expansion of categories covered by the ordinance to include demolition, remodel, rezoning of land use from residential to commercial and condo conversions in addition to the red tagged properties that the ordinance currently applies to

- B. Designation of Housing and Community Development as the overseeing department, establishment of a process and formal system of tracking of evictions, and implement an “incremental fee” for non-reporting;
- C. Increase relocation payments, and;
- D. Establish a protocol for working with Community Based Organizations for enhanced community education regarding this ordinance.

Summary Text:

While there has been significant attention to the plight of homeowners facing the loss of their homes due to foreclosure, it is important that we do not overlook renters who are also victims of the economic crises confronting our nation and County.

Our County is experiencing a rapid reduction in the supply of rental housing available to low and moderate-income residents. Rents have been increasing rapidly and vacancies in rental housing are at historically low levels. This makes it increasingly difficult for residents, especially those with low incomes, to locate affordable rental housing. Given these circumstances, we believe it is important that our County examines what potential enhancements exist which could provide assistance to renters displaced by certain circumstances beyond their control.

Authored by:

Chris Henson
Jeremy Tittle

cc: