



SB 5600 bill signing, May 9th, 2019!

Eviction Reform

5600/Kuderer and HB 1453/Macri

Today's Agenda

- Logistics
- Acknowledgements
- Polls: Why are you interested in eviction reform?
- Why eviction reform?
- Big picture
- Into the weeds
- Q & A



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Housing Alliance

Eviction Reform

5600/Kuderer and HB 1453/Macri

Welcome to today's Zoom webinar!

- Due to the large number of registrations, everyone will be muted today.
- You can ask questions via the live chat or Q&A options. Ask questions throughout or save them for the end.
- If you have problems with the platform, we will try to help. Use the live chat to share any tech issues.



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Special thanks to Representative Nicole Macri (43rd LD, Seattle) and Senator Patty Kuderer (48th LD, Redmond) for their incredible leadership!

Thanks also to Representative Laurie Jenkins (27th LD, Tacoma) and Representative Melanie Morgan (29th LD, Lakewood) for their key roles.

Partners:

Housing Justice Project, King County Bar Association

Washington CAN

Tacoma Tenants Organizing Committee

Tenants Union of Washington State

Columbia Legal Services

Dr. Tim Thomas, University of Washington

Northwest Justice Project

Association of Washington Housing Authorities

And many others who testified, organized throughout the interim and contacted their lawmakers throughout the session!

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Tenant protections are critical in advancing racial equity:

- 69% of black households in Washington state are renters, compared to only 33% of white households,
- 57% of Hispanic or Latino households are renters in Washington state and,
- 66% of Native Hawaiian or Pacific Islander households are renters.



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Eviction reform is particularly critical in advancing racial equity:

- Black adults are 5.5 times more likely to be evicted than white adults in King County and 6.8 times more likely in Pierce County.
- 1 in 5 black adults had an eviction in Pierce County between 2013 and 2017, and 1 in 10 black adults had an eviction in King County.
- Latinx adults are 1.9 times more likely to be evicted than white adults in King County and 1.4 times more likely to be evicted in Pierce County.

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Eviction reform is also critical in advancing gender equity, especially for women of color:

- Black women in King County are evicted 4.42 times more than white women.
- Women are more likely to be evicted over small amounts of money: The Losing Home study of evictions found that of single-tenant household cases where a tenant owed \$100.00 or less, 81.0% were women.



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- Eviction reform is critical in order to prevent and end homelessness.
- No significant amendments to the eviction laws in Washington's Residential Landlord Tenant Act since it was enacted in 1973, 41 years ago.
- SB 5600 goes into effect on July 28th!
- Tenants will also have 60-day notices of rent increases and 120-day notices to move for demolition, substantial rehab or change of use.