

Emergent Issues in Landlord Tenant Law



ORIGINAL PROGRAM DATE

November 10, 2021

AVAILABLE MEDIA TYPES

Video & Audio MP3

REPORTING YOUR CREDIT

This on-demand seminar was originally presented as a live webcast on November 10, 2021, in Seattle, WA. If you attended the live webcast and reported CLE credits, you cannot also report credits from watching or listening to this recording if repeated within your three year reporting period.

DESCRIPTION

COVID-19 response included many new housing protections for tenants at the Federal, State, and local levels. The state legislature, counties, and municipalities have updated residential rental laws at break-neck speed and in multiple ways to address an array of housing issues. This CLE will take a look at the Pandemic's emergency actions, the State's significant updates to the Landlord/Tenant Act, and at different local solutions to housing laws.

AGENDA

1 New Processes and Laws for Collecting Rent

An overview of the residential landlord-tenant act "RLTA" (RCW 59.18), focusing on its symbiotic relationship with the unlawful detainer (eviction) statute (RCW 59.12) and pre-eviction notices. New process for collecting rent: local standing orders, Proclamation 20-19.6 (remaining impacts and enforceability of debt), and mandatory mediation.

Eric Steven – Steven Law Office, Spokane, WA

2 The Eviction Resolution Pilot Program

An overview of the implementation of Section 7 of SB5160 - the new eviction resolution pilot program (ERPP), summary of the ERPP program and process.

Paula Emery – Emery Law and Mediation Services, Seattle, WA

3 Statewide Just Cause

Cover "cause" notice process, timelines, defenses and new laws and legal processes while referencing the details of the Mandatory Mediation Process previous discussion.

Rani Sampson – Overcast Law Offices, Wenatchee, WA

4 5160 Codified into RCW 59.18.630, Local Laws/Ordinances RE Terminating Tenancies and Eviction Moratoria, Landlord Mitigation Programs.

This session includes a 15 minute Q & A with presenters.

Kaitlyn Jackson – Dimension Law Group, Tukwila, WA