

From: [Jennifer Smith](#)
To: [City Clerk Group](#); [Paula Perotte](#); [Kyle Richards](#); [Stuart Kasdin](#); [James Kyriaco](#)
Subject: Item B.2 - Urgency ordinance re evictions (Support)
Date: Monday, December 16, 2019 9:46:12 AM

Dear Mayor and Councilmembers,

I am writing in strong support of an urgency ordinance to protect tenants from no-fault evictions during the holiday season. Many other jurisdictions have passed these ordinances, including San Luis Obispo, Ventura, Redondo Beach, Capitola, Malibu, Los Angeles, Santa Cruz County, Monterey County and many more. This would simply be a brief protection window before the new state laws regarding tenancies go into effect in January. There has been an uptick of no-fault eviction activity countywide since the new law was passed.

The City of Goleta is working hard to address homelessness issues, and one of the best ways to prevent homelessness is to reduce arbitrary, no-fault evictions. Facing eviction during the holidays is a particularly cruel reality.

Thank you to the city for your leadership and initiative on this matter.

Jennifer Smith
7391 Chapman Place #B
Goleta, CA 93117

From: [Ana Citrin](#)
To: [City Clerk Group](#); [Paula Perotte](#); [Kyle Richards](#); [Stuart Kasdin](#); [James Kyriaco](#); [Roger Aceves](#)
Subject: Public Comment on Item B.2: Urgency Ordinance Enacting a Temporary Prohibition on No-Fault Evictions
Date: Monday, December 16, 2019 2:36:16 PM

Dear Mayor Perotte and Councilmembers,

I strongly support your Council adopting the proposed urgency ordinance temporarily prohibiting no-fault evictions. The ordinance is necessary to address AB 1482's unintended effect of incentivizing landlords to evict long-term tenants without cause in order to raise rents before AB 1482 becomes effective. With the housing crisis and rising homelessness here in Goleta, it is imperative that the Council act before more City residents are arbitrarily evicted.

Sincerely,

Ana Citrin Johnson
107 St. Ives Pl., Goleta

From: [Margaret Connell](#)
To: [City Clerk Group](#)
Subject: Prohibit no cause evictions
Date: Monday, December 16, 2019 1:17:24 PM

Dear Mayor and Council members

Please support the proposed urgency ordinance to prohibit evictions without cause prior to a new state law going into effect in January. Evictions during the holiday season would be unbelievable cruel.

Thank you.

Margaret Connell

Sent from my iPad

December 16, 2019

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805 Undocufund Coordinator

Frank Rodriguez

Policy Advocate

Dear Mayor Perotte and Councilmembers,

The Central Coast Alliance United for a Sustainable Economy (CAUSE) writes in support of the proposed Urgency Ordinance Enacting a Temporary Prohibition on No Fault Evictions.

Across the state, dozens of cities have taken action in response to reports of renters being evicted in advance of the implementation of AB 1482, the Tenant Protection Act. While the rent cap in the new legislation is retroactive to March of this year, the eviction protections are undefined, allowing a loophole to evict tenants before January 1st and raise rents. Local cities including Ventura and San Luis Obispo have passed moratoriums on no-fault evictions through the holidays to close this loophole.

Passing a temporary eviction freeze as a precautionary measure has little potential for negative impact, while providing crucial protection to local families from being pushed on to the streets during the holidays. The ordinance continues to allow evictions for tenants at fault, giving landlords flexibility to evict tenants who are causing problems such as damage to the property, nonpayment of rent, or nuisance to other residents.

47% of Goleta households are renters, and 64% of Latino households in Goleta are renters. Nearly half of Goleta residents are already rent burdened, meaning they spend more than the recommended 30% of their income on rent. Median rent for a one bedroom apartment in Goleta has risen by 25% in just the last five years. For many families, losing their home now could mean losing secure housing and being forced to temporarily or permanently live in a car, couch, motel, or leave the community altogether.

We are proud of Goleta's leadership in taking on our housing crisis, with the city passing our region's strongest inclusionary housing ordinance. Please continue this leadership by passing this temporary freeze on no-fault evictions.

CAUSE is pleased to support this proposal. Please do not hesitate to contact me if you have any questions or would like further information.

Sincerely,



Maricela Morales
Executive Director
CAUSE