

JUDICIAL IMPACT FISCAL NOTE

Bill Number: 5407 2SSB	Title: Housing Options	Agency: 055 – Administrative Office of the Courts (AOC)
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Part I: Estimates

☐ **No Fiscal Impact**

Estimated Cash Receipts to:

	FY 2018	FY 2019	2017-19	2019-21	2021-23
Total:					

Estimated Expenditures from:

STATE	FY 2018	FY 2019	2017-19	2019-21	2021-23
FTE – Staff Years					
Account					
General Fund – State (001-1)					
State Subtotal					
COUNTY					
County FTE Staff Years					
Account					
Local - Counties					
Counties Subtotal					
CITY					
City FTE Staff Years					
Account					
Local – Cities					
Cities Subtotal					
Local Subtotal					
Total Estimated Expenditures:					

The revenue and expenditure estimates on this page represent the most likely fiscal impact. Responsibility for expenditures may be subject to the provisions of RCW 43.135.060.

Check applicable boxes and follow corresponding instructions:

☐ If fiscal impact is greater than \$50,000 per fiscal year in the current biennium or in subsequent biennia, complete entire fiscal note form parts I-V

☒ If fiscal impact is less than \$50,000 per fiscal year in the current biennium or in subsequent biennia, complete this page only (Part I).

☐ Capital budget impact, complete Part IV.

Legislative Contact:	Phone:	Date:
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Agency Approval: Ramsey Radwan	Phone: 360-357-2406	Date:
OFM Review:	Phone:	Date:

Part II: Narrative Explanation

This bill would prohibit landlords from refusing to rent properties, expel tenants, discourage, or discriminate rental to a tenant based on their source of income.

The bill would create a new program at the Department of Commerce (Landlord Mitigation Program) which would allow landlords to seek reimbursement for repairs of documented damages to rental units, subject to certain qualifications.

The bill would provide for a three dollar increase to the surcharge on document recording fees, and distributes a portion of the surcharge to the Landlord Mitigation Account.

Part II.A – Brief Description of what the Measure does that has fiscal impact on the Courts

Section 2(1)(c) – Would provide a landlord reimbursement for damages as reflected in a judgment obtained against a tenant through either an unlawful detainer proceeding or through a civil action in a court of competent jurisdiction.

Section 2(9) – Would provide that a landlord denied reimbursement through Department of Commerce Landlord Mitigation Program administrative process may seek a judgment from a court of competent jurisdiction and if successful may resubmit a claim for damages supported by the judgment.

II.B - Cash Receipt Impact

None.

II.C – Expenditures

Indeterminate. There is no data available to estimate the number of hearings that would result from this bill, but impact is expected to be minimal.

Court education would be required. This would be managed within existing resources.