



Legislation Text

File #: 20-0110, **Version:** 1

TO:
Honorable Mayor and Members of the City Council

THROUGH:
Bruce Moe, City Manager

FROM:
Quinn M. Barrow, City Attorney

SUBJECT:
An Urgency Ordinance of the City of Manhattan Beach Amending Urgency Ordinance No. 20-0012-U to Modify Regulations of Residential and Commercial Evictions in Response to the Spread of Covid-19, and Declaring the Urgency Thereof (City Attorney Barrow).
ADOPT ORDINANCE NO. 20-0016-U

RECOMMENDATION:
Staff recommends that City Council adopt Ordinance No. 20-0016-U.

BACKGROUND:
On March 17, 2020, the City Council adopted Urgency Ordinance No. 20-0012-U to provide temporary regulations on commercial and residential evictions for the duration of the COVID-19 pandemic emergency. Two members of the City Council have requested that an item be placed on a future Council agenda to review and consider revising Urgency Ordinance No. 20-0012-U.

Staff recommends that Urgency Ordinance No. 20-0012-U be amended to:

1. Exclude multi-national companies, publicly traded companies, and companies that employ more than 500 employees from the ordinance's protections of commercial tenants;
2. Require tenants to notify the landlord of lost income or inability to pay full rent within seven days after the date that rent is due; and
3. Clarify the definitions of "commercial real property", "commercial tenant", and "no-fault eviction."

FISCAL IMPLICATIONS:
There are no fiscal implications associated with the recommended action.

ATTACHMENTS:

1. Draft Urgency Ordinance No. 20-0016-U
2. Legislative Digest
3. Urgency Ordinance No. 20-0012-U