Rental housing registration program interviews

These interviews were completed in October 2021 as part of the rental housing code update.

City	Year started	# of permits	Cost of permit	# staff	Inspection Elements	Other Notes
Aberdeen	2016	437 (1600 rental units registered)	$25/annual, each additional unit is extra $1	1 FTE + help from permit tech	• 3 year cycle, considering 5 year cycle • $50 fee per unit for City to inspect. Usually pay more to have private inspectors. • Multifamily: do 20% of units on one parcel • 4plex: inspect all 4 • Based checklist off Seattle's program • Code enforcement sends citation if not in compliance	Exemptions: • Owner has family renting from them • Don't inspect Housing Authority properties
Auburn			Existing business license process; license can be revoked	Used existing staff	• No proactive inspections, only respond to complaints	• Can use license to invoke other requirements, like trainings
Bellingham	2016		1-20 units is $10 per unit. 20+ units is $8/unit.	1 enforcement staff, 1 admin staff, hired 1 additional building inspector	• 3 year cycle, considering 5 year cycle • $100 inspection fee • Can hire private inspector or use City inspector.	Exemptions: • No owner occupied (like duplex if owner resides in one side) • ADUs: registration required (no fee), but no inspection

City	Year	Properties	Fee	Staff	Process	Exemptions
						- Don't inspect subsidized housing or transient housing facilities - Don't inspect new units built within last 5 years
Burien	2020		$90 fee, through State Dept of Revenue (business license)	1 part time inspection coordinator		Exemptions: - No single-family homes - ADUs - Mobile homes - Any government funded housing
Kent	2019	290 properties (14,421 units)	Business license: $13/unit every year	1 FTE paid by fees	- Divided city into 3 sectors. Inspect 20% of units in a given sector in a calendar year. - Use only private home inspectors. Inspectors enter information into database, which is reviewed if there are issues found.	Exemptions: - Anyone that has two or more rentals, except single family homes. - Mobile home parks exempted for now. - New construction within 4 years.
Renton	2019	875 properties	No fee, were using business license system, but moving to separate registration system	2.5 staff established (1 FTE to implement and oversee program, 1 part time to support financial business license	- No required inspections. - Self-certification. Checklist with healthy/safety standards from code. Sign at bottom that property is in compliance with code.	No exemptions based on age

				aspect, 1 code compliance staff)		
Tacoma	2006		Business license			• No exemptions--require even if rent out room in home
Seattle	2013	33,000 properties; 150,000 units	Fee for 2 years		Inspection once every 5 years	• Portland has more unit-based approach, which would recommend if starting new program