

SHB 2114 - H AMD 1040

By Representative Barkis

WITHDRAWN 02/13/2024

1 On page 11, after line 26, insert the following:

2 "(4) Whenever an action is commenced pursuant to RCW 59.18.370
3 where the basis of the action is a tenant's alleged failure to make
4 on-time rental payments, if more than 60 days elapses between the date
5 that the action is commenced and the date of the first show cause
6 hearing scheduled by the court, the plaintiff landlord is entitled to
7 collect the entirety of the amount of the defendant tenant's
8 delinquent rent payment from the funds held in the landlord mitigation
9 program created by RCW 43.31.605."

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11 On page 21, after line 25, insert the following:

12 "(4) Whenever an action is commenced pursuant to RCW 59.20.040
13 where the basis of the action is a tenant's alleged failure to make
14 on-time rental payments, if more than 60 days elapses between the date
15 that the action is commenced and the date of the first show cause
16 hearing scheduled by the court, the plaintiff landlord is entitled to
17 collect the entirety of the amount of the defendant tenant's
18 delinquent rent payment from the funds held in the landlord mitigation
19 program created by RCW 43.31.605."

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EFFECT: Allows landlords to access Landlord Mitigation Program funds to recoup the amount of delinquent rent payments when they have filed an action based on missed or late rental payments and more than 60 days has elapsed between the commencement of that action and the date of the first show cause hearing.

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