

## Observer Report

**Council or Committee:** Planning & Development

**Date:** July 26, 2021

**Observer:** Sue Calder

**Aldermen Present:** Wynne, chair; Revelle, Kelly, Nieuwsma, Kelly, Suffredin, Burns, and Reid.

**Staff Present:** Nyden and Flax.

**Start:** 5:40 pm

**End:** 6:30 pm

### Public Comment

Four spoke on the discussion item on rental licensing (D1). Realtor Assoc. is opposed because it's just more costs for owners and owners should not be punished if their tenants act wrongly; Tina Payton agreed and also said there is a nuisance ordinance that was worked on by a committee of staff and community members and it should be enforced - a new one was not needed; Carlis Sutton also agreed and said it should be sent back to staff to rework it. Others had signed up to talk on the only item on the agenda for a vote, but bowed out when Wynne stated that P1 would be held.

### Introduction

- P1 Held in committee.

### Discussion

- D1 Tree Preservation - Nyden explained this was an update since the last discussion in May. This will be at Council at the 2<sup>nd</sup> meeting in September. They would like to get community input thru November and will ask council members to reach out to residents in their wards. A community meeting will be held in Dec. Nieuwsma suggested the Environmental Board be asked to assist as they are probably more educated on the issue than council members. Staff will prepare a summary and bring it back to Council in March so that any changes can be made in time for Spring.
- D2 Rental Licensing Program, Property Maintenance Violations and Updating Nuisance Premise Ordinance - Nyden explained that the definition of "relationship" needs to be updated and will be brought to Council in August. Number of people / square footage of home should be evaluated. Would like to have discussion with property owners. Kelly said the problem is with non-Evanston landlords and asked how would enforcement be prioritized. "Licensing" differs from "registration" in that a license can be revoked - would a revocation apply just to the specific building or to all buildings owned? Different rates could be applied for buildings in low-income areas or to buildings with renters using vouchers. Tenants would have to sign a lease addendum that would list acceptable and non-acceptable behavior. Reid thought licensing is racist, might lead to segregation and there should be reduced fees for CDBG areas. Burns asked what were "nuisance" issues, enforceable standards need to be specified. Kelly recommended a holistic approach and suggested a sub-committee of P&D be appointed at the August meeting to work on the issue; need to figure out who is the nuisance, i.e. landlord or tenant.