

RESOLUTION NO. 20121213-068

WHEREAS, it is in the best interest of our community to ensure the preservation of affordable housing; and

WHEREAS, reducing energy costs can help ensure that low-rent housing remains affordable; and

WHEREAS, Austin Energy currently offers cash rebates up to \$200,000.00 for multi-family properties to make energy efficiency improvements; and

WHEREAS, utility energy efficiency programs should benefit end-use customers who pay for energy efficiency programs on their monthly electric bills; and

WHEREAS, customers who live in apartments that received energy efficiency improvements through an Austin Energy multi-family rebate program should benefit from reduced utility costs and should not be subject to rent increases because of the energy efficiency improvements; and

WHEREAS, federal low-income weatherization programs operated by the State of Texas require that landlord's not increase rents for "a reasonable amount of time" after the completion of the work unless the increase is demonstrably related to matters other than weatherization work performed;

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

That the City Manager is directed to develop a policy that would condition receipt of an energy-efficiency rebate for a multi-family property on agreement by the property owner or manager not to increase rents at the property during a reasonable period, unless the increase is demonstrably related to matters other than the energy-efficiency work performed.

That the City Manager shall report back to Council with a proposed policy by February 4, 2013.

ADOPTED: _____, 2012 **ATTEST:** _____

Shirley A. Gentry
City Clerk