

Notice of Temporary Prohibition of No-Fault Notices and Evictions in the City of Long Beach Long Beach Municipal Code (LBMC) 8.98

On November 12, 2019, the Long Beach City Council adopted Ordinance No. 19-0029 (Ordinance) temporarily prohibiting no-fault notices and evictions through December 31, 2019, unless the vacation of the unit is required by a government agency or a court. The urgency Ordinance took effect immediately on November 12. The Ordinance was adopted to protect tenants until the State of California Tenant Protection Act of 2019 (State Tenant Protection Act) takes effect on January 1, 2020.

Through December 31, 2019, the Ordinance prohibits owners of residential rental properties in Long Beach from removing a tenant unless the tenant is at fault (unless the vacation of the unit is required by a government agency or court).

The Ordinance names ten (10) at-fault causes, including non-payment of rent, breach of the material terms of the lease, criminal activity at the property, and the tenant's refusal to return a received portion of a relocation payment pursuant to the City of Long Beach's Tenant Relocation Assistance Ordinance (LBMC 8.97).

This Ordinance does not apply to hotels, nonprofit hospitals and other care facilities, student housing, single-family homes and duplexes which are owner-occupied. Buildings constructed within the last fifteen (15) years are exempt, as are deed-restricted affordable housing units and units subject to an agreement that provides housing subsidies for lower-income households.

For the full text of the Ordinance, and the State Tenant Protection Act, please visit the Department of Development Services web page at longbeach.gov/lbds

The City of Long Beach does not administer the State Tenant Protection Act. The City of Long Beach does not provide legal advice or mediate tenant and landlord disputes. For assistance with fair housing issues or legal disputes, please contact the following agencies:

Fair Housing Foundation

3605 Long Beach Blvd., Ste. 302
Long Beach, CA 90807
(562) 989-1206 | (800) 466-3247

Legal Aid Foundation of Los Angeles

601 Pacific Ave.
Long Beach, CA 90802
(800) 399-4529

