

S.A.F.E. HOUSING SAINT PAUL

Stable, Accessible, Fair, and Equitable
Housing in Saint Paul

StPaul.gov/safe-housing



OUR PROCESS TO DEVELOP S.A.F.E. HOUSING SAINT PAUL

The City of Saint Paul has a long history of engaging with members of our housing community to respond to the growing, changing needs of our city. As part of the City's broader housing strategy which includes initiatives like Returning Home Saint Paul, and the Families First Housing Pilot, our Office of Financial Empowerment in partnership with the City Council and the Department of Planning and Economic Development hosted stakeholder convenings to learn more about priorities in our community and how to align contributions to reach our housing goals of decreasing displacement, increasing access and Affirmatively Furthering Fair Housing. This community input informed our Fair Housing Policy Agenda which focuses on achieving these goals through tenant protections.



Community event attendees included these affiliations



27%
Renters



24%
Homeowners



15%
Organizations



4%
Potential Renters

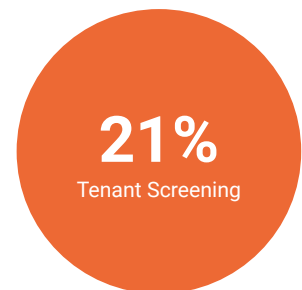
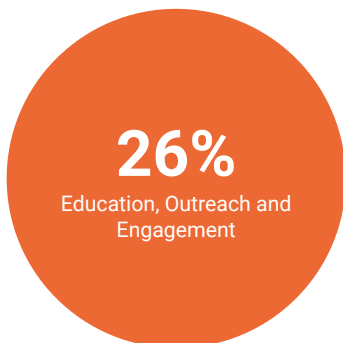


30%
Landlords



Representing
8,000+
Saint Paul Units

WHAT WE HEARD ABOUT OUR HOUSING NEEDS



S.A.F.E. HOUSING TENANT PROTECTIONS

Tenant Rights and Responsibilities Information

The Tenant Rights and Responsibilities Information policy ensures tenants and landlords know their rights, responsibilities and what resources are available to them. It requires that a packet and poster summarizing this information be provided to tenants by the landlord at lease signing.

Security Deposit Limit

The Security Deposit Limitation policy ensures equitable access to housing by ensuring tenants will not be required to pay more than a single month's rent as a security deposit. It also includes a prepaid rent limitation that ensures tenants will not be required to pre-pay more than one month's rent at move in.

Tenant Screening Guidelines

The Tenant Screening Guidelines policy ensures fair access to housing by creating uniform screening criteria for applicants related to rental, criminal and credit history.

Just Cause Notice

The Just Cause Notice policy increases housing stability by ensuring landlords provide just cause for nonrenewal of lease or termination of tenancy at the time notice is given. Just cause includes nonpayment of rent, repeated late payment of rent, among other criteria.

Advance Notice of Sale

The Advance Notice of Sale policy supports the preservation of affordable housing and addresses displacement pressures tenants face. It ensures that a notice of a proposed sale be provided to the City and tenant before an affordable property is placed on the market as well as after the transfer of ownership occurs, coupled with a tenant protection period after the sale.

OUR COMMITMENT TO STABLE, ACCESSIBLE, FAIR AND EQUITABLE HOUSING

We are all in this together. When renters are stable, our kids' schools are stable, our communities are safer, and our workforce is stronger.

Saint Paul is a renter-majority city. Over 50% of residents identify as renters, totaling 57,621 renter-occupied households across the City of Saint Paul.

Race equity imperative. Renters are disproportionately people of color and indigenous peoples. Demographically 83% of African-American households are renting, compared to 41% of White households.

Economic justice imperative. Renters of color and residents from low wealth communities are disproportionately housing cost-burdened. More than half of our renter households earn 60% or less of the Area Median Income, and more than half of our renter households of color earn 30% or less of the Area Median Income resulting in over 50% of renters being housing cost burdened.

Fair housing policy is local. In response to the federal government's inaction on fair housing policies, we must act locally to ensure everyone in our community can thrive.

Housing is a basic human right. Saint Paul renters deserve stable, accessible, fair, and equitable housing.



StPaul.gov/safe-housing