

This is Casey Dolan with your local news and commentary for Friday, February 3, 2023 on KPTZ 91.9 FM in Port Townsend, Washington.

State lawmakers are considering legislation to slow down rent increases for apartments, single-family homes, and mobile home communities, which have become the standard for affordable housing for senior citizens on the North Olympic Peninsula. As reported in the *Peninsula Daily News*, the new laws would also slow down sales of manufactured-mobile home parks and insulate mobile home community residents from steep rent hikes. These several bills would legally strengthen the existing Residential Landlord Tenant Act and the Manufactured/Mobile Home Landlord Tenant Act.

Under House Bill 1389 and Senate Bill 5435, home and mobile home park rental rates could not increase during any 12-month-period by an amount greater than the inflation rate or 3%, whichever is higher, to a maximum of 7%. Under SB 5198 and HB 1129, mobile home park landlords must provide notice to tenants before listing a park for sale and three years' notice when closing or converting it to a different land use to give them a leg up on purchasing it. They can be compensated for relocation costs up to the value of their home. Under HB 1388, the predatory practices measure, home rental landlords and manufactured-mobile home park owners could not impose excessive rent increases, apply different treatment for monthly vs. longer-term rentals or charge move-in fees and deposits beyond one month's rent. The text of the bills, the bill reports and their status can be viewed at [leg.wa.gov \(https://app.leg.wa.gov/billsummary?BillNumber=1389&Year=2023&Initiative=false](https://app.leg.wa.gov/billsummary?BillNumber=1389&Year=2023&Initiative=false) and <https://app.leg.wa.gov/billsummary?BillNumber=5435&Initiative=false&Year=2023>).

Sheldon Franklin Maloney, 32, of Port Angeles was arrested early Sunday morning, January 29, after making death threats to a nurse and security guard at Jefferson Healthcare Medical Center. According to the PT *Leader*, police were called to the hospital after Maloney had entered the emergency room lobby and asked for copies of various documents. When given those copies, Maloney then asked if he could sleep in the lobby but was told he couldn't. Maloney then said he was suicidal, so hospital staff took him into triage in the emergency room, where Maloney then allegedly asked to be taken to an inpatient treatment center or to Western State Hospital. After hospital staff said that wasn't possible and offered to get him into treatment, Malone "became verbally abusive, cursing at staff and accusing them of various offenses against his person," according to an incident report from the Port Townsend Police Department. Security was called and Maloney was ushered out but he said he was going to come back to the hospital with a gun and shoot the security guard and a nurse. When he was arrested later, Maloney made vague threats to murder police officers. Maloney was jailed on two counts of felony harassment, as well as one count of interfering with a healthcare facility and is being held on \$10,000 bail in Jefferson County jail.

Commissioner of Public Lands Hilary Franz has proposed "Cascading Impacts of Wildfire" legislation (House Bill 1578/Senate Bill 5611) as an effort to prepare communities for wildfire smoke risks and impacts, to expand community resilience efforts statewide, and to manage post-wildfire risks including landslides and debris flows. 2022's Bolt Creek Fire near Skykomish caused Washington state to have the worst air quality in the world. This bill enjoys bipartisan support and will focus primarily on communities that face unique risks during and after wildfire events. It asks for \$12.8 million over the next two years to achieve goals including establishing a statewide smoke monitoring and predictive services team and enabling the DNR (Department of Natural Resources) to deploy mobile air quality monitoring equipment, conduct simulation modeling, and provide real-time data and smoke exposure forecasts to support community-level public health efforts. Climate change will

continue to shift regional fire vulnerabilities and HB 1578/Senate Bill 5611 promises to allow the DNR to better assess high-fire risk regions and post-fire landslide and debris flow risks, providing detailed data that will give property-owners, the public, tribes, and local governments the ability to develop responsive strategies to address their specific wildfire risk profile.

KPTZ 91.9 FM broadcasts your local news Monday through Friday at noon and 5pm and at noon on Saturday. You can contact us at news@kptz.org. I'm Casey Dolan and I thank you for listening.