



## Council Agenda Item 25-0618R

**MEETING DATE:** July 28, 2025

**SUBJECT/TITLE:** RESOLUTION SUBMITTING A PETITION ORDINANCE TO VOTERS AT THE MUNICIPAL ELECTION ON NOVEMBER 4, 2025, AMENDING THE DULUTH CITY CODE TO GIVE TENANTS THE RIGHT TO REPAIR IN RESIDENTIAL RENTAL PROPERTY AND DEDUCT THE COST OF REPAIRS AND SETTING THE BALLOT QUESTION FOR THE NOVEMBER 4, 2025, ELECTION.

**SUBMITTED BY:** City Attorney's Office and City Clerk

**RECOMMENDATION:** Approve

**BOARD/COMMISSION/COMMITTEE RECOMMENDATION:** N/A

**PREVIOUS COUNCIL ACTIONS:** The city council voted on July 1, 2025 to not pass the petition ordinance.

**BACKGROUND:** This resolution directs placement on the November 4, 2025, municipal election ballot, an ordinance submitted to the city council by petition pursuant to section 51 of the Duluth City Charter. The ordinance, identified as ordinance no. 25-015-0, and drafted by the Duluth Tenants Union and Housing Justice Center, provides tenants with the right to make repairs in residential rental property, and withhold up to half of a month's rent or \$500, whichever is greater, to pay for the repairs and deduct the cost of the repairs from the tenant's future rent or receive reimbursement from the landlord, if the landlord has not provided the tenant with a scheduled repair date or the required repair is not completed within 14 days of the tenant providing the written notice to the landlord. The city council voted not to approve the ordinance on July 1, 2025. Therefore, the voters will determine whether this proposed ordinance will become law by a simple majority vote. If passed, this ordinance cannot be amended or repealed except by a future ballot question passed by a majority vote.

This resolution provides the specific language of the question that will appear on the ballot.

### **BUDGET/FISCAL IMPACT:**

**OPTIONS:** The City of Duluth Charter mandates that this matter go on the November 4, 2025, municipal election ballot.

**NECESSARY ACTION:** Approve the resolution so the city clerk can take the necessary steps to place the question on the November 4, 2025, election ballot and comply with city charter and statutory election mandates.

### **ATTACHMENTS:**