

April 1, 2026

Washington State Department of Commerce
Department of Housing Task Force



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RE: WMFHA Comments on Department of Housing Task Force
Recommendations

Dear Members of the Department of Housing Task Force,

On behalf of the Washington Multi-Family Housing Association (WMFHA), we appreciate the opportunity to provide feedback in response to the Task Force survey. WMFHA represents thousands of housing providers who own, operate, and maintain more than 370,000 rental homes across Washington State.

From our members' perspective, the most significant challenges to providing rental housing are rising operating costs, increasing regulatory complexity across jurisdictions, and tenant rent delinquency.

Several steps would significantly improve our members' ability to continue providing and maintaining housing. These include clearer and more consistent statewide landlord-tenant policies, improved regulatory guidance and education, a more balanced and functional eviction process that protects both residents and housing providers, and greater policy predictability to support long-term planning and investment.

The Department of Commerce and a potential Department of Housing can play an important role by providing clear regulatory guidance, expanding opportunities for stakeholder engagement in housing policy development, and ensuring program design reflects on-the-ground operational realities.

Additionally, the Department can support local governments by encouraging streamlined permitting processes, providing grant funding to help jurisdictions meet state housing requirements, and offering incentives for jurisdictions that meet or exceed housing production goals.

Thank you for the opportunity to share our perspective. We look forward to continued collaboration to support housing stability and supply across Washington.

Sincerely,
William Schneider
Public Affairs Manager
Washington Multi-Family Housing Association