**The City of Tallahassee Landlord & Tenant Resources**

*The City of Tallahassee partners with various community entities to provide resources for landlords and their tenants.*

**Landlord Risk Mitigation Program**

*The City has established a Landlord Risk Mitigation Fund (the "Fund") to support local landlords who agree to partner to provide housing stability for vulnerable and at-risk tenants. The Fund is designed to provide some assurances to landlords who rent to tenants that are facing eviction or are ending their homelessness. Participation in the Fund represents a partnership between property owners and the City, housing service providers, and tenants. In addition to financial incentives, the program supports landlords and tenants with individualized community-based services and consultations to reduce tenant turnover and avoid costly and detrimental evictions. Landlords looking for more information or wanting to apply should visit the Fund's page.*

[**https://talgov.com/neighborhoodservices/housing-landlord**](https://talgov.com/neighborhoodservices/housing-landlord)

**Rental Rehabilitation Loan Program**

*Owners of residential rental units comprising of 1–4-unit buildings located within the City limits may apply for up to $25,000 per unit with a maximum four-unit building investment of $100,000 to rehab homes for lease to low and moderate-income tenants. The financing is in the form of a forgivable loan, fully forgiven after 15 years if the owner/landlord meets the compliance terms. Owners/landlords must agree to the terms of the loan, provide temporary relocation of existing tenants if necessary, and enroll in the City’s Landlord Risk Mitigation Fund. Applications are accepted on a rolling basis as funds are available. More information on the program may be found by reviewing the Program Guide. Apply online through the City’s application portal.*

[**https://talgov.com/Uploads/Public/Documents/neighborhood/housing/rrlp\_manual.pdf**](https://talgov.com/Uploads/Public/Documents/neighborhood/housing/rrlp_manual.pdf)

[**https://portal.neighborlysoftware.com/tallahassee/participant**](https://portal.neighborlysoftware.com/tallahassee/participant)

**Community Resources**

*The following outside groups work with the City of Tallahassee to provide guidance and services to both landlords and tenants:*

* *Big Bend Continuum of Care (BBCoC)*
* *Fill the vacant unit with a vetted tenant exiting homelessness or connect vulnerable tenants with financial assistance to prevent homelessness*
* *United Partners for Human Services*
* *Connect vulnerable tenants with housing and human services through local nonprofit providers*
* *Leon County Clerk of Court’s Low Bono Center*
* *Low-cost legal guidance and attorney consultations for landlord/tenant issues*
* *Legal Services of North Florida*
* *Legal representation for low-income and vulnerable individuals in housing and other civil matters*
* *Legal Aid Foundation*
* *Free legal assistance for low-income tenants*

**Landlord-Tenant Mediation Program**

*If you are a landlord or a tenant that has already received conflict resolution support from any of our community partners listed above and did not arrive at a resolution, a volunteer mediator may be able to further assist. Mediation is a process whereby a neutral third person called a mediator acts to encourage and facilitate the resolution of a dispute, in this instance, a landlord/tenant dispute, between two or more parties. It is an informal and non-adversarial process with the objective of helping the disputing parties reach a mutually acceptable and voluntary agreement. In mediation, decision-making authority rests with the parties. The role of the mediator includes, but is not limited to, assisting the parties in identifying issues, fostering joint problem-solving, and exploring settlement alternatives. The Landlord-Tenant Mediation Program is administered by the City Attorney's Office.*

[**https://talgov.com/Main/attorney\_landlord**](https://talgov.com/Main/attorney_landlord)

**For more information, you can access the above Resources at:**

[**https://talgov.com/neighborhoodservices/landlords**](https://talgov.com/neighborhoodservices/landlords)