



City of Mountain View

RENTAL HOUSING COMMITTEE APPLICATION

The Rental Housing Committee shall consist of five (5) members and one (1) alternate member. No more than two (2) members of the Rental Housing Committee shall own or manage any rental property or be a realtor or developer. The Rental Housing Committee is appointed by the City Council to carry out the duties assigned in Mountain View City Charter Section 1709. For any questions about this Rental Housing Committee, please email MVrent@mountainview.gov. Meeting information can be found on the City's website. Members of boards, commissions, and committees shall serve on only one body at a time.

Name: Mark Balch
First Last

Residence Address: [redacted] City: [redacted] Zip: [redacted]

Residential Phone: [redacted] Business Phone: n/a

Email Address: (if appointed, this will be on a public roster) [redacted]

Occupation: Product manager Present Employer: Google LLC

Employer Address: [redacted] City: [redacted] Zip: [redacted]

Are you a resident of the City of Mountain View? [X] Yes [] No If yes, years as resident: 20

Are you an employee of the City of Mountain View? [] Yes [X] No

Are you registered to vote in the City of Mountain View? [X] Yes [] No

Are you aware of any person or professional conflicts that may prohibit you from participating in discussion of any subject matter that may be considered by the Committee? [] Yes [X] No

Applicants are strongly encouraged to attend at least one meeting of the Committee before applying. Have you already attended a meeting? [] Yes [X] No

Number of meetings attended: [] < 5 [] > 5 [X] Observed Only [] Participated [] Previously Appointed

Please provide your answers to the questions listed on the following page, read, sign, and date the agreement on the last page, and submit your completed application to:

Email: city.clerk@mountainview.gov

Mail: City Clerk's Office
500 Castro Street
P.O. Box 7540
Mountain View, CA 94039-7540

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OCT 2 2023

CITY CLERK

Original application received on September 28, 2023. Applicant transferred information to updated application form. Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Mark Balch

Why are you interested in joining the Rental Housing Committee?

Housing is critical infrastructure for our local community. Healthy, sustainable housing for all Mountain View residents allows individuals and the community to thrive. A lack of safe, affordable housing places a huge burden on individuals, families, and the City as a whole. I am an experienced rental property owner in Northern California who personally manages properties, builds relationships with residents, and finds accommodations in exigent circumstances, including the pandemic. I employ professional property management outside the Bay Area where I navigate the concerns of employees and the residents they serve. Ensuring healthy, sustainable housing requires empathy for all parties, diligence, and focus to identify fair solutions in a complex landscape of concerns that affect people's daily lives.

What qualifications do you possess (such as employment, experience, or education) that you feel would be relevant to the work and charge of the Rental Housing Committee?

Residential rental property owner for 10 years in Northern California

Hands-on, direct management of local Bay Area rental properties including maintenance, repairs, leasing, and resident relations

Employer of residential property management firm outside the Bay Area

Bachelor's degree in engineering with a working knowledge of residential construction, real estate, taxation, and personal finance.

If selected, how do you plan to approach your role as a member of the Rental Housing Committee?

The RHC must balance near-term needs of residents and property owners while addressing long-term sustainability of housing through RHC policies and decisions to ensure the maintenance and expansion of Mountain View's rental housing inventory. I will ensure that all affected parties are treated fairly and humanely, including equal protection and enforcement of all applicable laws and regulations. The parties are trying to provide for themselves and their families - whether they are residents or small business owners. When questions or differences arise, I will offer a fair, respectful hearing for each party.

Please describe your experience/expertise in financial management and assessing financial information or similar types of data as will be required in the Community Stabilization and Fair Rent Act (CSFRA).

As a residential rental property owner and manager for the past ten years, I have evaluated the financial terms of lease agreements, including residents' financial resources and accommodations as well as the property owner's financial liabilities, income, and expenses in operating a rental housing small business. I prepare my own taxes and familiarize myself with appropriate aspects of real estate business operations, profit, and loss.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Mark Balch

Do you see any parts of the CSFRA that require clarification or leave room for interpretation or discretion on the part of the Rental Housing Committee? If so, please provide an example and explain how you would address issues that fall into that category and how you would arrive at your determination.

Mountain View's rental housing stock is aging rapidly and, in many cases, is far below modern building standards in terms of seismic resilience, insulation, HVAC, plumbing, and electrical. This risks residents, owners, and the community, who all have interest in durable housing stock. Improvements are often expensive and may cause temporary dislocation. CSFRA Specified Capital Improvement Petition and Fair Rate of Return provisions are intended to address these challenges. Nonetheless, the situation poses serious risks for residents and owners - financial and otherwise. I would give a fair hearing to all applications and balance near-term impacts and long-term benefits for all parties. These complex decisions require situation-specific analysis and consideration.

How would you educate yourself on areas of housing law and rent stabilization you are not familiar with?

I will educate myself in several ways:

- Read all applicable regulations and policies at the local, state, and national level
- Familiarize with similar situations in comparable communities
- Seek guidance from accredited domain experts such as attorneys, government officials, advocates, contractors, and property managers
- Confer with my RHC counterparts and others in Mountain View government including staff and elected council members.

RENTAL HOUSING COMMITTEE APPLICANT STATEMENT

As part of the application, Rental Housing Committee applicants are required to include a statement under penalty of perjury setting forth the applicant's interests and dealings in real property, including, but not limited to, ownership, trusteeship, sale, or management and investment in and association with partnerships, corporations, joint ventures, and syndicates engaged in ownership, sale, or management of real property during the three (3) years immediately prior to the applicant's application. You may attach additional pages to your statement if more space is required.

I and my wife are owners of several properties in California.

- Our home in Mountain View, CA
- Two residential rental properties in Sunnyvale, CA
- One residential rental property in Sacramento, CA

My wife is a California licensed real estate broker who is self-employed in a separate business not related to residential or commercial property management.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Mark Balch

AGREEMENT—READ CAREFULLY BEFORE SIGNING

I hereby certify that all statements made in this application are true, and I authorize investigation of all information contained in this application. I certify under penalty of perjury that the information provided in my RENTAL HOUSING COMMITTEE APPLICANT STATEMENT is true and correct. I acknowledge that any false statements or misrepresentation on this application will be grounds for disqualification.

If I am appointed to serve on the Rental Housing Committee, I have sufficient time to devote to this responsibility, know the adopted meeting schedule, and plan to attend all meetings of the Committee. I understand it is required that all Committee members take an Oath of Office and sign the Code of Conduct prior to undertaking their duties. I also understand that I will be required to complete: (1) a Fair Political Practices Commission Statement of Economic Interests Form 700 upon assuming office, annually, and upon leaving office; (2) ethics training upon assuming office and every two years thereafter; and (3) Brown Act training upon assuming office and every two years thereafter.

Signature: Mark Balch Digitally signed by Mark Balch
Date: 2023.10.02 21:13:17 -07'00' Date: 10/2/2023

This application is subject to the California Public Records Act and will be disclosed upon request to the extent required by law. Applications not acted upon will expire after one year from the date submitted unless renewed by the applicant.

FOR STAFF USE ONLY

Interviewed: _____ Renewed: _____

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Name: Alexander Brown
First Last

Residence Address: [Redacted] City: [Redacted] Zip: [Redacted]

Residential Phone: [Redacted] Business Phone: [Redacted]

Email Address: (if appointed, this will be on a public roster) [Redacted]

Occupation: Software Engineer Present Employer: Sigma Computing

Employer Address: [Redacted] City: [Redacted] Zip: [Redacted]

Are you a resident of the City of Mountain View? [X] Yes [] No If yes, years as resident: 10

Are you an employee of the City of Mountain View? [] Yes [X] No

Are you registered to vote in the City of Mountain View? [X] Yes [] No

Are you aware of any person or professional conflicts that may prohibit you from participating in discussion of any subject matter that may be considered by the Committee? [] Yes [X] No

Applicants are strongly encouraged to attend at least one meeting of the Committee before applying. Have you already attended a meeting? [X] Yes [] No

Number of meetings attended: [] < 5 [X] > 5 [] Observed Only [X] Participated [X] Previously Appointed

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SEP 28 2023

CITY CLERK

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Rental Housing Committee Applicant Name: Alexander Brown

Why are you interested in joining the Rental Housing Committee?

I believe that the Rental Housing Committee has the power to make a difference and that by serving on it, I can help Mountain View's rental community to thrive. My vision is for everyone to have a fair chance to succeed in life and part of that is ensuring affordable and safe housing.

The CSFRA is essential to this as it helps limit the pain and disruption of unjust displacement for Mountain View's renters.

By working to implement and administer the CSFRA, the RHC has the power to help preserve the livability and economic diversity of Mountain View.

What qualifications do you possess (such as employment, experience, or education) that you feel would be relevant to the work and charge of the Rental Housing Committee?

I have been actively involved in Mountain View housing issues since 2016, first as an advocate for mobile home rent stabilization, then an advocate for housing affordability and livability in Mountain View in general. I currently help lead the Mountain View Mobile Home Alliance organization and the Santiago Villa Neighborhood Association and serve as an alternate on the Rental Housing committee. I spend a lot of my time involved with local housing advocacy groups and regularly attend city meetings related to housing and livability including City Council, Rental Housing Committee, and the occasional Environmental Planning Commission or Public Safety Advisory Board.

Having attended city meetings for the past several years, I have a lot of experience reading through ordinances, charters, staff reports, and briefs. I love policy and law and am very passionate about their details and impacts. I have also been fortunate enough to develop relationships with a diverse range of people from the community.

I studied linguistics and computer science at the University of Arizona and have been working as a software engineer for the past 10 years.

If selected, how do you plan to approach your role as a member of the Rental Housing Committee?

If selected, I intend to continue to work with the other Committee Members to the best of my ability to implement the Community Stabilization and Fair Rent Act. That means taking the time to prepare for meetings, having conversations with community members impacted by the CSFRA (both tenants and landlords) to understand their perspective, seeking clarity from city staff when things are ambiguous or unclear, and having respectful and productive discussion with the other members of the Committee.

Please describe your experience/expertise in financial management and assessing financial information or similar types of data as will be required in the Community Stabilization and Fair Rent Act (CSFRA).

I have attended RHC meetings for several years now and followed the petitions for upward adjustment and the associated appeals so I'm comfortable with the type of financial information RHC members are exposed to. I am also skilled at using spreadsheets and other computational aids to do quantitative analysis and have relationships with city staff members and previous RHC members whom I could go to for guidance.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Alexander Brown

Do you see any parts of the CSFRA that require clarification or leave room for interpretation or discretion on the part of the Rental Housing Committee? If so, please provide an example and explain how you would address issues that fall into that category and how you would arrive at your determination.

Yes. There are several sections in the CSFRA which have been discussed at length both in the RHC and by the City Council's CSFRA subcommittee.

When it comes to definitional questions in the CSFRA or MHRSO, I would work with staff and counsel to ensure that the policies best benefit the people of the city and fulfill the intent of the voters (for the CSFRA) and the Council (for the MHRSO).

Last time I applied, I talked about unmetered utilities (RUBS). There has been progress with the stakeholders, staff, and now RHC feedback. I look forward to the draft regulations being presented in an upcoming meeting.

How would you educate yourself on areas of housing law and rent stabilization you are not familiar with?

My experience attending RHC meetings and working with local Housing Justice organizations has granted me a lot of familiarity with housing law and policies.

For areas with which I am not familiar, I would educate myself primarily by reading the laws and relevant case law, or consulting with Staff and legal counsel.

RENTAL HOUSING COMMITTEE APPLICANT STATEMENT

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I own my Mobile Home [REDACTED] Mountain View, CA 94043.

I hold a lease on the space underneath it.

To be clear, this is secured property, but not real property and I'm listing it for the sake of transparency.


Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Alexander Brown

AGREEMENT—READ CAREFULLY BEFORE SIGNING

I hereby certify that all statements made in this application are true, and I authorize investigation of all information contained in this application. I certify under penalty of perjury that the information provided in my RENTAL HOUSING COMMITTEE APPLICANT STATEMENT is true and correct. I acknowledge that any false statements or misrepresentation on this application will be grounds for disqualification.

If I am appointed to serve on the Rental Housing Committee, I have sufficient time to devote to this responsibility, know the adopted meeting schedule, and plan to attend all meetings of the Committee. I understand it is required that all Committee members take an Oath of Office and sign the Code of Conduct prior to undertaking their duties. I also understand that I will be required to complete: (1) a Fair Political Practices Commission Statement of Economic Interests Form 700 upon assuming office, annually, and upon leaving office; (2) ethics training upon assuming office and every two years thereafter; and (3) Brown Act training upon assuming office and every two years thereafter.

Signature:  **Alexander Brown** Date: 27 Sept 2023

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Interviewed: _____ Renewed: _____

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Name: Amanda Garley
First Last

Residence Address: [Redacted] City: [Redacted] Zip: [Redacted]

Residential Phone: [Redacted] Business Phone: [Redacted]

Email Address: (if appointed, this will be on a public roster) [Redacted]

Occupation: Online Reseller Present Employer: Self employed

Employer Address: [Redacted] City: [Redacted] Zip: [Redacted]

Are you a resident of the City of Mountain View? [X] Yes [] No If yes, years as resident: 9

Are you an employee of the City of Mountain View? [] Yes [X] No

Are you registered to vote in the City of Mountain View? [X] Yes [] No

Are you aware of any person or professional conflicts that may prohibit you from participating in discussion of any subject matter that may be considered by the Committee? [] Yes [] No

Applicants are strongly encouraged to attend at least one meeting of the Committee before applying. Have you already attended a meeting? [X] Yes [] No

Number of meetings attended: [X] < 5 [] > 5 [X] Observed Only [] Participated [] Previously Appointed

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Mountain View, CA 94039-7540

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SEP 28 2023
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Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Amanda Garley

Why are you interested in joining the Rental Housing Committee?

I am interested in joining the Rental Housing Committee because I am passionate about creating a community where everyone can enjoy stable, affordable, and dignified housing. Mountain View faces unique challenges in its rental housing market, and I believe that being a part of this committee will allow me to contribute positively to our city's future.

I want to actively participate in shaping policies and practices that ensure fairness, equity, and opportunity for all residents. The Rental Housing Committee plays a pivotal role in implementing and administering programs like the CSFRA (Community Stabilization and Fair Rent Act), which can significantly impact the lives of our fellow Mountain View residents.

By serving on this committee, I aim to work collaboratively with fellow members and stakeholders to find solutions that promote housing stability, reduce displacement, and improve the overall quality of life for our community. I am committed to using my skills and dedication to make a meaningful difference in Mountain View's rental housing landscape.

What qualifications do you possess (such as employment, experience, or education) that you feel would be relevant to the work and charge of the Rental Housing Committee?

I believe my qualifications are well-aligned with the Rental Housing Committee's objectives. With a background in administration and coordination at Stanford University and Google, I've honed my collaborative skills while working effectively in cross-functional teams. Additionally, my recent graduation with a Bachelor's Degree in Liberal Arts and Sciences from TESU, which I earned through the Mountain View program with Study.com, demonstrates my commitment to education and community engagement. I am eager to apply my teamwork and organizational skills to contribute positively to the committee's work.

If selected, how do you plan to approach your role as a member of the Rental Housing Committee?

If selected, I plan to approach my role on the Rental Housing Committee with an unwavering commitment to fairness, impartiality, and a comprehensive understanding of the diverse perspectives at play. I believe that my ability to view matters from multiple angles, coupled with my dedication to justice and equity, will enable me to make well-informed decisions that benefit our entire community. I am committed to fostering an environment of inclusivity and open dialogue, where the voices of residents, property owners, and all relevant parties are heard and respected.

Ultimately, I aspire to uphold the highest standards of fairness and integrity in fulfilling my responsibilities as a member of the Rental Housing Committee, working collaboratively with fellow committee members to address the housing challenges faced by our community.

Please describe your experience/expertise in financial management and assessing financial information or similar types of data as will be required in the Community Stabilization and Fair Rent Act (CSFRA).

My experience in financial management comes from several areas, namely one was overseeing budgets for the OBGYN Clerkship program at Stanford University. I have a strong aptitude for mathematics. I believe these skills will be valuable in assessing financial data and making informed decisions related to the Community Stabilization and Fair Rent Act (CSFRA). I am confident in my ability to contribute effectively to the committee's work.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Amanda Garley

Do you see any parts of the CSFRA that require clarification or leave room for interpretation or discretion on the part of the Rental Housing Committee? If so, please provide an example and explain how you would address issues that fall into that category and how you would arrive at your determination.

In the CSFRA, there may be sections open to interpretation, such as 'just and reasonable rent increases.' To address such matters, I propose a collaborative approach. I would engage with stakeholders, research legal precedents, consult with committee members, seek legal expertise when needed, and encourage transparency and public input. This comprehensive approach would ensure fair and consistent interpretations that align with the law and community interests.

How would you educate yourself on areas of housing law and rent stabilization you are not familiar with?

To educate myself on unfamiliar areas of housing law and rent stabilization, I would conduct thorough research, attend relevant training, build a network of contacts, collaborate with committee members, and stay updated on legislative changes. Continuous learning and engagement with experts would be key to my approach.

RENTAL HOUSING COMMITTEE APPLICANT STATEMENT

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I do not own any property. My family has been living in a rent-controlled apartment for nearly 10 years.

Please fill out all information completely. Attach additional pages if needed.

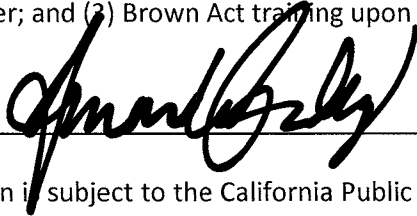
Rental Housing Committee Applicant Name: Amanda Garley

AGREEMENT—READ CAREFULLY BEFORE SIGNING

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If I am appointed to serve on the Rental Housing Committee, I have sufficient time to devote to this responsibility, know the adopted meeting schedule, and plan to attend all meetings of the Committee. I understand it is required that all Committee members take an Oath of Office and sign the Code of Conduct prior to undertaking their duties. I also understand that I will be required to complete: (1) a Fair Political Practices Commission Statement of Economic Interests Form 700 upon assuming office, annually, and upon leaving office; (2) ethics training upon assuming office and every two years thereafter; and (3) Brown Act training upon assuming office and every two years thereafter.

Signature: _____



Date: 9/28/23

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FOR STAFF USE ONLY

Interviewed: _____

Renewed: _____

Please fill out all information completely. Attach additional pages if needed.



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Name: Edith Gomez Marin
First Last

Residence Address: [REDACTED] City: [REDACTED] Zip: [REDACTED]

Residential Phone: [REDACTED] Business Phone: _____

Email Address: (if appointed, this will be on a public roster) [REDACTED]

Occupation: Outreach and Education Coordinator Present Employer: Day Worker Center of Mountain View

Employer Address: [REDACTED] City: [REDACTED] Zip: [REDACTED]

Are you a resident of the City of Mountain View? Yes No If yes, years as resident: 28

Are you an employee of the City of Mountain View? Yes No

Are you registered to vote in the City of Mountain View? Yes No

Are you aware of any person or professional conflicts that may prohibit you from participating in discussion of any subject matter that may be considered by the Committee? Yes No

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Number of meetings attended: < 5 > 5 Observed Only Participated Previously Appointed

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P.O. Box 7540
Mountain View, CA 94039-7540

RECEIVED

SEP 26 2023

CITY CLERK

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Edith Gomez Marin

Why are you interested in joining the Rental Housing Committee?

I'm interested in joining the Rental Housing Committee because, as a resident, I've seen how rising rents are impacting our city. I believe in maintaining fair and equitable rent levels and living conditions to ensure people can stay in their homes, fostering community stability and accessibility. My commitment to transparent public engagement, budget management, and representing the community's interests aligns well with the committee's goals in implementing.

What qualifications do you possess (such as employment, experience, or education) that you feel would be relevant to the work and charge of the Rental Housing Committee?

I bring valuable qualifications to the Rental Housing Committee, aligning with its responsibilities. With 7+ years of experience in administrative and project management roles, I possess skills in collaboration, budgeting, and relationship-building. Currently, as Outreach and Education Coordinator at the Day Worker Center of Mountain View, I lead cross-functional efforts, create program materials, and manage social media. As a former Marketing Specialist at Alcorn Immigration Law, I excelled in project management and events coordination. My background in communication, coupled with proficiency in various software, equip me to contribute effectively to the committee's work.

If selected, how do you plan to approach your role as a member of the Rental Housing Committee?

If I'm selected for the Rental Housing Committee, I will adopt a thoughtful and strategic approach. I'll engage with residents, property owners, and stakeholders to gather diverse perspectives and ensure our decisions are well-informed and inclusive. I'll advocate for rent levels that strike a fair balance between affordability for tenants and the sustainability of landlords. Collaborating effectively with fellow committee members, city officials, and organizations will be a priority to develop sound regulations and promote transparency. Staying well-informed about housing policies and emerging trends will be integral to my role, as I strive to contribute positively to our community's housing stability.

Please describe your experience/expertise in financial management and assessing financial information or similar types of data as will be required in the Community Stabilization and Fair Rent Act (CSFRA).

my expertise in financial management encompasses budgeting, resource allocation, and risk assessment. These skills are directly applicable to the financial aspects of implementing the Community Stabilization and Fair Rent Act (CSFRA). Moreover, my proficiency in data analysis and interpretation has allowed me to make well-informed decisions and strategic recommendations in previous roles. This combination of financial acumen and data analytics positions me favorably to contribute effectively to the financial oversight and management aspects of CSFRA's implementation and administration.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Edith Gomez Marin

Do you see any parts of the CSFRA that require clarification or leave room for interpretation or discretion on the part of the Rental Housing Committee? If so, please provide an example and explain how you would address issues that fall into that category and how you would arrive at your determination.

Within the CSFRA framework, terms like "fair return for landlords" can be subjective and vary based on circumstances. To address this, we can engage the community and seek input from tenants, landlords, experts, and legal professionals. We can also analyze housing economics and relevant laws. The Rental Housing Committee will play a key role in forming a clear, transparent methodology that considers different perspectives and ensures fairness. Transparency and regular reviews will maintain accountability and adaptability to changing conditions, aligning with CSFRA objectives.

How would you educate yourself on areas of housing law and rent stabilization you are not familiar with?

To familiarize myself with housing law and rent stabilization areas where I lack expertise, I'd access reputable legal resources, studying local ordinances and relevant laws. I would also seek guidance from legal experts, engaging with housing attorneys or professionals. Additionally, I would consider enrolling in courses or workshops dedicated to housing law. Collaborating with fellow Rental Housing Committee members experienced in housing law and leveraging city resources like legal counsel and policy experts would also be crucial. Engaging with community groups and attending public hearings would provide real-world insights, and staying updated through academic research and legal publications is key to ongoing education in this field.

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N/A

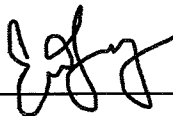
Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Edith Gomez Marin

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Signature:  Date: 09/26/2023

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Name: Li Zhang
First Last

Residence Address [redacted] City: [redacted] Zip: [redacted]

Residential Phone: [redacted] Business Phone: [redacted]

Email Address: (if appointed, this will be on a public roster) [redacted]

Occupation: Senior Manager Present Employer: Tesla Inc.

Employer Address: [redacted] City: [redacted] Zip: [redacted]

Are you a resident of the City of Mountain View? [X] Yes [] No If yes, years as resident: _____

Are you an employee of the City of Mountain View? [] Yes [X] No

Are you registered to vote in the City of Mountain View? [X] Yes [] No

Are you aware of any person or professional conflicts that may prohibit you from participating in discussion of any subject matter that may be considered by the Committee? [] Yes [X] No

Applicants are strongly encouraged to attend at least one meeting of the Committee before applying. Have you already attended a meeting? [X] Yes [] No

Number of meetings attended: [] < 5 [X] > 5 [X] Observed Only [] Participated [] Previously Appointed

Please provide your answers to the questions listed on the following page, read, sign, and date the agreement on the last page, and submit your completed application to:

Email: city.clerk@mountainview.gov
Mail: City Clerk's Office
500 Castro Street
P.O. Box 7540
Mountain View, CA 94039-7540

RECEIVED
SEP 28 2023
CITY CLERK

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Li Zhang

Why are you interested in joining the Rental Housing Committee?

1. I would like to gain first-hand experience serving on a Mountain View City Committee after attending Chinese Language Leadership Academy in 2022 and being inspired to contribute to the efforts to build a better community.
2. I am on the board of directors of the United Effort Organization, which mission is to "help unhoused people move towards self-sufficiency and safe home in our community". I believe serving on RHC would be my efforts on helping the vulnerable as well.
3. As Mountain View is ramping up its efforts in the displacement response strategy this year, I definitely would want to participate in the effort to assist with outreaching to the community and come up with the best programs and policies regarding to preservation and acquisition of rent-stabilized units.

What qualifications do you possess (such as employment, experience, or education) that you feel would be relevant to the work and charge of the Rental Housing Committee?

1. Analytical Skills and Research Experience: I have a Ph.D. in Computational chemistry and master's degree in financial engineering which demonstrate my strong analytical and research abilities. This skill is valuable for evaluating financial documents, rental agreements, and other relevant data when dealing with housing-related cases and disputes.
2. Communication Skills: Effective communication skills are crucial when interacting with tenants, landlords, legal professionals, and other stakeholders involved in housing disputes. My experience working with clients and cross-functionally with professionals at one of the big 4 accounting firm, Ernst & Young demonstrates my ability to communicate effectively.
3. Ability to Work in Teams: My ability to work in a team environment is important for collaborating with other committee members and stakeholders to make informed decisions and resolve disputes.

If selected, how do you plan to approach your role as a member of the Rental Housing Committee?

As for all my life and career, I am taking very open minded approach on coming up solutions for the problems. If I am selected to be on the RHC, I would definitely do research on issues first, reach out to stakeholders on all sides of the issues, and come to meetings looking at what will help to provide a balance solution for landlords, tenants, and the city.

Please describe your experience/expertise in financial management and assessing financial information or similar types of data as will be required in the Community Stabilization and Fair Rent Act (CSFRA).

I have been a finance professional for more than 15 years and over 5 years as a Ph. D. researcher. Therefore, I feel very comfortable with both finance and doing data analysis. I believe this is very useful for analyzing the rental data and its financial impact for both tenants and landlords. In addition, I have worked with very large teams to obtain consensus and come up with solutions which work best for all parties involved.

Please fill out all information completely. Attach additional pages if needed.

Rental Housing Committee Applicant Name: Li Zhang

Do you see any parts of the CSFRA that require clarification or leave room for interpretation or discretion on the part of the Rental Housing Committee? If so, please provide an example and explain how you would address issues that fall into that category and how you would arrive at your determination.

CSFRA is somewhat unclear about capital repairs or how to best handle things like earthquake retrofits and energy efficient upgrades, i.e. EV charging stations, electric appliances. Want to ensure that the CSFRA does not hinder making needed improvements and the RHC can find ways to create a win/win situation.

In addition, the "Pet fees" included in the "rent" under CSFRA might need some clarification. As Pet fee could be a set amount of money paid to the landlord for the privilege of moving with Pets, which is a one-time charge; Or it could be Pet deposit which is like a security deposit to cover the potential cost of repairs; Or it could be the pet rent, which you pay each month as an add-on to your regular rent.

How would you educate yourself on areas of housing law and rent stabilization you are not familiar with?

I would like to do outreach to stakeholders on both sides to hear from landlords and tenants about how the laws work for them in addition to read and research (shown as below) prior meeting materials to understand how the RHC came to decisions in the past to understand why and how the CSFRA has been interpreted in the way it is now.

1. I will definitely read through what are posted on the City's website:
https://library.municode.com/ca/mountain_view/codes/code_of_ordinances?nodeId=PTITHCH_ARTXVIIICOSTFAREAC
2. If I have additional questions, I will reach out to the city staffs working with the RHC.
3. Look for additional legal resources, such as <https://www.courts.ca.gov/documents/California-Tenants-Guide.pdf>

RENTAL HOUSING COMMITTEE APPLICANT STATEMENT

As part of the application, Rental Housing Committee applicants are required to include a statement under penalty of perjury setting forth the applicant's interests and dealings in real property, including, but not limited to, ownership, trusteeship, sale, or management and investment in and association with partnerships, corporations, joint ventures, and syndicates engaged in ownership, sale, or management of real property during the three (3) years immediately prior to the applicant's application. You may attach additional pages to your statement if more space is required.

My husband and I own a 2-bed room condo in Mountain View where our family used to live, and currently it is rented out. It is not in an apartment complex. I do not believe it is under CSFRA either. It is exempted from both rent control and just-cause protections because it is on the exemption list as: "Single family homes and condominiums"

Refer to the website below:
<https://www.tobenerlaw.com/mountain-view-tenant-relocation-assistance-program/>

Please fill out all information completely. Attach additional pages if needed.

AGREEMENT—READ CAREFULLY BEFORE SIGNING

I hereby certify that all statements made in this application are true, and I authorize investigation of all information contained in this application. I certify under penalty of perjury that the information provided in my RENTAL HOUSING COMMITTEE APPLICANT STATEMENT is true and correct. I acknowledge that any false statements or misrepresentation on this application will be grounds for disqualification.

If I am appointed to serve on the Rental Housing Committee, I have sufficient time to devote to this responsibility, know the adopted meeting schedule, and plan to attend all meetings of the Committee. I understand it is required that all Committee members take an Oath of Office and sign the Code of Conduct prior to undertaking their duties. I also understand that I will be required to complete: (1) a Fair Political Practices Commission Statement of Economic Interests Form 700 upon assuming office, annually, and upon leaving office; (2) ethics training upon assuming office and every two years thereafter; and (3) Brown Act training upon assuming office and every two years thereafter.

Signature: Li Zhang Digitally signed by Li Zhang
Date: 2023.09.28 22:28:28 -07'00' Date: 9/28/2023

This application is subject to the California Public Records Act and will be disclosed upon request to the extent required by law. Applications not acted upon will expire after one year from the date submitted unless renewed by the applicant.

FOR STAFF USE ONLY

Interviewed: _____ Renewed: _____

Please fill out all information completely. Attach additional pages if needed.