



RHC

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May 17, 2021

Video Conference with No Physical Meeting Location

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**1. CALL TO ORDER**

This meeting was called to order at 7:00 p.m.

**2. ROLL CALL**

**Present** 5 - Committee Member Emily Ramos, Committee Member Guadalupe Rosas, Vice Chair Nicole Haines-Livesay, Chair Susyn Almond, and Alternate Matthew Grunewald

**Absent** 1 - Committee Member Julian Pardo de Zela

**3. PRESENTATION**

- The RHC celebrated 4 years and 50 meetings of the Rental Housing Committee
- Committee Member Ramos performed a ceremonial handing over of the gavel to the new Chair Almond

**4. MINUTES APPROVAL**

**4.1 Approve the minutes for April 19, 2021 RHC Meeting**

MOTION: M/S - Haines-Livesay / Rosas - To approve the minutes for the April 19, 2021 RHC meeting.

**Yes:** 5 - Committee Member Ramos, Committee Member Rosas, Vice Chair Haines, Chair Almond, and Alternate Grunewald

**5. CONSENT CALENDAR - None**

**6. ORAL COMMUNICATIONS FROM THE PUBLIC**

No public comments were received.

**7. APPEAL HEARINGS - None**

**8. PUBLIC HEARINGS - None**

**9. NEW BUSINESS**

**9.1 Fiscal Year 2021-22 Recommended Budget**

Program Manager van Deursen presented a report and responded to questions.

**SPEAKING FROM THE FLOOR WITH COMMENTS:**

Tim Mackenzie

Alex Brown

The RHC provide feedback on the Fiscal Year 2021-22 Recommended Budget and Rental Housing Fee for the administration of the Community Stabilization and Fair Rent Act. The RHC provided the following input:

1. Straw poll - carried 4-1; Grunewald no - To support the current recommended budget and the \$109 per unit Rental Housing Fee.
2. Straw poll - carried 3-1-1; Grunewald no, Rosas abstain - To modify the recommended budget to reduce \$20,000 from litigation and place \$31,000 in reserves which would reduce the Rental Housing Fee to \$107 or \$108 per unit.

**9.2 CSFRA Annual General Adjustment of Rent 2021**

Analyst Black presented a report and responded to questions.

**SPEAKING FROM THE FLOOR WITH COMMENTS:**

Alex Brown

Tim Mackenzie

MOTION: M/S - Ramos / Haines-Livesay - To adopt a resolution of the Rental Housing Committee Announcing an Annual General Adjustment of Rent for 2021 of 2.0 percent.

**Yes:** 5 - Committee Member Ramos, Committee Member Rosas, Vice Chair Haines, Chair Almond, and Alternate Grunewald

**9.3 CPI Indices and the CSFRA**

Analyst Black presented a report and responded to questions.

**SPEAKING FROM THE FLOOR WITH COMMENTS:**

Eddie Keating

Alex Brown

MOTION: M/S - Rosas / Ramos - To adopt a Resolution Identifying the San Francisco – Oakland – Hayward CPI-U (All Items) index for use in the Maintenance of Net Operating Income Calculations in the Petition for Upward Adjustment of Rent (Fair Return) Context.

**Yes:** 4 - Committee Member Ramos, Committee Member Rosas, Vice Chair Haines, and Chair Almond

**Abstain:** 1 - Alternate Grunewald

**10. COMMITTEE/STAFF ANNOUNCEMENTS, UPDATES, REQUESTS, AND COMMITTEE****10.1 Monthly Status Report April 2021**

Analyst Black presented the monthly status reports for April 2021.

**10.2 Update on City's COVID-19 Landlord/Tenant Programs**

Analyst Kennedy and Analyst Black presented an update on the City's landlord and tenant COVID19 programs.

**10.3 Upcoming Monthly Workshops and Office Hours**

Analyst Black presented the upcoming workshop, clinic and office hours.

**11. ADJOURNMENT - At 9:38 p.m., Chair Almond adjourned the meeting to the next RHC meeting to be held on Monday June 14, 2021 at 7:00 p.m. via video conference.**