



City of Mountain View

Minutes

Rental Housing Committee

Thursday, November 20, 2025

6:00 PM

Council Chambers and Video Conference,
500 Castro St., Mountain View, CA 94041

1. CALL TO ORDER

The meeting was called to order at 6:03 p.m.

2. ROLL CALL

Present 6 - Chair Kevin Ma, Vice Chair Robert Cox, Member Emily Staats Hislop, Member Edie Keating, Member Alex Brown, and alternate Mark Balch.

3. CONSENT CALENDAR

SPEAKING FROM THE FLOOR WITH COMMENTS:

No public comments received.

MOTION - MS - Cox/ Hislop - To approve the consent calendar.

The motion carried by the following vote:

Yes: 5 - Chair Ma, Vice Chair Cox, Member Hislop, Member Keating, and Member Brown

3.1 Minutes for the October 23, 2025, RHC Meeting

3.2 Community Stabilization and Fair Rent Act and Mobile Home Rent Stabilization Ordinance Financial Expenditures for Quarter 1 of Fiscal Year 2025-26.

3.3 Rent Stabilization Division Activity Report for Quarter 1 of Fiscal Year 2025-26

4. ORAL COMMUNICATIONS FROM THE PUBLIC

SPEAKING FROM THE FLOOR WITH COMMENTS:

No public comments received.

5. APPEAL HEARINGS

5.1 Appeal of Hearing Officer's Decision Re: Petition Nos. C24250040, C24250044, and C24250049

Estrella Lucero, Special Counsel, Goldfarb and Lipman, presented an oral report and responded to questions.

SPEAKING FROM THE FLOOR WITH COMMENTS:

No public comments received.

PRESENTATION AND ARGUMENTS BY APPELLANT TENANT Victor Negrete
PRESENTATION AND ARGUMENTS BY RESPONDENT LANDLORD David Ovrick
PRESENTATION AND ARGUMENTS BY RESPONDENT TENANT Diana Steele
REBUTTAL BY APPELLANT TENANT Mercedes Martinez
REBUTTAL BY RESPONDENT LANDLORD David Ovrick
REBUTTAL BY RESPONDENT TENANT Diana Steele did not present a rebuttal.

Spanish Interpretation provided by Jason Walker and Elizabeth Rice.

MOTION - MS - Cox/ Brown - To accept the Tentative Appeal Decision in its entirety.

The motion carried by the following vote:

Yes: 5 - Chair Ma, Vice Chair Cox, Member Hislop, Member Keating, and Member Brown

6. NEW BUSINESS

6.1 Adoption of Anti-Retaliation and Anti-Harassment Regulations

Rent Stabilization Manager van Deursen presented a report and responded to questions.

SPEAKING FROM THE FLOOR WITH COMMENTS:

Anil Babbar

MOTION - MS - Brown/ Cox - To adopt the Community Stabilization and Fair Rent Act (CSFRA) and Mobile Home Rent Stabilization Ordinance (MHRSO) regulations, which provide protections against tenant retaliation and harassment, by amending the existing CSFRA and MHRSO Regulations, Chapter 2 - Definitions, and incorporating new regulations, specifically CSFRA Regulations, Chapter 14, and MHRSO Regulations, Chapter 13, Anti-Retaliation and Anti-Harassment.

The motion carried by the following vote:

Yes: 5 - Chair Ma, Vice Chair Cox, Member Hislop, Member Keating, and Member Brown

7. COMMITTEE/STAFF ANNOUNCEMENTS, UPDATES, REQUESTS AND COMMITTEE REPORTS

7.1 Upcoming Workshops and Housing Help Center Dates

Senior Management Analyst Kennedy presented a report and responded to questions.

7.2 Expected Future Agenda Items for RHC Meetings

Chair Ma provided an update on future RHC agenda items.

Rent Stabilization Manager van Deursen asked the RHC if the Quarterly Status Report should be presented on a bi-annual schedule. The RHC would like to see the market statistics quarterly and the complete Status Report bi-annually.

Committee Member Brown would like to inform the City Council that the Anti-Retaliation and Anti-Harassment Regulations were adopted.

Committee Member Keating requests an update on the One-Time Utility Adjustment Petition process.

Committee Member Brown thanked the staff for their hard work.

8. ADJOURNMENT - At 7:23 p.m., Chair Ma adjourned the meeting to the next RHC meeting to be held on Thursday, December 18, 2025 at 6:00 p.m. in the Council Chambers and via Video Conference.