



**4 X 4 JOINT TASK FORCE COMMITTEE ON HOUSING
CITY COUNCIL/RENT STABILIZATION BOARD**

**Wednesday, June 19, 2024 – 3:00 p.m.
1947 Center Street, Magnolia Room- 3rd Floor
3225 Simon Road Manitowoc, Wisconsin 54220**

**PUBLIC ADVISORY: THIS MEETING WILL BE CONDUCTED IN A HYBRID MODEL
WITH BOTH IN-PERSON ATTENDANCE AND VIRTUAL PARTICIPATION.**

For in-person attendees, face coverings or masks that cover both the nose and the mouth are encouraged. If you are feeling sick, please do not attend the meeting in person.

To access this meeting remotely: Join from a PC, Mac, iPad, iPhone, or Android device by clicking on this URL: <https://us06web.zoom.us/j/86587405852?pwd=OJwn7qdrqvoX4bC7BC0gzeMmXHp5St.1>. If you do not wish your name to appear on the screen, then use the drop-down menu and click on "Rename" to rename yourself as anonymous. To request to speak, use the "Raise Hand" icon by rolling over the bottom of the screen.

To join by phone: Dial 1-669-900-6833 and enter Webinar ID: 865 8740 5852 and Passcode: 381046. If you wish to comment during the public comment portion of the agenda, Press *9 and wait to be recognized by the Committee Chair.

To submit an email comment for the Committee's consideration and inclusion in the public record, email DeWilliams@berkeleyca.gov with the Subject line in this format: "PUBLIC COMMENT ITEM FOR BUDGET & PERSONNEL COMMITTEE." Please observe a 150-word limit. Time limits on public comments will apply. Written comments will be entered into the public record. **Email comments must be submitted to the email address above by 1:00 p.m. on the day of the Committee meeting in order to be included.**

Please be mindful that this will be a public meeting, and all rules of procedure and decorum apply to in-person attendees and those participating by teleconference or videoconference.

This meeting will be conducted in accordance with Government Code Section 54953 and all current state and local requirements allowing public participation in meetings of legislative bodies. Any member of the public may attend this meeting at the posted location(s). Questions regarding this matter may be addressed to DéSeana Williams, Executive Director of the Rent Board, at 510-981-7368 (981-RENT). The Committee may take action related to any subject listed on the Agenda.



COMMUNICATION ACCESS INFORMATION:

This meeting is being held in a wheelchair-accessible location. To request disability-related accommodation(s) to participate in the meeting, including auxiliary aids or services, please contact the Disability Services Specialist at (510) 981-6418 (voice) or (510) 981-6347 (TDD) at least three (3) business days before the meeting date.

Attendees at public meetings are reminded that other attendees may be sensitive to various scents, whether natural or manufactured, in products and materials. Please help the City respect these needs.



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Minutes - Approved

1. Roll call: Mayor Arreguín called the meeting to order at 3:24 p.m.
Present: Mayor Arreguín, RBC Elstrand, CM Hahn, RBC Johnson, RB Chair Simon-Weisberg, RBC Walker.
Absent: CM Lunaparra.
Staff present: Matt Brown, Bren Darrow, Ollie Ehlinger, Jen Fabish, DéSeana Williams.
2. Land Acknowledgement Statement: *The Berkeley Rent Stabilization Board recognizes that the rental housing units we regulate are built on the territory of xučyun (Huchiun-(Hooch-yoon)), the ancestral and unceded land of the Chochenyo (Cho-chen-yo)-speaking Ohlone (Oh-low-nee) people, the ancestors and descendants of the sovereign Verona Band of Alameda County. This land was and continues to be of great importance to all of the Ohlone Tribes and descendants of the Verona Band. As we begin our meeting tonight, we acknowledge and honor the original inhabitants of Berkeley, the documented 5,000-year history of a vibrant community at the West Berkeley Shellmound, and the Ohlone people who continue to reside in the East Bay. We recognize that Berkeley's landlords and tenants have and continue to benefit from the use and occupation of this unceded stolen land since the City of Berkeley's incorporation in 1878 and since the Rent Stabilization Board's creation in 1980. As stewards of the laws regulating rental housing, it is not only vital that we recognize the history of this land, but also recognize that the Ohlone people are present members of Berkeley and other East Bay communities today.*

The Land Acknowledgement Statement was read aloud.

3. Approval of the agenda: M/S/C (Arreguín/Hahn) Approve the agenda with the following changes: Take up item 8 after item 5, followed by item 7, followed by item 6. Roll call vote. YES: Arreguín, Elstrand, Johnson, Hahn, Simon-Weisberg, Walker; NO: None; Abstain: None; ABSENT: Lunaparra. Carried: 6-0-0-1.
4. Public comment on non-agenda matters: There were 3 speakers.
5. Approval of October 24, 2023 Committee meeting minutes (see attachment): M/S/C (Arreguín/Hahn) Approve the minutes as written. Roll call vote. YES: Arreguín, Elstrand, Johnson, Hahn, Simon-Weisberg, Walker; NO: None; ABSTAIN: None; ABSENT: Lunaparra. Carried: 6-0-0-1.



Rent Stabilization Board

6. Discussion and possible action to recommend that Council place a ballot measure to amend the Berkeley Rent Ordinance on the November 2024 general election ballot (requested by Chair Simon-Weisberg and Mayor Arreguin). See attachment.

This item was taken up after item 7. Mayor Arreguín highlighted the change from ten to fifteen years in section 13.76.050.A.1 of the proposed Ordinance revisions contained in the agenda packet. The committee also discussed changes to the following sections of that document: 13.76.050.B.10, Golden Duplex Exemption and 13.76.135 Right to Organize. The committee provided direction to Rent Board staff to prepare an updated version of the proposed Ordinance revisions reflecting the discussed changes, and to look at the week of July 8, 2024 to schedule a special meeting for the committee to consider them.

There were 14 public speakers.

7. Discussion and possible action regarding proposed amendments to the Demolition Ordinance to be considered by Council on June 25, 2024. (requested by Chair Simon-Weisberg). See attachment.

This item was taken up after item 8. Chair Simon-Weisberg introduced the item, which the committee briefly discussed. No action was taken.

There were 4 public speakers.

8. Discussion and possible action regarding the Planning Department issuing permits for elective work that triggers the Relocation Ordinance (BMC Chapter 13.84) for tenant-occupied rental units (requested by Chair Simon-Weisberg)

This item was taken up after item 5. The committee provided direction to Rent Board staff to convene staff from the Planning Department, Health, Housing, and Community Services, and the City Attorney's Office to: (1) discuss the situation and prepare a recommendation on protocols aimed at curbing unwarranted tenant displacement/evictions due to elective work, and (2) assess whether any city laws need to be updated to meet this aim.

There were 9 public speakers.

9. Discussion of possible future agenda items: This item was not discussed due to time constraints.

10. Confirm the next meeting date: This item was not discussed due to time constraints.
 - a. September 18, 2024.

11. Adjournment: M/S/C (Arreguín/Johnson) Adjourn the meeting. Roll call vote. YES: Arreguín, Elgstrand, Johnson, Hahn, Simon-Weisberg, Walker; NO: None; Abstain: None; ABSENT: Lunaparra. Carried: 6-0-0-1. The meeting adjourned at 5:54 p.m.

COMMITTEE MEMBERS:

Mayor Jesse Arreguín
City Councilmember Sophie Hahn
City Councilmember Cecilia Lunaparra

Rent Board Chairperson Leah Simon-Weisberg
Rent Board Commissioner Xavier Johnson
Rent Board Commissioner Vanessa Danielle Marrero
Rent Board Commissioner Dominique Walker