



Housing Advisory Commission

HOUSING ADVISORY COMMISSION

APPROVED MINUTES

Regular Meeting Thursday, February 5, 2026 7:04 pm	South Berkeley Senior Center 2939 Ellis Street Snow Zhu, Secretary HAC@berkeleyca.gov
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1. Roll Call

Present: Sarah Bell, Karen Haycox, Syrak Micael, Rebecca Mirvish, Debbie Potter, David Shere, and Alfred Twu (arrived 7:15).

Absent: Leah Simon-Weisberg (unexcused).

Staff Present: Ian Flaherty, Andre Kidd, Angel Sindayen, Be Tran, and Snow Zhu.

Commissioners in attendance: 7 of 8

Members of the public: 3

Public Speakers: 1

2. Land Acknowledgement

3. Agenda Approval

Action: M/S/C (Potter/Haycox) to approve the agenda.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, and Shere. Noes: None. Abstain: None.
Absent: Simon-Weisberg, Twu.

4. Public Comment

There was one speaker during public comment.

5. Approval of January 15, 2026 Regular Meeting Minutes

Action: M/S/C (Micael/Shere) to approve the January 15, 2026 Regular Meeting minutes.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, and Shere. Noes: None. Abstain: None.
Absent: Simon-Weisberg, Twu.

6. Receive Presentation on Rental Housing Safety Program (RHSP)

7. Discussion and Possible Action: Feedback on State Legislative Priorities

Public Speakers: 1

Action: M/S/C (Mirvish/Shere) to add to the list of legislative priorities:

- a. Support legislative efforts to facilitate the development of for-sale multifamily housing, including condo deposit and construction defect liability reform.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

7. Discussion and Possible Action: Feedback on State Legislative Priorities (Continued)

Action: M/S/C (Haycox/Twu) to edit Item 2 on the list of legislative priorities:

- a. Creation of funding for affordable housing projects, including co-ops, land trusts, social housing, public housing, and affordable homeownership projects.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Potter/Shere) to remove Items 11 and 14 from the list of legislative priorities:

Item 11: Support legislative efforts that clarify recent ADU related legislation and count ADUs towards RHNA goals

Item 14: Strongly support efforts to restore any proposed reductions in funding to affordable housing programs including the Multifamily Housing Program, Transit Oriented Development Program, Infill and Infrastructure Grant Program, and others

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Potter/Twu) to add “fight to repeal Article 34” from Item 1 as a separate item.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Potter/Twu) to remove Item 9.

Item 9: Support policy efforts to utilize the enhanced, lower bond finance threshold of 25% for the Low-Income Housing Tax Credit (LIHTC), supplement other affordable housing development programs

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Potter/Mirvish) to edit Item 7 as a high priority item on the list of legislative priorities:

- a. Support legislative efforts to reduce the voter threshold for passage of affordable housing bonds to 50% + 1.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

7. Discussion and Possible Action: Feedback on State Legislative Priorities (Continued)

Action: M/S/C (Potter/Shere) to add to the list of legislative priorities:

- a. Support efforts to ban the use of predictive algorithms to set rents, meter occupancies, and screen potential tenants.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Twu/Haycox) to edit Item 6 on the list of legislative priorities:

- a. Support rent relief and eviction moratorium and eviction protections during emergencies.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Twu/Potter) to edit Item 10 on the list of legislative priorities as follows:

Item 10: Support more housing for students and workers in higher education.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Potter/Shere) to edit Items 2 and 3 on the list of legislative priorities as follows:

Item 2: Support efforts to reduce the cost of construction of middle housing including reforms to the state building code.

Item 3: Pursue updates to the State building code to promote innovative forms of housing construction including elevator reform, single stair reform, modular construction, and universal design.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Twu/Potter) to edit Item 15 on the list of legislative priorities as follows:

Item 15: Funding for seismic retrofit and home hardening.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

8. Officer Elections

Action: M/S/C (Shere/Micael) to elect Sarah Bell as Chair of the Housing Advisory Commission.

Vote: Ayes: Bell, Micael, Mirvish, Shere, and Twu. Noes: Haycox, Potter. Abstain: None. Absent: Simon-Weisberg.

Action: M/S/C (Twu/Shere) to elect Syrak Micael as Vice Chair of the Housing Advisory Commission.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

9. Update on Council Items (Future Dates Subject to Change)

10. Announcements/Information Items

11. Future Items

12. Adjourn

Action: M/S/C (Bell/Mirvish) to adjourn at 10:02 pm.

Vote: Ayes: Bell, Haycox, Micael, Mirvish, Potter, Shere, and Twu. Noes: None. Abstain: None. Absent: Simon-Weisberg.

Approved: , Snow Zhu, Secretary