

**CITY OF OAKLAND
HOUSING, RESIDENTIAL RENT AND RELOCATION BOARD**

**Regular Meeting
June 11, 2015
7:00 p.m.
City Hall, Hearing Room #1
One Frank H. Ogawa Plaza, Oakland, CA**

MINUTES

1. CALL TO ORDER

The HRRRB was called to order at 7:10 p.m. by Board Chair, Beverly Williams.

2. ROLL CALL

MEMBER	STATUS	PRESENT	ABSENT	EXCUSED
Noah Frigault	Tenant	X		
Beverly Williams	Homeowner	X		
Edward Lai	Homeowner	X		
Tyfahra Singleton	Tenant			X
Ramona Chang	Landlord	X		
Benjamin Scott	Landlord	X		
Jessie Warner				X

Staff Present

Jessica Leavitt, Deputy City Attorney
Connie Taylor, Rent Adjustment Program Manager

3. CONSENT ITEMS

- i. Approval of minutes, May 28, 2015 and draft decisions in cases T14-0135 & T14-0150.

N. Frigault made motion to approve draft decision in case T14-0150 and to bring back the May 28, 2015 minutes and draft decision in case T14-0135. B. Scott seconded.

The motion was approved by consensus.

4. OPEN FORUM

Fannie Li

5. OLD BUSINESS

Presentation by City of Oakland Seismic Retrofit work group; presentation by Chantal Cotton-Gains and Megan Horl.

OPEN FORUM (item #5)

Brian Geiser
James Vann
Ann Wu

6. NEW BUSINESS

- i. Appeal Hearing in cases:
 - a. E13-0006; REO Homes, LLC v. Nzinga – postponement granted
 - b. T14-0289; Norman v. Franks

Appearances:

Tenant Appellant

No appearance by tenant appellant.

N. Frigault made a motion to dismiss the appeal subject to the appellant showing good cause for non-appearance. E. Lai seconded.

The motion was passed by consensus.

- c. T14-0350; Warnock v. Huetter Properties, LLC

Consideration of Late Appeal filed by Landlord

The Board Chair did not find good cause to consider the late appeal filed by the landlord. B. Williams made a motion to deny the landlord’s request to consider the late appeal. E. Lai seconded. The Board voted as follows:

MEMBER	STATUS	AYE	NAY	ABSTAINED
Beverly Williams	Homeowner	X		
Edward Lai	Homeowner	X		
Benjamin Scott	Landlord	X		
Ramona Chang	Landlord		X	
Noah Frigault	Tenant	X		

The motion carried.

Appearances:

Tenant Appellant

Donna Warnock

Tenant Representative

James Vann

Landlord

Diane Huetter

Rebuttal

Donna Warnock

Diane Huetter

Board Discussion

After Board discussion and questions to all parties, E. Lai made a motion to affirm the Hearing Officer's decision because substantial evidence supports the Decision.

B. Scott seconded.

The motion was approved by consensus.

ii. Board Recess

B. Williams made motion that the Board recess in August, 2015. E. Lai seconded.

The motion was approved by consensus.

7. SCHEDLING AND REPORTS

1. Rent Adjustment Manager advised the Board that the analysis regarding seismic Retrofits would be brought to the full Board as soon as possible.

8. ADJOURNMENT

B. Williams made motion to adjourn. E. Lai seconded. The meeting was adjourned by consensus at 8:50 p.m.