



HOUSING ADVISORY COMMISSION
Regular Meeting
Thursday, July 11, 2019

Housing Advisory Commission

Time: 7:06 pm

South Berkeley Senior Center
2939 Ellis Street – Berkeley
Acting Secretary – Mike Uberti, (510) 981-5114

APPROVED MINUTES

1. Roll Call

Present: Xavier Johnson, Matthew Lewis (substitute for Leah Simon-Weisberg), Thomas Lord, Maryann Sargent, Alex Sharenko, Igor Tregub (substitute for Mari Mendonca), and Amir Wright.

Absent: Mari Mendonca (excused), Darrell Owens (unexcused), Leah Simon-Weisberg (excused), and Marian Wolfe (excused)

Commissioners in attendance: 7 of 8

Staff Present: Kristen Lee, Mike Uberti and Jenny Wyant

Members of the public in attendance: 4

Public Speakers: 3

2. Agenda Approval

Action: M/S/C (Sharenko/Lord) to approve the agenda.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

3. Public Comment

There no speakers during public comment.

4. Approval of the June 6, 2019 Regular Meeting Minutes

Action: M/S/C (Wright/Lord) to approve the minutes.

Vote: Ayes: Johnson, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: Lewis and Lord. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

5. Discussion and Possible Action to Approve the Substantial Amendment to the City of Berkeley's PY2018 (FY2019) and PY2019 (FY2020) Annual Action Plans to Maximize Emergency Solutions Grant (ESG) Funding for Shelter and Street Outreach

Action: M/S/C (Tregub/Sharenko) to recommend Council approve Substantial Amendments to the HUD Program Year (PY) 2018 and PY2019 Annual Action Plans to allocate the maximum allowable amount of ESG funds to shelter and street outreach, and away from rapid rehousing.

Vote: Ayes: Johnson, Lewis, Sargent, Sharenko, Tregub, and Wright. Noes: Lord. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

6. Discussion and Possible Action to Approve the Community Housing Development Organization (CHDO) Operating Funds NOFA Recommendations

Public Speakers: 2

Action: M/S/C (Johnson/Tregub) to recommend that Council approve the following funding allocations for Community Housing Development Organizations:

- Resources for Community Development at \$28,115
- Satellite Affordable Housing Associates at \$28,115
- With HOME CHDO funds allocated to the CHDO most likely to have a HOME-eligible project within the next two years, and the general funds allocated to the other CHDO.

Vote: Ayes: Johnson, Lewis, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: Lord. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

7. Discussion and Possible Action to Appoint Subcommittees

a. Housing Trust Fund Subcommittee

Action: M/S/C (Tregub/Sharenko) to appoint Commissioners Johnson, Simon-Weisberg, and Wright to the Housing Trust Fund Subcommittee, which was created to advise the Housing Advisory Commission on Housing Trust Fund related matters through June 30, 2020.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

8. Discussion and Possible Action to Adopt a Work Plan for FY 2019/2020

Action: M/S/C (Tregub/Sharenko) adopt a work plan that includes the items submitted by Commissioners Lord, Mendoca, and Wolfe and additions by Lewis to register all rental units in the city and allocate funding to Community Land Trusts and other democratized forms of housing, and note additional discretionary funds may be necessary to fund activities in response to Council referrals including outreach, videography and space.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

9. Discussion and Possible Action to Adopt Recommendations to Modify Policies Related to the Enforcement of the Berkeley Smoke-Free Multi-Unit Housing Ordinance

Public Speakers: 1

Action: M/S/C (Lewis/Johnson) to extend the meeting 15 minutes to 9:15pm.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Sharenko, Tregub, and Wright. Noes: None. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

Action: M/S/F (Lord/Sharenko) to postpone agenda item #9 to a future Housing Advisory Commission meeting.

Vote: Ayes: Johnson, Lord, Sharenko, and Wright. Noes: Lewis, Sargent, and Tregub. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

Action: M/S/C (Tregub/Sharenko) to recommend that City Council modify certain policies related to the enforcement of the Smoke-Free Multi-Unit Housing Ordinance, as follows:

- 1) Increase staffing to implement enforcement of the ordinance as part of the next budget;
- 2) Improve signage related to the ordinance in residential buildings;
- 3) Making the complaint process less onerous and more user-friendly, including enabling complainants to submit complaints electronically, providing complaint forms in different languages, removing language requiring the statements to be "sworn", and considering other, less threatening language that still expects a complaint be provided under the best of appellants knowledge; and
- 4) Relax the current requirements around how the Ordinance-based complaint form must be completed in order to be processed (e.g., two separate complaints from different individuals within a six-month period, if the building contains three or more units, sworn statement under penalty of perjury).

Vote: Ayes: Johnson, Lewis, Sargent, Tregub, and Wright. Noes: Lord and Sharenko. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

Action: M/S/C (Tregub/Sharenko) to recommend that City Council modify certain policies related to the enforcement of the Smoke-Free Multi-Unit Housing Ordinance, as follows:

- 1) Referring to the Community Health and Cannabis Commissions the question of whether the use of recreational (non-medical) cannabis should be incorporated into the Smoke-Free Housing Ordinance.

Vote: Ayes: Johnson, Sargent, Sharenko, Tregub, and Wright. Noes: Lewis and Lord. Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

10. Discussion and Possible Action to Adopt a Draft Social Housing

Action: M/S/C (Lewis/Tregub) to extend the meeting five minutes to 9:20pm.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Tregub, and Wright. Noes: Sharenko.

Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

Action: M/S/C (Lord/Lewis) to appoint Commissioners Johnson and Lord to the Social Housing Subcommittee, which was created to advise the Housing Advisory Commission on Social Housing through September 30, 2019.

Vote: Ayes: Johnson, Lewis, Lord, Sharenko, Tregub, and Wright. Noes: None. Abstain: Sargent. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

11. Update on Council Items

12. Announcements/Information Items

13. Future Items

14. Adjourn

Action: M/S/C (Johnson/Tregub) to adjourn the meeting at 9:20pm.

Vote: Ayes: Johnson, Lewis, Lord, Sargent, Sharenko, Tregub, and Wright. Noes: None.

Abstain: None. Absent: Mendonca (excused), Owens (unexcused), Simon-Weisberg (excused), and Wolfe (excused).

Approved on September 5, 2019

_____, Mike Uberti, Secretary