

**PASADENA RENTAL HOUSING BOARD MEETING MINUTES
JANUARY 10, 2024 – 6:00 P.M.
ROBINSON PARK RECREATION CENTER, MULTI-PURPOSE ROOM**

OPENING Chair Bell called the meeting of the Pasadena Rental Housing Board to order at 6:02p.m.

ROLL CALL: Chair Ryan Bell
Vice Chair Brandon Lamar
Board Member Deborah Dunlop
Board Member Lourdes Gonzalez
Board Member Allison Henry
Board Member Emanuel Najera
Board Member Barbara Pitts
Board Member Dianne Romero Chavez
Board Member Arnold Siegel
Board Member Yaneli Soriano Santiago
Board Member Adela Torres
Alternate Board Member Peter Dreier (At-Large)
Alternate Board Member Aaron Markowitz (Tenant)

Staff: Karen Tiedemann, Goldfarb Lipman Attorney-Via Zoom
Agnes Cho, bhyv Consulting-Via Zoom
Nazanin Salehi, Goldfarb Lipman Attorney-Via Zoom
Desiree Acosta, Recording Secretary

PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA Dr. Gary Hampton, Pasadena resident, expressed his concerns regarding the community meeting for landlords that he attended.

Robert Docter, Pasadena resident, expressed concerns regarding his apartment management company Phamily Management (located in San Marino) and that he is speaking on behalf of himself and about twenty other tenants in the complex.

Nick Santacroce, Pasadena resident, expressed concerns regarding illegal rent increases by his landlord, and requested assistance with his rental issues.

NEW BUSINESS **ADOPTION OF THE FY2024 RECOMMENDED OPERATING BUDGET OF THE RENT STABILIZATION DEPARTMENT AND RENTAL HOUSING FEE**

Recommendation: It is recommended that the Pasadena Rental Housing Board:

(1) Find that the proposed action is exempt from the California Environmental Quality Act ("CEQA") pursuant to State CEQA Guidelines Section 15 061 (b)(3) (common sense exemption);

- (2) Adopt the FY2024 Recommended Budget for the Rent Stabilization Department of \$2,876,232, inclusive of the previously appropriated \$600,000, including 12.0 FTE
- (3) Delay the billing of the FY2024 Rental Housing Fee until the Rental Registry database is functional, excepted June 2024 or later, resulting in a temporary negative cash position for the department.

Chair Bell introduced the item, and Phillip Leclair, Interim Executive Director to the Rent Stabilization Department, reviewed the item as part of a PowerPoint presentation, highlighting the Fiscal Year 2024 Recommended Budget for the Rent Stabilization Department, with an initial allocation of \$2,876,232, which is inclusive of the previously appropriated \$600,000, as well as the addition of 12.0 Full Time Equivalent (FTE) employees to serve as staff to the Department.

Discussion ensued regarding the status of hiring full-time legal counsel to serve the Department and Board, as well as compensation levels budgeted for Pasadena Rental Housing Board members that attend regular and ad hoc meetings. In response to questions related to PRHB member compensation, Chair Bell clarified that pursuant to the City Charter, Board Members are allowed to be compensated up to a maximum of twenty hours per week.

Desiree Acosta, Recording Secretary, reported that the PRHB received correspondence related to this item, which was distributed to the Board and made part of the record for this item.

Following Board discussion, the following individuals provided various public comments and inquires on the matter:

Simon Gibbons, Pasadena resident, questioned PRHB compensation and requested clarification on the PRHB payroll.

Dr. Gary Hampton, Pasadena resident, expressed concerns regarding the hiring of the PRHB legal counsel.

Peggy Names, Pasadena resident and landlord, stated concerns regarding the structure of annual fees.

Allen Shay, a Pasadena resident, thanked and congratulated the Board for their work on behalf of the community, and stated that he is running for Mayor of Pasadena.

Vice Chair Lamar spoke on public comments from Peggy Names, which he stated should be further discussed and considered as part of the topic of rental fees for low-income properties, and asked that the Board consider these comments.

Following discussion, it was moved by Board Member Gonzalez, seconded by Member Pitts, to approve the staff recommendation, and adopt the recommended operating budget, as proposed.

AYES: Board Members Dunlop, Gonzalez, Henry, Najera, Pitts, Chavez, Siegel, Santiago, Torres, Vice Chair Lamar, Chair Bell
NOES: None
ABSTAIN: None
ABSENT: None

RESOLUTION DESIGNATING THE FEBRUARY MEETINGS OF THE PASADENA RENTAL HOUSING BOARD AS REGULAR MEETINGS

Recommendation: It is recommended that the Pasadena Rental Housing Board approve the following:

- (1) Find that the proposed action is exempt from the California Environmental Quality Act (“CEQA”) pursuant to State CEQA Guidelines Section 15061(b)(3) (common sense exemption);
- (2) Adoption of a Resolution of the Pasadena Rental Housing Board designating the February 2024 meetings as regular meetings.

Chair Bell introduced the item, and provided information regarding the Pasadena Rental Housing Board meeting schedule, and highlighted information in the proposed resolution, that for the month of February, PRHB regular meetings occur on Wednesday, February 7, 2024 and Wednesday, February 21, 2024 at 6:00 p.m. (each meeting) at the Robinson Park Recreation Center, multipurpose room.

No public comments on this item.

Following discussion, it was moved by Vice Chair Lamar, seconded by Board member Gonzalez, to approve the staff recommendation:

AYES: Board Members Dunlop, Gonzalez, Henry, Najera, Pitts, Chavez, Siegel, Santiago, Torres, Vice Chair Lamar, Chair Bell
NOES: None
ABSTAIN: None
ABSENT: None

INFORMATIONAL ITEMS

DEPARTMENT DIRECTOR REPORT

Chair Bell introduced the item, and Phillip Leclair, Interim Executive Director to the Rent Stabilization Department, summarized the item as part of a verbal presentation, and responded to questions.

Vice Chair Lamar requested that staff provide further information and report back to the PRHB on the plans and schedule for the hiring process of Rent Stabilization Department staff.

Following Board discussion, the following individual provided various public comments and inquires on the matter:

Dr. Gary Hampton, Pasadena resident, expressed concerns regarding the hiring of Rent Stabilization Department staff.

At 8:24 p.m., Chair Bell was notified that Zoom was having audio issues. Chair Bell ordered a recess of the meeting at 8:29 p.m. to address technical difficulties.

AD HOC COMMITTEE UPDATES

A. GENERAL UPDATE

B. FOUNDATIONS

C. STAFFING

D. COMMUNITY OUTREACH

E. POLICY AND PROGRAM DEVELOPMENT

The above items were not discussed.

ADJOURNMENT:

Due to technical difficulties, on the order of the Chair, the meeting of the Pasadena Rental Housing Board was adjourned at 8:38 p.m.

Ryan Bell

RYAN BELL, Chair
Pasadena Rental Housing Board

ATTEST:

Desiree Acosta

Desiree Acosta
Recording Secretary