

SANTA MONICA RENT CONTROL BOARD  
REGULAR MEETING MINUTES  
July 10, 2008

1. CALL TO ORDER

Commissioner Koury called the Rent Control Board meeting to order at 7:01 p.m. followed by the pledge of allegiance. Commissioner Koury, read a passage from the Fourth Amendment of the U.S. Constitution.

2. ROLL CALL

Members Present: Jennifer Kennedy  
Marilyn Korade-Wilson  
Joel Koury  
Zelia Mollica  
Jeff Sklar (arrived at 7:03 p.m.)

Others Present: Tracy Condon, Administrator  
Michaelyn Jones, General Counsel  
Marcia Zimmer, Hearings Dept. Mgr.  
Keith Kresge, Staff Attorney  
Glenda Jacobs, Board Secretary

3. APPROVAL OF THE MINUTES: June 5, 2008

Commissioner Kennedy, seconded by Commissioner Korade-Wilson, moved to adopt the minutes of June 5, 2008. The motion passed unanimously in a roll call vote.

4. SPECIAL AGENDA ITEMS

Administrator Tracy Condon announced that on Tuesday, July 15, 2008 staff would present a Rent Increase Workshop at the main library at 6:00 p.m. and asked that anyone interested in attending call the office at (310) 458-8751 and pre-register.

6. CONSENT CALENDAR

A. Appeal

- 1) J-0009 (untimely): 1024 Maple St., Appellant – D. Dennis (LL) by R. Perry (Rep)  
Landlord appeals hearing officer decision denying petition seeking to register a unit.  
Staff Attorney Keith Kresge presented a summary of the staff report. Rosario Perry, owner representative, submitted a diagram (represented in the record) of the property prior to addressing the Board. Passing by a unanimous vote, Commissioner Sklar, seconded by Commissioner Koury, moved to allow the untimely appeal. Following a lengthy discussion, Commissioner Kennedy, seconded by Commissioner Korade-Wilson, moved to adopt the staff recommendation to affirm the hearing officer decision finding that unit 5 is not eligible for registration as a controlled rental unit. The motion passed in a 4-1 roll call vote. Commissioner Sklar voted no.

7. JURISDITIONAL ITEM

B. Exemptions

3. Single Family Dwelling

1) 1815-362: 2909 Arizona Ave., Unit 8, Applicant – Georg

2) 1815-363: 2424 Cloverfield Blvd., Applicants - Francesco

Applicants request an exemption of a single family dwelling pursuant to section 1801(n) of the Rent Control Law. Recommendations: Grant

Commissioner Sklar, seconded by Commissioner Korade-Wilson, moved to grant permanent exemptions on cases 1815-362 and 1815-363 listed above on the basis of section 1815 of the Rent Control Law. The motion passed unanimously in a roll call vote.

4. Owner Occupancy

1) 1556: 1434 Stanford St., Applicant – Heck

2) 1557: 1802 17<sup>th</sup> St., Applicant – O’Neil

3) 1558: 1032 Maple St., Applicants – Ruud

Applicants request an exemption of a three-unit or less property based upon owner-occupancy pursuant to section 1801(c)(4) of the Rent Control Law.

Recommendations: Grant

Commissioner Sklar, seconded by Commissioner Mollica, moved to grant the owner-occupied exemptions pursuant to section 1801(c)(4) of the Rent Control Law. The motion passed unanimously in a roll call vote

9. ADMINISTRATIVE ITEM

A. Discussion of City’s proposal to regulate smoking in multi-family buildings.

Deputy City Attorney Adam Radinsky addressed the Board. Following a discussion, the Board thanked Mr. Radinsky for his time and expressed their views that the Board as a whole did not support this proposed ordinance. General Counsel Michaelyn Jones will draft a resolution on the Board’s behalf for review and approval at the August 14<sup>th</sup> meeting to be forward to the City Council expressing their opposition to the proposed ordinance.

13. REQUESTS TO SPEAK

The following persons addressed the Board: None.

14. REPORT OF CLOSED SESSION

A. Special Closed Session June 17, 2008.

Administrator Condon announced that there was no reportable action from the Public Employee Performance Evaluation: Administrator held on June 17, 2008.

15. ADJOURNMENT

Prior to adjournment, Commissioner Koury acknowledged receiving correspondence from M. Marquez. Commissioner Korade-Wilson congratulated Commissioner Sklar on his opinion commentary published in the July 2, 2008 issue of the Santa Monica Daily Press. At 8:25 p.m. Commissioner Koury adjourned the meeting.