

SANTA MONICA RENT CONTROL BOARD
SPECIAL MEETING MINUTES
October 16, 2008

1. CALL TO ORDER

Commissioner Kennedy called the Rent Control Board meeting to order at 6:25 p.m. and recessed to closed session.

2. RECESS TO CLOSED SESSION

1. Conference with Legal Counsel – Pending Litigation

- a) Or Khaim Hashalom v. Santa Monica Rent Control Board,
LASC Case No. SC095648

California Government Code section 54956.9(a)

At 6:55 p.m. the closed session recessed and the open meeting reconvened at 7:02 p.m. Following the pledge of allegiance, Commissioner Koury, read a passage from the Fourth Amendment of the U.S. Constitution.

14. REPORT OF CLOSED SESSION

The Board unanimously settled the above referenced case.

2. ROLL CALL

Members Present: Jennifer Kennedy
Marilyn Korade-Wilson
Joel Koury
Zelia Mollica
Jeff Sklar

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: September 11, 2008

Commissioner Korade-Wilson, seconded by Commissioner Kennedy, moved to adopt the minutes of September 11, 2008. The motion unanimously passed in a roll call vote.

4. SPECIAL AGENDA ITEM

Administrator Tracy Condon introduced Michael Dominguez as the new Public Information Manager.

6. CONSENT CALENDAR

A. Appeal

- 1) D-4408: 2709 4th St., Unit 2709-7, Appellant – G. Balanis (LL)

Landlord appeals hearing officer decision granting rent decrease.

Staff Attorney Keith Kresge presented the staff report. Tenant, Elaine Ayala, addressed the Board. Following a brief discussion, Commissioner Sklar, seconded by Commissioner Kennedy, moved to adopt staff recommendation to deny the appeal and affirm the hearing officer's decision. The motion unanimously passed in a roll call vote.

B. Proposed Findings of Fact and Conclusions of Law

- 1) 425R-D: 1942, 1943, 1946, 1949, 1954, 1955, and 1959 High Place and 2349 Virginia Avenue.

Applicant – Community Corporation of Santa Monica

Commissioner Sklar, seconded by Commissioner Mollica, moved to adopt the proposed findings of fact and conclusions of law. The motion unanimously passed in a roll call vote.

9. ADMINISTRATIVE ITEM

A. Proposed Regulation 3109 – School District Qualified Special Tax Pass-Through (Measure R)

General Counsel Michaelyn Jones presented a summary of the proposed regulation. After a discussion, Commissioner Sklar, seconded by Commissioner Mollica, moved to set this matter for public hearing on November 20, 2008. The motion unanimously passed in a roll call vote.

B. Final Budget Report – Fiscal Year 2007/2008

Administrator Tracy Condon gave a summary of the final budget report. This was an informational item and no action was taken.

13. REQUESTS TO SPEAK

The following persons addressed the Board: Dr. Lawrence Libuser, Leslie Sherman, Barbara Bronie, Esther Schiller, Marlene Gomez, Tracye Isaac, Billie Beach, Trisha Roth, Ella Bronstein and James Levesque.

15. ADJOURNMENT

At 8:43 p.m. Commissioner Koury adjourned the meeting.