

#180682

City of Gainesville

City Hall
200 East University Avenue
Gainesville, Florida 32601



Minutes - Draft

January 15, 2019

5:30 PM

GRU Multi-Purpose Room

Rental Housing Subcommittee

Commissioner David Arreola (Chair)
Commissioner Helen Warren (Vice-Chair)
Commissioner Gigi Simmons (Member)
Commissioner Adrian Hayes-Santos (Member)

CALL TO ORDER - 5:32 PM

ROLL CALL

Present 4 - Hayes-Santos, Simmons, Vice-Chair Warren, and Chair Arreola

ADOPTION OF THE AGENDA

A motion was made by Hayes-Santos, seconded by Vice-Chair Warren, that this Matter be Adopted. The motion carried by the following vote:

Aye: 4 - Hayes-Santos, Simmons, Vice-Chair Warren, and Chair Arreola

APPROVAL OF MINUTES

[180652.](#)

Rental Housing Subcommittee Minutes (B)

Motion: Approve the draft minutes as revised.

RECOMMENDATION

The Rental Housing Subcommittee approve the minutes of January 2, 2019.

A motion was made by Hayes-Santos, seconded by Vice-Chair Warren, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 4 - Hayes-Santos, Simmons, Vice-Chair Warren, and Chair Arreola

DISCUSSION OF PENDING REFERRALS

[180653.](#)

Renters' Rights and Responsibilities (NB)

Motion: Staff to come back with: 1) Options on mediation/arbitration programs; 2) County wage theft model; 3) Renters bill of rights and responsibilities, 4) Rental and landlord training programs; 5) Occupancy limit disclosure; 6) Draft ordinance on landlord rights; and 6) Landlord mitigation fund options.

Listed below are comments/suggestions by the Subcommittee:

Commissioner Hayes-Santos - 1) Transparency between landlord and renters; 2) Landlord tenant disputes: development mediation program; 3) Lease: rights/responsibilities before signing a lease (i.e. like a disclosure).

Vice-Chair Warren: 1) Knowledge/understanding of rental agreements; 2) Landlord mitigation; and 3) Involved in housing.

Chair Arreola: 1) Priorities, policies, outcomes; 2) Responsibilities - where does it belong; 3) Energy efficiency standards - important; 4) Anti-discrimination; and 5) Mediation/mitigation - want detailed options.

Commission Simmons: 1) Protection from discrimination; and 2) University low-cost landlord licensing.

Commissioner Hayes-Santos: Landlord license fee - allocate towards renters' projects. Staff to work on ordinance.

Vice-Chair Warren: 1) License fund - has oversight. Keep people stable; getting both sides of story - needed education is critical, need advocates.

Commissioner Simmons: 1) No need for sample lease; 2) Certain population of community not present; 3) Heat map with Code Enforcement, 4) License fees; and 5) County wage theft ordinance as a model.

Fred Murry spoke to the matter...

Monica Cooper, Terry Martinbach, Matthew Minus, Eli Barrett, Arnall Downs, Jeremiah Tattersall, Tamara Robbins, Alex Chains, Jason Fults, Miguel Valdez, James Thompson, Darlene Pifalo, Sheila Payne, Magda Devinski, Sandy Parker, Paul Ortiz, Janice Gary, Robert Mounts, Mary Anderson, Reina Sacco, Robert Carroll, Matthew Hurst, Susan McQuillan, Sharon Bauer, Kayla Sosnow and Jo Beaty spoke to the matter.

RECOMMENDATION *Discuss*

A motion was made by Hayes-Santos, seconded by Vice-Chair Warren, that this Matter be Approved, as shown above. The motion carried by the following vote:

Aye: 4 - Hayes-Santos, Simmons, Vice-Chair Warren, and Chair Arreola

[180593.](#)

Rental Housing Subcommittee Referral List (B)

RECOMMENDATION *Discuss*

Discussed

MEMBER COMMENT

PUBLIC COMMENT

NEXT MEETING DATE - February 5, 2019

ADJOURNMENT - 8:10 PM