

**HOUSING, RESIDENTIAL RENT AND RELOCATION BOARD  
FULL BOARD REGULAR MEETING**

**November 14, 2024**

**6:00 P.M.**

**CITY HALL**

**1 FRANK H. OGAWA PLAZA, HEARING ROOM #1  
OAKLAND, CA 94612**

**MINUTES**

**1. CALL TO ORDER**

The Board meeting was administered in-person by Nyila Webb from the Rent Adjustment Program (RAP), Housing and Community Development Department. Nyila Webb explained the procedure for conducting the meeting. The HRRRB meeting was called to order by Chair Oshinuga at 6:05 p.m.

**2. ROLL CALL**

<b>MEMBER</b>	<b>STATUS</b>	<b>PRESENT</b>	<b>ABSENT</b>	<b>EXCUSED</b>
D. WILLIAMS	Tenant	X		
J. DEBOER	Tenant	X		
Vacant	Tenant Alt.			
M. GOOLSBY	Tenant Alt.			X
C. OSHINUGA	Undesignated	X		
Vacant	Undesignated Alt.			
Vacant	Undesignated Alt.			
K. BRODFUEHRER	Landlord	X		
C. JACKSON	Landlord Alt.	X		
Vacant	Landlord Alt.			

**Staff Present**

Braz Shabrell  
Marguerita Fa-Kaji  
Nyila Webb

Deputy City Attorney  
Senior Hearing Officer (RAP)  
Administrative Assistant II (RAP)

**3. PUBLIC COMMENT**

- a. Many speaker cards were submitted.

**4. CONSENT ITEMS**

**5. Approval of Board Minutes, 07/25/2024:**

**Member D. Williams moved to approve the Board Minutes from 07/25/2024. Member J. DeBoer seconded the motion.**

The Board voted as follows:

**Aye:** C. Oshinuga, J. deBoer, M. Brodfueher, C. Jackson, D. Williams  
**Nay:** None  
**Abstain:** None

The motion was approved.

**6. APPEALS\***

**a. L22-0065, Sukarto v. Tenants**

**Member K. Brodfueher made a motion to affirm the decision of the hearing officer. Member J. DeBoer seconded.**

The Board voted as follows:

**Aye:** Interim Chair C. Oshinuga, J. deBoer, M. Brodfueher, D. Williams  
**Nay:** C. Jackson  
**Abstain:** None

The motion was approved.

Before beginning Appeal "6.b", the appellant of the scheduled appeal volunteered to hold off his hearing to accommodate the attendees of HRRRB meeting to address the agenda items 7&8.

**Member K. Brodfueher made a motion to move appeal b to after agenda items 7 & 8 were addressed. Member J. DeBoer seconded.**

The Board voted as follows:

**Aye:** Interim Chair C. Oshinuga, J. deBoer, M. Brodfueher, C. Jackson, D. Williams  
**Nay:** None  
**Abstain:** None

The motion was approved.

**7. RESOLUTION RECOMMENDING AMENDMENT OF THE RENT  
ADJUSTMENT ORDINANCE TO ELIMINATE TENANT PETITION  
DEADLINES**

- a. Member J. DeBoer presented a resolution to the Board, which he introduced. The Board then discussed their position on the matter.

**Member J. DeBoer made a motion to adopt the Resolution. Member K. Brodfueher seconded.**

**The Board voted as follows:**

**Aye:** Interim Chair C. Oshinuga, J. DeBoer, K. Brodfueher, C. Jackson, D. Williams

**Nay:** None

**Abstain:** None

The motion was approved.

**8. RESOLUTION (1) ADOPTING, SUBJECT TO CITY COUNCIL APPROVAL,  
AMENDMENT OF THE RENT ADJUSTMENT PROGRAM REGULATIONS  
TO PERMIT ANY CATEGORY OF MEMBER OF THE  
HOUSING, RESIDENTIAL RENT, AND RELOCATION BOARD TO SERVE  
AS A BOARD OFFICER AND (2) RECOMMENDING THE CITY COUNCIL'S  
APPROVAL OF THE REGULATION AMENDMENT**

- a. Previous HRRRB Chair D. Ingram presented this resolution, current Board members discussed their position on the matter.

**Member C. Jackson made a motion to adopt the Resolution. Interim Chair C. Oshinuga seconded.**

**The Board voted as follows:**

**Aye:** Interim Chair C. Oshinuga, K. Brodfueher, C. Jackson, D. Williams

**Nay:** J. DeBoer

**Abstain:** None

The motion was approved.

**6. APPEALS\*(continued)**

**b. L24-0012, 5385 Broadway LLC v. Tenants**

**Member K. Brodfueher made a motion to recommend that the Board reverses the hearing decision that dismissed the petition and remand the decision for the hearing officer to follow OMC 8.22.060.B-C and L23-0001, Ruelas v. Tenants. Member D. Williams seconded.**

The Board voted as follows:

**Aye:** Interim Chair C. Oshinuga, J. deBoer, K. Brodfueher, C. Jackson, D. Williams

**Nay:** None

**Abstain:** None

The motion was approved.

## **9. INFORMATION AND ANNOUNCEMENTS**

- a. Member J. DeBoer announced he will depart from Board starting January 2025.

## **10. NEW BOARD BUSINESS**

- a. Discuss directing the RAP executive director and staff to regularly come to board meetings and report to the board on the work of the RAP.
- The Board explained why RAP staff should attend meetings. The Board expressed interest in holding quarterly check-ins with RAP for questions. The City Attorney clarified that while the Board cannot require RAP staff attendance, they may request it and ask questions at any time.

## **11. SCHEDULING AND REPORTS**

- a. Reviewing and rescheduling training.
- The Board discussed trainings they would like to partake such as a training on the history of the HRRRB and how the Board came about and was formed.
  - The next training will be on Robert's Rules of Order.
- b. Discuss scheduling procedures for future board meetings.

## **12. OPEN FORUM**

- a. No speaker cards were submitted.

## **13. ADJOURNMENT**

- a. Meeting adjourned at 8:12PM.