

## LARA WEISIGER

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**From:** Trish Spencer  
**Sent:** Monday, June 05, 2017 8:51 PM  
**To:** LARA WEISIGER; Janet Kern  
**Subject:** Fwd: no vote

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**From:** "Leslie Carter" <[lesliecarter01@comcast.net](mailto:lesliecarter01@comcast.net)>  
**Date:** Fri, Jun 2, 2017 at 3:08 PM -0700  
**Subject:** no vote  
**To:** "Trish Spencer" <[TSpencer@alamedaca.gov](mailto:TSpencer@alamedaca.gov)>

Dear Trish Spencer,

Thank you for your no vote against changing the rent stabilization ordinance. Your correct to be concerned about landlords wanting to withdraw from the rental market, I know I do.

All this assumption that all landlords are rich is crazy. I have financial problems like everyone else, I have health issues that make matters worse. I'm struggling to make it all work. By the way, I don't have earthquake coverage because I can't afford it. Somewhere you gotta draw the line. Currently I need a new roof which is bidding at thirty thousand dollars. This is gonna wipe out my reserves. If the big one hits I could be wiped out, and I certainly won't be able to house my tenants, unless they want to share a tent with me out in the backyard. There's no guarantees in this world, landlords and homeowners know this. And reasonable tenants know it too.  
Sincerely, Leslie Carter

## LARA WEISIGER

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**From:** Trish Spencer  
**Sent:** Monday, June 05, 2017 8:23 PM  
**To:** LARA WEISIGER  
**Subject:** Fwd: City of Alameda Tax Payers have spoken....Do not change M1, Ord 3148

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From: "AC Glaser" <[ac.glaser@gmail.com](mailto:ac.glaser@gmail.com)>  
Date: Sun, Jun 4, 2017 at 12:18 PM -0700  
Subject: City of Alameda Tax Payers have spoken....Do not change M1, Ord 3148  
To: "Trish Spencer" <[TSpencer@alamedaca.gov](mailto:TSpencer@alamedaca.gov)>, "Malia Vella" <[MVella@alamedaca.gov](mailto:MVella@alamedaca.gov)>, "Marilyn Ezzy Ashcraft" <[MEzzyAshcraft@alamedaca.gov](mailto:MEzzyAshcraft@alamedaca.gov)>, "Frank Matarrese" <[FMatarrese@alamedaca.gov](mailto:FMatarrese@alamedaca.gov)>, "Jim Oddie" <[JOddie@alamedaca.gov](mailto:JOddie@alamedaca.gov)>

Reading the letters to the Editor of The Sun, my husband and I can see we are not alone in our anger and frustration with the City Council members. M1 had overwhelming voter approval. And now the City Council wants to put the landlords accountable for relocation expenses in the event of a major earthquake or fire that makes the residence inhabitable.

There is no insurance to cover this cost to the owners. The renters must take out their own insurance policies to cover their loss in the event of fire....there is no insurance for them either for a major earthquake that takes care of relocation fees. We checked with our State Farm agent here in town.

DO NOT change the existing M1.Ordinance 3148, voter approved mandate! Leave it alone.

In Camelle Khazar's letter in the *The Alameda Sun*, she states that she had read the proposed changes being planned. One proposed change would allow tenants to sub-lease their apartments. This is an outrage. You want the owners to not know who is their renter, residing in their property? Who would be doing the back ground checks regarding this renter????

We agree with Cornelia Gabriela's letter that our votes don't matter as City Council continues to amend the voter mandate. They will certainly matter when these Council people are up for re-election. Why is it Ms. Ashcroft, Ms. Vella and Mr. Oddie are apparently pressing to make these changes? We are totally dismayed by this.

These changes will effectively put landlords with a small amount of units out of business. It will no longer be a desirable livelihood. I am speaking for us personally. We live in a building and have two apartments with tenants living above us. My neighbor across the street is living in her building with 4 apartments rented. She feels as strongly as we do about this issue.

Do the right thing and keep the ordinance unchanged.

Respectfully, *Carole Glaser*

## LARA WEISIGER

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**From:** Trish Spencer  
**Sent:** Monday, June 05, 2017 8:02 PM  
**To:** LARA WEISIGER  
**Subject:** Fwd: Rent Ordinance 3148 / L1 voters

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From: "**Anna Fisher**" <[aln1948@yahoo.com](mailto:aln1948@yahoo.com)>  
Date: Sun, Jun 4, 2017 at 3:17 PM -0700  
Subject: Rent Ordinance 3148 / L1 voters  
To: "Marilyn Ezzy Ashcraft" <[mezzyashcraft@ci.alameda.ca.us](mailto:mezzyashcraft@ci.alameda.ca.us)>, "Jim Oddie" <[JOddie@alamedaca.gov](mailto:JOddie@alamedaca.gov)>, "Malia Vella" <[MVella@alamedaca.gov](mailto:MVella@alamedaca.gov)>, "Frank Matarrese" <[FMatarrese@alamedaca.gov](mailto:FMatarrese@alamedaca.gov)>, "Trish Spencer" <[TSpencer@alamedaca.gov](mailto:TSpencer@alamedaca.gov)>

I would like to remind the esteem members of our city council that 80% of Alamedans voted on the L1 vs M1 proposals for controlling the rising rental rates in Alameda. The provisions of M1 were roundly rejected by the citizens of Alameda in that election.

Yet, the move by city council to disregard the will of the people in their recent city council vote to amend Ordinance 3148 with the provisions of M1 will only have the effect of causing more of the small property owners to withdraw from the rental housing market. A lot of those "mom & pop" operations have a very thin margin of profit, and having to pay out months of rental income and relocation costs will be the proverbial camel that breaks their back.

Please do the right thing and follow the will of the people.

Thank you

Antoine and Chase Martin  
1423 Walnut Street  
Alameda CA 94501  
AYMARTIN@GMAIL.COM

June 1, 2017

Ms. Debbie Potter, Community Development Director  
The Housing Authority of the City of Alameda  
Rent and Community Programs  
701 Atlantic Avenue  
Alameda, CA 94501



RE: Rent Control Ordinance 3148

Dear Ms. Potter:

My wife and I own a house, which is a duplex, in Alameda. We have serious concerns about the newly edited rent control ordinance Number 3148. It puts an unfair burden on small-scale landlords like us and we feel that property owners like ourselves should be exempted.

The only way we are able to afford to live in Alameda is because of the rental income we receive, which offsets our mortgage. It would be a financial burden for us to pay several months' rent for relocation of our tenant (ironically our last tenant had a higher income than we do). Does the City want to make Alameda unaffordable for landlord-families like us? Furthermore, the limit on evictions makes us anxious that we could end up in an untenable situation. We are a family with two young children living on one floor of the duplex. What will we do if we are forced to live with a terrible tenant living just feet away from our kids? Would we have to sell our home just to escape the situation? With this strict law, are duplexes no longer a safe and reasonable option for families?

Please consider doing the fair thing: exempt small-scale properties with only a few units from this ordinance. People like us have limited resources and cannot accommodate its far-reaching protections. Furthermore, unfairly punishing landlords will result in their abandoning the market, resulting in *less* rental housing to the public. Is that really what the City wants? Sadly, we feel the City is discriminating against us with the unfair burden of this law.

Sincerely,

Antoine Martin

Chase R. Martin

cc: Mayor Trish Herrera Spencer  
Vice Mayor Malia Vella  
Councilmember Marilyn Ezzy Ashcraft  
Councilmember Frank Matarrese  
Councilmember Jim Oddie  
Debbie Potter, Community Development Director  
Janet C. Kern, City Attorney  
Elena Adair, Finance Director



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