



City of Fresno

2600 Fresno Street
Fresno, CA 93721
www.fresno.gov

Meeting Minutes

Mobilehome Park Rent Review and Stabilization Commission

Chair - Al Moncada

Vice Chair – Kathryn C. Wilbur

Commissioner – Jerry Zuniga

Commissioner – Shannon McCulligh

Commissioner – Vacant

Tuesday, November 21, 2023

6:00 PM

Council Chambers

Special Meeting

The Mobilehome Park Rent Review and Stabilization Commission met in special session in the Council Chamber at Fresno City Hall on the date and time above written.

NOTICE OF SPECIAL MEETING OF THE MOBILEHOME PARK RENT REVIEW AND STABILIZATION COMMISSION

DATE: Tuesday, November 21, 2023

TIME: 6:00 p.m., or as soon thereafter as it may be heard

LOCATION: City Hall and Electronic Meeting

Please Take Notice the Mobilehome Park Rent Review and Stabilization Commission of the City of Fresno hereby calls a Special Meeting of the Mobilehome Park Rent Review and Stabilization Commission pursuant to California Government Code section 54956 at the above stated time and place. The purpose of the special meeting is to meet and consider the following:

CALL TO ORDER / 6:00 P.M. ROLL CALL

Chair Moncada called the meeting to order at 6:06 P.M.

Present 4 - Chair Al Moncada, Vice Chair Kathryn C. Wilbur,
Commissioner Shannon McCulligh, and Commissioner Jerry
Zuniga

APPROVAL OF AGENDA

[ID 23-1705](#) Notice of Special Meeting - Signed

On motion of Vice Chair Wilbur, seconded by Chair Moncada, the agenda was **APPROVED**. The motion carried by the following vote:

Aye: 4 - Chair Moncada, Vice Chair Wilbur, Commissioner McCulligh
and Commissioner Zuniga

GENERAL ADMINISTRATION

[ID 23-1693](#) Approval of the regular meeting minutes of November 14, 2023.

This item was not listed on the special meeting notice therefore the commission did not take any action. The item will be moved to the next meeting for approval.

CONTINUED MATTERS

[ID 23-1695](#)

Actions pertaining to Harmony Communities' (Harmony or Owner) rent increase application (Application) for La Hacienda Mobile Estates (the Park).

Take one of the following actions:

- i. APPROVE the full \$350.00 rent increase requested by Owner;
OR
- ii. APPROVE the 6.6% rent increase permitted automatically pursuant to Fresno Municipal Code (FMC) Section 12-2014 plus an additional amount determined to be just, fair, and reasonable pursuant to FMC Section 12-2012; OR
- iii. APPROVE only the 6.6% rent increase permitted automatically pursuant to FMC Section 12-2014.

The above hearing began at 6:10 P.M.

Upon call, Patrisha Shawn, Kim Sands, David Willis, Mariah Thompson, Brian Eid, Brandi Nuse-Villegas, Jason Dilday, and Matt Davies addressed the Commission. There were no other comments from the public.

Commission discussion included: Rental Agreements, Staff Summary Report, Purchasing of Rental Property, Safe Habitable Affordable Housing, and Rent Control Laws.

The above hearing ended at 7:21 P.M

On motion of Vice Chair Wilbur, to select Option 1, a 6.6% rent increase in the amount of \$24.92 pursuant to Fresno Municipal Code Section 12-2014, seconded by Commissioner McCulligh, that the above Action Item was APPROVED. The motion carried by the following vote:

Aye: 4 - Chair Moncada, Vice Chair Wilbur, Commissioner Mcculligh
and Commissioner Zuniga

ADJOURNMENT

Chair Moncada adjourned the meeting at 7:21 P.M.

The above minutes were approved by unanimous vote of the Mobilehome Park Rent Review and Stabilization Commission during the January 9, 2024, regular meeting.