

## **Minutes of the Fairfax County Tenant-Landlord Commission**

March 11, 2024

7:30 p.m.  
Government Center Conference Room 8  
12000 Government Center Parkway  
Fairfax, VA 22035  
Chairperson Chamberlain, presiding

Attendance:

Commissioners: Chamberlain, Reid

Absent:

Commissioners: Otonde

Staff:

Amanda Kastl, Director  
Consumer Services Division  
Susan C. Jones, Branch Manager  
Consumer Affairs Branch  
Sharon Willis, Consumer Specialist I  
Consumer Affairs Branch

The meeting was called to order at 7:30 p.m. by Chairperson Chamberlain.

### **Minutes**

Chairperson Chamberlain moved to approve the amended minutes for February 12, 2024. Commissioner Reid second the motion. The minutes were approved unanimously, 2-0-0.

### **Report of the Director**

Amanda Kastl, Division Director, Consumer Services Division spoke on National Consumer Protection Week (NCPW) and Fairfax County Consumer Affairs Day held on Thursday, March 7, 2024, with staff presentations on Consumer Affairs 101, Tenants and Landlords Matters, Medical Billing, Vehicle Purchase and Maintenance Concerns, and Scams and How to Protect Yourself. Fairfax County Consumer Affairs Day was attended by Chairperson Chamberlain, as well as other members of the Consumer Protection Commission, internal agencies, and external partners such as AARP, Legal Services of Northern Virginia, and the Virginia Department of Treasury Unclaimed Property Unit. The event provided a valuable opportunity for community engagement. Division Director Kastl recognized staff for their hard work and success during NCPW.

Division Director Kastl reported that Rebecca Makely, Director, Department of Cable and Consumer Services was unable to attend tonight's meeting due to her participation in a budget town meeting.

Susan Jones, Branch Manager, Consumer Affairs, provided an update on the upcoming Fair Housing Summit on April 25, 2024, with Consumer Affairs providing educational brochures and information to tenants and landlords.

## **Report of the Chairperson**

Chairperson Chamberlain discussed qualifying criteria for properties he manages, credit scores, and renewal notices to tenants.

## **Commission Matters**

Commissioner Reid mentioned a legislative proposal that would enable homeowners in the Hampton Roads area to permit standalone Affordable Dwelling Units (ADU) housing structures on their property.

## **Old Business**

There was no old business to bring before the Commission.

## **New Business**

- 1. Tenant-Landlord 2024 Open Forum.** Chairperson Chamberlain spoke about the rescheduled Tenant-Landlord Commission meeting, which is scheduled to take place on May 9, 2024. Chairperson Chamberlain stated that this meeting would serve as an open dialogue among members and others interest parties to discuss market trends and to share perspectives on tenant-landlord matters. Chairperson Chamberlain mentioned inviting Ryan McLaughlin from Northern Virginia Realtors, a representative from Southern Management Companies, Board of Supervisors Offices, and an Affordable Housing and Advisory Council member. At Chairperson Chamberlain's request, Division Director Kastl will certain requested contact information. Commissioner Reid mentioned extending the invitation to Virginia Apartment and Management Association.
- 2. TLC Composition Code Change.** Chairperson Chamberlain stated the TLC Composition Code will be discussed at the June 10, 2024, meeting.
- 3. Elections of Officers.** Chairperson Chamberlain announced elections of officers will be held at the April 8, 2024, meeting.
- 4. Miscellaneous.** Chairperson Chamberlain inquired about Virginia Freedom of Information Act (VFOIA) concerns as it relates to sending emails to Fairfax County email accounts. Division Director Kastl provided a response. Chairperson Chamberlain asked about legislative updates as it related to short-term rentals (Senate Bill 544). Division Director Kastl provided a brief update on the bill stating that it was approved in the senate and house and subject to the Governor's approval.

Commissioner Reid made the motion to adjourn the meeting. Chairperson Chamberlain seconded the motion. The motion passed unanimously, 2-0-0. The meeting adjourned at 8:31 p.m.