

**MINUTES OF THE FAIRFAX COUNTY
TENANT-LANDLORD COMMISSION**

October 15, 2015

Fairfax County Government Center
12000 Government Center Parkway
Fairfax, Virginia 22035
Conference Room 9
Chair Congleton presiding

Attendees:

Commissioners Fielding, Geier-Smith
Kocsis, Panettieri, Congleton

Absentees:

Gomez, Park

Staff Attending:

Michael S. Liberman, Director
Cable and Consumer Services
Susan C. Jones, Branch Chief
Consumer Affairs Branch
Vee Johnson, Consumer Specialist
Consumer Affairs Branch

Guests:

Anne Cahill
Manager, Economic, Demographic &
Statistical Research
Val Bey - Tenant
Sara Mingo - Tenant
Tina Light - Tenant
America Amat - Tenant

The meeting was called to order at 7:30p.m. by Chair Congleton.

Minutes

- A motion was made by Commissioner Geier-Smith and seconded by Commissioner Fielding to approve the minutes from August 20, 2015. The motion carried unanimously.

Reports

- Chair Congleton did not have a report.

Director's Report

- The Bylaws were approved by the Board of Supervisors on September 22, 2015. Copies were provided to Commissioners.
- Director Liberman provided information about the Lines of Business (LOB) process. LOBs review programs and services. Review of the LOBs by the Board of Supervisors will begin in January 2016.

Staff Report

- A workshop about Tenant Rights and Responsibilities was presented at the Katherine Hanley Family Shelter on October 14, 2015. Information and brochures prepared by the Commission were provided to assist tenants entering or reentering the Fairfax rental market.
- Patricia Garcia, Community Outreach Manager with the Division of Community Health Development & Preparedness with the Fairfax County Health Department would like to coordinate with Consumer Affairs and the Commission to advance community health outreach messages. The Commission is interested in offering their assistance. Staff will keep the Commission informed as strategies are developed.

Commission Matters

- The calendar was reviewed. There are no updates at this time.
- The next scheduled meeting is December 17, 2015. This meeting will start at 7:00p.m.

Unfinished Business

- None

New Business

- Valerie Bey and Sarah Mingo, Fairfax County employees who rent in the county, shared their concerns about rapidly rising rental rates that are outpacing working incomes. They inquired about the possibility of rent discounts for county employees. Their concerns were discussed. Director Liberman informed that this matter is being reviewed by the County Attorney's Office, and will keep the Commission updated.
- Tina Light, a tenant in Fairfax County, described a problem with mold in her rental dwelling that has not been remediated by her landlord. Commissioner Geier-Smith encouraged her to file a complaint with Consumer Affairs for mediation. Chair Congleton suggested she contact the Department of Code Compliance (DCC) and offered follow up assistance if needed.
- Chair Congleton introduced Anne Cahill, Manager of Economic, Demographic and Statistical Research with the Fairfax County Department of Neighborhood & Community Services. She has managed this division since 1989.
- Anne Cahill discussed details and methodologies used by the research team to analyze fair market rents in Fairfax County. Based on HUD guidelines, she provided information regarding the affordability of renting in Fairfax County based on earnings, and the average fair market rental costs for a one bedroom apartment. Data for the yearly analysis is obtained from the Department of Tax Administration. It does not include data for the private rental market. Ms. Cahill answered questions and exchanged information with Commissioners about the yearly rental analysis. For a more detailed portrait about community needs, she suggested the America Community Survey from the United States Census Bureau.

Adjournment:

A motion was made by Commissioner Fielding and seconded by Commissioner Panettieri to adjourn the meeting. The meeting was adjourned at 9:24 p.m.