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Ermina Karim, President/CEO

February 15, 2017

City Council  
City of San Luis Obispo  
990 Palm St.  
San Luis Obispo, CA 93401

Subject: Rental Housing Inspection Program

Dear Mayor Harmon and Council Members:

As you continue to take input and prepare for a town hall discussion regarding the Rental Housing Inspection Program, the San Luis Obispo Chamber of Commerce wishes to reaffirm our position that has been shared with previous councils - that we are supportive of the goals of health and safety in rental housing, and we continue to encourage the City to refine the existing program in a manner that places more emphasis on tenant rights education and property owner self-certification rather than proactive city-conducted inspections.

Program alternatives as provided in the staff report that are in alignment with our position include the following:

That the ordinance allow for self-certification as a method to recognize responsible property owners and contain the costs of the program;

Eliminate the overarching mandatory nature of the inspections and have inspections occur upon transfer of a property or when building/construction permits are pulled, focusing on those with a history of having violations and significant complaints;

And, expand upon educational tools for owners and tenants so they are aware of their rights and the resources available to all parties.

We still believe this program to be a costly and over-regulated means to addressing neighborhood wellness and safety issues and support a more simplified process that would reduce time and personnel costs which are ultimately passed on to rental property owners and their tenants.

Sincerely,

A handwritten signature in cursive script that reads "Charlene Rosales".

Charlene Rosales  
Director of Governmental Affairs

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