

**MINUTES**  
**Eugene City Council**  
**Virtual Meeting**  
**Eugene, Oregon 97401**

**January 10, 2022**  
**7:30 p.m.**

**Councilors Present:** Claire Syrett, Matt Keating, Randy Groves, Emily Semple, Jennifer Yeh, Alan Zelenka, Mike Clark

**Councilors Absent:** Greg Evans

Mayor Vinis opened the January 10, 2022, meeting of the Eugene City Council in virtual format.

**1. ELECTION OF CITY COUNCIL OFFICERS FOR 2022**

**MOTION AND VOTE:** Councilor Yeh, seconded by Councilor Keating, moved to elect Claire Syrett as President of the City Council for 2022. **PASSED 7:0**

**MOTION AND VOTE:** Councilor Yeh, seconded by Councilor Syrett, moved to elect Matt Keating as Vice President of the City Council for 2022. **PASSED 7:0**

**2. COMMITTEE REPORTS AND ITEMS OF INTEREST**

- Councilor Semple – shared that campers currently at 13<sup>th</sup> and Chambers will be moving to a new tent site adjacent to Hwy 99, provided by St. Vincent De Paul; expressed hope that the 10<sup>th</sup> and Garfield site will open soon.
- Councilor Keating – thanked colleagues for their support; noted the anniversary of being sworn in and reflected on his first year, thanking staff and colleagues for their collaboration.
- Councilor Yeh – reminded all that January is human trafficking awareness month and the Junior League of Eugene provides an annual training offering good resources and further information.
- Mayor Vinis – noted next Monday is Martin Luther King Jr. Day, on which there will be a tree planting in memory of Andrea Ortiz.
- Councilor Syrett – noted the tree planting will take place at the future site of Andrea Ortiz Park.

**2. CONSENT CALENDAR 1**

- A. Approval of City Council Tentative Agenda
- B. A Resolution Approving a Low-Income Rental Housing Property Tax Exemption for Property Located on 1513/1523, 1533/1543, and 1553/1563 Arthur Street, Eugene, Oregon (Assessor's Map 17-04-36-33, Tax Lots 01600, 01700, and 01800, Assessor's Property Account Nos. 1840584, 1840592, and 1840600) (Applicant The Shangri-La Corporation).
- C. A Resolution Approving a Low-Income Rental Housing Property Tax Exemption for Property Located on E Lone Oak Loop, Eugene, Oregon (Assessor's Map 17-04-12-

33, Tax Lot 503; Assessor's Property Account No. 1473238) (Metropolitan Affordable Housing Corporation dba Cornerstone Community Housing Applicant).

**MOTION AND VOTE:** Councilor Syrett, seconded by Councilor Keating, moved to approve the items on Consent Calendar 1. **PASSED 7:0**

#### Council Discussion

- Councilor Zelenka – noted this motion is to approve two housing projects' participation in the City's Low-income Rental Housing Property Tax Exemption (LIRHPTE) program, reducing rent for these units by approximately 10-14 percent.

### **3. PUBLIC FORUM**

1. Tim Morris – advocated for passage of proposed renter's protections.
2. Jeffrey Albanese – advocated for passage of proposed renter's protections.
3. Michael Havlik – urged council to gather further data on small rental property owners.
4. Jacob Trew – advocated for passage of proposed renter's protections.
5. Ryan Moore – advocated for passage of proposed renter's protections.
6. Lin Woodrich – expressed concerns about proposed land use rezoning in Bethel.
7. Ali Gartlan – expressed concerns about proposed renter's protections.
8. George Rogers – spoke against the passage of proposed renter's protections.
9. Joann Shotola – expressed concerns about proposed renter's protections.
10. Alicia W. – expressed concerns about proposed renter's protections.
11. Kathryn Dunn – expressed concerns about proposed renter's protections.
12. William Smith – discussed broadband infrastructure and wireless safety.
13. Monique Sonnefeld - expressed concerns about proposed renter's protections.
14. Scott Smith – spoke against the passage of proposed renter's protections.

#### Council Discussion

- Mayor Vinis – thanked speakers for their thoughtful testimony.
- Councilor Syrett – appreciated the comments and perspectives provided; clarified the assertion that protections are meant to fix affordable housing problems is incorrect; stated protections are meant to provide greater access to housing and keep people housed; noted Council continues to be mindful of unintended consequences.
- Councilor Yeh – thanked the public for emails on renter protections and encouraged others considering doing so to provide specific detail in their emails; stated these protections are targeting the prevention of tenant discrimination and to ensure people have safe and clean places to live.
- Councilor Keating – thanked those who provided testimony; voiced concern about landlords calling themselves 'housing providers,' noting the relationship between renters and landlords is primarily business in nature; stated provisions are intended to protect tenants fundamentally and sees this is an opportunity for fairness.
- Councilor Zelenka – concurred that renter protections are not intended to solve or ease the affordable housing crisis, and they are more about consumer protection and equity; stated they are also not intended to harm small landlords and said he will consider ways to adjust proposals to prevent unintended consequences.

- Councilor Clark – stated he also wants to do more to protect renters; identified some challenges with the ordinance changes that could make things harder and more expensive for tenants; noted there will be an increased cost to landlords which always equates to increased costs for tenants; suggested the need for more balanced information, unbiased data and input from economists; encouraged further research into all areas of this topic before making any decisions.
- Councilor Groves – stated he wants to provide protections for renters but is also supportive of doing the same for landlords; expressed concerns about unintended consequences; stated that before making a decision, they must be reviewed closely for any cause-and-effect relationships.
- Mayor Vinis – stated the City is seeking an appropriate balance in policy wherein those in need of protections receive it; stated the decisions being made are not based on anecdotal evidence and incorporate ongoing data, such as that provided monthly by the Springfield Eugene Tenant Association.
- Councilor Clark – agreed nobody wants to create more problems by advancing arbitrary rules, but there are equity issues which make things difficult for others that must be addressed; cited problems which arose from Portland enacting similar policies; discussed concerns with creating burdensome regulations which cause rental owners to sell their properties.
- Councilor Syrett – stated she does not understand the threat of single-family rental housing being sold to homeowners; stated the policies under consideration are not arbitrary rules but are in fact deliberate in their intent to help people access and retain housing in a fair and equitable manner.
- Councilor Zelenka – noted there are many factors in someone deciding to keep or sell their rental property; requested this topic be scheduled for a full 90-minute session when brought back to Council.
- Councilor Semple – stated she wants to hear other’s comments on this issue, however, outside of a work session is not the place to argue or analyze.

**4. CONSENT CALENDAR 2**

- A. Adoption of a Resolution Annexing Land to the City of Eugene (Assessor’s Map 17-04-23-11, Tax Lot 3600 Located at 825 and 825 ½ Horn Lane) (City File: A 21-13)
- B. Adoption of a Resolution Annexing Land to the City of Eugene (Assessor’s Map 17-04-14-14, Tax Lot 1700, Located at 135 Kourt Drive) (City File: A 21-15)

**MOTION AND VOTE:** Councilor Syrett, seconded by Councilor Keating, moved to approve the items on Consent Calendar 2. **PASSED 7:0**

The meeting adjourned at 8:45 p.m.

Respectfully submitted,



Brooke Freed  
City Recorder (AIC)

*(Recorded by Jay Ferris)*  
Webcast of meeting available [here](#).