



City of Madison

City of Madison
Madison, WI 53703
www.cityofmadison.com

Meeting Minutes - Approved LANDLORD AND TENANT ISSUES SUBCOMMITTEE

Thursday, March 18, 2010

4:30 PM

215 Martin Luther King, Jr. Blvd.
Room LL-130 (Madison Municipal Building)

CALL TO ORDER / ROLL CALL

The meeting was called to order at 4:34 PM.

Staff Present: George Hank, Adriana Peguero and Meg Zopelis

Present: 3 -
Bridget R. Maniaci; Philip P. Ejercito and David R. Sparer

Absent: 1 -
Curtis V. Brink

Excused: 1 -
Detria D. Hassel

APPROVAL OF MINUTES

A motion was made by Ejercito, seconded by Maniaci, to Approve the Minutes of February 25, 2010. The motion passed by voice vote/other.

PUBLIC COMMENT

None

CONTINUED BUSINESS

1. [15867](#) Creating Section 27.04(2)(l) of the Madison General Ordinances to require owners of multi-family dwellings to provide contact information of at least two people who can exercise control and care over the property; and amending Sec. 1.08(3)(a) to create a bail deposit for violations.

Attachments: [LandlordTenantRegForms](#)

Sarah Hart registered Neither Support Nor Oppose.

Joel Plant and Ald. Kerr asked that discussion on Legislative File 15867 be referred to the next meeting of the Landlord & Tenant Issues Subcommittee.

A motion was made by Ejercito, seconded by Maniaci, to Refer to the

**LANDLORD AND TENANT ISSUES SUBCOMMITTEE, due back on 4/15/2010.
The motion passed by voice vote/other.**

2. [16662](#)

2ND SUBSTITUTE Amending Sections 32.12(8) and 32.12(9)(a) of the Madison General Ordinances to modify the regulations for showing and re-renting rental premises.

Attachments: [Version 1](#)
[Reg Form LT 12-17-09.pdf](#)
[Reg Form Handouts LT 1-21-10.pdf](#)
[LandlordTenantRegForms](#)
[Version 2](#)

Sarah Hart and Alyssa Hellenbrand registered in opposition.

A motion was made by Maniaci, seconded by Ejercito, to Return to Lead with a recommendation for approval, with the Following Recommendation(s) to the HOUSING COMMITTEE:

Sparer made a friendly amendment to add a provision, replace #3. “ Landlord shall rent to the current tenants if they submit a rental application by the deadline, regardless of earlier applications by others, unless the landlord does have a reasonable basis to decline the renewal.”

State law has a list which explains “reasonable basis” to refuse to renew mobile home tenants’ lease. Sparer said that was a good, inclusive list, but the list would have to be modified so it did not reference mobile homes. (Administrative Code, Section 125.08, Subsection 1).

Maniaci accepted the friendly amendment; however, she wants to have the exact language in hand. She recommended moving this back to Housing Committee so she has time to work with the City Attorney. Maniaci wanted to see this file advance with additional language for right of first refusal for continuing tenants. Ejercito also accepted the friendly amendment.

The motion passed by voice vote/other.

ADJOURNMENT

A motion was made by Ejercito, seconded by Maniaci, to Adjourn. The motion passed by voice vote/other.