

Oakland Tribune

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2050974

OAKLAND, CITY OF
KRYSTAL SAMS, CITY CLERK'S OFC.
1 FRANK H. OGAWA PLZ., 2ND FL.
OAKLAND, CA 94612-1923

PROOF OF PUBLICATION

FILE NO. Landingham Condo Conversions

In the matter of

Oakland Tribune

The Oakland Tribune

I am a citizen of the United States; I am over the age of eighteen years, and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of The Oakland Tribune, a newspaper published in the English language in the City of Oakland, County of Alameda, State of California.

I declare that The Oakland Tribune is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order, dated December 6, 1951, in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of The Oakland Tribune as a Newspaper of General Circulation, Case Number 237798. Said order states that "The Oakland Tribune is a newspaper of general circulation within the City of Oakland, and the County of Alameda, and the State of California, within the meaning and intent of Chapter 1, Division 7, Title 1 [§§ 6000 et seq.], of the Government Code of the State of California." Said order has not been revoked, vacated, or set aside.

I declare that the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

02/14/2020

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated: February 18, 2020

Public Notice Advertising Clerk

Legal No. **0006458914**

NOTICE AND DIGEST

ORDINANCE AMENDING OAKLAND MUNICIPAL CODE CHAPTER 16.36, CONDOMINIUM CONVERSIONS, TO: (1) EXTEND THE CONVERSION RIGHTS REQUIREMENT TO TWO- TO FOUR-UNIT RESIDENTIAL BUILDINGS; (2) REQUIRE THAT A CONVERSION RIGHTS AGREEMENT BE RECORDED AT LATEST 60 DAYS AFTER THE BUILDING PERMIT FOR THE GENERATING RESIDENTIAL BUILDING IS ISSUED; (3) ENHANCE TENANT RIGHTS AND NOTICE REQUIREMENTS TO TENANTS; AND (4) MAKE OTHER MODIFICATIONS; AND TO DIRECT CITY ADMINISTRATOR OR DESIGNEE TO STUDY ALTERNATIVE METHODS OF (A) ENSURING ONE-FOR-ONE REPLACEMENT OF RENTAL UNITS IN THE CITY AS A RESULT OF CONDOMINIUM CONVERSIONS AND (B) INCREASING AFFORDABLE HOME OWNERSHIP AND REDUCING DISPLACEMENT OF RENTERS SUBJECT TO CONVERSION; AND ADOPT CEQA EXEMPTION FINDINGS

This ordinance amends the City of Oakland's existing condominium conversion regulations to require replacement rental housing for the conversion of two or more housing units, to remove the provision allowing the generation of conversion rights when the units are offered as rental units for seven or more years, to acknowledge the applicability of the Oakland Just Cause for Eviction Ordinance (O.M.C. section 8.22.300 et seq.), and corresponding regulations, and the Oakland Rent Adjustment Ordinance (O.M.C. section 8.22.010 et seq.) and corresponding regulations, and to afford greater rights and protections to existing tenants. This ordinance also directs the City Administrator or her designee to study alternative methods of: (a) ensuring one-for-one replacement of rental units in the City as a result of condominium conversions and (b) increasing affordable home ownership and reducing displacement of renters subject to conversions.

Notice of Publication

This Ordinance was introduced at the City Council meeting, Tuesday evening February 4, 2020, and passed to print **5 AYES 1 ABSTAINED REID 1 ABSENT GALLO 1 RECUSED TAYLOR**. Final adoption has been scheduled for the City Council meeting Tuesday evening February 18, 2020, 5:30 p.m., at One Frank H. Ogawa Plaza, Council Chamber, 3rd floor, Oakland, California.

Three full copies are available for use and examination by the public in the Office of the City Clerk at One Frank H. Ogawa Plaza, 1st floor, Oakland, California.

LATONDA SIMMONS, City Clerk
OT #6458914; Feb. 14, 2020

Proof of Publication 13585 CMS