



RENT BOARD
September 25, 2024
5:00 PM

ZOOM INFORMATION:

- a. Please click the link below to join the webinar:
<https://portlandmaine-gov.zoom.us/j/86347535152?pwd=RjZOVTlGUzZhZG9JQmJkV0ZvS2FWQT09>
Passcode: 233330
Or One tap mobile :
+13092053325,,86347535152#,,, *233330# US
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Or Telephone:
Dial(for higher quality, dial a number based on your current location):
+1 309 205 3325 US
+1 312 626 6799 US (Chicago)
+1 646 931 3860 US
+1 929 205 6099 US (New York)
+1 301 715 8592 US (Washington DC)
+1 305 224 1968 US
+1 253 215 8782 US (Tacoma)
+1 346 248 7799 US (Houston)
+1 360 209 5623 US
+1 386 347 5053 US
+1 507 473 4847 US
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Webinar ID: 863 4753 5152
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International numbers available: <https://portlandmaine-gov.zoom.us/j/kd3GhVyUOe>

II. ROLL CALL:

III. APPROVAL OF MINUTES

- a. August 19, 2024 Minutes
- b. August 28, 2024 Minutes
- c. September 18, 2024 Minutes

IV. COMMUNICATIONS:

Please note: Written public comment must be received via email (rentboard@portlandmaine.gov) by 12pm the day before the scheduled meeting. The subject line needs to read "Written Public Comment"

- a. Sec. 6-234(a) - 2025 Allowable Increase Percentage (AIP) - Public Comment

V. UNFINISHED BUSINESS:

- a. Election of Vice Chair
- b. Rent Increase Appeal - Public Comment
Appellant: Trelawny Tenants Union
Address: 59 State St
Owner: 59 State Street LLC, 657 Congress St, First Floor, Portland, ME 04101
CBL: 044-B-047-001
- c. Rent Increase Appeal - Public Comment
Appellant: Trelawny Tenants Union
Address: 655 Congress St
Owner: Trelawny 657 LLC, 657 Congress St, First Floor, Portland, ME 04101
CBL: 046-D-021-001
- d. Changes to Rent Board Rules & Procedures
- e. Findings of Fact and Conclusions of Law for Decisions from August 19, 2024 and August 28, 2024 Meetings
- f. Rent Increase Application - Public Comment
Owner: West Street Partners LLC, 82 Hanover St Ste 5, Portland, ME 04101
Representative: Caleb Normandeau with Port Property, 188 State St Unit 309, Portland, ME 04101

Address: 40 West St, all 12 units
CBL: 063-H-004-001

- g. Rent Increase Application - Public Comment
Owner: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Representative: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Address: 231 State St
CBL: 046-A-010-001
- h. Rent Increase Application - Public Comment
Owner: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Representative: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Address: 221 Woodford St
CBL: 130-E-001-001
- i. Rent Increase Application - Public Comment
Owner: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Representative: BJB Realty LLC, 175 Lancaster St Ste 209, Portland, ME 04101
Address: 124 Emery St
CBL: 062-C-009-001
- j. Rent Increase Application - Public Comment
Owner: Eastern Residential Inc., 82 Hanover St, Portland, ME 04101
Representative: David Bergeron with Port Property, 82 Hanover St, Portland, ME 04101
Address: 13 Montreal St, Units 1-8 (Legal address is 304 Eastern Promenade)
CBL: 015-B-001-002
- k. Rent Increase Application - Public Comment
Owner: Eastern Residential Inc., 82 Hanover St, Portland, ME 04101
Representative: David Bergeron with Port Property, 82 Hanover St, Portland, ME 04101
Address: 19 Montreal St, Units 1-8 & B (Legal Address is 304 Eastern Promenade)
CBL: 015-B-001-002
- l. Rent Increase Application - Public Comment
Owner: Eastern Residential Inc., 82 Hanover St, Portland, ME 04101
Representative: David Bergeron with Port Property, 82 Hanover St, Portland,

ME 04101
Address: 304 Eastern Promenade, Units 1-8
CBL: 015-B-001-002

VI. New Business

- a. Schedule October Special Meeting

VII. Adjourn