



CITY of CALABASAS
PRESS RELEASE

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Calabasas Set to Vote on Ordinance Regulating Smoking in Multi-Family Rental Housing

During their regular public meeting on Wednesday, January 16, 2008, the Calabasas City Council is expected to vote on an ordinance that would regulate smoking in and around rental housing in Calabasas. Under current law, smoking is prohibited in all public places in the City of Calabasas where other persons can be exposed to secondhand smoke. These places include indoor and outdoor businesses, hotels, parks, multi-unit housing common areas, restaurants and bars where people can be reasonably expected to congregate or meet.

The new Ordinance No. 2008-239 to be discussed on January 16 would:

- Require at least 80% of apartment buildings to be permanently designated as non-smoking units by January 1, 2012. The average turnover rate for apartments in Calabasas is currently 3-4 years. Landlords would be required to submit annual reports beginning in July 2008 to the City detailing the number and location of non-smoking and smoking buildings until the required minimum 80% non-smoking buildings have been determined.

- Permit up to 20% of buildings to be designated by landlords as smoking buildings and allow smokers currently in rental units to be 'grandfathered' in and, upon notification to their landlord, be permitted to continue smoking inside their units even if they are residing in a building designated smoke-free. Relocating to smoke-free or smoking buildings is completely voluntary.
- Prohibit smoking on all multi-unit apartment residence balconies, porches and patios.
- Require landlords to create outdoor designated smoking areas for smokers.
- Require leases for non-smoking units to contain a clause stating that smoking is prohibited in the unit and that it is a material breach of the lease to violate the terms of the ordinance. Landlords would be required to provide potential tenants with a floor plan identifying the location of smoking units, non-smoking units and any designated smoking areas.
- Similar to enforcement of noise laws, if a tenant violates their lease by smoking in violation of the ordinance, they are subject to potential non-renewal. If a landlord receives a two written complaints from different individuals about a tenant smoking, the tenant may be subject to eviction at the discretion of the landlord.

The City drafted the ordinance in consultation with the community. "This ordinance is a perfect example of good government working in collaboration with business interests, health advocates and residents." said Mayor pro Tem Mary Sue Maurer.

"This is another significant step in protecting public health from preventable disease," said Councilmember Barry Groveman. "The only rights at issue are the rights that protect people from injury to their health and safety."

The Calabasas City Council meets at Calabasas City Hall, 26135 Mureau Road in Calabasas. The meeting begins at 7:30p.m. and it is open to the public. If adopted, the ordinance would go into effect thirty days following adoption.

For more information about the CSSO, please visit:

<http://www.cityofcalabasas.com/secondhandsmoke.html>.

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