

# 2009 CALIFORNIA FORECLOSURE SUMMIT

Wednesday, December 9, 2009  
Administrative Office of the Courts  
2255 North Ontario Street, Suite 200  
Burbank, CA 91504  
818-558-3060

## PROGRAM

**9:30 a.m.: Registration**

**10:00 a.m.: Welcome/Introduction to the Day**

Lynn Martinez, Western Center on Law and Poverty  
Howard Miller, President of the State Bar of California

**10:15 - 11:45 a.m.**

### I. Legislation

Speakers in this session will provide an overview of the foreclosure crisis in California as an introduction to discussing successes and challenges on the legislative front (Federal, State, and local level) with regard to foreclosure prevention and protecting tenants in foreclosed-on properties.

Speaker/Moderator: Maeve Elise Brown (Housing and Economic Rights Advocates)

Speakers:

Brian Augusta (California Rural Legal Assistance Foundation)

William Flanagan (Legal Aid Foundation of Los Angeles)

Christine Minnehan (Western Center on Law and Poverty)

Dean Preston (Tenants Together)

**11:45 a.m. - 12:15 p.m.: Box lunches & Networking**

**12:15 - 2:30 p.m.**

### II. Keeping Homeowners in Their Home

Speakers in this session will discuss the use of litigation strategies and modification advocacy as ways to help homeowners keep their home. The discussion will include case selection and priorities setting, use of key litigation strategies to address lender and servicer abuses, partnerships between public interest advocates/attorneys and HUD-certified housing counselors, and foreclosure rescue scams.

Moderator/Speaker: Maeve Elise Brown (Housing and Economic Rights Advocates)

Speakers:

Bill Flanagan (Legal Aid Foundation of Los Angeles)

Stephanie Haffner (Neighborhood Legal Services)

Vino Pajanor (Housing Opportunities Collaborative)

**2:30- 2:45 p.m. BREAK**

**2:45 - 4:00 p.m.**

### **III. Protecting Tenants Living in Foreclosed-On Homes**

This session leads with an overview regarding current protections available to tenants living in foreclosed homes, followed by a discussion of non-litigation and litigation strategies to protect tenants in these properties. The facilitated discussion will include how to target problem lenders, real estate agents, and property managers and address overly-aggressive and illegal eviction activities. The session will include information on co-counseling opportunities, appropriate appeals work and how to create better law in this arena.

Speaker/Moderator: Lynn Martinez (Western Center on Law and Poverty)

Speakers:

Christian Abasto (Legal Aid Foundation of Los Angeles)

Kent Qian (National Housing Law Project)

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#### **Event Planning Committee**

Maeve Elise Brown, Housing and Economic Rights Advocates

William Flanagan, Legal Aid Foundation of Los Angeles

Mary Lavery Flynn, State Bar of California, Center on Access to Justice

Rodney Low, State Bar of California, Center on Access to Justice

Lynn Martinez, Western Center on Law and Poverty

Theresa Mesa, State Bar of California, Center on Access to Justice

Toby Rothschild, Legal Aid Foundation of Los Angeles

Meliah Schultzman, National Housing Law Project

#### **Sponsoring Organizations**

California Rural Legal Assistance  
Foundation

Housing & Economic Rights Advocates

Housing Opportunities Collaborative

Legal Aid Association of California

Legal Aid Foundation of Los Angeles

National Housing Law Project

Neighborhood Legal Services

State Bar of California

Tenants Together

Western Center on Law & Poverty