

**CITY COUNCIL  
CITY OF WEST HOLLYWOOD  
MINUTES  
MONDAY, JUNE 18, 2012  
WEST HOLLYWOOD PARK PUBLIC MEETING ROOM - COUNCIL CHAMBERS  
625 N. SAN VICENTE BOULEVARD**

**6:30 P.M. – REGULAR MEETING**

**CALL TO ORDER:** Mayor Prang called the meeting to order at 6:35 p.m.

**PLEDGE OF ALLEGIANCE:** Mark Hopper led the Pledge of Allegiance.

**ROLL CALL:**

**PRESENT: Councilmember D’Amico, Councilmember Duran,  
Councilmember Heilman, Mayor Pro Tempore Land and  
Mayor Prang**

**ABSENT: None**

**ALSO PRESENT: City Manager Arevalo, City Attorney Jenkins, City Clerk  
Schaffer and Assistant City Clerk Quarker**

**REPORT OF CLOSED SESSION AGENDA:**

City Attorney Jenkins reported that the closed session was called to order at 6:00 pm. He stated that there was no public comment. He reported that one item of a potential threat of litigation was added to the agenda. He stated that the closed session adjourned at 6:25 p.m. with no reportable action.

**APPROVAL OF AGENDA:**

City Manager Arevalo stated that due to the length of the Agenda, staff is requesting that City Council place the July 2, 2012 meeting back on the City Council Meeting Calendar, and continue Items 3.G., 3.I., and 3.J. to the July 2, 2012 meeting.

He also requested that Council consider Item 4.A., the 2012-2014 Operating Budget and 2012-2017 Capital Work Plan, prior to the public hearings on the agenda.

City Clerk Schaffer stated that staff is requesting that Items 2.N. and Item 2.O. be tabled.

**Motion by Mayor Pro Tempore Land, seconded by Councilmember Duran to approve the June 18, 2012 agenda as amended. The agenda was unanimously approved.**

**ADJOURNMENT MOTIONS:**

Mayor Pro Tempore Land requested that the meeting be adjourned in memory of Lee Burton, the husband of former East Side PAC member Rica Burton.

Councilmember Duran requested that the meeting be adjourned in memory of community realtor Phillip Buck.

Mayor Prang requested that the meeting be adjourned in memory of author Ray Bradbury. He asked that the meeting be adjourned in memory of Lois Prang, a family member. He requested that the meeting be adjourned in memory of Gilda Palazzollo, mother of Lesbian and Gay Advisory Board Member Matt Palazzollo. He also asked that the meeting be adjourned in memory of the following soldiers who died in Afghanistan since the last City Council meeting: Sergeant Nicholas C. Fredsti, 30, Sergeant Joseph M. Lilly, 25, Specialist Trevor A. Pinnick, 20, Sergeant 1st Class Barrett W. McNabb, 33, Specialist Bryant J. Luxmore, 25, Private 1st Class Nathan T. Davis, 20, Corporal Anthony R. Servin, 22, Master Chief Petty Officer Richard J. Kessler Jr., 47, Private 1st Class Brandon D. Goodine, 20, 1st Lieutenant Mathew G. Fazzari, 25, Captain Scott P. Pace, 39, and Private 1st Class Vincent J. Ellis, 22.

## **PRESENTATIONS:**

City Council presented a proclamation to John Angelo in honor of his 90<sup>th</sup> Birthday.

### **1. PUBLIC COMMENT:**

STEPHANIE HARKER, WEST HOLLYWOOD, spoke regarding Item 2.C. She also thanked Councilmember D'Amico for having his recent "Coffee with the Councilmember" event to discuss the budget.

KEVIN BURTON, WEST HOLLYWOOD, congratulated Councilmember Duran for participating in the AIDS Lifecycle Event. He also spoke in support of Item 2.T.

PAULINDA BABBINI, WEST HOLLYWOOD, spoke regarding the recent fundraiser for The Ovarian Cancer Circle.

GREGORY HINTON, HOLLYWOOD, spoke regarding an upcoming workshop on LGBT History which will be held on June 23, 2012 at the West Hollywood Library.

ED BUCK, WEST HOLLYWOOD, spoke regarding the City Council Agenda and Item 4.A.

ESTHER BAUM, WEST HOLLYWOOD, spoke regarding traffic safety issues associated with the bump-outs on Harper Avenue.

CHLOE ROSS, WEST HOLLYWOOD, spoke regarding the Brown Act as it relates to public comment. She also spoke in opposition to Item 4.A.

DARREN GOLD, LOS ANGELES, spoke in support of the recent Pride events in the City.

VICTOR OMELCZENKO, WEST HOLLYWOOD, spoke regarding the length of the Agenda and thanked City Council for adjusting it. He congratulated Councilmember Duran on his participation in the AIDS Lifecycle Event. He also spoke regarding Item 2.I.

JEANNE DOBRIN, WEST HOLLYWOOD, spoke regarding a recent tour of the Athens Waste Facility. She also spoke regarding comments made by a presidential candidate regarding college and the military.

CATHY BLAIVAS, WEST HOLLYWOOD, congratulated John Duran on his participation in the AIDS Lifecycle. She also spoke regarding the recent Pow Wow Event held at Plummer Park. She also thanked Councilmember D'Amico for having his recent "Coffee with the Councilmember" event to discuss the budget. She also spoke in support of Item 5.A. She also expressed her condolences to the family of Rodney King.

### **COUNCILMEMBER COMMENTS AND MEETING ATTENDANCE REPORTS:**

Councilmember Duran thanked Todd Steadman and the Sunset Strip BID for the opening of the Farmers' Market on the Sunset Strip. He also spoke regarding a recent meeting on June 15, 2012 with the Assistant Secretary of HUD. He stated that the meeting was an impromptu meeting that also included Councilmember Heilman and Mayor Prang, and stated that they expressed their concerns regarding housing and redevelopment to the Assistant Secretary, but that no formal actions were taken. He reported on his recent participation in the AIDS Lifecycle Event. He spoke regarding an upcoming trip to attend a National Association of Latino Elected and Appointed Officials (NALEO) Conference. He spoke regarding an upcoming Gay Men's Chorus event.

Councilmember D'Amico wished Mayor Prang a happy birthday. He spoke regarding the recent Pride Events and thanked everyone who helped organized them. He spoke regarding the Sunset Strip Farmers' Market and the recent Rainbow Key Awards. He spoke regarding the upcoming Lesbian Discussion group meeting which will be held on July 11, 2012 and the Gay Men's discussion group which will be held on July 12, 2012. He thanked all those that participated in his "Coffee with the Councilmember" event.

Councilmember Heilman spoke regarding public comments surrounding traffic safety issues on Harper and asked Staff to look into this issue. He thanked everyone for their participation in the recent Pride events. He spoke regarding comments made surrounding the budget and spoke regarding the possibility of organizing workshops and events to help constituents understand the budget. He also spoke regarding comments made regarding the Brown Act, and stated that questions raised by the public are usually answered by City Councilmembers during their comment period, but formal action cannot be taken during the meeting. He also spoke regarding Item 2.J. and 2.K. and gave direction to staff to meet with the Social Services Division to evaluate these contracts in the same manner as the Social Services Division contracts.

Mayor Pro Tempore Land spoke regarding the recent Sunset Strip Farmers' Market, the recent Pride Events, and the Rainbow Key Awards. She congratulated Ivy Bottini for

being recognized by KCET for her work in the community. She spoke regarding a recent study that looked at the impact on arts in communities. She stated that the study reported that West Hollywood generates \$29.2 million of economic activity due to the arts. She spoke regarding the upcoming Summer Sounds at Kings Road Park and Plummer Park and stated that the series kicks off on Sunday, June 24, 2012. She stated that the City recently received the Outstanding Achievement in City Livability Award from the Conference of Mayors. She also spoke regarding her recent trip to Washington D.C. where she participated in briefings regarding AIDS and LGBT Youth.

Mayor Prang spoke regarding the recent Pow Wow event at Plummer Park. He spoke regarding the recent Pride Events and the great comments received surrounding the rainbow colored sidewalks, and asked staff to look into making them permanent in the current two locations. He also wished Esther Baum a happy birthday. He spoke in support of the bump-outs on Harper Avenue. He spoke in support of the concerns raised regarding the length of the agendas, but also spoke regarding timeliness in processing development requests in the City.

#### **CITY MANAGER'S REPORT:**

City Manager Arevalo wished Mayor Prang a happy birthday.

City Clerk Schaffer read the name of the following individuals who wanted to express their opposition to Item 2.F. but did not wish to speak: **Jose Gonzalez and Aston Penn.**

#### **FISCAL IMPACT ON CONSENT CALENDAR:**

City Clerk Schaffer stated that the fiscal impact on the Consent Calendar is \$559,989 in expenditures and \$0 in potential revenue.

#### **2. CONSENT CALENDAR:**

**ACTION:** Approve the Consent Calendar, 2.A.,B.,C.,D.,E.,F.,G.,H.,I.,J.,K.,L.,M.,P.,Q.,R.,S.,T.,U. **Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved, noting Mayor Prang's abstention on Item 2.T.**

##### **2.A. POSTING OF AGENDA:**

*SUBJECT: The agenda for the meeting of Monday, June 18, 2012 was posted at City Hall, Plummer Park, the Sheriff's Station and at the West Hollywood Library on Thursday, June 14, 2012.*

**ACTION:** Receive and file. **Approved as part of the Consent Calendar.**

##### **2.B. APPROVAL OF MINUTES:**

*SUBJECT: The City Council is requested to approve the minutes of the prior Council meeting.*

**ACTION:** Approve the minutes of June 4, 2012. **Approved as part of the Consent Calendar.**

**2.C. DEMAND REGISTER NO. 700, RESOLUTION NO. 12-4329:**

*SUBJECT: The City Council is requested to approve payment of bills due as presented by the Director of Finance.*

**ACTION:** Approve Demand Register No. 700 and adopt Resolution No. 12-4329 "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ALLOWING AND APPROVING THE PAYMENT OF DEMANDS ON DEMAND REGISTER NO. 700". **Approved as part of the Consent Calendar.**

**2.D. TREASURER'S REPORT FOR JANUARY 2012 [D. WILSON, G. SCHUCHARD, N. CORONADO]:**

*SUBJECT: The City Council will receive the Treasurer's Report for the month ended January 2012 pursuant to Section 53646 of the Government Code of the State of California.*

**ACTION:** Receive and File. **Approved as part of the Consent Calendar.**

**2.E. CITY OF WEST HOLLYWOOD INVESTMENT POLICY [D. WILSON, G. SCHUCHARD]:**

*SUBJECT: The City Council will consider adopting the annual resolution for the City's investment policy.*

**ACTION:** Adopt Resolution No. 12-4330, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD CONFIRMING A STATEMENT OF INVESTMENT POLICY AND RESCINDING RESOLUTION NO. 11-4175". **Approved as part of the Consent Calendar.**

**2.F. ORDINANCE NO. 12-893 (2ND READING) APPROVING DEVELOPMENT AGREEMENT AMENDMENT (DVA) 2012-013 IN CONJUNCTION WITH THE PROPOSED AMENDMENTS TO A MIXED USE HOTEL PROJECT LOCATED AT 9040-9056 W. SUNSET BOULEVARD, 1018-1022 N. DOHENY DRIVE AND 9031-9041 HARRATT STREET [C. SCHAFFER, Y. QUARKER]:**

*SUBJECT: The City Council will waive further reading and adopt Ordinance No. 12-893, approving Development Agreement Amendment (DVA) 2012-013 in conjunction with the proposed amendments to a mixed use hotel project located at 9040-9056 W. Sunset Boulevard, 1018-1022 N. Doheny Drive and 9031-9041 Harratt Street, West Hollywood, California.*

**ACTIONS:** Waive further reading and adopt Ordinance No. 12-893, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD APPROVING DEVELOPMENT AGREEMENT AMENDMENT (DVA) 2012-013 IN CONJUNCTION WITH THE PROPOSED AMENDMENTS TO A MIXED USE HOTEL PROJECT

LOCATED AT 9040-9056 W. SUNSET BOULEVARD, 1018-1022 N. DOHENY DRIVE AND 9031-9041 HARRATT STREET, WEST HOLLYWOOD, CALIFORNIA. **Approved as part of the Consent Calendar.**

**2.G. COMMISSION AND ADVISORY BOARD ACTION REPORTS:**

*SUBJECT: The City Council will receive reports from the Arts and Cultural Affairs Commission, the Disabilities Advisory Board and the Senior Advisory Board on actions taken at their recent meetings.*

**ACTION:** Receive and file. **Approved as part of the Consent Calendar.**

**2.H. LEGISLATIVE UPDATE [P. AREVALO, J. ENGLISH, L. BELSANTI, V. LOVE]:**

*SUBJECT: The City Council will receive a Legislative Report (attached) detailing legislative activities current as of June, 2012 from Helyne Meshar & Associates.*

**ACTION:** Receive and file. **Approved as part of the Consent Calendar.**

**2.I. AMENDMENT TO AGREEMENT FOR SERVICES WITH HELYNE MESHAR & ASSOCIATES (HM&A), LOBBYIST [P. AREVALO, L. BELSANTI, V. LOVE]:**

*SUBJECT: The City Council will consider approving an amendment to an agreement for services with the City's legislative lobbyist, Helyne Meshar & Associates (HM&A), increasing the amount of the contract by \$38,000 for legislative measures that affect the City's Rent Stabilization Ordinance, affordable housing, landlord-tenant reforms, fair housing and redevelopment.*

**ACTIONS:** 1) Approve amendment to an agreement for services with Helyne Meshar & Associates (HM&A) for legislative lobbyist services through June 30, 2014 in an amount not to exceed \$154,000 from July 1, 2012 through June 30, 2013 and an annual increase of an amount equal to one hundred percent (100%) of the net change in January to January Consumer Price Index (CPI) – All Urban Consumers - Los Angeles-Riverside-Orange County for July 1, 2014; and 2) Authorize the City Manager to sign the agreement. **Approved as part of the Consent Calendar.**

**2.J. CONTRACT RENEWAL WITH THE LOS ANGELES GAY AND LESBIAN CENTER FOR DOMESTIC VIOLENCE SAFETY PLAN COUNSELING SERVICES [K. COOK, B. SMITH]:**

*SUBJECT: The City Council will consider the approval of a contract with the Los Angeles Gay and Lesbian Center for Domestic Violence Safety Plan Counseling Services.*

**ACTIONS:** 1) Authorize the City Manager to execute a contract with Los Angeles Gay and Lesbian Center's STOP Domestic Violence Program for Domestic Violence Safety Plan Counseling Services; and 2) Approve the expenditure of \$96,839 for a two-year contract (\$47,940 for year one and

\$48,899 for year two) with the Los Angeles Gay and Lesbian Center for Safety Plan Counseling Services for victims of domestic violence. The term of this contract will be for July 1, 2012 to June 30, 2014. **Approved as part of the Consent Calendar.**

**2.K. CONTRACT RENEWAL WITH THE MAPLE COUNSELING CENTER FOR COUNSELING SERVICES FOR THE CITY OF WEST HOLLYWOOD [K. COOK, B. SMITH]:**

*SUBJECT: The City Council will consider the approval of a contract with The Maple Counseling Center for counseling services for the West Hollywood community.*

**ACTIONS:** 1) Authorize the City Manager to execute a contract with The Maple Counseling Center for counseling services for the West Hollywood community; and 2) Approve the expenditure of \$49,450 for a two-year contract (\$24,480 for year one and \$24,970 for year two) with The Maple Counseling Center for counseling services for the West Hollywood community. The term of this contract will be for July 1, 2012 to June 30, 2014. **Approved as part of the Consent Calendar.**

**2.L. CONTRACT FOR SECURITY GUARD SERVICES WITH PACWEST SECURITY SERVICES [K. COOK, B. SMITH, S. BAXTER, O. WALKER]:**

*SUBJECT: The City Council will consider approving a two year contract for security guard services at City Hall, City Parks, the Farmer's Market, City Parking Lots, and for special events as approved by the City with PACWEST Security Services.*

**ACTION:** Authorize the City Manager to execute a two year contract with PACWEST Security Services for security guard services in an amount not to exceed \$323,200 (\$160,000 for year one and \$163,200 for year two) for 2012-2014 and for special events services at the rates specified in the contract. **Approved as part of the Consent Calendar.**

**2.M. AGREEMENT RENEWAL WITH JEWISH FAMILY SERVICES FOR RECEPTIONIST SERVICES AT THE PLUMMER PARK COMMUNITY CENTER [S. BAXTER, O. WALKER]:**

*SUBJECT: The City Council will consider renewing an agreement with Jewish Family Services for providing reception services at the Plummer Park Community Center.*

**ACTION:** 1) Approve a one-year Agreement with Jewish Family Services from July 1, 2012 through June 30, 2013 in a not to exceed amount of \$45,000 for reception services at the Plummer Park Community Center, with the option to extend the contract for one additional year at the same annual rate; and 2) Authorize the City Manager to sign the Agreement. **Approved as part of the Consent Calendar.**

**2.N. 2012 HALLOWEEN CARNAVAL PRODUCTION SERVICES CONTRACT AWARD [S. BAXTER, O. WALKER, C. SMITH]:**

*SUBJECT: The City Council will consider awarding a contract for 2012 Halloween Carnival Production Services to Authentic Agency, Incorporated of West Hollywood.*

**ACTION: This Item was Tabled.**

**2.O. NOTICE OF COMPLETION FOR SAN VICENTE BLVD. STREET PAVING PROGRAM, CIP 1203 [O. DELGADO, S. PERLSTEIN]:**

*SUBJECT: The City Council will consider approving the Notice of Completion for the San Vicente Blvd. Street Paving Program, CIP 1203.*

**ACTION: This Item was Tabled.**

**2.P. NOTICE OF COMPLETION - CITY HALL HVAC EQUIPMENT REPLACEMENT PROJECT - CIP NO. 55-11/12-05-EE0002146 [S. BAXTER, S. CAMPBELL, H. COLLINS]:**

*SUBJECT: The City Council will consider accepting the improvements completed by Pardess Air, Incorporated, and authorizing the filing of a Notice of Completion for the City Hall HVAC Equipment Replacement Project - CIP No. 55-11/12-05-EE0002146.*

**ACTIONS:** It is recommended that the City Council accept the improvements and authorize the following: 1) Filing a Notice of Completion with the County Recorder; 2) Final payment to contractor at the end of the 35 day lien period; 3) Release the Performance Bond on the date of recordation of the Notice of Completion; and 4) Release of the Payment Bond 35 days after the date of recordation of the Notice of Completion, pending no receipt of Stop Notices. **Approved as part of the Consent Calendar.**

**2.Q. PROPOSED CHANGE TO RENT STABILIZATION REGULATIONS SECTION 30000 (g) TO EXTEND THE REGISTRATION FEE REBATE FILING PERIOD TO THREE YEARS [E. SAVAGE, C. USZLER]:**

*SUBJECT: The City Council will consider approval of Rent Stabilization Commission Resolution RSC No. 12-402 amending the Rent Stabilization Regulations to extend the filing period for a registration fee rebate to three years.*

**ACTION:** Approve Rent Stabilization Commission Resolution RSC No. 12-402 "A RESOLUTION OF THE RENT STABILIZATION COMMISSION OF THE CITY OF WEST HOLLYWOOD RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD AMEND THE RENT STABILIZATION REGULATIONS SECTION 30000 (g) TO EXTEND THE REGISTRATION FEE REBATE FILING PERIOD TO THREE YEARS." **Approved as part of the Consent Calendar.**

**2.R. PROPOSED CHANGES TO RENT STABILIZATION REGULATIONS SECTION 50003(a)(2) TO EXTEND THE GRACE PERIOD FOR NEW OWNERS TO APPLY FOR EXISTING EXEMPTIONS [E. SAVAGE, C. USZLER]:**

*SUBJECT: The City Council will consider approval of Rent Stabilization Commission Resolution RSC No. 12-403: amending Section 50003(a)(2) of the Rent Stabilization Regulations to extend the grace period new owners have to apply for an existing exemption from 30 days to 180 days, specify that Section 50003(a)(2) only applies to exemptions for units occupied by owners and specified relatives or units used for non-rental purposes, and specify the grace period for properties in probate will not commence until ownership of the property is settled in probate.*

**ACTION:** Approve Rent Stabilization Commission Resolution RSC No. 12-403 "A RESOLUTION OF THE RENT STABILIZATION COMMISSION OF THE CITY OF WEST HOLLYWOOD RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD AMEND THE RENT STABILIZATION REGULATIONS SECTION 50003(a)(2) TO EXTEND THE GRACE PERIOD FOR NEW OWNERS TO APPLY FOR EXISTING EXEMPTIONS." **Approved as part of the Consent Calendar.**

**2.S. MID-YEAR REPORT ON SOCIAL SERVICES PROGRAMS [S. BAXTER, D. GIUGNI]:**

*SUBJECT: The City Council will receive the mid-year report of Social Services contract programs.*

**ACTION:** Receive and file the mid-year report. **Approved as part of the Consent Calendar.**

**2.T. "HEALTHY AND ACTIVE LIFESTYLE" EVENT [J. DURAN, H. MOLINA]:**

*SUBJECT: The City Council will consider supporting the production of an event aimed at highlighting the positive aspects of an active, healthy lifestyle to be held in West Hollywood on July 28, 2012.*

**ACTIONS:** 1) Direct staff to assist with the production of a community event aimed at highlighting the positive aspects of a healthy and active lifestyle involving fitness professionals and nutrition and supplementation experts; and 2) Direct PIO to assist with the promotion of this event. **Approved as part of the Consent Calendar, noting the abstention of Mayor Prang.**

**2.U. PROGRESS REPORT ON EVALUATION OF CITY-SUBSIDIZED TRANSPORTATION PROGRAMS [S. BAXTER, D. DENNIS, P. GOODMAN]:**

*SUBJECT: The City Council will receive a progress report on staff's evaluation of City-subsidized transportation programs for seniors and people living with disabilities.*

**ACTION:** Receive and file. **Approved as part of the Consent Calendar.**

**UNFINISHED BUSINESS**

**This Item was heard out of order of the posted agenda.**

**4.A. 2012-2014 OPERATING BUDGET AND 2012-2017 CAPITAL WORK PLAN [P. AREVALO, D. WILSON, D. HATCHER]:**

*SUBJECT: The City Council will consider adopting the City of West Hollywood operating budget and capital work plan for fiscal year 2012-2013. The fiscal year 2013-2014 operating budget and capital work plan for fiscal years 2013-2017 are presented in the budget document for planning purposes and will be updated prior to the start of that fiscal year.*

City Manager Arevalo; David Wilson, Interim Director of Finance; and David Hatcher, Revenue Management Manager, provided background information as outlined in the Staff Report dated June 18, 2012.

MATT BAUME, WEST HOLLYWOOD, spoke in support of more funding relating to bicycle infrastructure projects.

CHLOE ROSS, WEST HOLLYWOOD, spoke in opposition to the proposed feasibility study for a new civic building, including a new City Hall, to be located at the site of the current Sheriff's Station. She spoke regarding wages and benefits for City employees.

MADELEINE RACKLEY, WEST HOLLYWOOD, spoke in support of the proposed changes to the arts & cultural affairs portion of the budget.

VICTOR OMELCZENKO, WEST HOLLYWOOD, spoke regarding wages and benefits for City employees. He spoke in opposition to the proposed feasibility study for a new civic building, including a new City Hall, to be located at the site of the current Sheriff's Station.

STEPHANIE HARKER, WEST HOLLYWOOD, expressed concerns regarding the items in the budget related to the Plummer Park Master Plan.

CATHY BLAIVAS, WEST HOLLYWOOD, expressed concerns regarding the items in the budget related to the Plummer Park Master Plan.

DAVID WARREN, WEST HOLLYWOOD, spoke regarding the need to add traffic relief efforts, and spoke in support of more public input prior to the approval of the feasibility study for a new civic building, including a new City Hall, to be located at the site of the current Sheriff's Station.

KEVIN BURTON, WEST HOLLYWOOD, spoke in support of the budget, and requested additional funding for bicycle projects.

LAUREN MEISTER, WEST HOLLYWOOD, spoke in support of cutting consultant fees and employee salaries. She spoke in opposition to the proposed feasibility study for a new civic building, including a new City

Hall, to be located at the site of the current Sheriff's Station. She spoke in opposition to the proposed Special Events position.

SHEILA LIGHTFOOT, WEST HOLLYWOOD, spoke in support of allotting more time to allow the residents to understand the budget. She spoke regarding the need for more expenditure detail.

YOLA DORE, WEST HOLLYWOOD, spoke in support of fiscal responsibility and requested a town hall meeting to discuss the budget before the budget moves forward.

ALLEGRA ALLISON, WEST HOLLYWOOD, spoke regarding the budget being difficult to understand. She spoke in support of reviewing social services spending. She spoke in opposition to the proposed feasibility study for a new civic building, including a new City Hall, to be located at the site of the current Sheriff's Station. She spoke in support of more spending to rehabilitate Plummer Park and other City owned properties.

STEVEN L. DAVIS, WEST HOLLYWOOD, spoke in support of the budget, specifically the proposed increased funding for social services

KIMBERLY WINNICK, WEST HOLLYWOOD, spoke in support of increased funding in public safety on Melrose. She spoke in support of providing funding for community gardens.

MARK ZANGRANDO, WEST HOLLYWOOD, spoke in support of the increased funding for social services.

RUTH CISLOWSKI, WEST HOLLYWOOD, spoke in support of the increased funding for social services.

DENNIS GRANT, WEST HOLLYWOOD, spoke in support of more transparency by the City as it relates to the Budget. He spoke in opposition to the proposed feasibility study for a new civic building, including a new City Hall, to be located at the site of the current Sheriff's Station.

JEANNE DOBRIN, WEST HOLLYWOOD, spoke regarding the proposed elimination of the Code Compliance position. She spoke in opposition to fee waivers for special events.

STEVE MARTIN, WEST HOLLYWOOD, spoke in support of a Budget Study Session. He spoke regarding the funds allocated for special events in relation to the funds allocated for social services. He spoke in support of more community participation.

Mayor Prang spoke regarding several issues raised during the recent Budget Sub-Committee Meeting including a feasibility study for the possible relocation of City Hall in conjunction with the renovation of the current Sheriff's Station; and funding for code compliance and public safety. He requested the City Manager to provide clarification regarding the feasibility study.

City Manager Arevalo provided clarification of the proposed feasibility study regarding City Hall and a civic building at Santa Monica and San Vicente. He spoke regarding upcoming needs for the Sheriff's Department, and provided clarification that the study is for long-range planning to complete an engineering study to assess the capacity of building an additional building at the current Sheriff's Station site and recommended that the study remain in the budget.

Lt. Newman spoke regarding the history of the West Hollywood sheriff's station, which was built in the 1960's. She spoke regarding the increase in personnel, including volunteers, and stated that there is no more space in the current building. She also spoke regarding flooding issues and space for files that must be retained in the building. She stated that there is currently no space for juvenile detention as well as a lack of space for the Deputy's equipment in the building.

Councilmember D'Amico inquired as to whether the County has offered to provide funding for the repairs to the building or has expressed any interest in the feasibility study.

Lt. Newman stated that the County has helped with some redesigning of the current building only.

Jeff Aubel, Code Compliance Manager, and Oscar Delgado, Director of Public Works, provided clarification regarding code compliance staff and the possible eliminated position in Code. They provided clarification that both commercial and residential code compliance will be combined, and clarified that the position being eliminated has been frozen for three years.

Councilmember Heilman clarified that a former Business License Officer position had been previously changed to a Code Enforcement Officer position.

Mayor Prang spoke regarding the combination of residential and commercial code compliance, and cross-training to provide for a more effective deployment of officers.

Steve Campbell, Facilities and Landscape Manager, provided clarification on funding that will be available for minor repairs and refurbishing at Plummer Park.

Mayor Prang spoke regarding the the need to budget for projects and anticipate potential funding, whether the projects move forward or the funds are spent. He provided clarification that the budget will be reviewed every six months.

City Manager Arevalo provided additional clarification that the proposed feasibility study falls into this category of allotted funding and that the rollout of that project will receive community input during the process.

Mayor Pro Tempore Land requested that the City Manager provide clarification on the increased revenue from parking meters and the allocation of those funds for public safety programs. City Manager Arevalo spoke regarding generating revenue in an area and using those same dollars to provide public safety on Santa Monica Boulevard and some parts of Melrose and Beverly.

Lt. Newman spoke regarding the great partnership between the Ambassadors who patrol Sunset Boulevard and the Sheriff's Deputies. The Ambassadors provide public safety, information to visitors, assistance with traffic control, and assist Deputies with arrests.

Mayor Prang thanked the City Staff for including the additional funding for public safety in the budget. He requested clarification regarding the allocation of funding for sworn officers associated with the budget.

Councilmember Heilman spoke regarding the Ambassadors patrolling Santa Monica; which would allow for more Sheriff's patrols on Sunset and Melrose.

Councilmember D'Amico asked if the Item had been approved by the Public Safety Commission.

Kristin Cook reported that once the monies were approved, Staff will present various staffing options to the Public Safety Commission for approval.

Councilmember Heilman thanked staff and the City Manager for their hard work on the Budget. He spoke in support of the idea of having a Budget Study Session in the future. He spoke in support of having more detail in the budget. He thanked everyone for their comments on the budget. He spoke regarding strengthening the Finance Department so that the City continues to have a surplus. He requested that the procedure for collecting delinquent taxes be brought to City Council for review. He spoke in support of the additional funding for social services, and spoke in support of increasing the emergency funding for prevention of homelessness. He also spoke in support of allocating funds to assist

some of the smaller social services agencies in raising additional resources. He spoke regarding public comments surrounding traffic improvements, and spoke in support of allocating additional funding for transportation improvements. He spoke in support of reviewing the Farmers' Market at Plummer Park for enhancements and improvements. He spoke in support of coordinating the One City One Pride events with CSW. He spoke regarding upgrades on Palm Avenue, and spoke in support of including these upgrades to the work plan.

Mayor Pro Tempore Land thanked staff for their hard work on the budget and thanked everyone who came out to speak. She spoke regarding the budget providing more dollars for social services, public safety, and infrastructure; which is in keeping with the City's Vision 2020. She spoke regarding the need to present the budget in a more interactive way. She spoke regarding comments raised by the public being in line with some of the questions the sub-committee had and asked City Manager Arevalo to keep that in mind when developing budget summaries. She spoke in support of looking at technology as a way to save funds. She spoke in support of creating ways to reach the public, such as webinars. She spoke in support of prioritizing the studies that help us come into compliance so that we are eligible for grant funding. She spoke in support for increasing emergency funding for residents. She spoke in support of a study to improve the Farmers' Market program and the possibility of including a market in the West Hollywood Park. She spoke regarding public comment surrounding City Staff costs and requested the City Manager to provide clarification.

Councilmember Duran spoke regarding public comments made regarding the budget. He spoke regarding the budget being a guiding tool for the City and stated that the budget is subject to revision and modification throughout the year. He spoke regarding the suggestion of a budget workshop, and spoke regarding the need to hear the opinions of members of the public who contact the City throughout the year. He spoke regarding the difficulties of predicting the economic forecast as the City prepares the budget, and the need to look at the ongoing fiscal strength of the City. He spoke regarding the need to continue to encourage businesses in the City and the need to find balance in livability in the City. He spoke in support of the City employees and their hard work and dedication to the City, and stated that City Staff help to run the programs that the residents request. He spoke regarding being sensitive to the fact that only 6% of our community is families with children and that 85% of our residents residing in multi-family housing and the unique dynamic of our community. He spoke regarding non-profits being forced to move due to the rise in rental costs, and how the City has assisted in getting some of these non-profits space in City owned buildings. He spoke in support of public safety, but expressed concern that the City does not become a police state and the need to ensure that we educate the ambassadors to

the unique characteristics of the City. He spoke in support of assisting some of the smaller social services agencies; but also spoke in support of merging some of these agencies to share resources. He spoke in support of the study surrounding the relocation of City Hall and the renovation of the site at Santa Monica Boulevard and San Vicente, and spoke regarding the complexity of the land use issues at this site.

Councilmember D'Amico spoke regarding the proposed budget and expressed concerns as to whether the budget reflects the priorities of the residents and businesses in the City. He spoke regarding the need for more transparency, and expressed concerns that the City commissions were not involved in the budget process. He spoke regarding the City's Vision 2020 study and in support of allocating funding for a Vision 2040. He spoke regarding the ongoing discussion regarding the fiscal sustainability of the City, and spoke in support of examining whether the policies in the budget are in line with the desires of the residents. He spoke in support of the City saving funds to purchase additional properties in the City. He spoke in support of engaging the City's commissions and boards in the budget and funding process. He spoke in support of increasing art funding in the City. He spoke in support of allotting additional funds to provide incentives to rental property owners to make improvements to existing properties. He spoke in support of investing funds in looking at the traffic studies and traffic issues in the City. He spoke in support of increasing social services funding. He expressed concerns regarding the City's contracts with the Chamber of Commerce and the Avenues of Arts and Design, and the need to look at providing funds to organizations that lobby the City.

Mayor Prang thanked everyone for participating in the budget process. He spoke regarding some of the items requiring more discussion to quell some of the concerns of the residents. He spoke in support of the overall budget and stated that it does reflect the values that are most important in the community. He spoke in support of investments in public safety, transportation and mobility plans, and the increase in social services funding. He spoke regarding the need to continue to improve outreach to the community regarding the budget and budget process. He spoke regarding the need to look at the budget presentation, and the need to increase the level of financial detail provided in the budget. He spoke in support of the organizational changes at City Hall to increase efficiency and the level of customer service. He expressed concerns regarding the investment in the City's long-time future, particularly infrastructure and an infrastructure planning document. He spoke regarding the need to evaluate the current Sheriff's Station site and the future of City Hall. He spoke in support of allocating funding for renovations at the property located at 1343 N. Laurel Avenue, and in support of funding allocation for a Melrose Specific Plan. He spoke in support of investigating the purchase of other properties in the City. He spoke regarding the need for

renovations at the Fire Station on the east side of the City. He spoke regarding the need to look for additional space for social services agencies and arts programs in the City. He spoke in support of the City Staff and spoke regarding the City's budget for staff being in line with other Cities in the area. He spoke regarding the investments the City is allocating for street maintenance, and the City's ongoing efforts to maintain the streets. He spoke in support of the increase in funding for bicycle programs in the City.

Councilmember Heilman provided clarification that the Melrose Specific Plan is already included in the Budget. He spoke in support of adding the following list of items, suggested by Council, to the work plan: 1) add Fire Station 8 to the 10 year capital plan; 2) update the Vision 2020 document to a Vision 2040 document; 3) evaluate the lighting issues on Palm Avenue; 4) coordinate the collaboration of One City One Pride with Christopher Street West; 5) strengthen technology to make the City more efficient; 6) strengthen the Finance Department and get more public and commission input as the budget process begins. He spoke in support of including the following amendments to budgetary allocations: 1) defer the feasibility study of the sheriff station until after a public meeting is held; 2) include \$25,000 for each year for transportation improvements; 3) include \$10,000 for Plummer Park Farmers Market enhancements; 4) include funding for a revolving loan fund for existing residential structures; specifically for low-income residents, potentially using some housing bond proceeds; 5) include \$50,000 for a loan program for residents who need emergency funding because they are facing evictions due to short term medical problems or loss of employment; 6) direct staff to look at how we enhance social services agencies, particularly in regards to fund raising and include \$10,000 for training for the agencies; 7) increase funding for potential property acquisition by \$170,000 in year one and \$50,000 in year two; 8) include \$50,000 in year two for renovations at 1343 N. Laurel Avenue and park maintenance; 9) increase the projected revenues for Transient Occupancy Tax by \$170,000 for year one and \$100,000 for year two.

Councilmember D'Amico spoke in support of the inclusion of an additional \$100,000 for arts funding in the budget.

City Manager Arevalo recommended that Council adopt the budget, and provide direction to Staff to analyze all of the proposed budget amendments outlined by the City Council and return to Council with recommendations regarding the incorporation of the additional funding and revenue amendments to the budget.

Councilmember Duran expressed concerns regarding reductions in the contracts with the Chamber of Commerce and the Avenues of Arts & Designs, and stated that those revenues are essential to conducting City

business. He spoke regarding the City being a contract city and the service that they provide. He spoke in support of the budget presented, with the Council asking for additional items and allowing staff to coordinate those requests. He spoke regarding allocating additional funding for the arts.

Mayor Pro Tempore Land spoke regarding the need to have open communication regarding the budget process and the responsibility to create a budget that continues to keep the City fiscally sound.

Mayor Prang spoke regarding the budget needing to be adopted by June 30, 2012, and stated that some of the items will be approved with amendments to follow.

Councilmember Heilman spoke regarding the possibility of utilizing unspent funds from the 2011-12 fiscal year to fund additional projects.

**ACTIONS:** 1) Adopt Resolution Number 12-4331, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ADOPTING THE BUDGET FOR FISCAL YEAR 2012-2013" as specified in the Statement of Changes to Fund Balance (Attachment A); 2) Approve eliminating the following vacant positions: Director of Rent Stabilization & Housing, Housing Manager, Code Compliance Officer, Parking Operations Engineer, Legal Services Prosecution Officer and Administrative Services Supervisor; 3) Approve adding the following new positions: Special Events Manager, Lifeguard, Maintenance Technician, Assistant to the City Manager, and Economic Development & Cultural Affairs Coordinator; 4) Adopt the division work plans and capital work plans presented in the 2012-2014 Operating Budget and 2012-2017 Capital Work Plan; and 5) Direct staff to return to Council with recommendations regarding the incorporation of the additional funding amendments and revenue amendments outlined by the City Council.  
**Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved.**

### 3. PUBLIC HEARINGS:

#### 3.A. PROPOSED FEE RESOLUTION FOR FY 2012-2013 [D. WILSON, D. HATCHER]:

*SUBJECT: The City Council will consider adopting a resolution establishing fees and charges for certain services provided by the City of West Hollywood.*

The Item was noticed as required by law.

City Manager Arevalo provided background information as outlined in the Staff Report dated June 18, 2012.

Mayor Prang opened the public hearing and the following speakers came forward:

DAVID WARREN, WEST HOLLYWOOD, spoke in opposition to the increase in Residential Permit Parking fees.

LAUREN MEISTER, WEST HOLLYWOOD, spoke in opposition to the increase in Residential Permit Parking fees.

ELYSE EISENBERG, WEST HOLLYWOOD, spoke in opposition to the increase in Residential Permit Parking fees.

JEANNE DOBRIN, WEST HOLLYWOOD, spoke in opposition to the waiving of fees for events.

Mayor Prang spoke regarding the process of establishing fees and provided clarification regarding fees that the City is not allowed to profit from.

Councilmember D'Amico spoke in support of phasing-in the increase for Residential Parking Permit fees over time and suggested a 20% increase initially. He spoke in support of lowering the Delinquent Parking Meter fee from \$53 to \$30. He spoke in support of increasing the Evening Valet At Restaurants fee (other than Sunset Boulevard) from \$900 to \$3,500 per year.

Oscar Delgado, Director of Public Works, provided clarification that the City has not raised the Residential Parking Permit fees for the past three years. He spoke regarding the one-day visitor's permits, which are still free, and are part of a subsidized program. He spoke regarding fixed costs that the State takes from parking meter violation funds. He provided clarification that the Evening Valet At Restaurants fees will be studied and will be brought back with a potential proposed increase.

Mayor Prang closed the public hearing.

Mayor Pro Tempore Land spoke in opposition to the increase in the Residential Parking Permit fee and spoke in support of the current rates for parking violations.

Councilmember D'Amico spoke in support of the Evening Valet At Restaurants fees coming back to Council at a later date.

Oscar Delgado spoke regarding the costs associated with the expired parking meter fee.

**ACTION:** Adopt Resolution No. 12-4332, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ESTABLISHING FEES AND CHARGES FOR CERTAIN SERVICES PROVIDED BY THE CITY OF WEST HOLLYWOOD AND REPEALING RESOLUTIONS NO. 11-4191, 11-4221, 11-4233, and 12-4277." **Motion by Councilmember D'Amico, seconded by Mayor Prang to approve the resolution as presented, with the exception of the residential permit parking fees and the expired parking meter fees. Motion unanimously approved.**

**Motion by Councilmember Heilman, seconded by Mayor Pro Tempore Land to phase-in the permit parking fee increases over a two-year period. Motion unanimously approved.**

**Motion by Councilmember D'Amico to reduce the expired parking meter fee from \$53 to \$30. Motion failed due to a lack of a second.**

**Motion by Councilmember Heilman, seconded by Mayor Pro Tempore Prang to approve the expired parking meter fee as proposed, and approved, noting Councilmember D'Amico's NO Vote.**

**3.B. THE AVENUES – ART, FASHION & DESIGN DISTRICT - IMPLEMENTATION OF REQUIREMENTS OF THE PARKING AND BUSINESS IMPROVEMENT AREA LAW OF 1989 [P. AREVALO, J. HUFFER, M. LOUIE]:**

*SUBJECT: The City Council will conduct a public hearing and consider adopting a resolution to establish The Avenues – Art, Fashion & Design District assessment for fiscal year 2012-2013 and approving an agreement with the West Hollywood Marketing and Visitors Bureau to administer the program.*

The Item was noticed as required by law.

Maribel Louie, Economic Development Analyst, provided background information as outlined in the Staff Report dated June 18, 2012.

Councilmember D'Amico requested clarification on the allocation of an additional \$70,000 to The Avenues – Art, Fashion & Design District.

Maribel Louie gave a background on the Avenues and provided clarification on past funding and the current staffing for the Avenues. She stated that staff is recommending additional funding to help augment the Avenues' budget to assist with the growing needs of the area. She spoke regarding guidelines set by the City when funding was initially given to the Avenues.

Councilmember D'Amico requested clarification as to whether the additional funding would be ongoing or for this fiscal year only. Staff provided additional clarification that currently the City will be funding this position for the first year, with the possibility of extending the additional funds in subsequent years.

Mayor Prang opened the public hearing for Items 3.B., 3.C., 3.D., and 3.E. and the following speakers came forward:

VICTOR OMELCZENKO, spoke regarding the receivable funds from the Sunset Strip Bid in Item 3.E. and requested clarification about when the funds would be collected.

Mayor Prang closed the public hearing.

**ACTION:** Adopt Resolution No. 12-4333, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD CONFIRMING THE REPORT OF THE ADVISORY BOARD, AND LEVYING AN ASSESSMENT FOR FISCAL YEAR 2012-2013 IN CONNECTION WITH THE AVENUES - ART, FASHION & DESIGN DISTRICT. " **Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved.**

**3.C. HOTEL MARKETING BENEFIT ZONE - IMPLEMENTATION OF REQUIREMENTS OF THE PARKING & BUSINESS IMPROVEMENT AREA LAW OF 1989 [P. AREVALO, J. HUFFER, M. LOUIE]:**

*SUBJECT: The City Council will conduct a public hearing and consider renewing the Hotel Marketing Benefit Zone of the West Hollywood Business Improvement Area for 2012-2013 and approve an Agreement for Services with the West Hollywood Marketing and Visitors Bureau to administer the program of work.*

The Item was noticed as required by law.

**ACTIONS:** 1) Adopt Resolution 12-4334, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD CONFIRMING THE REPORT OF THE ADVISORY BOARD AND LEVYING A CHARGE (ASSESSMENT) IN CONNECTION WITH THE WEST HOLLYWOOD BUSINESS IMPROVEMENT DISTRICT (HOTEL MARKETING BENEFIT ZONE) FOR FISCAL YEAR 2012-2013"; and 2) Approve Amendment #1 to the Agreement for Services between the City and the West Hollywood Marketing and Visitors Bureau for a one year term; and, authorize the City Manager to sign the Agreement. **Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved.**

**3.D. SANTA MONICA BOULEVARD MAINTENANCE DISTRICT - CONFIRMATION OF AN ASSESSMENT AND DIAGRAM FOR FISCAL YEAR 2012-2013 PURSUANT TO THE PROVISIONS OF THE LANDSCAPING AND LIGHTING ACT OF 1972 [P. AREVALO, J. HUFFER, M. LOUIE]:**

*SUBJECT: The City Council will conduct a public hearing and consider adopting a resolution confirming a diagram and the levy of assessments for the Santa Monica Boulevard Maintenance District for fiscal year 2012-2013.*

The Item was noticed as required by law.

**ACTION:** Adopt Resolution No. 12-4335, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD CONFIRMING A DIAGRAM AND ASSESSMENT FOR FISCAL YEAR 2012-2013 IN CONNECTION WITH THE SANTA MONICA BOULEVARD MAINTENANCE DISTRICT PURSUANT TO PART 2 OF DIVISION 15 OF THE CALIFORNIA STREETS AND HIGHWAYS CODE". **Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved.**

**3.E. SUNSET STRIP BUSINESS IMPROVEMENT DISTRICT - IMPLEMENTATION OF REQUIREMENTS OF THE PARKING AND BUSINESS IMPROVEMENT AREA LAW OF 1989 [P. AREVALO, J. HUFFER, M. LOUIE]:**

*SUBJECT: The City Council will conduct a public hearing and consider adopting a resolution to establish the Sunset Strip Business Improvement District assessment for fiscal year 2012-2013 and approving an agreement with the Sunset Strip Business Association to administer the work program.*

The Item was noticed as required by law.

**ACTIONS:** 1) Adopt Resolution No. 12-4336, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD CONFIRMING THE REPORT OF THE ADVISORY BOARD, AND LEVYING AN ASSESSMENT FOR FISCAL YEAR 2012-2013 IN CONNECTION WITH THE SUNSET STRIP BUSINESS IMPROVEMENT DISTRICT"; 2) Approve an agreement between the City and the Sunset Strip Business Association (SSBA) to administer the 2012-2013 Sunset Strip Business Improvement District work program and; authorize the City Manager to sign the agreement; and 3) Receive and file SSBA's "Program of Work Amendment 2012/13". **Motion by Councilmember Duran, seconded by Mayor Pro Tempore Land and unanimously approved.**

**3.F. AMENDMENT TO THE ZONING ORDINANCE TO ADD PROVISIONS FOR 'REASONABLE ACCOMMODATION' FOR PERSONS WITH**

**DISABILITIES SEEKING EQUAL ACCESS TO HOUSING [A. MCINTOSH, M. ANTOL]:**

*SUBJECT: The City Council will consider for approval addition of provisions to the Zoning Code for a reasonable accommodation process for persons with disabilities to ensure fair access to housing.*

The Item was noticed as required by law.

Mayor Prang opened the public hearing and there were no public speakers.

**ACTION:** Staff recommends that the City Council hold the public hearing, consider all the pertinent testimony, and adopt the following: Introduce on first reading Draft Ordinance No. 12-894, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ADOPTING PROVISIONS FOR 'REASONABLE ACCOMMODATION' FOR PERSONS WITH DISABILITIES SEEKING EQUAL ACCESS TO HOUSING" (Exhibit A). **Motion by Councilmember D'Amico, seconded by Councilmember Duran and unanimously approved.**

**3.G. AMENDMENT TO THE ZONING ORDINANCE ESTABLISHING THE AVENUES BONUS OVERLAY DISTRICT [A. MCINTOSH, J. KEHO, A. GALLO]:**

*SUBJECT: The City Council will adopt on second reading an amendment to the City of West Hollywood Zoning Ordinance to reflect the new Avenues Bonus Overlay Zoning District. The City Council considered this item at a public hearing on Monday, May 21, 2012. After hearing all pertinent testimony, Council approved the application request on a 3-2 vote with Mayor Prang and Councilmember D'Amico voting "no."*

**ACTION: This Item was continued to July 2, 2012.**

**3.H. REHABILITATION, RESTORATION AND CONVERSION OF USE AT 1302 – 1310 SWEETZER AVENUE (EL MIRADOR) [A. MCINTOSH, J. KEHO, F. CONTRERAS]:**

*SUBJECT: The applicant is requesting a Development Agreement and Rehabilitation Incentive for the rehabilitation and restoration of the El Mirador building at 1302 – 1310 N. Sweetzer Avenue, with certain waivers of development standards and exaction fees to enable its use as condominiums or an Urban Inn. In addition to the Development Agreement and Rehabilitation Incentive, the project requires approval of a corresponding Zoning Map Amendment, Zone Text Amendment, Conditional Use Permit, and Tentative Tract Map.*

The Item was noticed as required by law.

Mayor Pro Tempore Land disclosed that she visited the building and spoke with the Owner.

Councilmember Heilman disclosed that he visited the building and spoke with the owner.

Councilmember D'Amico disclosed that he visited the building on a tour and spoke with the owner and members of the community.

Councilmember Duran disclosed that he spoke with owner.

Mayor Prang disclosed that he spoke with the owner.

Francisco Contreras, Senior Planner, provided background information as outlined in the Staff Report dated June 18, 2012.

Mayor Prang opened the public hearing and the following speakers came forward:

A. LEE WALKUP, WEST HOLLYWOOD, spoke in opposition to the Item.

MARCIA E. MCKEEGAN, WEST HOLLYWOOD, spoke in opposition to the Item.

COLLEEN KEANE, WEST HOLLYWOOD, spoke in opposition to the Item.

VICTOR OMELCZENKO, WEST HOLLYWOOD, expressed concerns regarding the project.

THOMAS JONES, WEST HOLLYWOOD, spoke in opposition to the Item.

KARYN ISAACS, WEST HOLLYWOOD, spoke in opposition to the Item.

LYNN RUSSELL, WEST HOLLYWOOD, spoke in opposition to the Item.

JEANNE DOBRIN, WEST HOLLYWOOD, spoke in opposition to the Item.

FARHAD ESHAGHPOUR, WEST HOLLYWOOD, spoke in opposition to the Item.

Mayor Prang left the meeting prior to the last public speaker.

Councilmember D'Amico requested clarification from a resident who lives in the area regarding parking. Colleen Keane stated that the parking has worsened.

Mayor Pro Tempore Land closed the public hearing.

Councilmember D'Amico requested clarification regarding public comment surrounding the parking associated with the project being used as a taxi zone. Staff clarified that this is not the case and that it is not part of the Staff Report.

Councilmember Duran spoke regarding the Planning Commission and the Historic Preservation Commission having opposing views on this project. He spoke regarding it being an issue that has occurred over the years to determine what to do with these jewels in the City that contain rent controlled tenants and not enough funds to rehabilitate their building. He spoke regarding previous incentives that the City provided in the past, that are no longer available. He spoke regarding the units being vacated and the owner no longer wanting to be in the rental business. He spoke regarding the building being an asset in the City and spoke in opposition to it being demolished. He spoke regarding the difficulties of converting the units to condominiums due to the lack of parking. He spoke regarding the objections that were raised at the Planning Commission. He spoke in support of the conversion to an Urban Inn, but the need to focus on the issues of parking and traffic associated with the project. He spoke regarding the possible parking available on the Sunset Strip to address the parking needs if the building is converted to an Urban Inn. He expressed concern over parking for guests and employees, and traffic issues. He spoke in support of exploring the development agreement, but stated that his comments only apply to this property and others have to be analyzed on a case-by-case basis.

Councilmember Heilman thanked everyone who has come out to speak regarding this Item. He spoke regarding public comments made regarding the property owner and stated that the Council should make a decision on the proposal before them and not Items approved in other Cities. He spoke regarding the owner knowing that the building was historic and stated that the owner should not be rewarded for allowing the property to decline. He spoke regarding the precedent that would be set by allowing the conversion of a residential historic property to commercial use. He spoke in support of the Planning Commission's decision and in opposition to the Item.

Councilmember D'Amico spoke regarding maintaining the building and the need to make a decision on this property. He spoke regarding allowing the owner to have 24-units with one parking spot each. He spoke regarding possible impacts on the neighbors in the area as it relates to parking. He expressed concerns regarding allowing the building to become an Urban Inn; but spoke in support of requiring Zip Cars to be located at the site if it is designated as an Urban Inn.

Mayor Pro Tempore Land thanked everyone for participating in the public hearing. She expressed concerns with the project and staff's recommendation to approve it. She spoke regarding the owner knowing that there would be costs associated with owning an historic building and expressed concern with the fact that it has now become an eyesore. She spoke regarding an Urban Inn putting a tremendous strain on the area. She agreed that the Council does not want to lose the building, but spoke regarding the precedent that would be set by adopting the proposed project. She spoke regarding looking at a more comprehensive approach to handling these types of historic buildings.

Councilmember Heilman spoke regarding the issues with reconfiguring the interior due to the historic aspects of it.

City Attorney Jenkins reminded the Council that they should not receive public input regarding the Item since the public hearing was closed.

**Motion by Councilmember Duran to continue the Item to July 2, 2012. Motion failed due to a lack of a second.**

**ACTIONS:** Continue the Item to July 2, 2012. **Motion by Councilmember Heilman, seconded by Councilmember Duran and approved, noting the absence of Mayor Prang.**

**3.I. COMMERCIAL PROJECT AT 8564-8590 MELROSE AVE. [A. MCINTOSH, J. KEHO, A. GALLO]:**

*SUBJECT: The Council will hold a continued public hearing to consider a commercial development known as Melrose & Westmount. The proposed project is the construction of an approximately 29,445-square-foot commercial structure (wholesale and furnishing showrooms) with two levels of underground parking. The project involves a Zone Map Amendment to include the property within the Avenues Bonus Overlay Zoning District.*

**ACTION: This Item was continued to July 2, 2012.**

**3.J. COMMERCIAL PROJECT AT 8711 MELROSE AVENUE [A. MCINTOSH, J. KEHO, F. CONTRERAS]:**

*SUBJECT: The proposed project is the construction of an approximately 23,045-square-foot, two-story (with partial third story) commercial structure designed as retail and wholesale design showrooms. The project would also include a 9,677-square-foot outdoor terrace that would be designated as wholesale design showroom for outdoor furnishings. The project requires a Zone Map Amendment to include the property within the Avenues Bonus Overlay Zoning District. This item was continued from the June 4, 2012 City Council meeting.*

**ACTIONS: This Item was continued to July 2, 2012.**

**4. UNFINISHED BUSINESS:**

**4.A. 2012-2014 OPERATING BUDGET AND 2012-2017 CAPITAL WORK PLAN [P. AREVALO, D. WILSON, D. HATCHER]:**

*SUBJECT: The City Council will consider adopting the City of West Hollywood operating budget and capital work plan for fiscal year 2012-2013. The fiscal year 2013-2014 operating budget and capital work plan for fiscal years 2013-2017 are presented in the budget document for planning purposes and will be updated prior to the start of that fiscal year.*

**ACTION: This Item was heard out of order.**

**4.B. ENTERTAINMENT SHUTTLE OPTIONS [S. BAXTER, D. DENNIS, P. GOODMAN]:**

*SUBJECT: The City Council will receive information regarding entertainment shuttle options.*

**ACTION: This Item was tabled.**

**5. NEW BUSINESS:**

**5.A. BUS BENCHES [J. HEILMAN, F. SOLOMON]:**

*SUBJECT: The City Council will consider directing staff to remove the bus stop "rails" and provide alternatives to the Transportation Commission and City Council.*

**ACTION: This Item was tabled.**

**5.B. COMMISSION AND ADVISORY BOARD APPOINTMENTS [C. SCHAFFER, Y. QUARKER]:**

*SUBJECT: The City Council will consider making direct appointments to City Commissions and Advisory Boards.*

**ACTIONS:**

a) Mayor Pro Tempore Land made the following direct appointment:

Disabilities Advisory Board: **Laurie Sher**

**5.C. DISCUSSION OF CITY COUNCIL MEETING SCHEDULE FOR SUMMER 2012 [C. SCHAFFER, Y. QUARKER]:**

*SUBJECT: The City Council will consider revising the City Council Regular Meeting Schedule for the summer months of 2012.*

**ACTIONS:** City Council made the following changes to the 2012 City Council Meeting Schedule:

1) Place the meeting of July 2, 2012 back onto the City Council Meeting Schedule.

**EXCLUDED CONSENT CALENDAR: None.**

**6. LEGISLATIVE: None.**

**PUBLIC COMMENT:**

SVEN TOORVALD, WEST HOLLYWOOD, spoke regarding previous comments made by the Council and the City Attorney during a City Council meeting.

PARVIN SHARIRI, spoke regarding Item 3.H.

**COUNCILMEMBER COMMENTS: None.**

**ADJOURNMENT:** The City Council adjourned at 11:44 p.m. in memory of Lois Prang, Lee Burton, Ray Bradbury, Phillip Buck, Gilda Palazzollo, and all the soldiers who died in Afghanistan since the last City Council meeting. The City Council adjourned to their next regular meeting, which will be on Monday, July 2, 2012. at 6:30 P.M. in the West Hollywood Park Public Meeting Room - Council Chambers, 625 N. San Vicente Boulevard.

PASSED, APPROVED AND ADOPTED by the City Council of the City of West Hollywood at a regular meeting held this 2<sup>nd</sup> day July, 2012 by the following vote:

AYES:	Councilmember:	D'Amico, Duran, Heilman, Mayor Pro Tempore Land and Mayor Prang.
NOES:	Councilmember:	None.
ABSENT:	Councilmember:	None.
ABSTAIN:	Councilmember:	None.

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JEFFREY PRANG, MAYOR

ATTEST:

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COREY SCHAFFER, CITY CLERK