

**Rent Stabilization Commission
City of West Hollywood
Thursday, October 24, 2013 @ 7:00 PM
West Hollywood Park Public Meeting Room – Council Chambers
625 North San Vicente Boulevard**

Minutes

CALL TO ORDER: Vice Chair Maggio called the meeting to order at 7:00 p m

PLEDGE OF ALLEGIANCE: Vice Chair Maggio led the Pledge of Allegiance.

ROLL CALL: Commission Secretary Laura Schoonover took roll call

PRESENT: Vice Chair Richard Maggio, Commissioner Gail Sanes, Commissioner David Gregoire, and Commissioner Agassi Topchian

ABSENT: None

STAFF PRESENT: Human Services and Rent Stabilization Director Elizabeth Savage, Manager of Rent Stabilization and Housing Peter Noonan, Legal Counsel to the Commission Alison Regan, and Commission Secretary Laura Schoonover

APPROVAL OF AGENDA:

A motion was made by Vice Chair Maggio to amend the agenda to include the swearing in of new commissioner Josh Kurpies. The Amendment was approved (4-0-0) Vice Chair Maggio also motioned to further amend the agenda to include the election of a new Vice Chair. The motion was seconded by Commissioner Sanes and approved by the Commission (4-0-0) Commissioner Gregoire motioned to approve the agenda as amended. The motion was seconded by Commissioner Sanes and approved by the Commission (4-0-0)

SPECIAL ORDER OF BUSINESS:

Human Services and Rent Stabilization Director Elizabeth Savage performed the swearing in of Commissioner Kurpies

Commissioner Sanes nominated Vice Chair Maggio for the position of Chair. The nomination was seconded by Commissioner Topchian. The nomination was approved by the Commission (5-0-0)

Commissioner Gregoire nominated Commissioner Topchian for the position of Vice Chair. The nomination was seconded by Commissioner Sanes. The nomination was approved by the Commission (5-0-0).

APPROVAL OF MINUTES:

A motion was made by Commissioner Sanes and seconded by Commissioner Gregoire to approve the minutes from the Sept 26, 2013 meeting. Motion approved (4-0-1) with Commissioner Kurpies abstaining.

PUBLIC COMMENTS: None

DIRECTOR'S/MANAGER'S REPORT:

Director of Human Services and Rent Stabilization, Elizabeth Savage, reviewed the Director/Manager's Look Ahead Calendar announcing that Shawn Kravich from the LA HIV Law and Policy Project (HLPP) will be making a presentation to the Commission at the November 14, 2013 meeting. Ms. Savage also announced that the Commission would be receiving a staff report at the November 14, 2013 meeting regarding the 2013 RSO Building Blocks educational program as well as the proposed curriculum for the 2014 series. Ms. Savage then reported that the Valuation Guidelines ad hoc committee would be providing an update to the Commission at the December 12, 2013 meeting. Ms. Savage also provided a summary of the 2014 Study Session with topics listed in the order of priority assigned by the Commissioner.

Ms. Savage was then pleased to introduce Peter Noonan, the new Rent Stabilization and Housing Manager. Mr. Noonan thanked Director Savage and also congratulated Commissioner Kurpies, Vice Chair Topchian, and Chair Maggio on their new positions. Mr. Noonan then provided the Commission with a verbal report on the recent Monarch property lottery and answered Commission questions regarding the lottery process.

COMMISSION COMMENTS: Vice Chair Topchian congratulated Commissioner Kurpies on his appointment. He also extended his congratulations to Mr. Noonan and welcomed him to the City of West Hollywood. Commissioner Kurpies commented on his pleasure at being reappointed and thanked staff and Councilmember Prang. He welcomed Mr. Noonan to the City. Commissioner Gregoire also congratulated Commissioner Kurpies and welcomed Mr. Noonan, as did Commissioner Sanes. Chair Maggio welcomed Commissioner Kurpies and Mr. Noonan.

APPEALS:

A. D-3816

**1016 N. Crescent Heights Blvd., #4
(Rent Reduction)**

Alison Regan, Legal Counsel to the Commission, provided a case summary and analysis of the appeal as provided in the staff report.

Landlord Morris Drabinsky of Encino was in attendance and spoke to the Commission regarding the appeal

Tenant Susana Pinedo was present and spoke to the Commission regarding the appeal

After a public discussion among the Commission regarding the appeal, a motion was made by Commissioner Gregoire to affirm the hearing examiner's decision. The motion was seconded by Vice Chair Topchian. The motion passed (5-0-0)

UNFINISHED BUSINESS: None

NEW BUSINESS:

It was declared that the annual security deposit interest rate for calendar year 2013 is 0.00%

PUBLIC COMMENTS: Morris Drabinsky of Encino spoke regarding "tenant profiteering"

COMMISSION COMMENTS: Chair Maggio used this time to express his opinion on the following items. Future procedures regarding registering carpet; possible change of agenda wording, scheduling a presentation for the Commission on the topic of mediation, enforcement of the Rent Stabilization Ordinance

STAFF COMMENTS: None

ADJOURNMENT:


There being no further business, Chair Maggio adjourned the Rent Stabilization Commission meeting at 8:29 p.m. The next regular meeting of the Rent Stabilization Commission will be held on November 14, 2013 in the West Hollywood Park Public Meeting Room – Council Chambers

These minutes were taken and submitted by Laura Schoonover, Commission Secretary
Adopted this 14th day November, 2013

ATTEST



Richard Maggio, Chair



Secretary