

**Rent Stabilization Commission
City of West Hollywood
Thursday, August 10, 2017 @ 7:00 PM
West Hollywood Park Public Meeting Room – Council Chambers
625 North San Vicente Boulevard**

Minutes

CALL TO ORDER: Chair Kurpies called the meeting to order at 7:01 p.m.

PLEDGE OF ALLEGIANCE: Chair Kurpies led the Pledge of Allegiance.

ROLL CALL: Commission Secretary Laura Schoonover took roll call.

PRESENT: Chair Josh Kurpies, Vice Chair Rob Bergstein, Commissioner Garrett Charity, Commissioner Richard Maggio, Commissioner Agassi Topchian, Commissioner David Gregoire, and Commissioner Margaret Buckles

ABSENT: None

STAFF PRESENT: Rent Stabilization and Housing Manager Peter Noonan, Rent Stabilization Information Coordinator Chris Uszler, Legal Counsel to the Commission Alison Regan, Commission Secretary Laura Schoonover.

APPROVAL OF AGENDA:

A motion was made by Commissioner Gregoire to approve the agenda for the August 10, 2017 meeting. The motion was seconded by Commissioner Maggio. The motion was approved.

APPROVAL OF MINUTES:

A motion was made by Commissioner Topchian to approve the minutes of the July 27, 2017 meeting. The motion was seconded by Commissioner Maggio. The motion was approved with Commissioner Buckles abstaining.

DIRECTOR'S/MANAGER'S REPORT:

Rent Stabilization and Housing Manager Peter Noonan reviewed the Look Ahead calendar. He also reminded the Commission about the upcoming Commissioner and Advisory Board training session that will be held at Council Chambers on September 5, 2017.

COMMISSIONER COMMENTS:

Commissioner Buckles stated that although she was unable to attend the Commission's study session on July 27th she had studied the results and was in agreement with the priorities.

Commissioner Bergstein thanked staff for attending the study session.

APPEAL:

D-4212

826 Westbourne Dr. #F

Legal Counsel Alison Regan provided a case summary and analysis of the appeal as provided in the staff report and answered questions from the Commission.

Landlord representative Wilfredo Trivino-Perez spoke regarding the appeal.

Tenant representative Sean Bates spoke regarding the appeal.

Following Commission deliberation, a motion was made by Commissioner Agassi to adopt Resolution 17-510, affirming the hearing examiner's decision. The motion was seconded by Commissioner Maggio. The motion was approved with Commissioner Buckles voting no.

NEW BUSINESS:

a. Announcement of the 2017 Security Deposit Interest Rate: Rent Stabilization Information Coordinator Chris Uszler presented the calculations used to determine the 2017 security deposit interest rate. The rate announced was 0.0%. Mr. Uszler responded to various questions from the Commission.

b. Results of the July 2017 Study Session: Rent Stabilization and Housing Manager Peter Noonan presented the results of the 2017 Study Session. He asked the Commission to confirm its priorities.. There was a discussion regarding public outreach with educational material to the public. There was also discussion on reviewing a Systematic Code Enforcement Program (SCEP) program and Commissioner Charity stated he would come back to the Commission with some additional information on the topic. The Commission also requested a review of Ellis Act evictions and owner occupancy evictions be included under its priority "Periodically review existing RSO statutes and Regulations".

Commissioner Maggio made a motion to approve the priorities. The Motion was seconded by Commissioner Gregoire and approved by the Commission.

COMMISSIONER COMMENTS:

Vice Chair Bergstein spoke regarding an article he read in the Apartment Owners Association magazine about landlords installing solar in their buildings. He also made a request to agendaize a discussion on the difference between Owner Occupancy Evictions and Ellis Act Evictions. Staff agreed to announce when that discussion will take place at the next meeting.

Commissioner Buckles announced that she will be absent from the August 24 Commission meeting.

ADJOURNMENT:

The meeting was adjourned at 8:01 p.m. The next regular meeting of the Rent Stabilization Commission will be held at 7:00 p.m. on August 24, 2017 in the West Hollywood Park Public Meeting Room – Council Chambers.

These minutes were submitted by Laura Schoonover, Commission Secretary and approved by a motion of the Rent Stabilization Commission on this 24th day of August, 2017.

A copy of the audio recording of this meeting can be obtained from the City Clerk's office upon request. You may also view a video of this meeting at <http://www.weho.org/weho-tv/other-city-meetings>
(Disclaimer: Staff records the meetings for the sole purpose of composing the official meeting minutes; therefore the audio recordings are not of commercial quality.)

ATTEST:



Josh Kurpies, Chair



Commission Secretary