

**Rent Stabilization Commission  
City of West Hollywood  
Thursday, September 13, 2018 @ 7:00 PM  
West Hollywood Park Public Meeting Room – Council Chambers  
625 North San Vicente Boulevard**

**Minutes**

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

**PLEDGE OF ALLEGIANCE:** Chair Charity led the Pledge of Allegiance.

**ROLL CALL:** Commission Secretary Celeste Barrino took roll call.

**PRESENT:** Commissioner Josh Kurpies, Commissioner Rob Bergstein, Commissioner Richard Maggio, Commissioner Agassi Topchian, Vice Chair David Gregoire, Chair Garrett Charity.

**ABSENT:** Commissioner Karen O'Keefe.

**STAFF PRESENT:** Rent Stabilization and Housing Information Coordinator Anwar Zraikat, Legal Counsel to the Commission Alison Regan, Commission Secretary Celeste Barrino, Administrative Specialist, Tom Trevor.

**APPROVAL OF AGENDA:** A motion was made by Commissioner Bergstein to approve the agenda for the September 13, 2018 meeting. Commissioner Gregoire seconded the motion. The motion was approved.

**APPROVAL OF MINUTES:** A motion was made by Commissioner Gregoire to approve the minutes of the August 9, 2018 meeting. The motion was seconded by Commissioner Kurpies. The motion was approved.

A motion was made by Commissioner Kurpies to approve the minutes of the August 23, 2018 meeting. The motion was seconded by Commissioner Gregoire. The motion was approved.

**PUBLIC COMMENTS:** There were no public comments.

**DIRECTOR'S/MANAGER'S REPORT:** Rent Stabilization and Housing Information Coordinator Anwar Zraikat reviewed the Look Ahead calendar.

**COMMISSIONER COMMENTS:** Commissioner Maggio spoke on the Mae Rosenstein LGBT campus on McCadden Place in Los Angeles. They will provide 98 senior housing units and West Hollywood will contribute \$2.1 million dollars from the Affordable Housing trust fund. The project will also provide 25 affordable units for young adults and 60 beds for a transitional living program. There will be an additional 40 beds for overnight emergency use. The majority of the money will be provided by the Mae Rosenstein and Prop HHH will provide \$4.9 million dollars. The money that West Hollywood is providing will go towards 13 of the units.

Commissioner Bergstein asked if West Hollywood residents would have first choice for the 13 units. Commissioner Maggio responded yes, West Hollywood residents would have priority.

Commissioner Kurpies expressed his concerns about (ZTA) Zone Text Amendment regarding residential leases and the item was sent to Council for review. But no immediate response has been made.

(Commissioner Topchian arrived)

**APPEAL:**

D-4327

1412 Laurel Avenue #9

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

Lizeth Urbina, Culver City, landlord representative, spoke on the appeal.

Following Commission deliberation, a motion was made by Commissioner Bergstein to adopt Resolution 18-531, affirming the hearing examiner's decision in D-4327. The motion was seconded by Chair Charity. The motion was approved by a vote of 6-0-0.

**UNFINISHED BUSINESS: RSC 18-530 (D-4325)**

**RSC 18-530 (D-4325):** Following Commission deliberation, a motion was made by Commissioner Gregoire to adopt Resolution 18-530, reversing and remanding the hearing examiner's decision in D-4325. The motion was seconded by Commissioner Topchian. The motion was approved by a vote of 6-0-0.

**NEW BUSINESS: 2018-19 PRIORITIES.** The Rent Stabilization Commission confirmed its 2018-19 priorities.

**PUBLIC COMMENTS:** There were no public comments.

**COMMISSIONER COMMENTS:** Commissioner Bergstein commented on the 8500 Sunset Blvd Appeal meeting and he could not recall where Council was trying to agendize a mandatory length of a lease in West Hollywood. Commissioner Kurpies stated that the ZTA (Zone Text Amendments) list is being prepared to go before Council at a later date.

Commissioner Kurpies wanted to know the status of the Unit Re-Registration process. Legal Counsel Alison Regan stated that she had discussions with the Rent Stabilization Housing Manager Peter Noonan about improvements to the Unit Re-Registration process; he stated that his staff is working on making changes, and would like to implement an online system that when staff becomes aware that a unit has not been re-registered, an automatic notice will be sent to Landlords. Staff will agendize for the next meeting the possible formation of a sub-committee to study the re-registration process.


**STAFF COMMENTS:** There were no comments from staff.

The meeting was adjourned at 7:40 p.m. The next regular meeting of the Rent Stabilization Commission will be held at 7:00 p.m. on September 27, 2018 in the West Hollywood Park Public Meeting Room – Council Chambers.

These minutes were submitted by Celeste Barrino, Commission Secretary, and approved by a motion of the Rent Stabilization Commission on this 27<sup>th</sup> day of September 2018.

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:



Garrett Charity, Chair



Commission Secretary