

**RENT STABILIZATION COMMISSION
CITY OF WEST HOLLYWOOD
THURSDAY, MARCH 24, 2022
TELECONFERENCE**

MINUTES

1. **CALL TO ORDER:** Chair Martz called the meeting to order at 7:01 p.m.
2. **PLEDGE OF ALLEGIANCE:** The Commission said the Pledge of Allegiance.
3. **ROLL CALL:** Rent Stabilization Commission Secretary Roger Vinalon Jr. took roll call.

PRESENT: Commissioner Karen Eyres, Commissioner Josh Kurpies, Commissioner Richard Maggio, Commissioner Estevan Montemayor, Commissioner Agassi Topchian, Vice Chair Kimberly Copeland and Chair Kellan Martz

ALSO PRESENT: Rent Stabilization Manager Jonathan Holub, Legal Counsel to the Commission John Natalizio, and Rent Stabilization Commission Secretary Roger Vinalon Jr.

4. **APPROVAL OF AGENDA**

ACTION: Approve the agenda of March 24, 2022. **Motion by Commissioner Eyres to approve the March 24, 2022 agenda, seconded by Commissioner Kurpies and approved.**

5. **APPROVAL OF MINUTES**

ACTION: Approve the minutes of February 24, 2022. **Motion by Vice Chair Copeland, seconded by Commissioner Eyres and approved.**

6. **PUBLIC COMMENT:** None.

7. **MANAGER REPORT:** Rent Stabilization Manager Jonathan Holub reviewed the look-ahead calendar. He mentioned the appeal in case D-4627 was withdrawn and reported two new West Hollywood eviction cases since the prior meeting. He added the California COVID-19 Rent Relief Program application period will end March 31, 2022 and to visit [housingkey.com](https://www.housingskey.com) to apply. He also mentioned in-person Commission meetings may resume in the coming months pending approval at the next City Council meeting.

8. **COMMISSION COMMENTS:** Commissioner Eyres mentioned attending the Senior Advisory Board and Human Services Commission meetings and congratulated Ruth Williams on receiving the 2022 Hollywood NOW Herstory award.

Commissioner Kurpies congratulated Ruth Williams and encouraged renters and landlords seeking financial assistance for unpaid rent due to COVID-19 to visit housingiskey.com. He also mentioned homeowners experiencing pandemic-related hardships can visit camortgagerelief.org.

Commissioner Maggio congratulated Ruth Williams on her award.

Vice Chair Copeland mentioned attending the City's Rent Stabilization Ordinance Building Blocks webinar for landlords and tenants and the West Hollywood Housing Symposium.

9. APPEAL: None.

10. NEW BUSINESS

A. RENT STABILIZATION REGULATION 60089: RENT ADJUSTMENTS FOR SECURITY RELATED BUILDING IMPROVEMENTS

The Rent Stabilization Commission will receive a presentation on Regulation 60089: Rent Adjustments for Security Related Building Improvements.

Mr. Holub gave a presentation detailing the regulation's requirements, rent increase formulas, and tenant protections in place.

The Commissioners asked clarification questions and expressed concerns regarding the financial impacts on tenants.

ACTION: A motion was made by Commissioner Kurpies for staff to return to the Commission with a report addressing the Commission's concerns regarding Regulation 60089 with examples of prior applications of the regulation by August. The motion was seconded by Commissioner Topchian and approved with a vote of 7-0.

11. ITEMS FROM STAFF: None.

12. PUBLIC COMMENT: None.

13. ITEMS FROM COMMISSIONERS: Commissioner Eyres referenced an article on the ordinance proposed to Los Angeles City Council to limit how landlords screen potential renters and asked if West Hollywood had these protections in place. Mr. Holub requested Commissioner Eyres to forward the article to review and provide feedback.

Commissioner Kurpies thanked staff for bringing the Regulation 60089 item to the Commission.

14. ADJOURNMENT: The meeting was adjourned at 8:03 p.m. The next meeting of the Rent Stabilization Commission will be held at 7:00 p.m. on April 14, 2022 via Zoom conference.

These minutes were submitted by Roger Vinalon Jr., Commission Secretary, and approved by a motion of the Rent Stabilization Commission on this 14th day of April 2022.

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>.

ATTEST:

DocuSigned by:

Kellan Martz

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Kellan Martz, Chair



Roger Vinalon Jr., Commission Secretary

Certificate Of Completion

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Kellan Martz
 kellanmartz@gmail.com
 Security Level: Email, Account Authentication (None)

Signature



Signature Adoption: Pre-selected Style
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Sent: 4/14/2022 9:30:10 PM
 Viewed: 4/14/2022 9:45:29 PM
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Electronic Record and Signature Disclosure:
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In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	4/14/2022 9:45:29 PM
Signing Complete	Security Checked	4/18/2022 10:45:54 AM
Completed	Security Checked	4/18/2022 10:45:54 AM

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