

**RENT STABILIZATION COMMISSION
CITY OF WEST HOLLYWOOD
THURSDAY, APRIL 28, 2022
TELECONFERENCE**

MINUTES

1. **CALL TO ORDER:** Chair Martz called the meeting to order at 7:00 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 April 28, 2022. **Motion by Commissioner Kurpies to approve the April 28, 2022 agenda, seconded by Commissioner Maggio and approved.**

5. **APPROVAL OF MINUTES**

ACTION: Approve the minutes of April 14, 2022. **Motion by Commissioner Topchian, seconded by Commissioner Eyres and approved.**

6. **PUBLIC COMMENT:** None.

Commissioner Montemayor joined the meeting at 7:03 p.m.

7. **MANAGER REPORT:** Rent Stabilization Manager Jonathan Holub reviewed the look-ahead calendar. He reported 12 new West Hollywood eviction cases and advised members of the public who are experiencing difficulty paying rent or received a pay or quit notice to contact the Rent Stabilization Division for assistance. He also mentioned an item would be placed on the following agenda to discuss the topics of the requested study session and confirmed the May 12 meeting would be held in person.

Commissioner Kurpies asked about the current demand on the City's social service providers who provide rental assistance and about resources available for tenants behind on rent. Mr. Holub stated resources are available and recommended members of the public in need to contact the Social Services Division for more information.

- 8. COMMISSION COMMENTS:** Vice Chair Copeland mentioned attending Public Safety Commission meetings and briefed the Commission on consulting firm StrategyCorp’s project to develop a community safety and well-being strategy for West Hollywood. She also mentioned attending the West Hollywood Eastside Neighborhood Watch meeting and that National Night Out would be observed the first week of August.

Commissioner Eyres mentioned the potential development of interim housing for people experiencing homelessness at the current Holloway Motel location.

9. APPEAL

A. D-4620 7219 Hampton Ave., Unit 12

Legal Counsel to the Commission John Natalizio provided a case summary and analysis of the appeal as provided in the staff report and answered clarification questions from the Commission.

SILVIA SANDOVAL, WEST HOLLYWOOD presented her oral argument.

JAMES GILLUM, WEST HOLLYWOOD presented his oral argument.

Following Commission deliberation, **a motion was made by Commissioner Eyres to adopt Resolution RSC 22-612, affirming the Hearing Examiner’s Decision. The motion was seconded by Commissioner Montemayor and approved with a vote of 4-3, noting the “no” votes by Commissioners Kurpies, Maggio, and Topchian.**

Chair Martz recessed the meeting at 8:18 p.m. and reconvened at 8:22 p.m.

- 10. NEW BUSINESS:** None.

11. ITEMS FROM STAFF

A. SELECTION OF COMMISSION REPRESENTATIVE TO COMMUNITY SAFETY FOCUS GROUP

SUBJECT: The Rent Stabilization Commission will select a commissioner to participate in a focus group to improve the city’s community safety and well-being.

Mr. Holub provided an overview of the community safety strategy project to be developed by the City’s consultant StrategyCorp.

ACTION: A motion was made by Commissioner Eyres to select Vice Chair Copeland to represent the Commission in the focus group. The motion was seconded by Commissioner Montemayor and unanimously approved.

Commissioner Maggio suggested the study session proposed in the prior meeting focus on the subject of rent increases based on improvements to a property. Mr. Holub stated he planned to address the issue when staff returns with the item regarding pass-through costs for security improvements by the end of August.

12. PUBLIC COMMENT: None.

13. ITEMS FROM COMMISSIONERS: Commissioner Kurpies mentioned he will be absent from the May 26 meeting. He expressed his support for the continuation of hybrid meetings and proposed a future discussion on income limits for deed-restricted affordable housing units.

14. ADJOURNMENT: The meeting was adjourned at 8:36 p.m. The next meeting of the Rent Stabilization Commission will be held at 7:00 p.m. on May 12, 2022 in the West Hollywood Park Public Meeting Room – Council Chambers.

These minutes were submitted by Roger Vinalon Jr., Commission Secretary, and approved by a motion of the Rent Stabilization Commission on this 12th day of May 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:

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Kellan Martz, Chair



Roger Vinalon Jr., Commission Secretary

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Envelope Sent	Hashed/Encrypted	5/12/2022 9:31:14 PM
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