

**Rent Stabilization Commission  
City of West Hollywood  
Thursday, December 11, 2014 @ 7:00 PM  
West Hollywood Park Public Meeting Room – Council Chambers  
625 North San Vicente Boulevard**

**Minutes**

**CALL TO ORDER:** Chair Topchian called the meeting to order at 7:05 p.m.

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

**ROLL CALL:** Commission Secretary Laura Schoonover took roll call.

**PRESENT:**

Chair Agassi Topchian, Vice Chair Gail Sanes, Commissioner David Gregoire, Commissioner Josh Kurpies, and Commissioner Richard Maggio.

**ABSENT:** None

**STAFF PRESENT:**

Director of Human Services and Rent Stabilization Elizabeth Savage, Rent Stabilization and Housing Acting Manager Andi Lovano, Legal Counsel to the Commission Alison Regan, and Commission Secretary Laura Schoonover.

**APPROVAL OF AGENDA:**

A motion was made by Commissioner Gregoire and seconded by Vice Chair Sanes to approve the agenda of the December 11, 2014 meeting (5-0-0).

**APPROVAL OF MINUTES:**

A motion was made by Commissioner Maggio and seconded by Vice Chair Sanes to approve the minutes of the November 13, 2014. The motion was approved with Commissioner Gregoire abstaining (4-0-1).

**DIRECTOR'S/MANAGER'S REPORT:**

Rent Stabilization and Housing Acting Manager Andi Lovano reviewed the Director's/ Manager's Look Ahead Calendar including information on the Aging in Place Strategic Plan. Director of Human Services and Rent Stabilization Elizabeth Savage spoke to the Commission in more detail regarding the Aging in Place Strategic Plan and on the actions of the Aging in Place steering committee.

Ms. Savage responded to Commissioner questions regarding the Aging in Place strategic plan and relocation benefits.

## **COMMISSIONER COMMENTS:**

Commissioner Kurpies announced the annual canned food drive hosted by Assemblyman Richard Bloom on Tuesday December 16, 2014.

## **APPEALS:**

### **A. D-3917**

**1203 N. Kings Rd.  
(Rent Reduction)**

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

No representative for the Landlord was in attendance.

Tenants Dana Eagle and Roger Irwins were in attendance and spoke to the Commission regarding the appeal.

After a public discussion among the Commissioners regarding the appeal, it was determined that the hearing examiner's decision would be approved in part and reversed in part. The Commission determined that case D-3917 will be remanded back to the hearing examiner to determine an appropriate rent reduction amount for the loss of an onsite manager. A motion was made by Commissioner Maggio and seconded by Vice Chair Sanes to adopt amended Resolution 14-461. The motion passed (5-0-0).

## **NEW BUSINESS:**

A. **2014 Building Blocks Outcomes and Curriculum**: Andi Lovano, Acting Manager of Rent Stabilization and Housing, provided the Commission with a summary of the outcomes of the 2014 Building Blocks Educational Series. Staff also provided the Commission with a draft of the 2015 curriculum, accepted feedback for improvements in future statistical reporting and answered specific questions regarding the individual classes.

Commissioner Maggio announced that as liaison to the other boards and commissions he would be attending those meetings to announce the 2015 Building Blocks schedule.

## **COMMISSIONER COMMENTS:**

Chair Topchian commented that he felt that the amount of rent being paid by a tenant should be considered by the hearing examiner when reviewing the Valuation Guidelines so that the amount of a rent reduction would be proportionate to the amount of rent paid.

**STAFF COMMENTS:**

Commissioner Kurpies commented on the hearing process and the 30-day notice that is required to the landlord/property manager. Legal Counsel to the Commission Alison Regan addressed his comments.

Commissioner Maggio extended his wishes for a happy holiday season to all staff, boards and commissions.

**ADJOURNMENT:**

Chair Topchian adjourned the Rent Stabilization Commission meeting at 8:15 p.m. The next regular meeting of the Rent Stabilization Commission will be held on January 8, 2015 in the West Hollywood Park Public Meeting Room – Council Chambers.

These minutes were taken and submitted by Laura Schoonover, Commission Secretary.

Adopted this 8th day of January, 2015.

ATTEST:



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Agassi Topchian, Chair



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Laura Schoonover, Secretary