

**CITY OF WEST HOLLYWOOD
RENT STABILIZATION COMMISSION
THURSDAY, AUGUST 28, 2025 - 7:00 PM
WEST HOLLYWOOD PARK PUBLIC MEETING ROOM - COUNCIL CHAMBERS
625 N. SAN VICENTE BOULEVARD**

MINUTES

1. **CALL TO ORDER:** Chair Rorie called the meeting to order at 7:01 p.m.
2. **PLEDGE OF ALLEGIANCE:** Chair Rorie led the Pledge of Allegiance.
3. **ROLL CALL:** Rent Stabilization Commission Secretary Brandee Thornton took roll call.

PRESENT: Commissioner Bass, Commissioner Kimberly Copeland, Commissioner Josh Kurpies, Commissioner Kaitlin McCafferty, Commissioner Agassi Topchian, Vice Chair Rena Goldman, Chair Frank D. Rorie

ALSO PRESENT: Acting Rent Stabilization Manager Gloria Aviles, Legal Counsel Kellan Martz, Administrative Specialist III Guille Hernandez, and Rent Stabilization Commission Secretary Brandee Thornton

4. **APPROVAL OF AGENDA**

ACTION: Approve the agenda of August 28, 2025. **Motion by Commissioner Bass to approve the August 28, 2025 agenda, seconded by Commissioner Kurpies and approved with a vote of 7-0.**

5. **APPROVAL OF MINUTES**

ACTION: Approve the amended minutes of August 14, 2025. **Motion by Commissioner Topchian to approve the August 14, 2025 minutes, seconded by Commissioner Kurpies and approved with a vote of 7-0.**

6. **PUBLIC COMMENT:**

7. **MANAGER REPORT:** Acting Rent Stabilization Manager Gloria Aviles reviewed the Look Ahead Calendar.

8. **APPEAL**

A. D-5015 1041 N. Stanley Ave. #3

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

BELLA SHPARAGA, LOS ANGELES presented their oral argument.

After Commission deliberation, **a motion was made by Commissioner Kurpies to reverse and remand the Hearing Examiner's Decision as to application No. D-5015, seconded by Commissioner Bass. The motion failed with a vote of 3-4,**

noting the ‘no’ votes of Commissioner McCafferty, Commissioner Topchian, Vice Chair Goldman, and Chair Rorie.

A motion was made by Chair Rorie to affirm the Hearing Examiner’s Decision as to application No. D-5015, seconded by Commissioner Copeland. The motion passed with a vote of 6-1, noting the ‘no’ vote of Commissioner Bass.

Chair Rorie recessed the meeting at 8:30pm and reconvened at 8:42 pm.

B. D-5029 1041 N. Stanley Ave. #3

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

BELLA SHPARAGA, LOS ANGELES presented their oral argument.

After Commission deliberation, **a motion was made by Chair Rorie to affirm the Hearing Examiner’s Decision as to application No. D-5029, seconded by Vice Chair Goldman. The motion passed with a vote of 7-0.**

9. NEW BUSINESS:

A. Announcement of the 2025-2026 Annual Adjustment to the Valuation Guidelines

Acting Rent Stabilization Division Manager Gloria Aviles provided a report on the annual adjustment to the valuation guidelines.

B. Announcement of Interest Rate to be Paid on Security Deposits Held During 2025

Acting Rent Stabilization Division Manager Gloria Aviles announced the interest rate to be paid to West Hollywood tenants for calendar year 2025 is 4.3% (four and three-tenths percent) annual, simple interest.

10. ITEMS FROM STAFF:

In relation to item 9.A, Legal Counsel Kellan Martz addressed an error in the valuation guidelines document and explained that any valuation not shown as increased for the 2025-2026 year will be corrected to reflect a one-dollar increase.

11. PUBLIC COMMENT: None

12. ITEMS FROM COMMISSIONERS:

Commissioner Bass requested that staff follow up with the appellant for cases D-5015 and D-5029 regarding their Airbnb-related claims, as well as clarify the legal requirements for providing a heater in a rental unit.

*Rent Stabilization Commission
Meeting Minutes – August 28, 2025*

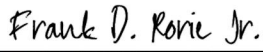
Commissioner Copeland expressed appreciation to staff and fellow commissioners for their contributions to the effective operation of the Commission.

13. ADJOURNMENT: The meeting was adjourned at 9:49 p.m. The next meeting of the Rent Stabilization Commission will be held on Thursday, September 11, 2025, at 7:00 p.m. in the West Hollywood Park Public Meeting Room – Council Chambers.

These minutes were submitted by Brandee Thornton, Commission Secretary, and approved by a motion of the Rent Stabilization Commission on this 11th day of September 2025.

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:

Signed by:


Frank D. Rorie, Chair

DocuSigned by:


Brandee Thornton, Commission Secretary