

**CITY COUNCIL  
CITY OF WEST HOLLYWOOD  
SPECIAL CLOSED SESSION AGENDA**

**MONDAY, DECEMBER 1, 2025**

**5:00 PM**

**COUNCIL CHAMBERS  
CLOSED SESSION ROOM  
625 N. SAN VICENTE BLVD.  
WEST HOLLYWOOD, CA 90069**

- 1. CONVENE IN OPEN SESSION**
- 2. PUBLIC COMMENT ON THE CLOSED SESSION AGENDA**
- 3. RECESS TO CLOSED SESSION**
- 4. PUBLIC EMPLOYMENT.....G.C. 54957(b)(1)**

**TITLE: City Manager**



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**CITY COUNCIL  
CITY OF WEST HOLLYWOOD  
AGENDA**

**MONDAY, DECEMBER 1, 2025**

**WEST HOLLYWOOD PARK PUBLIC MEETING ROOM - COUNCIL CHAMBERS  
625 N. SAN VICENTE BOULEVARD**

**5:00 P.M. – SPECIAL CLOSED SESSION – See attached Closed Session Agenda**

**6:00 P.M. – REGULAR MEETING**

*\*\*Council Chambers opens at 4:45 p.m. for the 5:00 p.m. scheduled Closed Session.*

**LAND ACKNOWLEDGEMENT:**

“The West Hollywood City Council acknowledges that the land on which we gather and that is currently known as the City of West Hollywood is the occupied, unceded, seized territory of the Gabrieleño Tongva and Gabrieleño Kizh peoples.”

**STATEMENT OF SHARED RESPONSIBILITY FOR RESPECT:**

During public meetings, community gatherings, interactions with the public, and with one another, the City endeavors for all participants and attendees to conduct City business and treat others with respect, a core value of the City. This includes being polite, professional, and thoughtful when interacting with others. Our collective commitment to West Hollywood requires intention, cooperation, courtesy, consideration, tolerance, forgiveness, acceptance, inclusiveness, kindness, compassion, and patience. Our respect is expressed not only in the words we choose, but also in our tone, our demeanor, and our actions toward one another.

**TO VIEW THE CITY COUNCIL MEETING:**

The City's website ([www.weho.org/wehotv](http://www.weho.org/wehotv)) is the only official viewing platform for the City of West Hollywood's public meetings. To afford the public with a multitude of viewing options and in order to expand access to our public meetings, broadcasts are

also available as a courtesy on local cable television and multiple streaming platforms. However, because they are a third party and operate independently from the City of West Hollywood, their reliability cannot be guaranteed. Broadcasts of public meetings can be found on Spectrum Cable Television's Channel 10 within West Hollywood's borders. Digital streaming platform viewers can easily find programming by searching for "WeHoTV" within the search functions of the following services. Android TV, Apple TV, Fire TV, Roku and YouTube.

If your video or audio device has buffering or streaming issues while accessing our LIVE feed, please access the meeting at the City's website [www.weho.org/wehotv](http://www.weho.org/wehotv) for updated information and troubleshooting tips for your device and visit [www.weho.org/councilagendas](http://www.weho.org/councilagendas) for information on how to participate by phone. If you are having difficulties connecting to the meeting you can also call (323) 848-3151.

### **PUBLIC COMMENT AND RULES OF DECORUM:**

The City Council values your comments and acknowledges the right of the public to address issues that are within the City's jurisdiction and invites the public to do so during the City Council meeting. However, this public participation must be balanced with the need of the City Council to conduct the public's business in a fair and efficient manner, free from disruption or disturbance. The City offers multiples ways for the public to participate during the meeting.

During the first Public Comment section of the agenda, any member of the public may address the City Council on items appearing on the Consent Calendar. Comments concerning other items on the agenda will be heard at the time the item is considered during the course of the meeting; however, they may be offered at this time if the member of the public cannot be in attendance later in the evening. Members of the public may also comment upon any other item of interest that is within the subject matter jurisdiction of the City Council at this time, or later in the meeting under the second Public Comment period. Please see Agenda Item No. 1 below for more information.

The City expects that everyone who participates in the meeting will do so with respect and dignity. Please refrain from using abusive, derogatory, and slanderous language, or behaving in a way that disrupts the meeting.

Speakers should not bring to the podium any items other than a prepared written statement and/or writing materials.

Speakers and any other members of the public may not approach the dais at any time during the meeting without prior consent from the Mayor.

Speakers may only speak once on any agenda item. Donating public comment time to others is prohibited.

Members of the audience shall not engage in disorderly or boisterous conduct, including the utterance of loud, threatening, or abusive language, whistling, stamping of feet or

other acts which disturb, disrupt, impede, or otherwise render the orderly conduct of the City Council meeting unfeasible.

Persons in the audience should refrain from creating, provoking, or participating in any type of unwelcome physical contact.

Please see the Rules of Conduct for City Council meetings for additional rules and expectations for conducting the City Council meetings.



**TO PARTICIPATE BY PROVIDING WRITTEN CORRESPONDENCE OR AN E-COMMENT:**

Members of the public who wish to comment on matters before the City Council are strongly encouraged to submit written correspondence to [publiccomment@weho.org](mailto:publiccomment@weho.org) or submit an E-Comment by visiting [www.weho.org/wehotv](http://www.weho.org/wehotv) no later than 12:00 p.m. on Council meeting day. *Note: Written Correspondence and E-Comments will not be read into the record during the City Council meeting; however, correspondence received by 12:00 p.m. will be forwarded to the City Council and posted on the City's website as part of the official meeting record. Your comments and information will become part of the official public record. If you do not want your personal information included in the official record, please do not include your address and/or phone number.*

**TO PARTICIPATE BY PROVIDING PUBLIC COMMENT BY TELEPHONE:**

(Please note: This option is to provide public comment via phone ONLY. To view the meeting, please see information on how to view the meeting provided above.)

1. You are required to register to speak via Zoom by emailing [publiccomment@weho.org](mailto:publiccomment@weho.org) no later than 12:00 p.m. on the City Council meeting day, to be added to the Zoom Public Speaker List for the meeting. Please include your name, the phone number from which you will be calling, and which item(s) you would like to speak on.
2. Dial-in 10 minutes prior to the start of the meeting (the meeting begins at 6:00 p.m.). During Approval of the Agenda items may be moved to the Consent Calendar; therefore, members of the public who have signed up to speak on any item with the City Clerk's Office should be in the queue by 5:50 p.m. **\*\*Please note that City Clerk staff cannot respond to emails during the meeting. This means that email and text message requests made to speak by phone on additional agenda items during the meeting cannot be accommodated during the meeting.**

To comply with the Americans with Disabilities Act of 1990, Assistive Listening Devices (ALD) will be available for check out at the meeting. If special assistance to participate in this meeting is required, (e.g., an American Sign Language interpreter for people who are Deaf or hard of hearing), you must call or submit your request in writing to the Office of the City Clerk at (323) 848-6800 at least 48 hours prior to the meeting. The City TTY line is (323) 848-6496.

Special meeting related accommodations (e.g., transportation) may be provided upon written request to the Office of the City Clerk at least 48 hours prior to the meeting. For information on public transportation, call 323-GO-METRO (323/466-3876) or go to [www.metro.net](http://www.metro.net).

If you would like additional information on any item appearing on this agenda, please contact the Office of the City Clerk at (323) 848-6800.

***Note: Any agenda item(s) not initiated by 11:00 p.m. may be continued to a subsequent City Council meeting. The City Council may direct staff to continue the item(s) to an already scheduled City Council meeting or may adjourn this meeting to an adjourned regular meeting to consider the item(s).***

**CALL TO ORDER:**

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

**REPORT OF CLOSED SESSION AGENDA:**

**APPROVAL OF AGENDA:**

**LEVINE ACT DISCLOSURES:** This time has been set aside for any Councilmember to provide their disclosures subject to the Levine Act for any item(s) on the posted agenda.

**ADJOURNMENT MOTIONS:**

**PRESENTATIONS:**

**A. PUBLIC COMMENT:** The City Council values your comments; however, pursuant to the Brown Act, the Council cannot take action on items not listed on the posted agenda. The public comment period is limited to 20 minutes, with 2 minutes allotted for each speaker. This public comment period is to address the City Council on Consent Calendar items, other agenda items (if the member of the public cannot be present at the time the item is considered) or items of general interest within the jurisdiction of the City Council. Another period is also reserved for general comment later in the meeting for those that could not be

heard at this time. Public Hearing testimony will only be taken at the time of the hearing.

**A.1. PUBLIC COMMENTS ON CONSENT CALENDAR ITEMS WHICH HAVE NOT BEEN REMOVED FROM THE CONSENT CALENDAR:**

**A.2. PUBLIC COMMENTS, GENERAL INTEREST:**

**CITY MANAGER'S REPORT:** This time has been set aside for the City Manager to update the Council on important items initiated by staff or previously requested by the City Council.

**FISCAL IMPACT ON CONSENT CALENDAR:**

**B. CONSENT CALENDAR:** The following routine matters can be acted upon by one motion. Individual items may be removed by the Council for separate discussion. Items removed for separate discussion will be heard following New Business Items. The title is deemed to be read and further reading waived of any ordinance listed on the consent calendar for introduction or adoption.

**B.1. POSTING OF AGENDA:**

*SUBJECT: The agenda for the meeting of Monday, December 1, 2025, was posted at City Hall, Plummer Park, and the Aquatics & Recreation Center (ARC) on Wednesday, November 26, 2025.*

**RECOMMENDATION:** Receive and file.

**B.2. APPROVAL OF MINUTES:**

*SUBJECT: The City Council is requested to approve the minutes of the prior Council meeting.*

**RECOMMENDATION:** Approve the minutes of November 17, 2025.

**B.3. APPROVAL OF DEMAND REGISTER NO. 981 [O. JONES, K. BARENG, S. HERNANDEZ]:**

*SUBJECT: The City Council shall receive the Demand Register for period ending pursuant to Sections 37201 to 37210 of the Government Code of the State of California.*

**RECOMMENDATION:** Approve Demand Register No. 981 and adopt Resolution No. 25-078: "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ALLOWING AND APPROVING THE PAYMENT OF DEMANDS ON DEMAND REGISTER NO. 981".

**B.4. ADOPT ORDINANCE NO. 25-20 (2ND READING) "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD AMENDING TITLES 9 AND 15 OF THE WEST HOLLYWOOD MUNICIPAL CODE TO ESTABLISH BUILDING ENERGY BENCHMARKING AND PERFORMANCE STANDARDS FOR**

**COVERED BUILDINGS AND FINDING THE ORDINANCE EXEMPT FROM CEQA PURSUANT TO STATE CEQA GUIDELINES SECTIONS 15301, 15302, AND 15308” [J. JIMENEZ, M. CROWDER, L. MORALES]:**

*SUBJECT: The City Council will waive further reading and adopt Ordinance No. 25-20, amending Title 9 and 15 of the West Hollywood Municipal Code to establish building and energy benchmarking and performance standards for covered buildings and finding the Ordinance exempt from CEQA pursuant to State CEQA Guidelines Section 15301, 15302, and 15308.*

**RECOMMENDATION:** Waive further reading and adopt Ordinance No. 25-20: “AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD AMENDING TITLES 9 AND 15 OF THE WEST HOLLYWOOD MUNICIPAL CODE TO ESTABLISH BUILDING ENERGY BENCHMARKING AND PERFORMANCE STANDARDS FOR COVERED BUILDINGS AND FINDING THE ORDINANCE EXEMPT FROM CEQA PURSUANT TO STATE CEQA GUIDELINES SECTIONS 15301, 15302, AND 15308.”

**B.5. SUMMARY REPORT FOR YEAR 1 OF THE 2025-2026 REGULAR SESSION OF THE CALIFORNIA LEGISLATURE AND FEDERAL ADVOCACY EFFORTS [D. WILSON, A. LOVANO, H. MOLINA]:**

*SUBJECT: The City Council will receive a summary report on the City’s lobbying efforts in the California State Legislature during Year 1 of the 2025-2026 regular legislative session and federal advocacy efforts.*

**RECOMMENDATION:** Receive and file.

**B.6. NEIGHBORHOOD TRAFFIC CALMING AND SAFETY MEASURES [H. COLLINS, J. GILMOUR, R. GARLAND, W. DAVIS]:**

*SUBJECT: The City Council will consider the approval of traffic calming and safety measures, as part of the ongoing Neighborhood Traffic Management Program process.*

**RECOMMENDATION:** Approve traffic calming and safety measures to the following: a) 500 block of Alfred Street speed lumps, b) 8437-8451 block of Clinton Avenue speed lump, and c) 900 block of Hancock Avenue speed lump.

**B.7. PRESENTATION OF WINTER SOUNDS AT THE PEPPERMINT CLUB [L. BIERY, R. EHEMANN, J. TRIBBLE]:**

*SUBJECT: The City Council will consider approving the presentation of Winter Sounds, the city’s free indoor concert series, on January 24, 2026, February 7, 2026, and February 21, 2026, to take place at The Peppermint Club located at 8713 Beverly Boulevard in West Hollywood.*

**RECOMMENDATIONS:** 1) Approve the presentation of Winter Sounds, the city’s free winter indoor concert series, on January 24, 2026, February 7, 2026, and February 21, 2026, to take place at The Peppermint Club located at 8713 Beverly Boulevard in West Hollywood; 2) Authorize the

use of the City name and logo on invitations, programs, and other collateral materials for the event; 3) Direct the Communications Department to utilize all appropriate communication tools to promote the concert series including, but not limited to, the City's website, press release, and social media tools; 4) Authorize the City Manager or his designee to negotiate and execute all documents; and 5) Authorize the City Manager to negotiate and execute the Agreement with Live Nation for use of the Peppermint Club as this year's venue for Winter Sounds.

**B.8. AMENDMENTS TO THE AGREEMENTS FOR THE PROVISION OF ADMINISTRATIVE HEARING OFFICER SERVICES [C. SAFRIET, G. AVILES, R. VINALON]:**

*SUBJECT: The City Council will consider Amendments to the Agreements for Services for hearing officer services related to Rent Stabilization hearings, compliance determinations, and appeals.*

RECOMMENDATIONS: 1) Approve Amendment No. 1 to the Agreement for Services for hearing officer services with Alan Seltzer to increase the amount of the Agreement by \$255,000 for a total not-to-exceed amount of \$300,000; and 2) Approve Amendment No. 1 to the Agreement for Services for hearing officer services with Civica Law Group, APC to increase the amount of the Agreement by \$250,000 for a total not-to-exceed amount of \$300,000 and extend the agreement by twenty-four months from July 1, 2026 to June 30, 2028.

**B.9. AWARD OF AN AGREEMENT TO MUSCO SPORTS LIGHTING, LLC FOR ON-CALL SPORTS LIGHTING SERVICES [H. COLLINS, P. TICUN, E. HAMANT]:**

*SUBJECT: The City Council will consider approving the award of an Agreement for Maintenance Services to Musco Sports Lighting, LLC to provide on-call sports lighting services.*

RECOMMENDATIONS: 1) Approve an Agreement for Maintenance Services with Musco Sports Lighting, LLC, pursuant to the Sourcewell Cooperative Purchasing Agreement, to provide on-call sports lighting services for a total not-to-exceed amount of \$400,000; and 2) Authorize the City Manager, or designee, to execute all documents incident to the Agreement.

**C. PUBLIC HEARINGS:**

**C.1. ZONING ORDINANCE AMENDMENT FOR HOUSING DWELLING TYPOLOGIES FOR UNHOUSED PERSONS AND PERSONS WITH SPECIAL NEEDS IN COMPLIANCE WITH STATE LAW AND IMPLEMENTATION OF THE CITY'S HOUSING ELEMENT PROGRAM 21 [N. MARICICH, J. ALKIRE, F. CONTRERAS, P. PORTWOOD, A. STAUBER]:**

*SUBJECT: The City Council will consider introducing on first reading an Ordinance approving a Zone Text Amendment (ZTA) supporting the 2021-*

*2029 6th Cycle Housing Element Program 21 (Zoning Ordinance Amendments). This ZTA aims to implement recent State laws to facilitate the development of housing for people experiencing homelessness and persons with special needs. The proposed ordinance is categorically exempt from the provisions of the California Environmental Quality Act (CEQA), pursuant to Sections 15378(b)(5) and 15061(b)(3).*

RECOMMENDATION: Introduce on first reading Ordinance No. 25-\_\_\_\_\_: "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD AMENDING TITLE 19, ZONING ORDINANCE OF THE WEST HOLLYWOOD MUNICIPAL CODE AMENDING REGULATIONS FOR HOUSING TYPOLOGIES FOR UNHOUSED PERSONS AND PERSONS WITH SPECIAL NEEDS IN ACCORDANCE WITH STATE LAW AND FINDING SUCH ACTION DOES NOT QUALIFY AS A PROJECT SUBJECT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) AND IS OTHERWISE EXEMPT UNDER STATE CEQA GUIDELINES SECTIONS 15378(b)(5) and 15061(b)(3)."

**C.2. ZONE TEXT AMENDMENT TO ENCOURAGE AND FACILITATE THE CONVERSION OF EXISTING COMMERCIAL DEVELOPMENTS TO RESIDENTIAL USES [N. MARICICH, J. ALKIRE, F. CONTRERAS, J. PARRISH]:**

*SUBJECT: The City Council will consider a Zone Text Amendment (ZTA) to encourage and facilitate the conversion of existing commercial buildings to multi-family residential uses by establishing a ministerial approval process for qualifying projects. In response to Planning Commission discussion and community feedback, staff is presenting two options of the proposed ordinance for City Council consideration. The primary difference between the two ordinances is the treatment of hotels and motels, reflecting the policy considerations and community feedback regarding potential economic and employment impacts discussed by the Planning Commission and subsequently received by staff. Both versions otherwise maintain the same proposed standards intended to streamline conversion projects, support Housing Element implementation, and advance City climate and land use goals. The proposed Ordinances are not subject to subsequent review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15162 and are additionally categorically exempt from the provisions of CEQA, pursuant to Section 15183 and Section 15061(b)(3) of the State CEQA Guidelines.*

RECOMMENDATION: Staff recommends that the City Council review the two ordinance options presented for consideration and, after selecting its preferred approach, introduce on first reading the chosen ordinance: 1) *Option 1 – Ordinance No. 25-\_\_\_\_\_*: "AN ORDINANCE OF THE CITY OF WEST HOLLYWOOD ADOPTING AN AMENDMENT TO TITLE 19 OF THE WEST HOLLYWOOD MUNICIPAL CODE TO ENCOURAGE AND FACILITATE THE CONVERSION OF EXISTING COMMERCIAL DEVELOPMENTS TO RESIDENTIAL USES THROUGH A MINISTERIAL APPROVAL PROCESS, AND FINDING THE ACTION EXEMPT FROM

CEQA” (This is the ordinance as recommended by the Planning Commission on September 4, 2025, which allows qualifying hotel and motel conversions to proceed ministerially when all other eligibility criteria are met.) 2) *Option 2 – Alternative Ordinance No. 25-\_\_\_\_\_*: “AN ORDINANCE OF THE CITY OF WEST HOLLYWOOD ADOPTING AN AMENDMENT TO TITLE 19 OF THE WEST HOLLYWOOD MUNICIPAL CODE TO ENCOURAGE AND FACILITATE THE CONVERSION OF EXISTING COMMERCIAL DEVELOPMENTS TO RESIDENTIAL USES THROUGH A MINISTERIAL APPROVAL PROCESS, EXCLUDING HOTELS AND MOTELS FROM MINISTERIAL ELIGIBILITY, AND FINDING THE ACTION EXEMPT FROM CEQA” (This alternative ordinance is identical to Option 1 except that it excludes hotels and motels from eligibility for the ministerial approval pathway, unless otherwise required by State law.)

**D. LEGISLATIVE:**

**D.1. CONSIDERATION OF AN ORDINANCE ESTABLISHING REGULATIONS FOR PERSONAL DELIVERY DEVICES AND AGREEMENTS WITH ELIGIBLE OPERATORS [H. COLLINS, T. FUHRER, P. PORTWOOD, N. MARICICH, J. ALKIRE, F. CONTRERAS]:**

*SUBJECT: The City Council will receive an update on the City’s Personal Delivery Device (PDD) Pilot Program and consider introducing on first reading an ordinance regulating the operation of PDDs in West Hollywood, along with authorizing the City Manager to execute operating agreements with eligible operators. This item is not subject to CEQA (“Public Resources Code section 21000 et seq.) because it does not qualify as a “project” under CEQA.*

RECOMMENDATIONS: 1) Receive and file the summary findings of the Personal Delivery Devices Pilot Program; 2) Introduce on First Reading Ordinance No. 25-\_\_\_\_\_ : “AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WEST HOLLYWOOD ADDING CHAPTER 11.50 AUTONOMOUS AND SEMI-AUTONOMOUS PERSONAL DELIVERY DEVICES TO THE WEST HOLLYWOOD MUNICIPAL CODE AND FINDING THAT SUCH ACTION DOES NOT QUALIFY AS A PROJECT SUBJECT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT UNDER STATE CEQA GUIDELINES SECTION 15378 AND IS OTHERWISE EXEMPT FROM CEQA UNDER STATE CEQA GUIDELINES SECTION 15061(B)(3)”; and 3) Authorize the City Manager to continue negotiations with vendor(s) and execute Operating Agreements on behalf of the City and any required amendments, with an effective date of January 1, 2026.

**E. UNFINISHED BUSINESS: None.**

**F. NEW BUSINESS:**

**F.1. AMENDMENT NO. 2 TO THE MEASURE M FUNDING AGREEMENT BETWEEN THE CITY OF WEST HOLLYWOOD AND THE LOS ANGELES COUNTY METROPOLITAN TRANSPORTATION AUTHORITY [H. COLLINS, J. GILMOUR, R. GARLAND, W. DAVIS]:**

*SUBJECT: The City Council will consider approval of Amendment No. 2 to the Measure M Funding Agreement between the City of West Hollywood and the Los Angeles County Metropolitan Transportation Authority to increase the Measure M Metro Active Transport (MAT) Program grant funds by \$300,000, from \$488,141 to \$788,141, for the Santa Monica Blvd/La Brea Ave Project.*

RECOMMENDATIONS: 1) Approve Amendment No. 2 to the Measure M Funding Agreement between the City of West Hollywood and the Los Angeles County Metropolitan Transportation Authority to increase the Measure M Metro Active Transport (MAT) Program grant funds by \$300,000, from \$488,141 to \$788,141, for the Santa Monica Blvd/La Brea Ave Project; and 2) Authorize the City Manager or his designee to execute all documents incident to the grant award.

**F.2. AUTHORIZE LETTERS OF SUPPORT AND A FUTURE LOAN COMMITMENT FOR THE DEVELOPMENT OF AFFORDABLE HOUSING AT 1049 N. FAIRFAX AVENUE [S. CAMPBELL, A. BARTLE]:**

*SUBJECT: The City Council will consider providing letters of support and a future commitment of up to \$15,000,000 in Affordable Housing Trust Funds to four non-profits for development of affordable housing at 1049 N. Fairfax Avenue. The letters of support will be submitted to the Los Angeles Unified School District (LAUSD) as part of their current Request for Proposals (RFP).*

RECOMMENDATIONS: 1) Authorize the Mayor to execute letters of support for submission to LAUSD's active RFP for affordable housing development located at 1049 N. Fairfax Avenue; 2) Direct Staff to prepare a future loan commitment letter for up to \$15,000,000 for the development of affordable housing at 1049 N. Fairfax Avenue and negotiate any opportunities for local preference for West Hollywood educators and residents where feasible; and 3) Authorize the City Manager, or designee, to execute all documents incident to the letters of support.

**F.3. BUSINESS RETENTION PROGRAM FOR RESTAURANTS [D. HANG, J. HEILMAN]:**

*SUBJECT: The City Council will consider directing staff to explore an incentive program specifically designed to retain restaurant businesses in the City of West Hollywood, excluding restaurants located on the premises of, connected to, or operated in conjunction with a hotel.*

RECOMMENDATIONS: 1) Direct staff to conduct outreach to restaurant businesses to better understand their needs related to maintaining their operations in the City of West Hollywood; 2) Direct staff to develop options for a financial incentive or subsidy program to support West Hollywood

restaurant businesses and entertainment venues that provide full-service dining, excluding restaurants and entertainment venues that provide full-service dining that are located on the premises of, connected to, or operated in conjunction with a hotel; and 3) Return to City Council within 90 days with recommendations for a program that can be implemented in a timely manner, in recognition of the urgent need to address recent restaurant closures.

**F.4. EXPANSION OF THE TRAP-NEUTER-RETURN (TNR) PROGRAM AND LOW-COST VETERINARY AND ANIMAL CARE SERVICES [L. MEISTER, C. BYERS]:**

*SUBJECT: The City Council will consider directing staff to conduct targeted outreach to veterinary clinics and animal shelters to identify potential partners interested in providing low-cost veterinary and animal care services for low-income or disabled residents. These services may include: Trap-Neuter-Return (TNR) support, and cat transitional care programs, as well as general veterinary care and spay/neuter programs. The focus will be on supporting the City's existing TNR program and low-income or disabled residents who face financial barriers to accessing veterinary care.*

**RECOMMENDATIONS:** 1) Direct staff to engage in outreach to local veterinary clinics and animal shelters to identify businesses and organizations interested in partnering with the City to expand the City's trap-neuter-return (TNR) program and offer low-cost veterinary services; and 2) Return to Council with a program proposal and budget based on the interest from local providers and research into what other city/county programs are available.

**F.5. EVALUATE ESTABLISHING A FILM PERMIT ADMINISTRATIVE FEE WAIVER PILOT PROGRAM [J. ERICKSON, C. BYERS]:**

*SUBJECT: This item directs Staff to explore the feasibility of establishing a one-year Film Permit Administrative Fee Waiver Program to incentivize filmmakers to conduct production activities in West Hollywood by waiving City-issued film permit administrative fees while maintaining all existing fees related to public property use, street use, closures, blanket admin fees, and revision/rider fees as well as processing, notification, and public safety requirements.*

**RECOMMENDATIONS:** 1) Direct Staff to explore the feasibility of implementing a one-year Film Permit Administrative Fee Waiver Program by waiving City-issued film permit administrative fees.; and 2) Return to City Council during FY 27 with a detailed analysis outlining fiscal impacts, operational considerations, equity implications, and options for a limited pilot program.

**EXCLUDED CONSENT CALENDAR:** Items removed from the Consent Calendar for separate discussion are considered at this time.

**PUBLIC COMMENT:** This time has been set aside for the public to address the Council on any item of interest within the subject matter jurisdiction of the Council that could not be heard under Item 1 at the beginning of the meeting.

**COUNCILMEMBER COMMENTS AND MEETING ATTENDANCE REPORTS:** This portion of the meeting is set aside for general comments, announcements, requests of staff, subcommittee meeting reports, and/or other issues of concern from members of the City Council.

**ADJOURNMENT:** The City Council will adjourn to its next regular meeting, which will be on Monday, December 15, 2025 at 6:00 P.M. at West Hollywood Park Public Meeting Room - Council Chambers.

**City Council Agendas and Staff Reports  
are available on-line at  
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AFFIDAVIT OF POSTING  
State of California )  
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I declare under penalty of perjury that I am employed by the City of West Hollywood in the Office of the City Clerk and that I posted this agenda on:

Date: **November 26, 2025**

Signature: *Eric Matikosh*  
**Office of the City Clerk**