



**CITY OF BEVERLY HILLS**

455 North Rexford Drive  
Beverly Hills, CA 90210

Telephonic / Video Conference Meeting

**RENT STABILIZATION COMMISSION SPECIAL MEETING**

**MINUTES**

September 13, 2021  
6:00 PM

**MEETING CALLED TO ORDER**

Date/Time: September 13, 2021 / 6:02 PM

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Commissioners Present: Commissioners Bronte, Gurman, Lindsey-Cerqueira, Miller, Sokoloff, Tryfman, Vice Chair Baseman, Chair Milkowski  
Commissioners Absent: Commissioner Maden  
Staff Present: Ryan Gohlich, Helen Morales, Karen Myron, Robin D. Harris

**COMMUNICATIONS FROM THE AUDIENCE**

Members of the public may address the Commission regarding any items not on the Agenda that are within the subject matter jurisdiction of the Commission. By State law, the Commission may not discuss or vote on items not on the Agenda.

Speakers: None

**APPROVAL OF AGENDA**

By Order of the Chair and absent objection from the Commission, the agenda was approved as amended, taking item #2 ahead of item #1

**CONSENT CALENDAR**

No items

**REPORTS FROM PRIORITY AGENCIES**

No items

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## **CONTINUED BUSINESS**

### **1. DISCUSSION AND RECOMMENDATIONS TO THE BEVERLY HILLS CITY COUNCIL REGARDING POSSIBLE AMENDMENTS TO CHAPTER 5 AND CHAPTER 6 FOR TITLE 4 OF THE CITY'S MUNICIPAL CODE REGARDING CURRENT RELOCATION FEE AMOUNTS.**

Staff seeks recommendations regarding potential amendments to Chapters 5 and 6 of Title 4 of the City's Municipal Code related to the relocation fee amounts in connection with the no-fault eviction provisions of the Rent Stabilization Ordinance. *Continued from the August 4, 2021 Rent Stabilization Commission meeting.*

Staff Presenter: Helen Morales, DPA, Deputy Director of Rent Stabilization  
Public Input: Steve Mayer, Mark Elliot

The Commission received the staff report and public comment, and discussed reasons for and elements of potential amendments to the current relocation fee requirements. As part of discussion, the majority of the Commission expressed interest via straw poll in modifying the current requirements.

Consideration of specific elements of relocation fees, also determined via straw poll, included majority interest in further discussion the following: carving out a revised relocation fee for three-bedroom units; keeping the additional \$2,000 for senior/disabled/minor tenants; considering a "mom & pop" exception similar to that of the City of Los Angeles; modified relocation fees based on the years of tenancy; and adding categories for municipal employees and families with children in the school system. No final decisions were made regarding these elements; staff will bring forward additional information at the next meeting for the Commission's consideration.

### **2. DISCUSSION AND RECOMMENDATIONS TO THE BEVERLY HILLS CITY COUNCIL REGARDING MODIFICATIONS TO THE BEVERLY HILLS URGENCY ORDINANCE NO. 20-O-2818 RELATIVE TO THE RESIDENTIAL EVICTION AND RSO RENT INCREASE MORATORIUMS.**

Staff seeks recommendations regarding potential amendments to the Beverly Hills Urgency Ordinance No 20-O-2818 related to modifications to the residential eviction and RSO rent increase moratoriums. *Continued from the August 4, 2021 Rent Stabilization Commission meeting.*

Staff Presenter: Helen Morales, DPA, Deputy Director of Rent Stabilization  
Public Input: Andrew Kavanagh, Scott Reardon

The Commission received the staff report and public comment, and continued their discussion regarding recommendations to the City Council regarding residential eviction and rent increase moratoriums.

Motion: MOVED by Vice Chair Baseman, SECONDED by Commissioner Miller to recommend that all three types of moratoriums end no later than the date that the state moratoriums end.

After discussion but prior to a vote, Vice Chair Baseman restated his motion.

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Motion: MOVED by Vice Chair Baseman, SECONDED by Commissioner Tryfman to recommend to the City Council that the moratoriums for evictions, for non-payment of rent, for no-fault evictions, and for rent increases conclude at same time that moratorium concludes for the state of California.

After clarification from Assistant City Attorney Harris, Vice Chair Baseman rephrased his motion.

Motion: MOVED by Vice Chair Baseman, SECONDED by Commissioner Tryfman to recommend that the City Council end the moratoriums for rent increases and no-fault evictions at the same time as the state moratorium ends, as that date may be amended (4-2).

AYES: Commissioners Miller, Tryfman, Vice Chair Baseman, Chair Milkowski

NOES: Commissioners Bronte, Sokoloff

CARRIED

A resolution memorializing the Commission's recommendation will be presented to the Commission at its October 6, 2021 meeting for formal consideration and potential adoption.

*The Commission took a recess at 8:00 PM.*

*The Commission reconvened at 8:07 PM*

**NEW BUSINESS**

No items

**PROJECT UPDATES**

**3. Rent Stabilization Division Monthly Staff Report for August 2020**

Staff seeks to inform the Rent Stabilization Commission on the Rent Stabilization Division's monthly activity.

Report received and filed; no formal action was taken on this item.

**COMMUNICATIONS FROM THE COMMISSION**

None

**COMMUNICATIONS FROM STAFF**

None

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**ADJOURNMENT**

Date / Time: September 13, 2021 / 10:27 PM

PASSED AND APPROVED THIS 6<sup>TH</sup> DAY OF OCTOBER, 2021



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Lou Milkowski, Chair