



**CITY OF BEVERLY HILLS**

455 North Rexford Drive  
Beverly Hills, CA 90210

Telephonic / Video Conference Meeting

**RENT STABILIZATION COMMISSION REGULAR MEETING**

**SYNOPSIS**

November 3, 2021  
6:00 PM

**MEETING CALLED TO ORDER**

Date/Time: November 3, 2021 / 6:01 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, Michal Masini, Robin D. Harris, Debby Figoni

**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, the agenda was approved as presented.

**CONSENT CALENDAR**

**1. CONSIDERATION OF MINUTES**

Consideration of Minutes of the Rent Stabilization Commission regular meeting of October 6, 2021.

Motion: MOVED by Commissioner Tryfman, SECONDED by Commissioner Bronte to adopt the minutes as presented (6-0).

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

NOES: None

CARRIED

**2. RESOLUTION OF THE RENT STABILIZATION COMMISSION OF THE CITY OF BEVERLY HILLS CONTINUING TO AUTHORIZE PUBLIC MEETINGS TO BE HELD VIA TELECONFERENCING PURSUANT TO GOVERNMENT CODE SECTION 54953(e) AND MAKING FINDINGS AND DETERMINATIONS REGARDING THE SAME**

Recent legislation was adopted allowing the Rent Stabilization Commission to continue virtual meetings during the COVID-19 declared emergency subject to certain conditions and the proposed resolution implements the necessary requirements.

Motion: MOVED by Vice Chair Baseman, SECONDED by Commissioner Bronte to adopt the resolution as presented (5-1).

AYES: Commissioners Bronte, Miller, Sokoloff, Vice Chair Baseman, Chair Milkowski

NOES: Commissioner Tryfman

CARRIED

**REPORTS FROM PRIORITY AGENCIES**

• **DROUGHT UPDATE**

Presentation from the City's Water Conservation Administrator on current drought conditions

Public Input: None

Water Conservation Administrator Debby Figoni provided a presentation regarding current drought conditions, and shared tips for using water wisely. Both residential and commercial water customers are encouraged to sign up for the City's free Water Tracker program at [water.beverlyhills.org](http://water.beverlyhills.org).

**CONTINUED BUSINESS**

**3. DISCUSSION AND RECOMMENDATIONS TO THE BEVERLY HILLS CITY COUNCIL REGARDING POSSIBLE AMENDMENTS TO CHAPTER 5 AND CHAPTER 6 OF 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 October 6, 2021 Rent Stabilization Commission regular meeting.*

Staff Presenter: Helen Morales, DPA, Deputy Director of Rent Stabilization

Public Input: Danielle Leidner-Peretz – Apartment Association of Greater Los Angeles

Prior to the Commission's comments on this item, City Attorney staff member Harris advised that Commissioner Miller not participate in discussions related to "mom and pop" owned



**THE CITY'S MUNICIPAL CODE REGARDING BEVERLY HILLS HABITABILITY STANDARDS; PROACTIVE INSPECTIONS; A MEDIATION BOARD TO ADDRESS HABITABILITY VIOLATIONS AND ASSOCIATED RENT REDUCTIONS; AND TO RESTRICT RENT INCREASES.**

Staff seeks recommendations regarding potential amendments to Chapter 5 and Chapter 6 of Title 4 of the City's Municipal Code in connection with Beverly Hills habitability standards, proactive inspections, a mediation board to address habitability violations and associated rent increases.

Staff Presenter: Helen Morales, DPA, Deputy Director of Rent Stabilization  
Public Input: Danielle Leidner-Peretz – Apartment Association of Greater Los Angeles

The Commission received the staff report and public comment, and briefly discussed types and quantities of complaints regarding habitability, the concept of a mediation board, and additional resources that may be required to address habitability issues. Staff will provide additional information regarding these elements at the December meeting.

Motion: MOVED by Commissioner Tryfman, SECONDED by Vice Chair Baseman to continue the item to the December 1, 2021 meeting (6-0).

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

NOES: None

CARRIED

**PROJECT UPDATES**

None

**COMMUNICATIONS FROM THE COMMISSION**

None

**COMMUNICATIONS FROM STAFF**

- Staff reminded the Commission that the LA Marathon will be passing through the City on the morning of Sunday November 7, and the City's Holiday Lighting event will take place on the evening of Thursday, November 18.

**5. 2021 Meeting Schedule**

- Received and filed

**6. 2022 Meeting Schedule**

- Received and filed

**ADJOURNMENT**

Date / Time: November 3, 2021 / 9:26 PM