

Los Angeles City Council, **Journal/Council Proceedings**
Friday, **May 21, 2010**
John Ferraro Council Chamber, Room 340, City Hall - 10:15 am

- - - SPECIAL COUNCIL MEETING - - -

10:15 A.M. OR AS SOON THEREAFTER
AS COUNCIL RECESSES ITS REGULAR MEETING

ROLL CALL - Members present: Alarcón, Hahn, Koretz, Krekorian, LaBonge, Perry, Reyes, Rosendahl, Smith, Wesson, Zine and President Garcetti (12); Absent: Cárdenas, Huizar and Parks (3)

ROLL CALL NUMBER (#) - INDICATES THE ORDER IN WHICH THE ITEMS WERE ACTED UPON DURING THE COUNCIL MEETING

Item for Which Public Hearing Has Been Held - Item 27

ITEM NO. (27) - ADOPTED, *AS AMENDED - SEE FOLLOWING

Roll Call #1 - Motion (Perry - Parks) to Adopt as Amended, Ayes (10); Absent; Alarcón, Cárdenas, Hahn, Huizar and Koretz (5)

[10-0797](#)

CD 10

MOTION (WESSON - HUIZAR) relative to the reprogramming of \$2 million from the Clean Tech Manufacturing Center and Crown Coach Industrial Site Expansion projects to the Build Your Dreams building rehabilitation project, and related actions.

(Ad Hoc Committee on Economic Recovery and Reinvestment report to be submitted in Council. If public hearing is not held in Committee, an opportunity for public comment will be provided.)

(Click on the above hyperlink or go to <http://cityclerk.lacity.org/lacityclerkconnect/index.cfm> for background documents.)

(Housing, Community and Economic Development Committee waived consideration of the above matter)

ADOPTED, *AS AMENDED

AD HOC COMMITTEE ON ECONOMIC RECOVERY AND REINVESTMENT relative to the reprogramming of \$2 million from the Clean Tech Manufacturing Center and Crown Coach Industrial Site Expansion projects to the Build Your Dreams (BYD) building rehabilitation project, and related actions.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

- 1. AUTHORIZE the General Manager of the Community Development Department (CDD), or designee, to reprogram \$1 million in Community Development Block Grant American Recovery and Reinvestment Act (CDBG-R) Funds in the “Clean Tech Manufacturing Center” line item, and \$1 million in Community Development Block Grant (CDBG) funds from the “Crown Coach Industrial Site Expansion” line item, to a new line item within CDBG and CDBG-R titled “Build Your Dreams (BYD) Building Rehabilitation”, for a total of \$2 million available to BYD (\$1 million in CDBG funds and \$1 million in CDBG-R funds), subject to approval by the CDD as to grant funding eligibility and final verification of funding availability.**
- 2. AUTHORIZE the General Manager, CDD, or designee, to negotiate ~~and execute~~ contracts and interdepartmental agreements with the grant recipients identified by CDD in an amount not exceed \$2 million for rehabilitation and other eligible activities pursuant to Recommendation No. 1, subject to:**
 - a. The review and approval of the Public Works, Bureau of Contract Administration.**
 - b. Review and approval of the City Attorney as to form.**
 - c. Project approval relative to eligibility.**
- 3. AUTHORIZE the General Manager, CDD, or designee, to amend the necessary Housing and Community Action Plan(s) to reflect the reprogramming actions.**
- 4. DIRECT the CDD to report back on the status of the BYD rehabilitation and include its project budget and schedule, any additional sources of funding required for both initial and ongoing maintenance costs of the BYD Project, potential impact to the General Fund, and eligibility status within 30 days.**
- 5. AUTHORIZE the General Manager of CDD, or designee, to prepare Controller instructions and/or make any technical adjustments that may be required and are consistent with this action, subject to the approval of the City Administrative Officer (CAO), and authorize the Controller to implement these instructions.**

Fiscal Impact Statement: The CAO reports that there is no known impact to the General Fund at this time. It is anticipated that the BYD Project will qualify for \$1 million in CDBG funds and \$1 million in CDBG-R funds. No source of funding has been identified for initial and ongoing costs associated with renovation of public right-of-ways associated with the Project.

Community Impact Statement: None submitted.

Item for Which Public Hearing Has Not Been Held - Item 28

(10 Votes Required for Consideration)

ITEM NO. (28) - REFERRED TO HOUSING, COMMUNITY AND ECONOMIC DEVELOPMENT COMMITTEE - SEE ADDITIONAL AMENDING MOTIONS

Roll Call #2 - Motion (Reyes - Garcetti) to Adopt as Amended, Ayes (9); Noes: Alarcón, Hahn, Huizar, Krekorian, Reyes and Wesson (6)

[10-0613](#)

EXEMPTION, COMMUNICATION FROM THE CITY ATTORNEY and ORDINANCE FIRST CONSIDERATION relative to amending Section 151.07 of the Los Angeles Municipal Code (LAMC) regarding rent adjustments under the Rent Stabilization Ordinance (RSO).

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. FIND that adoption of this ordinance is exempt from the provisions of the California Environmental Quality Act (CEQA) under Article 18, Section 15060 (c) (2) of the State CEQA Guidelines and Article II, Section 2 (m) of the City's CEQA Guidelines.
2. PRESENT and ADOPT the accompanying ORDINANCE amending Subdivision 6 of Subsection A of Section 151.07 (the RSO), Article 1, Chapter XV of the LAMC in order to ensure that the rental protections provided by the RSO accurately represent increases in the Consumer Price Index.

Fiscal Impact Statement: None submitted by the City Attorney. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

(Housing, Community and Economic Development Committee waived consideration of the above matter)

ADOPTED TO REFER

AMENDING MOTION (REYES - GARCETTI)

Recommendation for Council action:

ADD a second sentence to Paragraph c Section 1 to read as follows:

“To qualify for the exception in this Paragraph, the Landlord must complete and sign under penalty of perjury a declaration wherein the landlord attests to meeting the criteria for the exception on a form prescribed by the Department, or its equivalent, and deliver it in person or by first class mail to each affected tenant prior to the imposition of a rent increase pursuant to Section 151.06.D.”

ADOPTED TO REFER

AMENDING MOTION (HAHN - ALARCON - KORETZ)

Recommendations for Council action:

- 1. INCLUDE in the ordinance a provision to change the “mom and pop” exception from landlords with five or fewer rental units to the existing “mom and pop” exception for evictions (LAMC 151.30E) which applies when the landlord owns, in the City of Los Angeles, no more than four units of residential property and a single-family home on a separate lot.**
- 2. INCLUDE in the ordinance a provision to suspend the rent increases for a four month period only, and to delete any provisions which would permit a two month extension of the suspension beyond the initial four month period.**

Ayes, Krekorian, LaBonge, Parks, Perry, Reyes, Rosendahl, Smith, Wesson, Zine and President Garcetti (10); Absent: Alarcón, Cárdenas, Hahn, Huizar and Koretz (5)

Whereupon the Special Council meeting did adjourn.

ATTEST: June Lagmay, CITY CLERK

By

Council Clerk

PRESIDENT OF THE CITY COUNCIL