

## Communication from Public

**Name:** Richard Klug

**Date Submitted:** 11/08/2022 03:42 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** I am a senior and our building can be described as pop and pop because my husband and I are gay. This eviction moratorium has empowered every scammer and rent cheat in the City to avoid paying rent for almost 3 years. Allowing any deferment of rent past January 31, 2022 is just irresponsible. Everyone knows that the rent will never ever be paid back to the owner and these cheats will continue cheating until you stop empowering them to do so. An why should we who follow the rules be forced to give them free lodging? This is outrageous!

## Communication from Public

**Name:**

**Date Submitted:** 11/08/2022 04:48 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** for past 32 months, landlords not allowed to increase rent or evict problem tenants, government give tenants the power to control landlords how to run their business, this policy punish hard working property owners and benefit con-artist, encourage lazy people to get everything for free. A lot of business can not find decent help. If tenants do not pay rent for a while, there's no way you can collect even with judgement., this is very sad for retired people without income or resources. There's no respect for authority or elderly any more. I have tenants run AirBnB, they are not working and took over a month vacation in Europe, they find clientele through mutual friends, therefore I have no proof to evict them, since the rent is below the market, they refused to move and denied the fact, and with the attitude " I do whatever I want, as long as I pay the rent " The crime rate goes up a lot, even in the day time, police hands are tight.

## Communication from Public

**Name:** Victim of Blackmail  
**Date Submitted:** 11/08/2022 05:03 PM  
**Council File No:** 21-0042-S3

**Comments for Public Posting:** Everyone should have a choice. A choice to do what is good for their family, their well being and one's future. For the last 3 years, the local govt, city policies have steered away from any of these basic rights. As much as most of us agree that certain protections and help were required for both the tenants and the housing providers, it has gone way too far with the city council and it's members have blackmailed housing providers in LA city and now we are being coerced to give up our properties, our rights, our lives to house people for free with absolutely no compensation from the state! We are being coerced to abide by the insane policies by the city due to fear of retaliation by the tenants, losing our properties , lawsuits. How is this all ok ? How is any of this a characteristic of public service ? Let's put all of this in perspective and turn tables for one second . Raman - What if you were forced to work for no compensation of \$250,000+ that you seem at enjoy at our cost? Infact this applies to all the council members who enjoy the perks at all of our tax dollars because we work to house, drive and pay for your retirement too bitches. It's not your tenants who are covering your retirement benefits it's people like me. You also seem to enjoy the luxury of private school for your kids ! So it's easy to sit at that seat and make policies which impacts the livelihood of the normal people when you are clueless about the reality of signing checks and spending your money. All you councilmembers- What if you were forced to house people for free for 18 months and have no guarantee of getting any rent back? Forced to lose your savings, lose your sanity . This is not a joke, you are playing with the lives of housing providers in LA, not the corporations, but us human beings who are hardworking individuals. All this to keep your promises of providing free housing to the entitled , enabled tenants who do not have any moral responsibility to pay rents . How can this even be legal ?!!!

## Communication from Public

**Name:** Arnulfo noe Soria Rangel

**Date Submitted:** 11/08/2022 07:16 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** Hola, mi nombre es Arnulfo Noe Soria Rangel, soy inquilino y vivo en el distrito #9. Como inquilino, quiero instarle a que vote NO a la finalización de las protecciones de desalojo de emergencia el 31/1 y, en cambio, mantenga esas protecciones vigentes hasta que pueda adoptar e implementar protecciones sólidas para inquilinos permanentes. También le insto a corregir el lenguaje de la ordenanza de causa justa para que refleje la directiva del consejo y no deje fuera a algunos inquilinos. La pandemia ha afectado significativamente mi situación de vida porque. Estamos pasando por una crisis de pandemia que nos ha afectado a muchas familias nosotros somos una familia con niños de 6 años cuartitos de 7 años y una jovencita de 17 años que estamos pasando por un desalojo que vamos hacer para conseguir otro lugar con el mismo precio el precio de la vivienda se duplico y los dueños nos quieren desalojar a familias por su avaricia de subir las rentas sin importar las consecuencias que pasaremos es por eso que pedimos ayuda. La inseguridad de vivienda, esta muy fuerte, problemas de vivienda, estan horribles no se diga el acoso, etc

## Communication from Public

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**Date Submitted:** 11/08/2022 07:20 PM

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## Communication from Public

**Name:** Monica Mejia

**Date Submitted:** 11/08/2022 02:30 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** Hi, my name is Monica Mejia, I am the President and CEO of the East LA Community Corp. I want to urge you to vote NO on ending emergency eviction protections on 1/31, and instead keep those protections in place until you can adopt and implement strong permanent tenant protections. I also urge you to fix the just cause ordinance language so that it reflects council's directive and doesn't leave out some tenants. Please protect our community members and renters first, before ending protections.

## Communication from Public

**Name:** Chelsea Rosales  
**Date Submitted:** 11/08/2022 02:53 PM  
**Council File No:** 21-0042-S3

**Comments for Public Posting:** My name is Chelsea Rosales, I am a tenant and I live in district 14. As a renter, I want to urge you to vote NO on ending emergency eviction protections on 1/31, and instead keep those protections in place until you can adopt and implement strong permanent tenant protections. The 1/31 date is arbitrary and does not reflect the adequate amount of time it will take to implement permanent protections. I would also like to urge you to fix the just cause ordinance language so that it reflects council's directive and doesn't leave out some tenants. The directive called for an ordinance that would apply the 14 just cause reasons for eviction under LARSO to apply to all renters in the city this ordinance is far from that. This ordinance creates additional just cause reasons that are not found in LARSO, and it arbitrarily exempts groups of renters. This version of just cause would be the city sanctioning different classes of tenants based on housing typology. The pandemic has significantly affected my living situation because my family got sick during the pandemic and no one was able to work. I was worried that our landlord would come and give us a hard time if we didn't pay on time. Times have gotten more and more expensive, paying rent is expensive. People are not getting paid a livable wage that will help them remain financially stable. The pandemic has affected not just me, but many members in the community. I know a community member who said she would always pay her rent on time and she had work. Since the pandemic she lost her job, she could no longer pay rent on time, she barely had enough money for food some days. She expressed that sometimes she had to make difficult decisions to support her family. The money she made was either going to go to her rent or to groceries. She worries that she will be unable to support her youngest son. All of these factors also affect his performance in school. Her landlord has been understanding of her situation, but he expressed that the only reason he still had her living in that house is because of the protections. If tenant protections are taken away he said he would ask her to leave the house. Having to deal with all of this is emotionally and physically stressful. I worry about what can happen to community members if protections are lifted. There was a need for tenant protections prior to the pandemic, and there is an even greater need now. Lifting emergency protections without implementing, not just a report

back, but actually having strong permanent protections in place, is reckless and inhumane and will result in thousands of evictions. We also need to consider that the motion to end emergency tenant protections was passed by an illegitimate council whose leadership was clearly anti-tenant. We need members who are going to represent all communities and not act according to their own convenience. Please consider the different lived experiences of various communities.



## Communication from Public

**Name:** Michael Mekeel  
**Date Submitted:** 11/08/2022 11:47 AM  
**Council File No:** 21-0042-S3  
**Comments for Public Posting:** The adoption of these recommendations will result in the LOSS of THOUSANDS of affordable housing units. This will start a wave of demolitions as owners of older SRO affordable units in Los Angeles demolish these units and sell the land to luxury housing developers. The 4-year rent freeze combined with inflation that will likely reach 20% or more for expenses and repairs over that 4-year period is resulting in SRO housing in Los Angeles being economically unfeasible compared to demolishing the units and selling the land. We have a housing crisis! This will make it much worse!

## Communication from Public

**Name:** Fred Sutton

**Date Submitted:** 11/08/2022 02:01 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** Attached, please find a letter from the California Apartment Association regarding file 21-0042-S3.



**California Apartment Association**  
515 S. Flower Street 18<sup>th</sup> Fl.  
Los Angeles, CA 90071

November 11, 2022

**Via Electronic Mail Only**

Los Angeles Housing Committee  
200 North Spring Street  
Los Angeles, CA 90012

**RE: Item 5 - Emergency Housing Measures**

Dear Honorable Committee Members,

The California Apartment Association (CAA) represents local housing providers, operators and suppliers along with business owners and real estate industry experts who are involved with a range of rental properties from those that offer single-family residences to large apartment communities. Our members help house Los Angeles.

**End the Emergency Orders**

We urge the committee to approve previously directed ordinances related to the sunset of COVID emergency housing orders. The lifting of the rent freeze and eviction moratorium are long overdue. The City is among the last jurisdictions in the United States to maintain such strict and burdensome regulations. The County is modifying all aspects of their orders by the end of 2022. The conditions of 2020 are completely different than today, and the reasoning used in the original city orders are no longer in existence. It is time to end the emergency measures.

We request the committee consider amending the rent freeze timeline and lifting it immediately. We are approaching three years under the “temporary” COVID-19 regulations. Building expenses are skyrocketing, the city continues to allow non-payment of rent and increases are prohibited while inflation runs at 40-year highs. As outlined, the city is going even further and freezing increases for the duration of 2023, well after the economy and society have fully reopened. There is no justification for the continuance of the freeze. It hurts those that operate housing and will ultimately lead to a more unaffordable and deteriorating housing stock.

**Reject Rushed Policies**

Item 5 contains 3 ordinances and a report proposing further regulations. It is inappropriate to intertwine unrelated and contentious policies with a straightforward matter of ending temporary measures.

The additional Housing report was released with one week of review and had no feedback period or stakeholder engagement. Likewise, “for cause” recommendations have had no

meaningful feedback or thoughtful deliberation. As a matter of process, these should not be moved until each item is given an appropriate forum for deliberation.

Further, items contained in the housing report should be rejected outright as the policy is wrong. Rents are the result of a mutually agreed upon contract at the start of a tenancy. Prohibiting the ability to enforce collection of funds for services rendered forces business owners to provide lines of credit, creates an administrative nightmare and deprives the individual of compensation for their labor, expenses, and service.

CAA has long advocated for a permanent rental subsidy program to help those who are facing financial needs and gaps. We urge the committee members to explore and implement known solutions. This demand-side strategy is a proven way to help those in need.

### **Support Housing Providers**

Item 5 contains several rushed items. There is more to relate but thorough deliberation is deserved on policy matters of this magnitude. The city must take a more balanced approach to housing issue and engage in an open and thoughtful process. Some of these proposed policies will only make the region's housing shortage worse.

Housing providers have been struggling under government-imposed regulations. Some have been forced to sell their properties while others continue to face significant duress. The committee should be doing everything it can to support housing providers and incentivize investment in this essential service.

We urge the committee to end the emergency housing measures, lift the rent freeze immediately and reject rushed policies.

Thank you for your consideration.

Sincerely,

A handwritten signature in cursive script, appearing to read "Fred Sutton".

Fred Sutton  
California Apartment Association

## Communication from Public

**Name:** Kimberly Alvarado

**Date Submitted:** 11/08/2022 02:06 PM

**Council File No:** 21-0042-S3

**Comments for Public Posting:** Hi, my name is Kimberly, I am a tenant and I live in district 8. As a renter, I want to urge you to vote NO on ending emergency eviction protections on 1/31, and instead keep those protections in place until you can adopt and implement strong permanent tenant protections. The motion to end emergency tenant protections was passed by an illegitimate council whose leadership was clearly anti-tenant. The 1/31 date is arbitrary and does not reflect the adequate amount of time it will take to implement permanent protections. I also urge you to fix the just cause ordinance language so that it reflects council's directive and doesn't leave out some tenants. This ordinance is not what the council directed the Housing Department and City Attorney to draft, the directive called for an ordinance that would apply the 14 just cause reasons for eviction under LARSO to apply to all renters in the city this ordinance is far from that.