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CITY CLERK

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CALIFORNIA

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When making inquiries relative to  
this matter, please refer to the  
Council File No.: [18-0395](#)

**OFFICIAL ACTION OF THE LOS ANGELES CITY COUNCIL**

June 8, 2018

**Council File No.:** [18-0395](#)

**Council Meeting Date:** June 06, 2018

**Agenda Item No.:** 14

**Agenda Description:** The City Council shall recess to Closed Session, pursuant to Government Code Section 54956.9(d)(1) to confer with its legal counsel relative to the case entitled Trion Properties Management, LLC v. City of Los Angeles, Los Angeles Superior Court Case No. BC628001. (In this matter, Plaintiff seeks declaratory relief regarding outstanding fees and penalties assessed under the City's Rent Escrow Account Program.)

**Council Action:** MOTION (CEDILLO - KREKORIAN) ADOPTED IN OPEN SESSION

**Council Vote:**

YES	BLUMENFIELD	YES	HARRIS-DAWSON	YES	O'FARRELL
ABSENT	BONIN	YES	HUIZAR	YES	PRICE
ABSENT	BUSCAINO	YES	KORETZ	YES	RODRIGUEZ
ABSENT	CEDILLO	YES	KREKORIAN	YES	RYU
YES	ENGLANDER	YES	MARTINEZ	YES	WESSON

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**Pursuant to Charter/Los Angeles Administrative Code Section(s): 341**

**FILE SENT TO MAYOR:**

**LAST DAY FOR MAYOR TO ACT:**

**APPROVED**

**\*DISAPPROVED**

**\*VETO**

Acting Mayor

06/13/2018

**DATE SIGNED**

# ITEM NO. 14

6/6/18 Council – Regular Meeting Agenda  
Closed Session

## MOTION

I HEREBY MOVE that the Council ADOPT the following recommendations of the City Attorney in order to effect settlement in the case entitled Trion Properties Management, LLC v. City of Los Angeles, Los Angeles Superior Court Case No. BC628001 (In this matter, Plaintiff seeks declaratory relief regarding outstanding fees and penalties assessed under the City's Rent Escrow Account Program.), **SUBJECT TO THE APPROVAL OF THE MAYOR:**

1. AUTHORIZE the City Attorney to settle the above-entitled matter along the following proposed terms and conditions:
  - a. A general release of any claim or cause of action that Trion Properties Management, LLC asserted or could have asserted in the pending litigation.
  - b. A waiver of all past due administrative and inspection fees and penalties and interest thereon that are owed to the City with respect to the property located at 4620 Coliseum Street, Los Angeles, California, under the Rent Escrow Account Program (REAP), REAP Case No. 291872, which total \$68,957.80.
  - c. Each party to be responsible for its own attorney's fees and costs incurred in the pending litigation.
  - d. The dismissal of the aforementioned case with prejudice.
2. AUTHORIZE the City Attorney, or designee, to execute the settlement agreement.
3. AUTHORIZE the Los Angeles Housing and Community Investment Department to waive:
  - a. The REAP Administrative Fees of \$23,662.00.
  - b. The REAP Prepaid Inspection Fee of \$338.00.
  - c. The REAP penalties and interest totaling \$44,957.80.
4. AUTHORIZE the City Attorney or designee, to make necessary technical adjustments, subject to the approval of the City Administrative Officer; and, AUTHORIZE the Controller to implement the instructions.

PRESENTED BY \_\_\_\_\_  
GILBERT A. CEDILLO  
Councilmember, 1st District

SECONDED BY \_\_\_\_\_  
PAUL KREKORIAN  
Councilmember, 2nd District