

Your Community Impact Statement has been successfully submitted to City Council and Committees.

If you have questions and/or concerns, please contact the Department of Neighborhood Empowerment at NCsupport@lacity.org.

This is an automated response, please do not reply to this email.

Contact Information

Neighborhood Council: Wilshire Center Koreatown NC

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The Board approved this CIS by a vote of: Yea(17) Nay(0) Abstain(0) Ineligible(0) Recusal(0)

Date of NC Board Action: 12/10/2018

Type of NC Board Action: For

Impact Information

Date: 02/24/2019

Update to a Previous Input: No

Directed To: City Council and Committees

Council File Number: 18-0981

Agenda Date:

Item Number:

Summary: We, the Wilshire Center Koreatown Neighborhood Council of the City of Los Angeles, SUPPORT the adoption of Council File 18-0981, instructing the Housing and Community Investment Department, with the assistance of the City Attorney, to report within 30 days with recommendations on improvements to the Rent Stabilization Ordinance foreclosed property eviction policies, including options to notify and protect existing tenants during foreclosure sales, and penalties for noncompliance; and any legislative or administrative changes needed to ensure that tenants are not unlawfully evicted when a property is foreclosed.



Wilshire Center-Koreatown Neighborhood Council



Wilshire Center Koreatown Neighborhood Council
PNB 400, 4001 Wilshire Blvd, #F
Los Angeles California 90010

December 10, 2018

Council President Herb Wesson and Housing Committee Members
City Hall
200 N. Spring Street
Los Angeles California 90012

We, the Wilshire Center Koreatown Neighborhood Council of the City of Los Angeles, SUPPORT the adoption of Council File 18-0981, instructing the Housing and Community Investment Department, with the assistance of the City Attorney, to report within 30 days with recommendations on improvements to the Rent Stabilization Ordinance foreclosed property eviction policies, including options to notify and protect existing tenants during foreclosure sales, and penalties for noncompliance; and any legislative or administrative changes needed to ensure that tenants are not unlawfully evicted when a property is foreclosed.

The practice of circumventing eviction protections for renters must be immediately condemned and addressed by the City and any other agencies with jurisdiction. The Declaration of Purpose for the Foreclosure Eviction Ordinance lists displacement as a cause for its establishment, therefore any practice which circumvents eviction protections and results in displacement is in direct contradiction to the ordinance and should be regarded as an illegal practice.

We would like to request the City include in its 2019-2020 State Legislative Program support for any legislative or administrative action which would further enhance renter protections or increase the ability of local governments to create and enforce renter protection laws.

We would also like the City to continue to advocate for stronger renter rights and require that the tenants of a rental unit be informed of foreclosure proceedings, change of ownership, and be notified within a generously reasonable amount of time of a new owner's intention to stop offering accommodations to the existing tenants. A range of penalties should be considered for repeat offenders, or to those who knowingly, and maliciously circumvent established rental protections.

With the restriction on rent control established by Costa-Hawkins, the City's eviction protections represent some of the most important rental protections in the City of Los Angeles. These protections must be enforced vigorously in order to protect a majority renter city

Sincerely,

The Wilshire Center Koreatown Neighborhood Council