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LETTERS TO THE EDITOR

HR & A Consulting, hired by the City Council in November of last year to advise on rent control, will report back on Aug. 7.

That's nice and I hope they've done their homework. That should include researching the income of Beverly Hills tenants. It is available from the US Census Bureau on www.census.gov. Here are some interesting facts from 2016, the most recent year that data is available:

- 26 tenant households had an income over \$500,000;
- 69 tenant households had an income over \$250,000;
- nearly one-fifth (19.6 percent) of tenant households had an income over \$150,000;
- more than a third (37.2 percent) of tenant households had an income in 6 digits (over \$100,000);
- nearly two-thirds (64.7 percent) of tenant households had an income over \$50,000;
- 12 percent of tenants had moved in within the last 12 months;
- 20 percent of tenants had moved in within the last 24 months.
- 7 percent were vacant, indicating that those tenants had moved out recently

Will someone please explain to me why the above described tenant population needs to be "protected" by rent control? Ah, but the argument goes, what about our elderly, long-term tenants—some on fixed incomes which can't keep up with market rents.

Alright, if the citizens of Beverly Hills – which the City Council represents – want to subsidize that relatively small minority of the tenant population, then let's focus on them. Do it surgically. Find out how many of the 8,505 apartments in our City (according to Los Angeles County records) are occupied by such tenants, identify those who need assistance and provide it to them. But since it is the citizenry at large which want to provide the assistance (or so the City Council presumes), then let the citizenry all share in underwriting it out of the general tax fund.

It is unfair to put all of the burden for those particular tenants on the individual landlords who rent to them. And it is worse to slash with a broadsword by passing a law that massacres the rental market on all occupied apartment rents, no matter how wealthy the tenant, thereby damaging the value of approximately \$3.5-billion-worth of Beverly Hills apartments, arguably by hundreds of millions of dollars.

The *Courier* seems to also have a soft spot for tenants with children but I don't get that one. The Los Angeles Unified School District has more than 650,000 students, virtually all of whom would undoubtedly love to be in Beverly Hills schools, since ours rank among the best in the nation. That's why nonresident parents sometimes sneak their children into our system and school security is never idle in investigating fraudulent enrollments.

When a couple with kids first rent in Beverly Hills, they knowingly and willingly pay 15 percent more for their apartment than an equivalent one they could get a mile away in Los Angeles because they want, among other things, the better school system. For what reason are they then entitled to curtailment of their rent for the next 12 years while their kindergarten goes through elementary and high school?

If dad's business takes a downturn and they can no longer afford the rent, then they may have to move to a more modest community. People do it all the time, here and everywhere in the country – life has its ups and downs. And the new community will have a school, too, with electric lights and textbooks and teach reading, writing and arithmetic. They are not exactly condemned to the "black hole of Calcutta."

Does HR & A Consulting have economists on its staff? Studies show that 75 to 93 percent of economists – depending upon which one you believe – hold that price controls in general are a bad idea and rent control is particularly unwise. If HR & A were conscientious, it would confront our City Council with its best advice: namely—get rid of rent control altogether.

But I fear that, instead, they've gleaned from councilmembers a preordained conclusion and will feed back to the Beverly Hills City Council the "advice" it wants to hear, collect its fee, and get a good reference for the next city council that wants to buy validation from an "impartial" third party.

Kevin R. Davis

I had thought that the nonsense regarding how long there would be police presence at the schools had been modified to ensure safety for the entire year for our children. I was wrong. Apparently, the police are no longer there nor is the concern since school closed (approximately June 1) under the auspices of our venerable City Council members.

When I picked up my grandson from the camp at B.H.H.S. last week, there were hundreds of children in the patio unprotected. Do we have to reinvent the wheel or can you all make sure police will be there during the entire year? I believe you have a duty to ensure security for our children, not only for the protection of the retail stores.

In addition to the above, it seems lately that there are even more Bird motorized scooters (16 is the age) to be found in the City and underage children without helmet protection (as described in the law) are using them on the streets as well as the sidewalks creating a danger for pedestrians, not to mention themselves.

We have also asked that Segways be removed from the sidewalks as well as bicycles; as yet nothing has happened in this regard.

What was in the newspaper is that close to \$5 million will be used to make sure El Rodeo is happy instead of using some of that money to:

- (a) hire more officers so that the City's needs are met;
- (b) make sure that Sunset Boulevard median is beautified, and sidewalks are made safe.

Also this Beverly Hills BOLD increases the visitor population and thereby there is a rise in criminal activities exposing us to more risk.

While you are visiting "noise," please consider silencing the motorcycles and the "muffler" fixed automobiles and, yes, the barking dogs.

I always wonder if our city attorney believes the laws are made on disposable paper or that they really exist? Where do safety rules and care start and stop?

Pablo Nankin, MD

Robert Block is wrong. The median strip on Burton Way is the remnant of the old Pacific Electric trolley system, not a grand European promenade.

The Sawtelle line ran there. The proposed plantings will not be a "cactus zoo." Even if it were, this wouldn't be disgraceful.

For the five years preceding the unusually heavy 2016-2017 rain year, Los Angeles got less rain than Joshua Tree National Park.

As the drought worsens, neither the City of Beverly Hills nor those who live here can afford to waste water on keeping grass green.

Whatever your belief system, the plants that used to be here before Beverly Hills was developed are the ones we should be planting now. These are the ones that evolved alongside birds, butterflies and insects, and small mammals to coexist together in a complex harmony.

Not green lawns imported from England, appropriate to climates getting 35 inches of rain or more annually, not the approximately six inches annual rainfall that appears to be the new normal here.

And if California native plants don't fit the City's needs, at the very least we can plan parkways and plantings to reduce water use and to save rainwater.

Thanks to Director of Public Works Shana Epstein, and the forward-thinking City staffers who are moving this project forward.

Daniel Fink

PO

The following assaults, burglaries, robbery, and grand theft

ASSAULTS	06/28 95
06/25 9700 Wilshire Blvd.	06/30 83
07/01 S. Santa Monica Blvd./N. Bedford Dr.	06/30 99
07/01 Clifton Way/N. Almont Dr.	06/30 12
07/01 8400 Gregory Way	07/02 30
07/02 100 Lasky Dr.	07/02 40
BURGLARIES	07/02 40
06/10 300 S. Rexford Dr.	07/03 99
06/13 9700 Wilshire Blvd.	07/03 97
06/23 9500 Wilshire Blvd.	07/06 10
06/26 200 Peck Dr.	07/06 N.
06/27 100 N. Robertson Blvd.	07/06 99
06/27 400 N. Robertson Blvd.	07/07 Sat
06/28 200 S. Gale Dr.	07/08 97
06/28 200 S. Doheny Dr.	400 S. Rc