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(213) 978-1300

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CALIFORNIA**



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EXECUTIVE OFFICES

200 N. SPRING STREET, ROOM 525
LOS ANGELES, CA 90012-4801
(213) 978-1271

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October 18, 2024

The Honorable City Council
City of Los Angeles
City Hall, Room 395
Los Angeles, California 90012

Dear Honorable Members:

FAITH-BASED ORGANIZATION PROJECTS WITHIN THE PROPOSED CITYWIDE HOUSING INCENTIVE PROGRAM (CHIP), CF 21-1230-S5

This memo has been prepared for the City Council's consideration in response to the request raised by the Western States Regional Council of Carpenters to include provisions for certain labor standards within the Faith-Based Organization Projects of the CHIP's proposed Affordable Housing Incentive Program (AHIP). As an implementation of State Density Bonus law, eligible Faith-Based Organization Projects within the proposed CHIP Ordinance do not include any requirements to impose prevailing wage standards or labor provisions on projects. For the City Council's consideration, we are offering the following language that removes the eligibility of Faith-Based Organization Projects from the proposed CHIP Ordinance.

"Remove all references to Faith Based Organizations in the the following LAMC Sections: 12.22 A.29 (a), (b), (c)(1), Table 12.22 A.39(c)(2)(i), (c)(4), (c)(5), (c)(6), (c)(7), (c)(7)(ii), (c)(9), (d)(1)(i)a., (d)(2)(iv), footnote of Table 12.22 A.39(e)(i), (f)(2)(xiii), (f)(2)(xiv), (f)(2)(xv) and (h)(13) of the proposed Citywide Housing Incentive Program (CHIP) Ordinance."

This language is provided for informational purposes only and does not modify the recommendations adopted by the City Planning Commission on September 26, 2024.

Sincerely,

VINCENT P. BERTONI, AICP
Director of Planning