

Communication from Public

Name:

Date Submitted: 11/21/2024 08:08 AM

Council File No: 21-1230-S5

Comments for Public Posting: I support Draft 3 of the CHIP Ordinance without options in Exhibit D. Protect our single-family neighborhoods! Please!

Communication from Public

Name: Ken Davis

Date Submitted: 11/18/2024 08:58 PM

Council File No: 21-1230-S5

Comments for Public Posting: Re: Council File 21-1230-S5 Honorable City Council Members, I write today in solidarity with over 60 civic organizations, including Abundant Housing LA, to urge you to strengthen the Citywide Housing Incentive Program (CHIP) Ordinance by making single-family-zoned parcels eligible for its incentives. While the CHIP's framework for focusing housing growth near transit and in high-opportunity corridors is sound, the wholesale exemption of single-family zones is a critical flaw that must be addressed. This exemption would perpetuate patterns of segregation, reduce potential sites for new housing, and concentrate development pressure on existing multifamily parcels where displacement risks are higher. Los Angeles faces a historic housing crisis: Nearly half of households struggle to afford rent or mortgage payments Over one-third of renters spend half their income on rent Existing multifamily zoning and recent development are concentrated in lower-income, predominantly renter neighborhoods Homelessness will persist as long as housing remains unaffordable to half of our residents I strongly urge you to adopt Exhibit D Option 1, which would make single-family-zoned parcels in CHIP's existing geographies eligible for these incentives. According to City Planning, this change would: Open over 40,000 parcels for mixed-income development Make over 160,000 parcels available for 100% affordable development Increase housing opportunities in affluent, historically exclusionary communities from 54% to 67% Create housing opportunities on parcels with low displacement risk, as most are owner-occupied The City's obligation to Affirmatively Further Fair Housing cannot be met while maintaining blanket exemptions for single-family zones. The CHIP creates a crucial opportunity to rebalance our city's inequitable land use patterns, but only if we allow it to work in all eligible areas, including single-family zones. City Planning has provided an excellent framework for focusing development near transit and services, streamlining housing production, and creating opportunities for new housing in high-opportunity areas. Now is the time to fully realize this vision by adopting Exhibit D Option 1 and ensuring every neighborhood does its fair share to address our housing crisis. I join Abundant Housing LA and its coalition partners in urging you to take this crucial step toward housing

equity and abundance in Los Angeles. Thank you for your consideration.