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June 12, 2024

Councilmember Traci Park, Chair
Trade, Travel and Tourism Committee
Attn: Michael Espinosa

RE: COUNCIL FILE TRANSMITTAL

On June 5, 2024, the Housing and Homelessness Committee considered City Administrative Officer (CAO) reports relative to the Asset Evaluation Framework (AEF) the City uses to identify and assess properties that may be suitable for interim and permanent housing, economic development or other uses; and related actions for sites deemed infeasible for affordable housing, Council file No. 12-1549-S3. After consideration, the Committee moved to approve the recommendations contained in the revised CAO report dated May 7, 2024, as amended, as detailed below:

1. APPROVE the Revised AEF used to analyze City-owned, and other publicly- and privately-owned property for permanent and interim housing, homeless facilities, economic development, and other uses, and the replacement of the Property Review and Evaluation Process (PREP) with the AEF Flow Chart (Attachment).
2. RESCIND the transfer of the City-owned sites located at Kipling Triangle (Assessor Identification No. 5690-022-900), 1304 East Pleasant Avenue (Assessor Identification No. 5174-015-900), and 922-928 North Marine Avenue (Assessor Identification No. 7423-004-900), from the Department of General Services (GSD) to the Los Angeles Housing Department, as these sites are infeasible for affordable housing development.
3. DETERMINE that the property located at 6621 Manchester Avenue and 6614 West 85th Place, (Assessors Identification No. 4112-029-9000) is infeasible for affordable housing due to zoning.
4. DIRECT the GSD to update the City's Asset Management System, as it relates to Recommendation Nos. 2 and 3 above.
5. AMEND Page 3, of the revised CAO report dated May 7, 2024, attached to the Council file, under "Revised AEF Assessment Process/Flow Chart, respectively, to:
 - a. Updated the second bullet point to read as follows: "Adds the assessment of properties for Mixed-Use, Joint Use, and Municipal Use projects"
 - b. Delete the sixth bullet point, which reads: "Removes Municipal Use as a type of property use, as this is led by GSD"

6. AMEND Page 4, of the revised CAO report dated May 7, 2024, attached to the Council file, respectively, to add the following after “Type Use D”:
 - a. Type of Use F. Municipal Use. The Municipal Use flow chart outlines the process for reviewing City-owned or other properties that may be suitable for City operations. Unlike uses listed A through E, the Mayor, Council, or the Municipal Facilities Committee may initiate a review for municipal use space. The CAO will work closely with GSD and pertinent departments to identify and evaluate sites for appropriate use.
7. AMEND the revised CAO report dated May 7, 2024, attached to the Council file, to replace the Attachment, “Revised AEF Flow Chart”, with the updated (AEF) Flow Chart, contained in the Communication from the CAO dated June 5, 2024, attached to Council file No. 12-1549-S3, which includes Attachment F: Municipal Use, as Page 7.

This file is now transmitted to the Trade, Travel and Tourism Committee

Luigi Verano
Legislative Assistant
Housing and Homelessness Committee
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| <u>MEMBER</u> | <u>VOTE</u> |
|----------------|-------------|
| RAMAN: | YES |
| BLUMENFIELD: | YES |
| HARRIS-DAWSON: | YES |
| DE LEÓN: | YES |
| RODRIGUEZ: | YES |

LV 6.12.24