

Communication from Public

Name: Tara Barauskas

Date Submitted: 11/08/2022 07:03 PM

Council File No: 22-0151

Comments for Public Posting: Community Corp. is a nonprofit affordable housing developer that has been building and operating affordable housing for 40 years. We would like to express our strong support for this motion to require all-electric new construction buildings in the City of LA. Not only is it better for our residents, but it will be more cost-efficient long-term. Climate change is an existential threat, and we all need to take bold action to avert irreversible damage to our planet. This is an excellent first step in the right direction. Community Corp. has already developed several all-electric buildings and it is the right thing to do. Thank you to Osama Younan, Director of Building and Safety, for his leadership, along with Councilmember Nithya Raman for moving this important motion forward.

Communication from Public

Name: Southern California Assoc. of NonProfit Housing

Date Submitted: 11/08/2022 12:21 PM

Council File No: 22-0151

Comments for Public Posting: SCANPH, representing the affordable housing developers of five counties throughout Southern California, would like to submit the attached letter in support of Item # 31 on Wednesday's Council agenda. The motion asks various City departments to collaborate on decarbonization requirements for new buildings in 2023. We hope for your office's "yes" vote on this matter. We are particularly supportive of the carve outs that have been created for the affordable housing industry, particularly the request that LAHD and LADBS provide technical assistance to our members while they navigate any future proposed decarbonization ordinance. SCANPH would like to thank the several offices that are pushing this motion, particularly Council District 4. We appreciate Council's meaningful engagement with our industry and the thoughtful requirements which we hope will make this transition to all-electric buildings as smooth as possible for affordable housers. Please keep us in mind for any future outreach this motion requires while the future ordinance is crafted. Thank you all for your leadership. Best, Jackson Loop Policy Manager

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November 8, 2022

Los Angeles City Council
Planning and Land Use Management Committee
200 North Spring Street, Room 1010,
Los Angeles, CA 90012

RE: Building Decarbonization Motion (22-0151); Item # 31, 11/9/22 Meeting

Dear City Council Members:

The Southern California Association of NonProfit Housing (SCANPH) is a nonprofit membership association representing affordable housing developers across the five counties of Los Angeles, Orange, Riverside, San Bernardino, and Ventura.

We are writing in support of Item #31 (Council file #22-0151) on the November 9th Council agenda, which would ask various City departments to collaborate on decarbonization requirements for new buildings.

In the past year, SCANPH worked closely with City officials to ensure that future all-electric requirements for buildings be mindful of the affordable housing industry. This motion provides the following helpful carve outs for affordable housing developers to ensure they can continue to fight California's housing crisis for our most vulnerable neighbors:

- A delayed date requiring all-electric construction, beginning on June 1st, 2023
- Exemptions for certain important commercial spaces in mixed-use buildings,
- A request that the Los Angeles Department of Water and Power work closely with the Housing Department (LAHD) and Building and Safety (LADBS) on public outreach to ensure new requirements do not harm affordable housing production, and
- A requirement that LAHD and LADBS work with affordable housing project applicants to provide technical assistance with navigating the proposed decarbonization ordinance.

Embedding these asks into this motion will help with effective implementation of any future ordinance. We appreciate Council Member Nithya Raman and the several other legislative offices for pushing this motion forward and earnestly engaging with SCANPH's membership on this issue.

Aside from being mindful of the affordable housing industry, this motion will improve health outcomes for all Angelenos and ensure that we are building safe residences for a green future. SCANPH looks forward to working closely with the Council and various city departments on further public outreach, technical assistance, and any engagements with the affordable housing industry this motion requires.

Thank you for your leadership and for addressing our crises of climate and housing simultaneously.

Sincerely,

A handwritten signature in black ink, appearing to read "Jackson Loop". The signature is fluid and cursive, with the first name "Jackson" and the last name "Loop" clearly distinguishable.

Jackson Loop
Policy Manager
Southern California Association of NonProfit Housing