

BUDGET AND FINANCE COMMITTEE REPORT relative to a strategic plan to streamline 100 percent deed-restricted affordable housing projects in the City of Los Angeles in coordination with Council file No. 21-0054, and recommendations for staffing resources to accelerate project review timelines ensuring greater project certainty and facilitating increased production of affordable housing.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. APPROVE recommendations 1, 2, 3, 4, and 6 from the Planning and Land Use Management Committee report dated August 16, 2022, attached to the Council file.
2. AUTHORIZE by resolution the following three positions in the Office of the City Administrative Officer (CAO) to act as liaison and project manager between City departments that provide development services for affordable housing development projects, subject to allocation by the Board of Civil Service Commissioners, for the period October 1, 2022 through June 30, 2023, and exemption in accordance with Charter Section 1001(d)(4) based on the positions being grant-funded for a term of no more than two years, which may be extended for one additional year, for a maximum exemption period of three years:
 - a. 1538-0, Senior Project Coordinator
 - b. 9134-0, Principal Project Coordinator
 - c. 9171-2, Senior Management Analyst II
3. AUTHORIZE by resolution two Management Analysts, Classification Code 9184-0, in the Los Angeles Housing Department (LAHD) to support the Land Use Unit and reduce processing times, subject to allocation by the Board of Civil Service Commissioners, for the period October 1, 2022 through June 30, 2023.
4. AUTHORIZE by resolution the following two positions in the Los Angeles Fire Department (LAFD) to increase case management capacity and dedicated plan review of, and assistance for, affordable housing projects, subject to allocation by the Board of Civil Service Commissioners, for the period October 1, 2022 through June 30, 2023.
5. APPROVE the appropriation of \$647,540 from State Homeless Housing, Assistance, and Prevention Program (HHAP) Grant Fund No. 62Y/10, Account No. 10S656, FC-7-Administrative Costs to the CAO, Fund No. 100/10, Account No. 001010, Salaries General (\$312,158) and the CAO, Fund No. 100/10, Revenue Source Code No. 5361, Related Cost Reimbursement Other (\$335,382) for the three positions as recommended above.
6. AUTHORIZE the CAO, LAHD General Manager, LAFD Fire Chief, or designees, to prepare Controller instructions or any necessary technical adjustments, subject to the approval of the CAO, and instruct the Controller to implement the instructions.
7. DIRECT the Los Angeles Department of Building and Safety (LADBS) to expand Inspection Case Management services to 100% affordable housing projects regardless of project valuation.
8. INSTRUCT the Los Angeles Department of Water and Power (LADWP), with assistance from the Department of City Planning (DCP) and LADBS, to report back within 30 days with recommendations to streamline approval and permitting processes for 100% deed-restricted affordable housing projects, specifically considering ways to partner with City departments to ensure developers are aware of LADWP requirements early on in the development process, expediting availability-of-service analysis and load plan approvals, programs to offset the cost of unanticipated infrastructure upgrades, and any other proposals that will shorten the development

process for affordable housing in the City of Los Angeles.

9. AUTHORIZE by resolution one Senior Management Analyst Classification Code 9171-1, five Management Analysts Classification Code 9184-0, and two Management Assistants 1539-0 in LAHD to support the Land Use Unit and reduce processing times, subject to allocation by the Board of Civil Service Commissioners, for the period October 1, 2022 through June 30, 2023.
10. AUTHORIZE by resolution one City Planner Classification Code 7944-0 and one Senior Administrative Clerk in DCP to support Priority Housing Processing and reduce processing times, subject to allocation by the Board of Civil Service Commissioners, for the period October 1, 2022 through June 30, 2023.

Fiscal Impact Statement: The CAO reports that there is no anticipated impact to the General Fund from the recommendations in the CAO report. Funding for the CAO-recommended positions is to be provided through HHAP grants, the Municipal Housing Finance Fund No. 815, and fee-related reimbursement to the General Fund. The cost for the seven positions recommended in this report is \$1,107,168 for nine months and consists of \$597,069 in Direct Costs and \$510,099 in Indirect Costs. In addition to the HHAP grant funds, departments will absorb salary costs within existing budgeted funds. Any additional funding required may be requested and addressed in a future Financial Status Report.

Financial Policies Statement: The CAO reports that the recommendations in this report comply with the City's Financial Policies.

Community Impact Statement: Yes

For:
North Westwood Neighborhood Council

For if amended:
Westside Neighborhood Council

SUMMARY

At its regular meeting held on November 14, 2022, the Budget and Finance Committee considered reports from DCP and CAO relative to a strategic plan to streamline 100 percent deed-restricted affordable housing projects in the City of Los Angeles in coordination with Council file No. 21-0054, and recommendations for staffing resources to accelerate project review timelines ensuring greater project certainty and facilitating increased production of affordable housing.

Representatives from each department provided an overview of the reports and answered questions posed by the Committee members. After an opportunity for public comment was held, the Committee moved to concur with recommendation nos. 1, 2, 3, 4, and 6, from the Planning and Land Use Management report, CAO report, as amended, to include Related Cost Reimbursements, and additional instructions as detailed above.

Respectfully Submitted,

BUDGET AND FINANCE COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
KREKORIAN	YES
BLUMENFIELD	YES
RODRIGUEZ	ABSENT
PRICE	YES
BONIN	YES

-NOT OFFICIAL UNTIL COUNCIL ACTS-