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The Honorable Herb Wesson
Council President
Los Angeles City Council
200 N. Spring Street, Room 430
Los Angeles, CA 90012

Re: Community Care Facilities Ordinance (CF 11-0262): OPPOSE

Dear Council President Wesson:

Established in 1924, Central City Association (CCA) is L.A.'s premier business advocacy association whose 450 members employ over 350,000 people in the Los Angeles region. CCA has strong objections to the Community Care Facilities Ordinance (CCFO). In particular, CCA objects to the parolee/probationer provisions and the provisions requiring tenants in low-density zones to share no more than one written or verbal lease.

The proposed single lease requirement prohibits shared permanent supportive housing in low-density zones. In doing so, it threatens the livelihood of 40,000 households in Los Angeles who currently share single-family homes and have relied on multiple leasing agreements to qualify for federal and state housing assistance.

The city of Los Angeles must adopt an approach to housing that is both equitable and regional in scope. Relegating the city's neediest and most challenged to high-density zones is not a sustainable option – especially since single-family residential areas comprise 80% of all available residential areas within the city's boundaries.

The restrictions placed on the construction of parolee/probationary homes in low-density zones are also troublesome. Property owners and landlords cannot be responsible for conducting criminal background checks, or go through the cumbersome process of locating court documents on parolees simply to monitor the number of parolees or individuals on probation in each apartment building for the city. Public safety is a shared responsibility, one which requires public sector input and shared participation from the city as a whole.

Ultimately, the CCFO would increase homelessness in Los Angeles by closing-out an entire category of housing for the most vulnerable Angelenos. At the same time, the city already has ample tools at its disposal to address nuisance properties. Please join us in opposing the CCFO.

Regards,

Carol E. Schatz
President & CEO

Cc: Los Angeles City Council