

HOUSE LA: City Owned Land as Sites for Affordable Housing

The City's adopted Housing Element identifies the need for 82,002 new housing units through 2021. Last October, Mayor Eric Garcetti pledged to surpass these numbers by setting the goal to produce 100,000 new housing units by 2021.


To meet this critical need, the City must be creative, innovative and aggressive in developing alternative housing solutions. The lack of federal, state and local funds should not impede Los Angeles from creating and exploring alternatives in incentivizing the production of housing development. One key strategy worth revisiting is the utilization of City-owned parking lots as sites for the shared development of affordable housing with public parking spaces.



Former Mayor Tom Bradley endorsed the idea of leasing "air space" above some of the City's 105 parking lots. In the 1980s, several lots were redeveloped with affordable housing above public parking spaces. Today Highland Park is set to unveil an 80-unit housing development built on three City-owned parking lots adjacent to the Gold Line Transit Station. Recently the City's Housing and Community Investment Department (HCID) and Department of Transportation (LADOT) will enter into an agreement with a non-profit affordable housing developer to create an affordable senior housing project on a City-owned parking lot. Both developments will replace parking spaces serving the public.

With more than 100 surface parking lots in various neighborhoods, the City should continue to explore the strategy of utilizing the air-space on City-owned parking lots as opportunities to create shared affordable housing development with public parking.

I THEREFORE MOVE that the City Council instruct the Housing Community Investment Department, in coordination with the Department of Transportation, to prepare and present a report with recommendations on the feasibility and strategies to utilize air-space above City-owned parking lots for affordable housing developments while preserving or replacing existing parking spaces, including but not limited to any financial, administrative and other benefits and obstacles that may enhance or impede the development of housing and other pertinent considerations.

I FURTHER MOVE that the City Council instruct the City Administrative Office, Asset Management Team to provide a report on any other city-owned properties that may be potential sites for the development of affordable housing.

PRESENTED BY 
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Councilman, 1st District

SECONDED BY 



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