

CATEGORICAL EXEMPTION and HOMELESSNESS AND POVERTY COMMITTEE REPORT relative to a Bridge Housing project located at 1819 South Western Avenue and 625 La Fayette Place.

Recommendations for Council action, as initiated by Motion (Wesson - Harris-Dawson),
SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DETERMINE the Bridge Housing Project on 1819 South Western Avenue, which allows the development and use of the property as a temporary shelter, is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Article 19, Sections 15301, Class 1(a)(b), 15303, Class 3(c), and 15304, Class 4(a)(b)(e); and the City of Los Angeles CEQA Guidelines, Art. III, Sec. 1, Class 1(12) and Class 4(1)(3)(6), as set forth in the Notice of Exemption attached to the Council file.
2. DETERMINE the Bridge Housing Project on 625 La Fayette Place, which allows the development and use of the property as a temporary shelter, is categorically exempt from the provisions of CEQA pursuant to State CEQA Guidelines Article 19, Sections 15301, Class 1(h), 15303, Class 3(c), and 15304, Class 4(a)(b)(e); and the City of Los Angeles CEQA Guidelines, Art. III, Sec. 1, Class 1(8)(12) and Class 4(1)(3)(6), as set forth in the Notice of Exemption attached to the Council file.
3. APPROVE the results of the Request for Qualifications and Proposals (RFQ/P) and establish the following pre-qualified list of developers to build interim housing using shipping container construction on City owned or leased property:
 - a. LSA Capital
 - b. Abbot Construction
4. APPROVE LSA Capital to develop interim housing and associated amenities at 1819 South Western and Lafayette Park Triangle in Council District 10.
5. AUTHORIZE the Department of Public Works, Bureau of Engineering (BOE) with the assistance of the City Administrative Officer (CAO), to negotiate and execute a development contract(s) with LSA Capital for the construction of the two interim housing facilities and INSTRUCT staff to reduce the cost of these facilities as much as possible;
 - a. In the event that an acceptable price cannot be negotiated with LSA Capital for the construction of these two facilities, AUTHORIZE the BOE to negotiate and execute a development contract(s) with Abbot Construction, which achieved the second-highest score for these two sites.
6. ESTABLISH a new account within the Engineering Special Services Fund No. 682/50, entitled 1819 Western Ave - Container Development.
7. ESTABLISH a new account within the Engineering Special Services Fund No. 682/50,

entitled Lafayette Park Triangle - Container Development.

8. APPROVE funds in the amount of up to \$7,097,779 to develop bridge housing facilities on City owned sites at 1819 South Western and at Lafayette Park Triangle. Funds are to be appropriated from the Crisis and Bridge Housing Fund line item within the General City Purposes Fund No. 100/56 and the Homeless Emergency Aid Program Grant Fund No. 60P/10, AC-1 - Capital and Operating Support.
9. AUTHORIZE the Controller to appropriate the amount of up to \$7,097,779 to develop two crisis and bridge housing sites and appropriate funds upon completion of contract negotiations and establishment of final development costs from the Crisis and Bridge Housing Fund line item within the General City Purposes Fund No. 100/56 and the Homeless Emergency Aid Program Grant Fund No. 60P/10, AC-1 - Capital and Operating Support to 1819 Western Ave - Container Development and Lafayette Park Triangle - Container Development.
10. APPROVE the following use of up to \$350,000 from Fund No. 682/50, APPR 50RVDI- Crisis Bridge Housing Facilities-Variou Engineering Svrc for consultant services to perform CEQA analysis and geotechnical activities associated with 1819 S. Western – Container Development and Lafayette Park Triangle – Container Development; and AUTHORIZE reimbursement appropriations for these projects to be deposited into Fund 682, Department 50, APPR 50RVDI.
11. DIRECT the CAO to prepare any additional Controller instructions or make any necessary technical adjustments consistent with the Mayor and Council action in this matter, and authorize the Controller to implement these instructions.
12. INSTRUCT the City Homeless Coordinator to coordinate with the Los Angeles County to identify funds for interim housing operations at the site, including, but not limited to County Measure H revenue.

Fiscal Impact Statement: Neither the CAO nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

Summary:

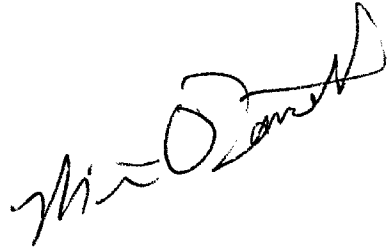
On March 20, 2019, the Homelessness and Poverty Committee considered Motion (Wesson - Harris-Dawson), and BOE report relative to bridge housing on the property located at 1819 South Western Avenue and 625 La Fayette Place in Council District 10.

A CAO representative provided some background on the matter and responded to questions from the committee members. After consideration and having provided an opportunity for public comment, the Committee moved to approve Motion (Wesson - Harris-Dawson), and the BOE report as amended. The matter is now submitted to Council for its consideration.

Respectfully Submitted,

HOMELESSNESS AND POVERTY COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
O'FARRELL:	YES
RODRIGUEZ:	YES
BONIN:	ABSENT
HARRIS-DAWSON:	YES
RYU:	ABSENT

A handwritten signature in black ink, appearing to read "Mr. O'Connell", is written diagonally across the right side of the page.

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-NOT OFFICIAL UNTIL COUNCIL ACTS-