

TRANSMITTAL

To:

THE COUNCIL

Date: 1/23/2019

From:

THE MAYOR

TRANSMITTED FOR YOUR CONSIDERATION. PLEASE SEE ATTACHED.

A handwritten signature in blue ink, appearing to be 'Eric Garceiti', is written over the printed name.

(Ana Guerrero) for

ERIC GARCEITI
Mayor



Eric Garcetti, Mayor
Rushmore D. Cervantes, General Manager

Housing Development Bureau

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January 23, 2019

Council File: 10-1140-S4
Council Districts: Citywide
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The Honorable Eric Garcetti
Mayor, City of Los Angeles
Room 300, City Hall
200 N. Spring Street
Los Angeles, CA 90012

Attention: Mandy Morales, Legislative Coordinator

COUNCIL TRANSMITTAL: REQUESTING AUTHORITY TO UTILIZE THE U.S. CONFERENCE OF MAYORS LEAD-SAFE...FOR KIDS' SAKE GRANT FUNDS TO ENHANCE THE LEAD HAZARD REMEDIATION PROGRAM

SUMMARY

The Los Angeles Housing + Community Investment Department (HCIDLA) respectfully requests that your office review and approve this transmittal and forward it to the City Council for further consideration. Through this transmittal, HCIDLA requests authority to utilize a grant balance from the U.S. Conference of Mayors Lead-Safe...for Kids' Sake Program (USCM) to train and certify HCIDLA program staff and contractors in the State of California and the Environmental Protection Agency (EPA) lead-based paint work practice requirements. The funds will be utilized to expand the Lead Technical Services Request for Proposals (RFP), previously authorized through the Consolidated Plan (C.F. No. 18-0106), to incorporate funds for obtaining a training provider, and to use information technology tools and equipment to enhance the program and expedite the lead remediation process.

RECOMMENDATIONS

The General Manager of HCIDLA respectfully requests that the Mayor and City Council:

- I. Authorize the General Manager of HCIDLA, or designee, to utilize the balance of the USCM (\$98,524.50) as follows: a) funding towards a Lead Technical Services RFP to seek training providers (\$50,000); b) funding to purchase hand-held tablet devices for Lead Hazard Remediation Program (LHRP) staff to track lead-based paint hazards (\$10,500); and c) funding for a software platform that synchronizes with the tablet devices (not to exceed \$38,024.50); and,

- II. Authorize the Controller to expend funds in an amount not to exceed \$98,524.50 within Fund No. 49N LAHD Small Grant Funds and Awards, Act 43H624 DuPont Lead Safe.

BACKGROUND

All housing in the United States built before 1978 is likely to contain lead-based paint. According to the U.S. Centers for Disease Control and Prevention (CDC), lead-based paint and lead contaminated dust are the most prevalent and hazardous sources of lead for American children. Exposure to even low lead levels can cause serious damage, especially in children. The greatest risk of lead exposure is to brain development, where irreversible damage occurs and may cause a lower intelligence quotient (IQ), Attention Deficit/Hyperactivity Disorder (ADHD), learning disabilities, or other problems. Higher levels of lead can damage the kidneys and nervous system in both children and adults. Very high lead levels of lead may cause seizures, unconsciousness, and death.

Children living in poverty, especially in older poorly-maintained housing, are at greatest risk of lead poisoning. Thus, children of minority groups living in older homes are disproportionately affected by lead. Tragically, this problem still affects many Americans. The hazards posed by lead have been known for over a century, which is why European nations outlawed lead in house paint in the early 1900s. Most individual cases of lead poisoning are avoidable.

HCIDLA's LHRP has operated for over 20 years with United States Department of Housing and Urban Development (HUD)-funded competitive grants designed to make homes built before 1978 safe for low- and moderate-income families living with children under the age of six. Due to the City's outstanding 504 complaint (Americans with Disability Act), HCIDLA has been disqualified from applying for the HUD Lead Grants. Currently, the program utilizes Community Development Block Grant (CDBG) funds to serve Angelenos. The program is citywide, with emphasis on older and lower-income, high-risk neighborhoods, with a large concentration of children five years of age and younger. Since CDBG funds have been allocated to the program, neighborhoods that meet the National Objective for Slum Blight Spot Basis have been prioritized.

U.S. Conference of Mayors Lead-Safe...for Kids' Sake Grant Award

From its inception in 2002 through 2011, the DuPont Corporation awarded USCM member cities nearly \$4.5 million to help make America's cities lead-safe. In April 2011, HCIDLA was authorized to apply for the USCM Lead-Safe...for Kids' Sake Grant Program to enhance the state-required lead-safe work practices in the City's housing stock (C.F. No. 10-1140) and received an award for \$100,000. The funds were authorized for expenditure (C.F. No.10-1140-S4) and a special fund number for the DuPont Lead Safe funds was established. The balance of the grant is currently \$98,524.50. HCIDLA is the administrator of these funds.

During negotiations with the UCSM, HCIDLA was informed that the funds were unrestricted and should be spent for purposes useful to the LHRP. The decision was made to reserve the funds for an appropriate use, once identified.

Recently, program staff has noticed a reduction in the number of lead-certified workers. Two lead-certified contractors have withdrawn from the complimentary contractors list that the LHRP provides to qualified households, due to retirement. There have also been updates to the Residential Lead-Based Paint Hazard Reduction Act of 1992. The USCM grant funds have been identified as an appropriate

source for use to train HCIDLA staff, partners, and contractors to become certified in EPA and state lead-based work practice requirements.

HCIDLA also recommends the implementation of technical tools to enable HCIDLA staff the ability to capture data to be gathered as part of the lead-based paint hazard remediation process. To this end, HCIDLA recommends the purchase of three handheld tablet devices for LHRP field staff to track lead-based paint hazards in properties enrolled in the program, as well as the purchase of a software platform that can sync with the tablet devices. This will enable HCIDLA to create a geocoded database of lead-paint hazards within the City, including information regarding lead-based paint hazards and notification of the presence of minor children on the premises. This technology is similar to the devices used by HCIDLA's housing inspectors to track housing code violations. The software platform will further enhance the program by allowing the use of technology to develop a checklist to be utilized during the site inspections, which can then be used to generate the lead scope of work and the in-house cost estimate.

HCIDLA has no other funding source that can be used for these purposes. The USCM funds for training and technology enhancement will provide critical support to the efforts of the LHRP staff to continue to remediate contaminated lead-based paint in homes, and increase public health and safety.

FISCAL IMPACT STATEMENT

There is no impact to the General Fund. The recommendations in this report will authorize HCIDLA to expend the USCM grant funds toward the LHRP.

Prepared by:



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Reviewed by:



HELMY A. HISSERICH
Director

Reviewed by:



SEAN L. SPEAR
Assistant General Manager

Reviewed by:



LAURA K. GUGLIELMO
Executive Officer

Approved by:



RUSHMORE D. CERVANTES
General Manager