

HOMELESSNESS AND POVERTY COMMITTEE REPORT relative to the CONSIDERATION OF AND DETERMINATION RELATED TO A STATUTORY EXEMPTION FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO PUBLIC RESOURCES CODE 21080.27(B)(1) (ENV NO-2018-6667-SE); and executing a Disposition and Development Agreement (DDA) for the development of affordable housing on City-owned properties located at 2102-2120 South Pacific Avenue, 2106/2116 South Canal Street and 125/116-128/204-208/214/302/301-319/200/210-212 East Venice Boulevard (commonly known as South Venice Boulevard and/or North Venice Boulevard) in Council District 11; and related matters.

Recommendations for Council action:

1. NOTE AND FILE the Los Angeles Housing Department (LAHD) report dated April 27, 2022, and the City Administrative Officer (CAO) report dated May 20, 2022, attached to Council file No. 22-0496, relative to the disposition and development of the 10 City-owned parcels listed in the CAO report dated June 3, 2022, attached to Council file No. 22-0496.
2. DETERMINE that the proposed affordable housing project to be located at 2102-2120 South Pacific Avenue, 2106/2116 South Canal Street and 125/116-128/204-208/214/302/301-319/200/210-212 East Venice Boulevard (commonly known as South Venice Boulevard and/or North Venice Boulevard) in Council District 11; is exempt from the CEQA pursuant to the statutory exemption set forth in Public Resources Code, section 21080.27(B)(1).
3. AUTHORIZE the General Manager, LAHD, or designee, to negotiate and execute a DDA and effectuate related documents with the selected developers Venice Community Housing Corporation and Hollywood Community Housing Corporation (Developers), or with the Developers' to-be-formed Limited Partnership, for the 10 City-owned parcels located at 2102-2120 South Pacific Avenue, 2106/2116 South Canal Street and 125/116-128/204-208/214/302/301-319/200/210-212 East Venice Boulevard (commonly known as South Venice Boulevard and/or North Venice Boulevard) in Council District 11; and listed in Table 3 of the CAO report dated June 3, 2022, attached to the Council file, as a condition of financing, based on the revised Key Terms and Conditions negotiated with the Developers and attached to the CAO report dated June 3, 2022, attached to the Council file, and in substantial conformance to the Draft DDA attached to the LAHD report dated April 27, 2022, attached to the Council file, subject to the review and approval of the City Attorney as to form.
4. AUTHORIZE the General Manager, Los Angeles Department of Transportation, or designee, to effectuate a non-financial transfer of jurisdiction and control of nine parcels located at 2102-2120 South Pacific Avenue, 2116 South Canal Street and 125/116-128/204-208/214/302/301-319/210-212 East Venice Boulevard (commonly known as South Venice Boulevard and/or North Venice Boulevard) in Council District 11; and listed in Table 3 of the CAO report dated June 3, 2022, attached to the Council file. (Assessor's Parcel Numbers: 4238-024-900, 902, 903, 905, 906, 907, 909, 910 and 911), to the LAHD to assist in the assembly of land for the development of affordable and supportive housing, subject to the review and approval of the City Attorney as to form.

Fiscal Impact Statement: The CAO reports that there is no impact to the General Fund. Potential project funding sources include State grants, loans, or tax credits, Project-Based Section 8 vouchers, Affordable Housing Managed Pipeline funding, and private financing, among others. The revisions in this report addendum will not result in an additional cost to the City, and no funding commitments are being made at this time.

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

Community Impact Statement: Yes

Against, unless Amended: Venice Neighborhood Council

SUMMARY

At the meeting held on June 9, 2022, your Homelessness and Poverty Committee considered CAO and LAHD reports relative to the CONSIDERATION OF AND DETERMINATION RELATED TO A STATUTORY EXEMPTION FROM THE CEQA PURSUANT TO PUBLIC RESOURCES CODE 21080.27(B)(1) (ENV NO-2018-6667-SE); and executing a DDA and for the development of affordable housing on City-owned properties located at 2102-2120 South Pacific Avenue, 2106/2116 South Canal Street and 125/116-128/204-208/214/302/301-319/200/210-212 East Venice Boulevard (commonly known as South Venice Boulevard and/or North Venice Boulevard) in Council District 11; and related matters.

After an opportunity for public comment was held, the Committee recommended to note and file the LAHD report dated April 27, 2022 and CAO report dated May 20, 2022; and move forward the recommendations in the addendum CAO report dated June 3, 2022, as detailed above. This matter is now submitted to the Council for consideration.

Respectfully Submitted,

HOMELESSNESS AND POVERTY COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
DE LEÓN:	YES
RAMAN:	YES
BUSCAINO:	NO
RODRIGUEZ:	ABSENT
BLUMENFIELD:	YES

LV 6/9/22

-NOT OFFICIAL UNTIL COUNCIL ACTS-