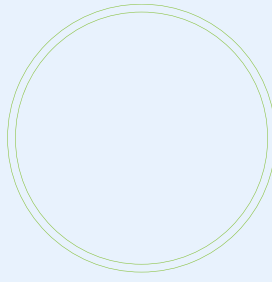




COMMUNITY
INVESTMENT
FOR FAMILIES
DEPARTMENT

Paths to Prosperity



JULY 2023

5-YEAR PLAN EXECUTIVE SUMMARY

49TH PROGRAM YEAR
CITY COUNCIL FILE NO. 22-1205-S1



CITY OF LOS ANGELES

HONORABLE KAREN BASS
MAYOR

HONORABLE PAUL KREKORIAN
CITY COUNCIL PRESIDENT



Introduction

The 2023-2027 Consolidated Plan (Con Plan) is the City of Los Angeles' (City) strategic plan for leveraging the four annual allocations from the Department of Housing and Urban Development (HUD): Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), HOME Investment Partnerships Program (HOME), and Housing Opportunities for Persons with AIDS (HOPWA).

The City uses these grants to develop thriving urban communities by:

- Providing decent housing and a suitable living environment; and
- Expanding economic opportunities, principally for low- and moderate-income persons.

This Con Plan will serve as a Citywide link between a comprehensive set of policies and funding sources that will respond to the City's present homelessness crisis and income inequality challenges. It will also highlight opportunities presented by new dedicated funding sources and regional collaboration. The activities funded and aligned through this "Prosperity Con Plan" will prioritize moving low- and moderate-income Angelenos from housing and economic crises to increased stability, and ultimately setting them on a path to prosperity.



When the City last undertook this planning effort five years ago in 2018, Los Angeles faced **severe housing-related challenges**:

- A dramatic **rise in home prices and rental costs**, increasingly leading to displacement of long-time residents as older, lower-cost neighborhoods became popular with middle income home buyers, particularly near new public transit stations. Newly built market-rate housing was being rented at prices far beyond the reach of low- and moderate-income residents.
- The beginnings of a significant **rise in the number of our unhoused neighbors**. From 2015 to 2017, the City saw a 33% increase in persons experiencing homelessness, from approximately 25,000 to more than 34,000 persons living on the streets in 2017.
- The **reversal of the progress** made in earlier decades by lower-income Angelenos **in achieving** the American dream of **homeownership**, due to the rise in home prices and stagnant wage levels.

In 2023, these challenges remain and are coupled with:

- The COVID-19 pandemic introduced extraordinary challenges into the lives of Angelenos and impacted the overall health of our families, communities, and businesses, and had a higher negative impact on low-income and communities of color. While vaccines have brought us to a posture of recovery, broader inequality and inequity has meant recovery efforts are not being felt equally by all Angelenos. In neighborhoods with 40% overcrowding (those found in the City's dense urban core) as compared to a national average of 3%, residents are 11 times more likely to die because of COVID-19. This highlights the connection between housing conditions and public health, and reinforces the need to consider equity in recovery efforts.
- A continued rise in the number of persons experiencing homelessness, as captured by annual counts, from approximately 31,285 persons living on the streets in 2018 to an estimated 46,260 unhoused persons in 2023, an increase of over 10,000 in five years.
- Income inequality is particularly severe in Los Angeles and is easily felt by spending time in the City's various neighborhoods. At one end of the economic spectrum 16.6% of Angelenos live under the Federal Poverty Level poverty while at the other end, the top 5% of the income distribution earn over \$500,000.
- A dramatic rise in construction costs and delays, both of materials and labor, contributing to the continued

high cost of building housing and infrastructure in the City.

- With historic inflation rates, more of a family's income is spent on necessities, leaving few ways to reduce spending and even fewer resources to spend on housing. From 2017–20, those in the bottom 20% of California's income distribution spent 69% of all pre-tax income on food and transportation, including gasoline, while those at the top 20% spent 14% of their income on those same categories.

In addition, many families in Los Angeles are asset poor, lacking the resources necessary to secure a more stable financial future. These include the resources that would provide a financial safety net in periods of uncertainty (e.g., job loss and illness families experienced during the height of the pandemic), the ability to have a security deposit for a home, assure quality secondary education for their children, or banking access to avoid predatory lending and save for the future. These are all tools to help break the cycle of intergenerational poverty and necessary to move Angelenos from crisis to stability, and through to prosperity.

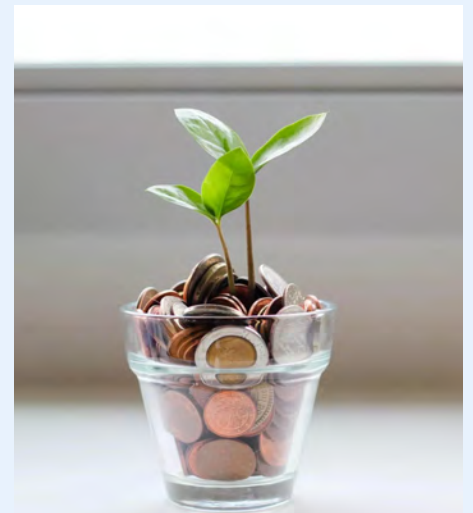
Although the City has begun its recovery from the ongoing COVID-19 pandemic, available funding continues to fall short of the dramatic need for affordable housing and essential human services, while housing affordability continues to elude renters and homeowners alike. Cost-burdened residents struggle to meet basic obligations, including paying for housing, food, transportation, education, and health care—all integral components of healthy living.



Housing & Economic Instability

Most Los Angeles residents are renters, and 59% of renters—over 497,000 households—pay more than 30% of their gross monthly income for housing costs. HUD and the Census refer to any household paying more than 30% of their income on housing costs as “cost burdened”. This burden is also shared by homeowners, 46% of which also pay more than 30% of their income on housing. The longstanding mismatch of incomes and housing costs continues, as rents and home prices rise faster than incomes. For example, while the median income in the city is \$69,778, a household would need to earn over \$132,000 to rent a two-bedroom apartment without paying over 30% of their income. Los Angeles also had the highest percentage (19%) of severely cost burdened households, those that spend more than 50% of their income on housing costs, in the U.S. in 2020.

The City has a long way to go to create job opportunities that meet the needs of its businesses and unemployed and underemployed workforce. In December 2022, Los Angeles had a 4.4% unemployment rate, slightly higher than the state (4.1%), and significantly higher than the nation (3.5%). However, securing employment does not guarantee economic stability: one third of working adults in Los Angeles aren’t able to support their families with full-time work alone.



Con Plan Executive Summary

In addition, as the economy continues to recover from the COVID-19 pandemic, it is important to also support the growth of small businesses as companies under 500 employees provide jobs to 51% (2.8 million) of the city's workforce and account for 46% of its payroll (\$157 billion). These businesses are also those that are more likely to hire non-traditional candidates and bring low-income populations into the workforce.

While it is clear Los Angeles struggles with severe income disparities, these disparities are worse for families of color. Poverty affects almost two out of every 10 residents—most of them people of color. For every \$1 that white families earn, Black families earn \$0.60 and Latino families earn \$0.52. Many factors drive these trends, ranging from disparities in education, local job opportunities, and incarceration, to discrimination in the labor market.

Housing and economic instability are deeply interrelated. As a family's economic conditions worsen, someone loses their job or faces unexpected medical bills, their housing instability sharply increases and they are more likely to become unhoused. As individuals lose stable housing, it becomes harder to get to school, known community resources, and work, and they move further away from regaining housing or economic stability. Many Angelenos face one or both challenges, and once they become housing or economically unstable, it can be incredibly difficult to stabilize without additional supports.

The Severe Cost Burden map below demonstrates the close ties between economic and housing stability through the percentage of Los Angeles renters that are severely cost burdened (those that pay over 50% of their income on housing costs). Severely burdened renters are present throughout the City, with pockets of severe cost burden present in every Council District. When these renters experience any change in income, they become extremely vulnerable to housing instability and potential housing loss.

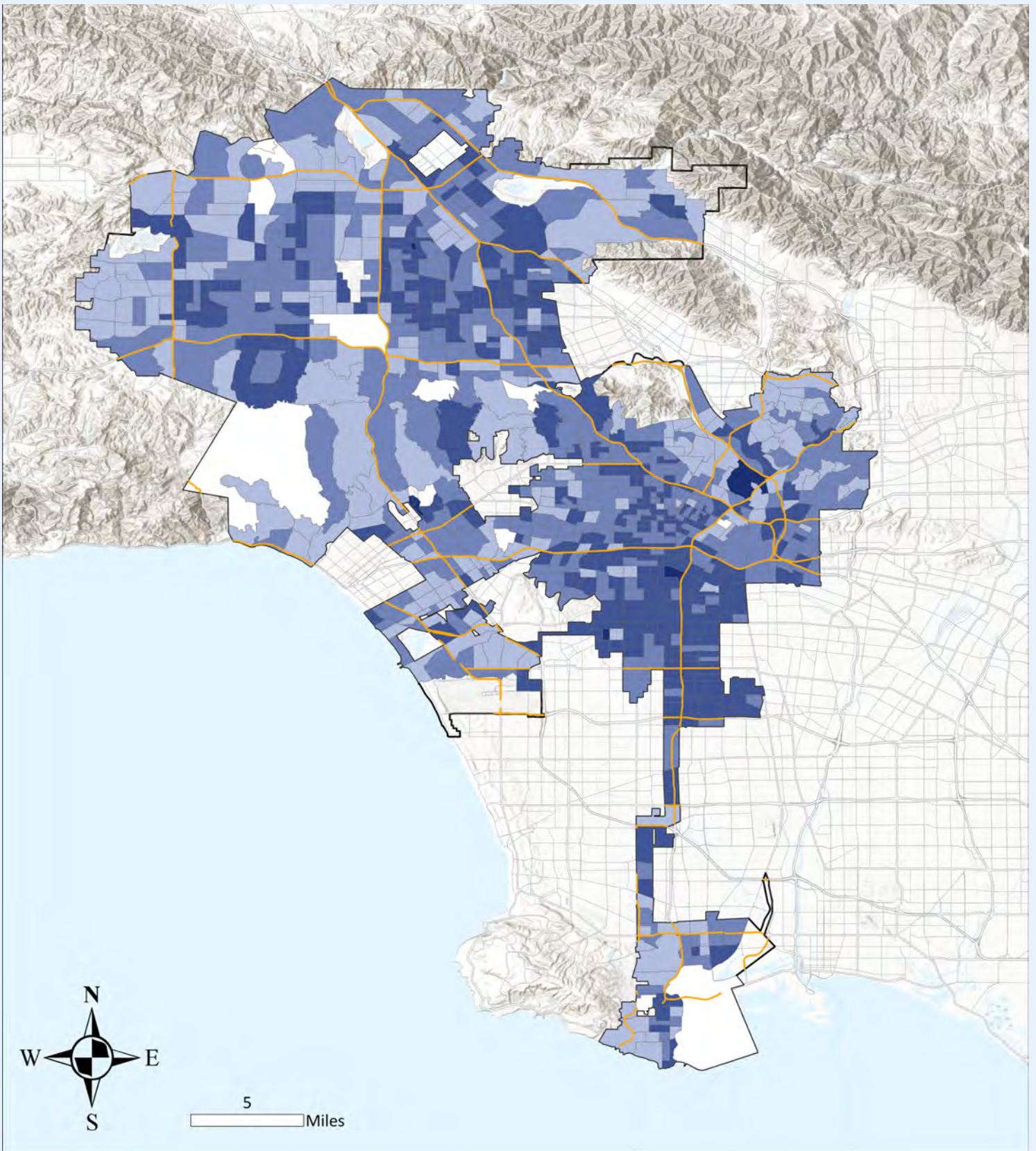
This data demonstrates the need for additional housing supports that keep Angelenos stably housed. Preventing additional increases in homelessness include creating or enhancing access to security deposits, rental assistance, tenant stability navigators, tenant protections, and other eviction prevention interventions.



Like many cities throughout the U.S., poverty in Los Angeles is concentrated in specific neighborhoods. Throughout the 20th century, several federal policies aimed at poverty alleviation resulted in generations of wealth-building for white families while pushing Black and Brown families into cycles of intergenerational poverty and concentrating racialized poverty in certain neighborhoods.

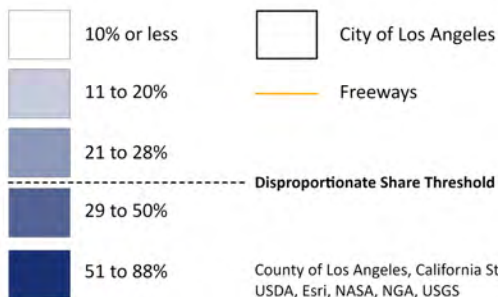
In the 1930s the Home Owners' Loan Corporation's practice of "redlining" systematically excluded "undesirable populations" from homeownership by creating neighborhood rankings to show where they would and would not provide loans. Neighborhoods with large concentrations of Black, Mexican, Asian, and Jewish households like Central, South, and East Los Angeles were given a grade of "D" (red) to indicate that they should not receive homeownership loans and other financial services that were critical to the economic growth seen in many predominantly white communities. Workers also gained the rights to organize in trade unions and engage in collective bargaining in the 1930s. However, these benefits and protections did not extend to agricultural and domestic workers, many of whom were Black, Brown, and female.

The direct impact and legacy of these racially exclusionary anti-poverty policies can be seen in the geographic and demographic makeup of Los Angeles residents living in poverty today. As of 2021, 24% of Black residents and 20% of Latino residents in Los Angeles were living below the federal poverty level, compared to 10% of white residents.



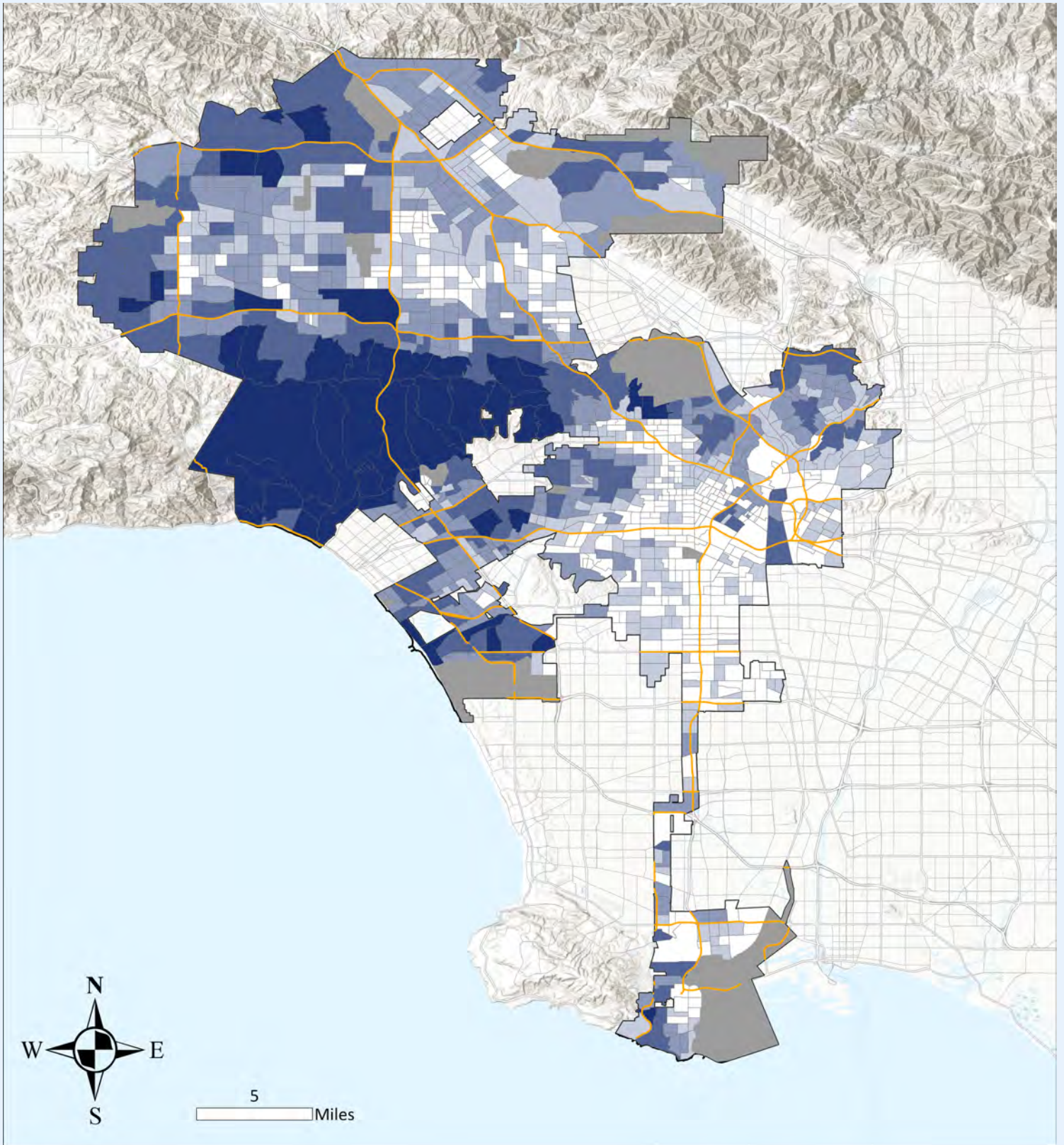
LEGEND

Percentage of Housing Units with Severely Cost-Burdened Residents



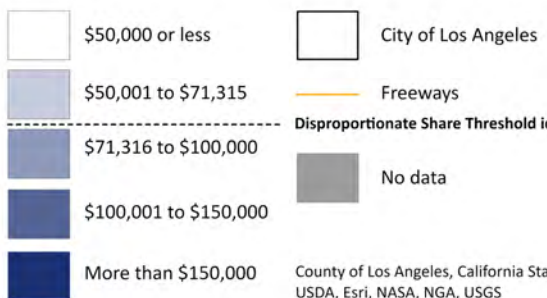
----- Disproportionate Share Threshold identifies the share of the study area that is at least 10 percent greater than the study area median of 14%.

County of Los Angeles, California State Parks, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, Bureau of Land Management, EPA, NPS, USDA, Esri, NASA, NGA, USGS



LEGEND

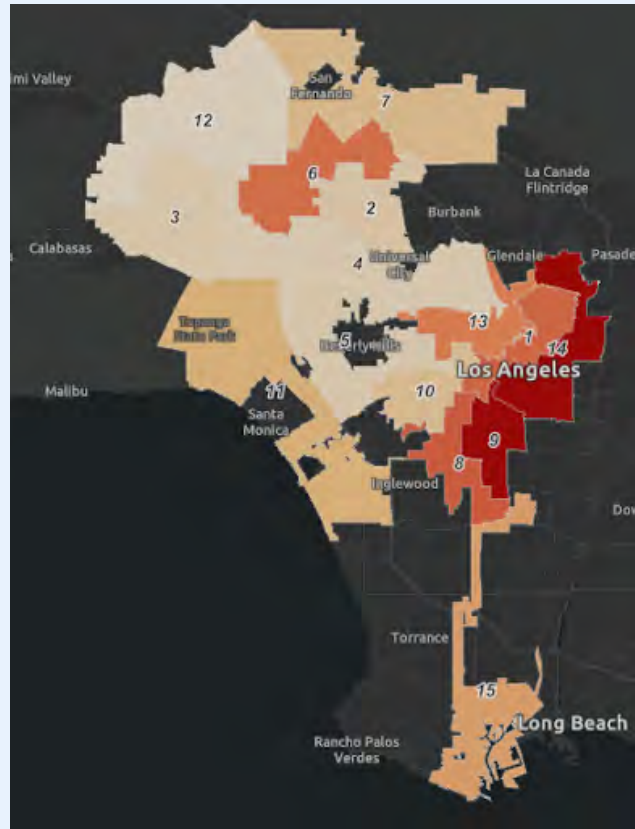
Median Household Income



Disproportionate Share Threshold identifies the share of the study area that is at least 10% greater than the study area median of \$64,833.

County of Los Angeles, California State Parks, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, Bureau of Land Management, EPA, NPS, USDA, Esri, NASA, NGA, USGS

The rapid and continued rise of homelessness led to Mayor Bass declaring a state of emergency on homelessness on her first business day in office in December 2022. The gravity of the crisis and its outsized impact on communities of color is outlined in the declaration: homelessness has nearly doubled in the past decade, with the number of unhoused families increasing by 238% since 2007; and Black and Brown Angelenos comprise 75% of people experiencing homelessness. Perhaps the most telling indicator of the legacy of systemic racism is its outsized impact on the unhoused Black community: 33% of unhoused Angelenos are Black while the City’s Black population is only 8%. In addition, the City’s winter storms in December 2022-March 2023 have been yet another test of the extremely limited shelter bed inventory.



As shown in the map above, Council Districts 9 and 14 on the eastern edge of the City have the highest numbers of unsheltered and unhoused persons, 5,640 and 9,204 respectively. Council District 14 also has the highest percentage of unhoused persons, with an estimated 6,523 people having no fixed shelter, which is 15.5% of the City’s total. It is also important to note that Council Districts (CD) 3 and 12 in the Northeast Valley have seen the highest percentage increases in the number of unhoused persons; from 2020 to 2022, CD 3 is up 80% and CD 12 is up 43%. These data points provide a clear view into where the homelessness crisis is most stark and in need of resources, and where its growth could perhaps be slowed with earlier interventions and prevention efforts.



*Source: Mayor’s Office of City Homelessness Initiatives

*These numbers subject to change due to updated Point-in-Count time data.

Council District	2022 Shelter	2022 Unsheltered	2022 Total	Total % Change 2020-2022
1	825	2,570	3,395	+20.2
2	236	1,128	1,364	-21.6
3	300	970	1,270	+80.4
4	316	887	1,203	+12.2
5	465	787	1,252	+3.9
6	1,638	1,590	3,228	-2.4
7	262	1,484	1,746	+21.3
8	2,245	1,334	3,579	-18.4
9	2,697	2,943	5,640	+15.3
10	323	1,384	1,671	-13.4
11	308	1,704	2,012	-38.5
12	87	964	1,051	+43
13	682	2,310	2,992	-23.4
14	2,681	6,523	9,204	+20.8
15	457	1,916	2,373	+5.1

*Report was finalized prior to the release of the 2023 Point-in-Count time data.

*Source: Mayor's Office of City Homelessness Initiatives

The Mayor’s declaration of emergency carries the power to lift rules and regulations that slow or prevent the building of permanent and temporary housing for the unhoused; to expedite contracts that prioritize bringing unhoused Angelenos inside; and that allow the City to acquire rooms, properties and land for housing for Angelenos in need. Inside Safe, the Mayor’s signature effort launched last December to shelter Angelenos living in encampments, provide them with wraparound services, and connect them to permanent housing, has brought more than 1,300 Angelenos inside from encampments as of May 2023. In the first six months of the Mayor’s term, approximately 14,380 people were housed through the use of interim and permanent housing placements, housing vouchers, and master leasing. Building on these efforts and urgency, the City can continue to make significant progress on moving our unhoused neighbors out of housing crises.



To ensure all Angelenos have equitable access to opportunity for housing, HUD requires grantees to develop an Assessment of Fair Housing (AFH) to demonstrate their intent to comply with the Fair Housing Act's mandate to "affirmatively further fair housing." This assessment will help identify the primary conditions that limit fair housing access in Los Angeles and recommend and prioritize actions to address these limiting conditions. Remediating these conditions would help reduce segregation, eliminate racially and ethnically concentrated areas of poverty, reduce disparities in access to community assets, and reduce disproportionate levels of housing need for families with children, people with disabilities, and people of different races, ethnicities, and national origins. The AFH should be complete in the fall of 2023 and its recommendations will be incorporated into the City's next Annual Plan.

The City expects to receive \$108,004,761 from HUD for the 2023-2024 program year:

- **Community Development Block Grant (CDBG) Program: \$50,189,777**

CDBG funds supports community development activities to build stronger and more resilient communities and are primarily targeted for the benefit of low- and moderate-income persons. They can be used for housing preservation, property improvements, public facilities, public services, and economic development among other activities.

- **HOME Investment Partnerships Program (HOME): \$29,320,929**

HOME funds support increased homeownership and affordable housing and are primarily targeted for the benefit of low- and very low-income persons. They require local matching funds and can be used for rental assistance, housing rehabilitation, site acquisition and preparation, construction of new rental or homeownership housing, and homebuyer assistance among other activities.

- **Emergency Solutions Grant (ESG) Program: \$4,476,146**

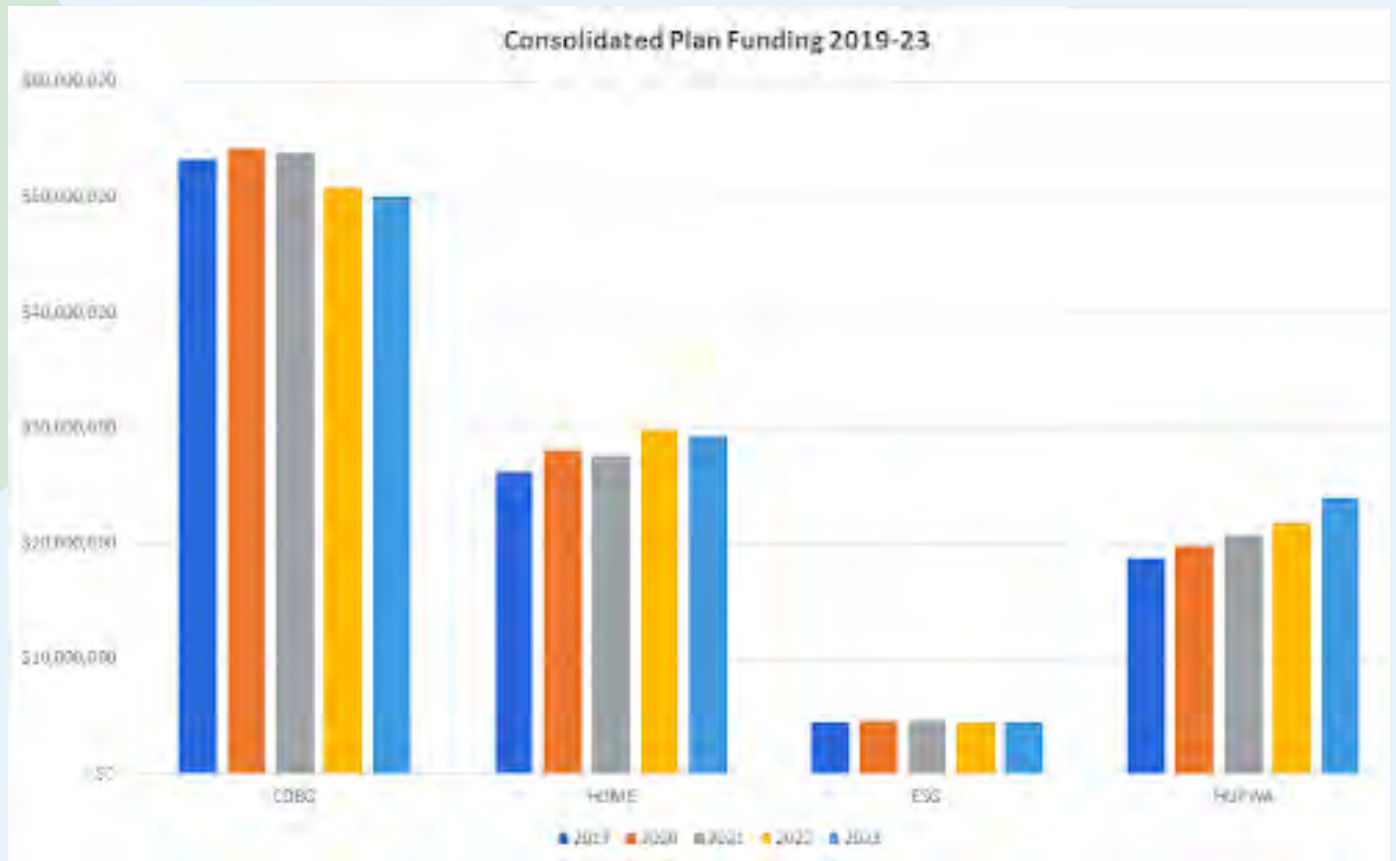
Both the City and County of Los Angeles provide their ESG funds to the Los Angeles Homeless Services Authority (LAHSA), which is the lead Continuum of Care (Coc) agency for the area. The ESG program ensures that persons that are unhoused have access to safe and sanitary shelter, supportive services, and other kinds of assistance they need to improve their situations. ESG funding helps create emergency shelters, improve their quality, and fund some of their operating costs. It also funds social services essential to unhoused individuals and homelessness prevention activities.

- **Housing Opportunities for Persons with AIDS (HOPWA): \$24,017,909**

HOPWA funds provide housing and supportive services for low-income persons with HIV/AIDS and their families. They can be used for rental assistance, case management, supportive services, facility operation costs, site acquisition, and housing rehabilitation and construction.

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The chart below shows the HUD funding amounts from 2019 to 2023. CDBG has decreased, ESG has been level, and HOME and HOPWA have seen increases. Based on these trends, the City anticipates receiving between \$400 and \$500 million over the 5-year planning period.



In addition to HUD entitlements, the City is expected to have access to funding from Measure ULA, also known as the “Homelessness and Housing Solutions Tax,” a new local resource adopted by Los Angeles voters in 2022 to address the challenges listed above. It is expected to generate \$600 million to \$1.1 billion per year. This fund is intended to be used for acquisition, preservation, lease, rehabilitation, or operation of affordable housing. The types of housing will include renting, rent-to-own, multi-family units, and mixing diverse economic strata. Transactions up to \$50 million are to be authorized by Los Angeles Housing Department without requiring budget approval from City Council, greatly expediting the use of funds. Measure ULA also provides support for persons on the brink of eviction and homelessness, such as eviction defense counsel.

The City's Housing Element was approved by the State of California in June 2022. While it does not provide financial leverage to move the City towards addressing its housing needs, it provides compliance leverage to focus City efforts to meet key goals, including developing an additional 486,379 housing units by 2029.

- 230,964 of these units will be accomplished by a combination of targeted approaches such as acquiring equity in more buildings that can then be converted to housing through additional sources of federal, state and local funding. This will result in 500 units produced per year, converting existing under-utilized city-owned property to housing, subdividing small lots for 890 units per year (capitalizing on recent state legislation facilitating increases in accessory dwelling units), and adding resources to existing homes that enable people with accessibility and mobility needs, particularly supporting the elderly population. The Housing Authority of the City of Los Angeles (HACLA) will acquire 5,000 units in lower resource areas.
- The other 255,415 of needed housing units, of which a minimum of 130,543 must be designated for lower incomes, will require zoning changes. An example of a needed change would be rezoning an industrial area into a mixed-use area to permit residential floors above commercial storefronts, office buildings, and possibly industrial uses. Rezoning is a process several years long and must

be complete before remediation, if necessary, and then subsequently securing construction funding, making the occupancy timeline for more than half of the new housing susceptible to significant delays that may extend into 2029 and beyond.

CIFD will invest CDBG funding for the acquisition of properties that can be quickly brought into service to provide interim housing and supportive services. This acquisition strategy will also consider the identification of properties for use by nonprofit, service provider partners that provide services and support to provide interim housing, prevent homelessness, and achieve economic stability at the individual and family level. The City is actively identifying sites that require minimal improvements, are reasonably priced, and that are located in areas of most need. This utilization of CDBG resources will leverage the use of other Con Plan funds on the affordable housing resource continuum; HOME funds can stretch farther in financing the development of multifamily housing, ESG funds can continue to provide services to the unhoused in the City, and HOPWA funds can continue to provide services to low-income, HIV-positive individuals and their families.



The City is at a unique juncture. Under new mayoral leadership, a changing City Council, the creation of the Community Investment and Families Department (CIFD) leading the Con Plan activities, new LAHSA leadership, new regional urgency dedicated to reducing homelessness—with the County and other surrounding cities following the City’s lead in declaring a state of emergency on homelessness—and economic stability, and a substantial new funding stream dedicated to increasing the availability of affordable housing, the City has the potential to make significant progress in increasing the housing and economic stability of low-income Angelenos. Additionally, the City of Los Angeles was one of five cities selected to enter into a historic partnership with the White House and the U.S. Interagency Council on Homelessness (USICH). The new initiative is called ALL INSide, a first-of-its kind initiative to address unsheltered homelessness all across the country. ALL INSide set a bold goal to reduce homelessness by 25% by 2025 and ultimately build a country where every person has a safe and affordable home.

CIFD is also uniquely poised to take on new, innovative approaches to decades-old problems. CIFD recently administered the Basic Income Guaranteed: Los Angeles Economic Assistance Pilot (BIG:LEAP), which provided over 3,000 individuals with \$1,000 per month for 12 months.

Guaranteed Basic Income (GBI) programs are founded upon the belief that people enduring financial instability are best positioned to make informed financial decisions to address their household's needs. CIFD will closely monitor the pilot results to see if elements could be implemented at a broader scale.

CIFD also intends to capitalize on its existing investments in its network of 16 FamilySource Centers, which provide Angelenos with a wide range of social, educational, work, and family support services. These centers, already existing and known community resources, have the potential to provide additional housing and economic stabilization services with targeted funding. As community hubs, the FamilySource Centers are poised to take on a more pronounced role in homelessness prevention efforts at the family level.

In addition to a close working relationship with LAHSA, other City and County Departments, CIFD has also committed to working in partnership with the Los Angeles County Development Authority (LACDA) to identify potential areas of alignment and co-investment in projects to address regional needs.



Goals and Outcomes

This new Con Plan prioritizes the Mayor’s focus on reducing and preventing homelessness together with the City’s longstanding goals of increasing housing and economic stability to foster paths to prosperity. The City has reframed its previous priority needs and goals to clearly communicate its areas of focus and drive the funding of aligned programs and projects in the coming 5-year period. Each goal has projected numeric outcomes, creating measurable lanes of achievement for each goal that the City can use to identify weaknesses and celebrate successes.

From Crisis to Prosperity

Priority Needs and Goals

Need 1: Keep low-income Angelenos stably housed

Goal: Prevent & reduce homelessness



Work in partnership with community-based, not-for-profit, and government agencies to prevent and reduce homelessness. Provide support and services such as interim housing, transitional housing, case management, supportive services, eviction prevention, housing navigation, and rental assistance to persons who are unhoused or at risk of becoming unhoused.



15,000 Persons Assisted
293 Rental Units Constructed
100 Beds

Goal: Develop & preserve affordable housing



Support the development, acquisition, and preservation of affordable, accessible, and resilient housing for unhoused residents, persons living with a disability, and other low-income residents. Finance rehabilitation, assistance for first-time homebuyers, and the acquisition and development of new affordable rental housing and permanent supportive housing.



420 Rental Units Constructed
50 Rental Units Rehabilitated
311 Homeowner Units Rehabilitated

Need 2: Improve the livelihoods and communities of low-income Angelenos

Goal: Significantly reduce poverty



Help residents with low incomes to stabilize economically and avoid displacement. Support family economic stabilization by providing services to improve employment, income, financial empowerment, asset development, housing stability, and academic achievement.



50,000 Persons Assisted

Goal: Improve local economy for low-income residents



Improve local economic conditions and expand access to opportunity for low-income residents by supporting efforts to create and retain jobs, helping businesses thrive and succeed, and provide essential goods and services to neighborhoods lacking them.



900 Jobs Created/Retained
130 Businesses Assisted

Goal: Stabilize & revitalize neighborhoods



Stabilize and revitalize neighborhoods by improving public facilities and infrastructure to increase low-income Angelenos access to opportunities for education, employment, recreation, and social services.



100,000 Households Assisted
2,400 Persons Assisted



Evaluation of Past Performance

As the lead entity for the Con Plan, CIFD is responsible for ensuring activities undertaken as part of the Con Plan meet stated goals and outcomes. CIFD measures the effectiveness of its programs through four elements:

1. Projected Five-Year Goal Outcome Table (above): This table quantifies and summarizes CIFD's five-year planned outcomes in relation to the City's five-year priorities and goals.
2. Annual Plan Tables: These tables contain measurable short-term objectives planned for the coming year along with the planned activities, units of accomplishment, and the number of expected accomplishments upon completion of activities.
3. Integrated Disbursement and Information System (IDIS): This computer system reports accomplishments and other information to HUD. During the program year, CIFD enters its planned and actual accomplishments for each activity into IDIS. At the end of the program year, CIFD uses IDIS to summarize its accomplishments, enter them into the Five-Year Goal Outcome Table, and update the Annual Plan tables.

Evaluation of Past Performance

Consolidated Annual Performance and Evaluation Report (CAPER): CIFD publishes the Annual Plan Tables in each year's CAPER, which reports its accomplishments to HUD, to reflect its number of planned and actual accomplishments and how they relate to the long- and short-term objectives set in the Consolidated Plan and Annual Action Plan. Such updates allow HUD, CIFD's partners, City residents, and others to track the City's performance.

During the previous four years (2018-2022), the City undertook a range of housing, community, and economic development activities to benefit primarily the extremely low-, very low/low-, and moderate-income residents and those with special needs. This section only highlights some of the key accomplishments. For more detailed information, please refer to the recent CAPERs available on the CIFD website at <https://communityinvestmentforfamilies.org/consolidated-plan/consolidated-plan-annual-report>.

Affordable Housing: The City utilized CDBG, HOME, and HOPWA funds to preserve and improve its affordable housing stock:

- About 4,551 rental units constructed or rehabilitated
- About 251 households assisted with security/utility deposits
- About 666 homes received rehabilitation funds
- About 375 first-time homebuyers received down payment assistance
- Code Enforcement: about 10,706 code violations inspected and provided assistance for correction

Public Services: The City utilized CDBG, HOPWA, and ESG funds to provide supportive services for its extremely low-, very low/low-, and moderate-income households, especially those with special needs:

- **Homelessness Services:** Approximately 7,020 persons assisted with emergency shelters and 23,653 households assisted with Rapid Rehousing
- **Youth Services:** Approximately 176,807 youths assisted with after-school and weekend recreation programs

Economic Development: The City assisted approximately 113 local neighborhood businesses with technical assistance services and created approximately 2,752 new jobs.

Public Facility and Infrastructure Improvements: The City utilized CDBG and other local and private funds to provide an array of programs and services to improve neighborhoods. A variety of activities such as public facilities improvements, sidewalk repairs, and tree planting benefited primarily low- and moderate-income neighborhoods.



Summary of Community Participation & Consultation Process

The City conducted a multi-pronged community participation and consultation process to seek and obtain meaningful feedback from agencies and service providers, along with members of the public, for its Con Plan.

The four methods of outreach were:

- **Community Needs Assessment (Public Survey):** The survey was open to the public January 20, 2023, through March 17, 2023, available online, via QR code, and paper copies in 16 sites. The survey was provided in English and Spanish. CIFD received over 500 responses. Complete survey results are included as an attachment.
- **Community Meetings:** CIFD held two virtual community meetings in February 2023, as well as one virtual and one in-person meeting in May 2023. Spanish and American Sign language interpreters were available at each meeting, with accommodations for other languages available upon request. Community meetings included presentations on the Con Plan process, the use of CDBG, HOME, HOPWA, and ESC funds, data and demographics, discussion prompts on priority needs, and an opportunity for questions. CIFD emailed flyers announcing the meetings to a mailing list of about 25,000 subscribers as well as

to the offices of elected officials, commissioners and dozens of City program managers, public information officers and partner agencies, and asked them to share with their respective networks of constituents, customers, and colleagues.

- **Stakeholder Consultations/Focus Groups:** CIFD hosted five virtual focus group meetings with stakeholders and partners from the Affordable Housing Commission, directors of the City's FamilySource and BusinessSource Centers, Commission on Community and Family Services, and one convened by the Mayor's Office on its Inside Safe Executive Order, a coordinated citywide strategy to move people experiencing homelessness into interim and permanent housing. These focus groups included presentations on the Con Plan process, the use of CDBG, HOME, HOPWA, and ESG funds, data and demographics, discussion prompts on challenges and priority needs, and an opportunity for questions. CIFD also attended two Assessment of Fair Housing (AFH) stakeholder meetings on housing development and finance, and homelessness and social service needs.
- **Public Review and Public Hearing:** The City held a public hearing at Los Angeles City Council to consider public comments regarding the Con Plan Executive Summary included in the Mayor's Budget and additionally received public comment for a 30-day period.



Summary of Public Comments

The community meetings and stakeholder consultations offered attendees the opportunity to provide feedback through polls, share their opinions on priority needs or related topics, and ask questions. The most common concerns voiced by community members were the rising rates of homelessness and cost of housing. Stakeholders cited rapidly rising rents and home sale prices, increasing utility costs, lack of available affordable housing units, low landlord acceptance of vouchers, and the prevalence of low-wage jobs as the primary reason why many families are experiencing one or more of the following: housing-cost burdens, homelessness, and being priced out of the region entirely.

Stakeholders offered the idea of providing additional services via the City's existing FamilySource Centers, which could expand their offering to target housing and economic stability services. They would also like to see the City find ways to leverage existing funding and programs, for example by providing priority points to service providers who offer services that align City goals, programs, and funding sources. Stakeholders also raised concerns about the difficulty of using CDBG, HOME, HOPWA, and ESG funds in ways that both meet community needs and meet federal requirements, one example being grants and loans to microenterprises, which contribute to local economies but do not have high employment numbers.

Community Needs Assessment Results:

- Most respondents identified as female (71%), the largest age group was those between the ages of 35 and 44 (21%), and almost 18% are over 62.
- 64% identified as Hispanic or Latino, 20% identified as White, 10% as Black or African American, and 5% as Asian.
- 50% of respondents identified as a low-income person, 28% reported being unemployed, and 21% of respondents identified as a person with a disability.
- 69% of respondents are renters, 20% are homeowners, 6% reported living with family or friends, 2% reported being unhoused with no fixed shelter, and 1% are unhoused and staying at a shelter.
- 72% reported being housing-cost burdened (spending more than 30% of their monthly income on housing expenses) and 23% reported living with five or more people in their household.
- When asked whether the City should reduce, increase, or maintain spending about 50% percent of these federal grants to address homelessness, a strong majority thought the City should increase this funding to 75% (38%).

When asked to rank the following overall investment priorities for their communities, respondents showed a strong preference for prioritizing housing and community service investments.

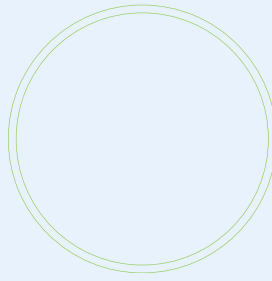
- 1st priority – Housing: new affordable rental units, home repair, down payment assistance, prevention of discrimination, eviction prevention
- 2nd priority – Community Services: health and mental health care, homelessness services, services for children, services for the elderly
- 3rd priority – Public Improvements: street and sidewalk improvements, water and sewer improvements
- 4th priority – Business and Job Opportunities: training for people who need jobs, small business loans, coaching for small business owners
- 5th priority – Public Facilities: libraries, parks, senior centers, youth centers

As the community meeting and stakeholder consultation presentations spent time outlining the eligible uses for CDBG, HOME, HOPWA, and ESG funds, CIFD did not receive comments on the Plan not relevant or useful to the development of this Con Plan. CIFD accepted all comments provided during the community engagement process.



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