

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Los Angeles continues to expand the number of local, state, federal, and private resources it utilizes to address the expansive homelessness crisis and the needs of low-income families. Some grants awarded in prior years are still being utilized while the City continues to look for more opportunities to collaborate and leverage with other resources. Continuum of Care (CoC).

On January 17, 2025, HUD announced awards for the FY 2024 CoC Program Competition. The HUD CoC Program award for the Los Angeles Continuum of Care is \$220,238,668 for 2025-2026. This amount includes \$215,482,074 in funding to renew 130 projects (including \$8,624,657 in funding for five Youth Homelessness Demonstration Program projects), and \$3,256,594 in funding for three new DV projects. The award also includes a one-year planning project of \$1,500,000. CoC programs will leverage ESG, as well as local and state funds, to help reduce homelessness.

Community Services Block Grant

The Community Services Block Grant leverages CDBG and the City General Fund to fund services that support low-income families to become self-sufficient by addressing needs for employment preparation, education, and asset building. The City's grant for 2024-2025 is \$6,487,190, and the City received around \$30 million over the last five years.

Public Housing Capital Fund

Public Housing Capital Funds are allocated to address critical physical needs in the HACLA public housing portfolio. It is anticipated that the Capital Fund Program will see increases from HUD allocations in program years 50 and 51. HACLA's 2024 funding is \$25 million, and the anticipated 2025 funding will be based on Congressional appropriation.

Section 8 Rental Assistance

The Section 8 Housing Choice Voucher Program (HCVP) subsidies provide rental assistance for extremely low-income individuals and families from the HACLA general waitlist and for a variety of at-risk populations, including homeless and chronically homeless, seniors, persons with disabilities, and transition-aged youth, through special programs established by HUD and by HACLA. HUD allocated \$700 million for the 2024 fiscal year. These dollars include rental assistance for HUD's Veteran Affairs Supportive Housing (VASH) homeless and chronically homeless veterans in conjunction with supportive services from the U.S. Department of Veterans

Affairs.

Anticipated Resources

Table: Anticipated Resources, CDBG

Program	CDBG
Source of Funds	Public - Federal
Uses of Funds	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services
Expected Amount Available Year 3 Annual Allocation:	\$48,007,436.00
Expected Amount Available Year 3 Program Income:	\$6,115,924.00
Expected Amount Available Year 3 Prior Year Resources:	\$300,136.00
Expected Amount Available Year 3 Total:	\$54,423,496.00
Expected Amount Available Remainder of ConPlan :	\$146,688,724.64
Narrative Description:	
<p>The 2025-26 entitlement amount of \$48.0 million is comparable to the amounts of recent years. The City relies on other resources to leverage CDBG, depending on the type of project or program. For example, local Proposition K, Quimby Act, and LA84 Foundation funds support park development. The City's Capital Improvement Expenditure Program also funds improvements to existing and construction of new public facilities and infrastructure. Additional resources for affordable housing, homeless services and public services are described below. The Program Income includes \$1,883,485 which represents projected Section 108 loan income that has been included for administration cap calculation purpose only.</p>	

Table: Anticipated Resources, HOME

Program	HOME
Source of Funds	Public - Federal

Uses of Funds	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA
Expected Amount Available Year 3 Annual Allocation:	\$23,237,026.44
Expected Amount Available Year 3 Program Income:	\$9,374,559.00
Expected Amount Available Year 3 Prior Year Resources:	\$0.00
Expected Amount Available Year 3 Total:	\$32,611,585.44
Expected Amount Available Remainder of ConPlan :	\$67,390,453.00
Narrative Description:	
<p>The 2025-26 entitlement amount of \$23.2 million is comparable to the amount of recent years. As with CDBG, HOME leverages several other sources for the construction of affordable housing, which is detailed below. HOME also leverages CDBG and the Mortgage Credit Certificate Program federal income tax credits to assist first time, low- or moderate-income homebuyers to achieve the dream of homeownership.</p>	

Table: Anticipated Resources, HOPWA

Program	HOPWA
Source of Funds	Public - Federal
Uses of Funds	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA
Expected Amount Available Year 3 Annual Allocation:	\$24,214,214.0

Expected Amount Available Year 3 Program Income:	\$0.00
Expected Amount Available Year 3 Prior Year Resources:	\$8,718,753.00
Expected Amount Available Year 3 Total:	\$32,932,967.00
Expected Amount Available Remainder of ConPlan :	\$40,392,606.0
Narrative Description:	
<p>This years HOPWA allocation of \$24.2 million is the highest in the last ten years. In 2017, the HOPWA federal allocation formula changed, and is now based on a jurisdictions housing cost and poverty rate. HOPWA covers all of LA County, which has high rates in all of these factors, resulting in increased grant amounts each year since 2017. HOPWA service providers coordinate with other resources to augment assistance to clients, including the federal Ryan White HIV/AIDS Program and County public and mental health programs.</p>	

Table: Anticipated Resources, ESG

Program	ESG
Source of Funds	Public - Federal
Uses of Funds	PConversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing
Expected Amount Available Year 3 Annual Allocation:	4,256,090.00
Expected Amount Available Year 3 Program Income:	\$0.00
Expected Amount Available Year 3 Prior Year Resources:	0.00
Expected Amount Available Year 3 Total:	4,256,090.000
Expected Amount Available Remainder of ConPlan :	4,711,957.00
Narrative Description:	

This years ESG allocation of \$4.2 million is comparable to the amounts of recent years. ESG is leveraged with CDBG, Continuum of Care, local General Fund, local County Measure H and various State grants to deliver homeless assistance programs.

Table: Anticipated Resources, RUSH - ESG

Program	RUSH - ESG
Source of Funds	Public - Federal
Uses of Funds	Other
Expected Amount Available Year 3 Annual Allocation:	4,256,090.00
Expected Amount Available Year 3 Program Income:	\$0.00
Expected Amount Available Year 3 Prior Year Resources:	0.00
Expected Amount Available Year 3 Total:	4,256,090.000
Expected Amount Available Remainder of ConPlan :	4,711,957.00
Narrative Description:	
RUSH - ESG disaster relief funds to be used to respond to Los Angeles; Pacific Palisades and Hurst Wildfires.	

Table 1: Expected Amount Available Year 3

Program and Narrative Description	Source of Funds	Annual Allocation: \$	Program Income: \$	Prior Year Resources : \$	Total: \$	Expected Amount Available Remainder of ConPlan \$
Continuum of Care	public - federal	\$218,738,668	0	0	188,900,646	0
Use of Funds, CoC: "Rapid re-housing (rental assistance), Rental Assistance, Supportive services, Transitional housing, Homeless Management Information System (HMIS)"						
Other - CSBG	Public -	6,487,190	0	0	6,487,190	14,333,744

	State					
Use of Funds, CSBG: Public Services						
Public Housing Capital Fund	public - federal	25,096,496	0	0	25,096,496	25,096,496
Use of Funds, Public Housing Capital Fund: "Housing Multifamily rental new construction, Multifamily rental rehab"						
Section 8	public - federal	699,977,883	0	0	699,977,883	1,963,083,558
Use of Funds: Rental Assistance						

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Con Plan grants will be leveraged with a variety of private, state, and local resources for the development and preservation of affordable housing and for the prevention and reduction of homelessness, including:

- New Generation Fund (NGF) / Supportive Housing Loan Fund (SHLF), a partnership with several banking institutions and private foundations to develop permanent supportive and other affordable housing (private).
- Low Income Housing Tax Credits, Homeless Emergency Assistance Program, No Place Like Home, Infill Infrastructure Grant (state).
- City General Fund, Proposition HHH, Affordable Housing Linkage Fee, LA County Measure H, publicly owned land (local).

The HOME program normally requires a 25% match. However, due to the large population of impoverished people in Los Angeles, the City’s match is reduced by HUD to 12.5%, and the match is met with the private, state, and local funding sources stated above.

ESG requires a 100% match, which is met by the expenditure of City General Funds for homeless assistance programs.

STATE FUNDING - Affordable Housing and Sustainable Communities

The California Strategic Growth Council (SGC) has been a critical partner in supporting the City of Los Angeles through the Affordable Housing and Sustainable Communities (AHSC) Program. For six consecutive years, the SGC has awarded substantial funding to the City, enabling the development of affordable housing and the enhancement of sustainable infrastructure. In Round 7, the most recent round of funding for which the City was a co-applicant on projects, the City of Los Angeles received an award of \$156.7 million. When combined with the cumulative AHSC

funds from previous rounds, the City has successfully secured a total of approximately \$564.5 million. This funding has been instrumental in the development of 26 housing projects, which will collectively add 3,159 new housing units to the City's housing stock. Of these new units, 2,853 are designated as affordable, helping to address the City's pressing need for affordable housing.

Beyond housing, these AHSC funds also support a variety of green infrastructure initiatives aimed at reducing greenhouse gas emissions. This includes the development of transit-oriented infrastructure, such as bike lanes, pedestrian pathways, and enhanced public transportation options, all designed to promote sustainability and reduce the reliance on private vehicles. These efforts align with the state's broader goals of reducing carbon emissions and combating climate change, while also making the City's communities more livable and connected.

In preparation for Round 8 of the AHSC program, the Los Angeles Housing Department (LAHD), acting on behalf of the City, selected four projects to apply for funding. These projects are: Alveare Family (developed by La Cienega LOMOD, Inc.), Residences at Crenshaw Crossing (developed by La Cienega LOMOD, Inc.), District NoH Block 7 (developed by National Community Renaissance of California), and Century + Restorative Care Village PSH (developed by Century Affordable Development, Inc.). Each of these projects represents a unique opportunity to create affordable housing and sustainable communities, intending to provide long-term benefits to residents and the surrounding neighborhoods.

On August 22, 2024, the California Strategic Growth Council awarded a total of \$107.6 million to three projects in the City of Los Angeles. These projects are: Alveare Parkview, Century + Restorative Care Village PSH, and Jordan Downs Phase S6. The Jordan Downs Phase S6 project was not initially selected by the City of Los Angeles for funding, but the Housing Authority of the City of Los Angeles (HACLA) submitted an application and collected support from City departments shortly thereafter. The significant funding obtained will be used to support both the housing components and the critical transit infrastructure associated with these developments. The projects will be designed to meet the needs of low-income residents, while also contributing to the reduction of greenhouse gas emissions through improved public transportation options and other sustainable features.

The City departments are working on the Round 9 applications. While the Los Angeles Housing Department is again not listed as a co-applicant for these specific projects, the City remains an integral partner in overseeing and supporting these initiatives. The responsibility for the completion of these projects—both the housing and the infrastructure components—lies with the developers themselves. These developers, as part of the AHSC funding process, are tasked with ensuring that the projects are completed on time and in accordance with the guidelines set forth by the program.

This latest round of funding highlights the City of Los Angeles' continued commitment to creating affordable housing opportunities while also embracing sustainability and reducing environmental impact. Through these efforts, Los Angeles is not only providing homes for thousands of residents but is also contributing to a more sustainable future for all Angelenos.

STATE FUNDING - Infill Infrastructure Grant

The Infill Infrastructure Grant (IIG) provides grant funding from the California Housing and Community Development Dept. (HCD) on a competitive basis for infrastructure related costs for affordable housing development. The term “infill development” refers to building within unused and underutilized lands within existing development patterns. Grant funds are paid to affordable housing developers for eligible uses associated with infill development, thus stretching HOME funds to finance more affordable housing units.

The 2025 round of IIG, due April 2025, will offer \$20,000,000 to qualified projects. These 3 projects will create a total of 280 affordable housing units.

STATE FUNDING - SB2/Permanent Local Housing Allocation (PLHA)

In 2017, Governor Brown signed the Building Homes and Jobs Act, also known as Senate Bill 2 (SB-2). SB-2 added a new \$75 fee for all real estate transactions for each recorded instrument, with a cap of \$225. Revenue generated from the fee is then distributed to local jurisdictions by the California Department of Housing and Community Development (HCD) through the Permanent Local Housing Allocation (PLHA) Program. Entitlement jurisdictions are required to submit a five-year plan, accompanying the inaugural year’s application in 2020 for the 2019-2024 funding cycle. A jurisdiction’s annual allocation is determined by the amount of fees generated at the state level and reallocated to jurisdictions using the formula prescribed under federal law for the Community Development Block Grant (CDBG).

On July 1, 2020, the Mayor and City Council adopted LAHD’s five-year PLHA Plan and Resolution. As of February 2025, the City of Los Angeles has received \$111.8 million from funding made available for Years 1–3 of the PLHA Program. Based on funding that has been appropriated to City programs, PLHA funds have been utilized for significant progress across the following categories:

- Development and preservation of affordable and supportive housing as gap financing for the City’s Affordable Housing Managed Pipeline (AHMP), a dedicated fund for building affordable and supportive housing resourced by State PLHA funds, Federal HOME funds, as well as locally sourced Affordable Housing Trust Fund, Affordable Housing Linkage Fee, and House LA Fund

- Rental assistance for low income tenants who have received an eviction notice, as part of a larger Eviction Defense Program funded by PLHA, CDBG, and City General Funds, and for the City’s Accessory Dwelling Unit (ADU) Accelerator Program for seniors
- Purchasing loans for first-time, moderate-income homebuyers

A summary of the City’s actual and expected PLHA budget for the current five-year funding cycle (2019–2024) and percent allocation for each City program is described in the table below.

Program	% Allocation	Year 1	Year 2	Year 3	Year 4*	Year 5*	Total
Rental - New Construction Expenditure	44.00%	\$11,536,612	\$17,931,468	\$19,733,025	\$9,890,247	\$7,580,534	\$66,671,887
Rental - Preservation Expenditure	22.00%	\$5,768,306	\$8,965,734	\$9,866,512	\$4,945,124	\$3,790,267	\$33,335,943
Home Ownership Expenditure (MIPA)	20.00%	\$5,243,915	\$8,150,667	\$8,969,557	\$4,495,567	\$3,445,697	\$30,305,403
Eviction Protection Payment Assistance	5.00%	\$1,310,979	\$2,037,667	\$2,242,389	\$1,123,892	\$861,424	\$7,576,351
ADU Accelerator Program	4.00%	\$1,048,783	\$1,630,133	\$1,793,911	\$899,113	\$689,139	\$6,061,081
LAHD Admin. Expenditure	5.00%	\$1,310,979	\$2,037,667	\$2,242,389	\$1,123,892	\$861,424	\$7,576,351

** Note – as of February 2025, LAHD is awaiting approval and disbursement for funding made available for Years 4-5.*

STATE FUNDING - Project Homekey

In September 2021, HCD announced \$1.45 billion for Project Homekey Round 2 to rapidly expand housing for persons experiencing homelessness, or who are at risk of homelessness,

through the purchase and rehabilitation of existing buildings. The City of Los Angeles was awarded approximately \$129 million in state grant funds for Round 2. Additionally, the City of Los Angeles intends to use approximately \$80.9 million in HOME, HOME ARP, and CDBG funding to match the state funds and local HHH funding of \$96 million. These funds are being used to provide approximately 1,200 units of permanent supportive housing in 14 projects across Los Angeles. The properties acquired are both new multi-family construction and former hotels that require significant rehabilitation prior to converting to permanent housing. As of March 1, 2024, all 11 projects with City loans and regulatory agreements had transferred to their new owner/operators, and rehabilitation and lease-up activities are underway.

In March 2023, LAHD released a Request for Qualifications in response to HCD's announcement of a Homekey Round 3 Notice of Funding Availability. HCD most recently announced the availability of \$736 million for Homekey Round 3, and applications opened on April 24, 2023. The Los Angeles Housing Department received 31 applications from 25 different developers. The staff involved in the Round 3 efforts worked with the qualified developers to select the sites and projects most suitable for the program. Applications were reviewed based on the published regulations and final selections were announced. Due to the shortage of project-based vouchers, LAHD selected three interim housing sites. The three sites will provide 213 interim housing units. Additionally, LAHD awarded funds to the Housing Authority of the City of Los Angeles to aid in their effort to acquire two sites for permanent supportive housing. The two sites will provide 60 permanent supportive housing units.

In November 2024, HCD announced a new program called Homekey+. The Homekey+ funding available in this NOFA is to provide Permanent Supportive Housing for individuals or households with an individual who is homeless, chronically homeless, or at risk of homelessness, and who are also living with a behavioral health challenge. HCD has allocated approximately \$321 million for the general population in Los Angeles County and \$277 million for veterans.

The LAHD announced a Call for Projects in December 2024 to quickly review potential projects that would meet the HCD requirements. As of March 2024, the LAHD is reviewing the submittals and will be making recommendations upon finalizing the review process.

STATE FUNDING - Low Income Housing Tax Credits (LIHTC)

The estimated amount of annual adjusted 9% tax credits for LA City projects is \$11,680,548 in federal credits and \$8,685,521 taken over a 10-year compliance period. This tax credit allocation dedicated to the City continues to create a level of financial certainty for affordable housing development investors and facilitates long range planning. LIHTC funding is leveraged with HOME, HOPWA, and other local sources.

STATE FUNDING - California Student Aid Commission Children Savings Account Grant Program

The City of Los Angeles was awarded \$1.5 million in grant funding from the California Student Aid Commission (CSAC) for the development and implementation of the Children's Savings Account Program for program year 2021 - 2022. The program, called Opportunity L.A., provided \$50 seed funding for each eligible first grader enrolled in the Los Angeles Unified School District (LAUSD). The purpose of the savings accounts funds are for post-secondary education and pre-college expenses, which will improve access to higher education for low-income families. The program implementation continues in 2022-23 without funding from the state.

In the summer of 2022, the state released their college scholarship program, CalKIDS, for California eligible low-income public school students in grades 1-12 in California and newborns. In order to allocate enough funds to their program, the state discontinued the grant opportunities from the California Student Aid Commission that were available to local Children's Savings Account Programs.

During FY 23-24 and continuing into FY 24-25, the state did not continue the Student Aid Commission Children Savings Account Grant Program and CIFD did not receive any additional funds for this grant.

STATE FUNDING - Homeless Housing, Assistance, and Prevention (HHAP) Program-LAHTSA

The grant awards as of early 2023 include three rounds of funding. Round 1 included \$117 million to the City of Los Angeles, \$66 million to the Los Angeles Homeless Services Authority, and \$64 million to Los Angeles County from the State of California for the 2020 through 2025 period. Round 2 included \$55 million to the City of Los Angeles, \$31 million to the Los Angeles Homeless Services Authority, and \$29 million to Los Angeles County. Round 3 funding includes \$143 million to the City of Los Angeles, \$84 million to the Los Angeles Homeless Services Authority, and \$82 million to Los Angeles County. Round 4 funding includes \$143 million to the City of Los Angeles, \$86 million to the Los Angeles Homeless Services Authority, and \$85 million to Los Angeles County.

In October 2024, the release of Round 5 funding was announced, which included \$164 million to the City of Los Angeles, \$103 million to the Los Angeles Homeless Services Authority, and \$97 million to Los Angeles County.

A sixth round was approved in June, with anticipated estimated allocations of \$143 million to the City of Los Angeles, \$86 million to the Los Angeles Homeless Services Authority, and \$85 million to Los Angeles County. The application for the sixth round is due August 29, 2025, and the funds are anticipated to be released in February or March of 2026, based on the HHAP-5 timeline.

Funds will continue to support interim housing, homelessness prevention and problem solving, rental assistance, services on Skid Row, and increased services for homeless youth or youth at risk of becoming homeless, with flexible funding to continue efforts to improve regional and systems coordination to prevent and end homelessness in the region.

STATE FUNDING - California Emergency Solutions and Housing (CESH) - LAHSA

The CESH grant awarded approximately \$16 million to be deployed for the 2020–2025 period to support rapid rehousing services and subsidies, upgrades to the Continuum of Care Homeless Management Information System (HMIS), access centers and their associated services, and homeless prevention and diversion activities.

As of 2024, these funds have been fully spent down, and there are no current updates on additional funding for CESH.

Local Funding - County Measure H

In March 2017, the voters of the county approved Measure H, a sales tax increase that will generate an estimated \$355 million per year for ten years to pay for homeless services and other support systems needed to move people off the street and into safe housing. These funds support the County's Comprehensive Homeless Initiative Strategies to combat homelessness, including programs that provide prevention services, crisis and bridge housing, bridge housing for persons exiting institutions, rapid rehousing, countywide street outreach, enhanced services for homeless youth, and enhanced and strengthened coordination throughout the LA County Coordinated Entry System.

In November 2024, LA County voters approved Measure A, a half-cent sales tax countywide to fund homeless services and the Los Angeles County Affordable Housing Solutions Agency (LACAHSAs). The tax will repeal and replace Measure H, a quarter-cent sales tax for County homeless services that was set to expire in 2027. Total estimated tax revenue from Measure A is just over \$1 billion. On January 16, the Los Angeles County Homeless Initiative released a \$637.3 million proposed spending plan for fiscal year 2025-2026 to fund the County's homeless emergency response. The proposed spending plan is funded through Measure A and HHAP grants. Funding will be shared by LA County, cities and councils of government, the Los Angeles County Development Authority (LACDA), and the Los Angeles County Affordable Housing Solutions Agency (LACAHSAs), a body made up of leaders including the LA County Supervisors, elected officials representing cities countywide, as well as nonprofit and community leaders. Measure A will go into effect on April 1, 2025.

As of January 2025, the Homeless Initiative Draft Funding Recommendations include \$535.4 million of Measure A revenue, an estimated \$59 million in carryover one-time Measure H funds, and \$42.5 million of State HHAP Round 5, Tranche 2, totaling \$637.3 million. A proposed \$186

million will be allocated towards Interim Housing, representing a 7.5% decrease; \$330.8 million towards Permanent Housing, representing a 19% increase; and \$59.3 million allocated towards Navigation and Coordinated Outreach and Engagement. The County is currently working toward a final allocation for fiscal year 2025-2026. In total, this is a 5% decrease from the fiscal year 2024-2025 approved budget of \$672,322,000, which included \$587.2 million of Measure H revenue, \$30.4 million of Measure H Obligated Fund Balance, and \$54.8 million of State HHAP Round 5.

As of March 2025, the Board of Supervisors approved the Measure A funding recommendations with requested changes to restore funding to some curtailed programs (Prevention and Youth programs). As of April 1, 2025, LAHSA is still awaiting the Board of Supervisors' letter with the final figures.

Last year, the approved budget was anticipated to support funding for wraparound supportive services for over 27,500 people living in permanent supportive housing (PSH) units; 38 Pathway Home encampment resolution operations, projected to serve 1,800 people and remove at least 300 unsafe RV encampments from roadways; \$311.5 million for permanent housing and supportive services; \$240.7 million for interim housing beds; \$65.5 million in specialized outreach and engagement teams (including services to those exiting jail settings); a 65% increase in locally funded rental subsidies, support for nearly 5,000 households to identify private rental market housing (including efforts such as landlord engagement, move-in assistance, security deposits, and new innovations such as master leasing); and \$40.5 million to strengthen the County's collaboration with cities and Councils of Government (COGs) in resolving encampments and co-investing in housing, as well as increases in compensation rates for nonprofit organizations contracted to provide interim housing, case management, and other services.

LOCAL FUNDING - County of Los Angeles Housing Support Program

The Housing Support Program is provided to LAHSA by the Los Angeles County Department of Public Social Services (DPSS). Funds totaling \$66,593,355 were available in FY 23-24, and \$4,907,184 in FY 24-25 to provide Crisis Housing and Rapid Rehousing for homeless families across Los Angeles County.

For FY 25-26, funding is anticipated to be reduced to \$11,200,000. LAHSA is currently in the process of determining whether the reduced amount of funding should be directed towards Rapid Rehousing or Crisis Housing based on the overall funding landscape. Funding amounts are subject to change based on carryover of funding from previous years into FY 2025.

LOCAL FUNDING - Measure A - Los Angeles County Safe, Clean Neighborhood Parks and Beaches Measure of 2016

In 2016, Los Angeles County voters passed Measure A, which replaced Proposition A, and now provides funding in perpetuity for park improvements throughout Los Angeles County. 43 Study Areas, of the 188 Study Areas throughout LA County, are within the City of Los Angeles. Each of these 43 Study Areas receives an annual funding allocation that is used for park improvement projects citywide.

California Department of Parks and Recreation (DPR), State Park Grants: RAP administers various California state grants such as Prop 84, Prop 68, and the Locally-Operated State Parks Program (LOSPP), which provide funding for park capital improvement projects and expand park access for park-poor communities. For example, the Rio De Los Angeles State Park Improvements project utilizes both CDBG and state grant (LOSPP) funding.

STATE FUNDING - California Office of Traffic Safety (OTS) Programs

The City of LA has been awarded OTS grants since 2005 to address child passenger safety and, since 2016, a separate grant to address traffic injuries and fatalities of pedestrians and cyclists, especially children and senior citizens. People living in lower-income neighborhoods are the most affected. The combined grants amount to over \$400,000 and support about 5,000 families through education on pedestrian and bicycle safety, selection and installation of child car safety seats, training on current laws, and providing safety items at workshops and community events. The program also alerts families to the steep fines associated with failure to comply with California laws, which can be \$600. The program supports the goal of helping low-income families to stabilize economically.

There are no requirements for matching funds. The locations for workshops and activities are facilities and neighborhoods that are the targets and recipients of federal, state, local, and philanthropic funding for low income residents and the communities where they live, work, recreate, or attend schools.

LOCAL FUNDING - Naturally Occurring Affordable Housing (NOAH) Loan Program

A significant number of multifamily rental properties provide housing at rates affordable to low- and moderate-income households without subsidy. However, many suffer from poor maintenance and negligent management, making them unappealing, unfit, and unsafe for occupancy. The City's Naturally Occurring Affordable Housing (NOAH) Loan Program has been developed to provide mission-driven affordable housing providers financing tools to acquire, rehabilitate, and maintain smaller multifamily properties as affordable housing for the long term. With the ever-growing demand for rental housing, many NOAH properties are under threat of conversion to market-rate, luxury units, placing families and communities at risk of displacement. The NOAH Loan Program utilizes the City-supported New Generation Fund to target areas of the City facing gentrification pressures (which are rapidly becoming citywide), and help preserve and stabilize the existing housing stock. LAHD is currently looking to restructure the NOAH

program and assist and provide solutions to preserve NOAH properties. LAHD is also looking for first trust deed lenders to participate in the program. The program is funded by a combination of local funding and private funding from the University of Southern California.

Federal funds are not being requested. NOAH funds are from the General Funds and the University of Southern California Affordable Housing Preservation Fund, and no federal funds are being utilized.

PRIVATE FUNDING - Olympic Organizing Committee Youth & Adaptive Youth Sports Programming

The International Olympic Committee (IOC) entered into an agreement with the United States Olympic Committee and the City to provide \$160 million to support youth sports and adaptive youth programming, to significantly enhance access to sports for the City's youth, beginning in 2018 and through the years leading up to the 2028 Summer Olympic Games. Much of the programming, including accessible adaptive youth sports, will be implemented in neighborhoods where low-income families reside.

Other Federal Funding - Coronavirus Aid, Relief, and Economic Security (CARES)

On March 27, 2020, the Coronavirus Aid, Relief, and Economic Security (CARES) Act was signed into law to address a once-in-a-century pandemic. This funding was intended to help states and localities mitigate the many effects of COVID-19 and the resulting economic recession on individuals and families. Part of this package included funding for CDBG, ESG, and HOPWA to help prevent, prepare for, and respond to those effects. Over \$250 million in supplemental one-time funding was awarded to the City of Los Angeles and is being used to prevent and reduce homelessness, address the digital divide for low-income families without internet access, provide food, provide childcare to support parents returning to work, offer employment training for individuals who experienced job loss, support small businesses, and fund other efforts.

The Coronavirus Relief Fund (CRF) was part of the CARES Act and supported many functions to ease the burdens of Americans during the pandemic. The City used this additional one-time funding to implement several activities that complemented Consolidated Plan programs to address issues during COVID. These activities included childcare programs, the Eviction Defense Program, Emergency Rental Assistance Subsidy, and other projects to keep Angelenos housed and safe during this time.

The CARES Act also awarded \$9 million in supplemental one-time Community Services Block Grant funds, which are assisting low-income families affected by the pandemic through direct payments, rental arrears, utility arrears, food bank support, and computer software and equipment for online learning. Assistance for survivors of domestic violence and human

trafficking is also included, as there has been a sharp increase in such experiences during the pandemic. Over 16,000 families are expected to be supported through these funds.

OTHER FEDERAL FUNDING - American Rescue Plan (ARP)

On March 11, 2021, President Biden signed the American Rescue Plan (ARP) into law, allowing \$1.9 trillion dollars in various types of aid to benefit the American people. A large portion of this injection of funding is focused on economic revitalization and recovery from the COVID-19 pandemic. The City was awarded \$99,891,031 in HOME-ARP funds, has allotted \$58.1 million to Project HomeKey and \$20 million to the Affordable Housing Managed Pipeline for the development of affordable housing, \$10.2 million to the Eviction Defense Program, \$8.4 million to the L.A. Emergency Fund for supportive services, and \$3.1 million for administration costs.

Additionally, ARP funds were awarded to Los Angeles County in the form of 3,295 emergency housing vouchers, which is an estimated equivalent of about \$46 million. It is expected that many City residents will be able to obtain vouchers.

LOCAL FUNDING - Proposition HHH Permanent Supportive Housing Funds

In November 2016, Los Angeles voters approved Proposition HHH, which gives the City authority to issue up to \$1.2 billion in General Obligation bonds over ten years to finance the development of permanent supportive housing (PSH) and other affordable housing units. PSH for chronically homeless and homeless households will combine with social services, which may include mental health and health services, drug and alcohol treatment, and job training. HHH funds will leverage HOME, LIHTC, and other sources. Ninety-two (92) projects totaling 5,798 units developed with HHH funds have been placed in service; an additional 24 projects with 1,781 units are currently in construction, and another 14 projects with 1,238 units are approved and in preconstruction.

PRIVATE FUNDING - First Citizens Bank Community Development Grant

Each year since 2017, the City has successfully applied for and received four \$400,000 grants and two \$300,000 grants, totaling \$2,200,000, from First Citizens, who merged with CIT Bank, for the citywide Low Income Purchase Assistance, LIPA, Program for first-time homebuyers earning up to 80% of the Area Median Income, AMI. The funding assisted 137 low-income families in purchasing their first homes and securing permanent housing with these grant funds, which were leveraged with HOME Program funds. The City is expected to apply for another \$200,000 community development grant from First Citizens Bank in 2025.

PRIVATE FUNDING - University of Southern California Affordable Housing Fund

The City of Los Angeles entered into a Development Agreement with the University of Southern California (USC) seeking to ensure that USC provided community benefits as part of its plan to develop more than 5 million square feet of academic, commercial, and housing uses in the USC Specific Plan Area (USC Village Project). In consideration, USC proposed to contribute up to \$20 million to the City's Affordable Housing Trust Fund to preserve and/or develop affordable housing in the USC Nexus Area over 20 years. The first and second tranches, consisting of \$10 million and \$5 million, were received in 2018 and 2023, respectively. The remaining \$5 million becomes due and payable to the City's Affordable Housing Trust Fund in 2033, but only if USC fails to provide a specified amount of "on-campus" student housing.

In June of 2018, the Mayor and City Council authorized LAHD to use funds for the implementation of the USC Affordable Housing Loan Program. The program is designed to preserve and/or increase the supply of housing for low and below-income tenants (80% AMI or lower income households in the USC Nexus Study Area) by providing competitive loans to borrowers for the acquisition, rehabilitation, and preservation of existing multifamily housing units. LAHD solicited proposals from qualified organizations to create and manage a USC Revolving Loan Fund (USC-RLF) to provide loans to borrowers with more flexible terms than those offered in the traditional marketplace. Genesis LA Economic Growth Corporation (GLA) was selected as the qualified contractor (Fund Administrator) who will provide a minimum of \$2 million in private capital (in-kind contributions) to leverage with USC funds to create the USC-RLF. The Fund Administrator will create and manage the USC-RLF of a minimum of \$7 million. The loans are intended to incentivize the production and preservation of affordable housing in the USC area.

LOCAL FUNDING - Affordable Housing Linkage Fee

Since its inception in 2018, the total revenue collected by the Affordable Housing Linkage Fee as of December 31, 2024 is approximately \$155.9 million. The Affordable Housing Linkage Fee Expenditure Plan allocates revenue for various uses, including, but not limited to, new construction of affordable housing, preservation of affordable housing, homeownership assistance for Moderate and Low-Income home buyers, innovative housing demos, and 15% for staffing and the new housing development software system. The Affordable Housing Linkage Fee Oversight Committee meeting planned for the final quarter of 2024 to discuss the FY 23-24 Expenditure Plan was delayed due to pending litigation. LAHD will not spend any new money from the Linkage Fee until the lawsuit has been resolved, which will likely occur in August 2025.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan (housing):

Affordable Housing Development

The Los Angeles Housing Department continues to work with various other City agencies in a coordinated effort for the evaluation, disposition, and development of City-owned properties for affordable housing. Assets include 43 sites acquired through the dissolution of the former Community Redevelopment Agency, City-owned parking lots, sites acquired through loan default, and other City assets. These City-owned properties are located in various neighborhoods throughout the city and include permanent supportive, multifamily, mixed-use, and homeownership developments. The goals for FY 2025-26 are to finalize four Disposition and Development Agreements for developments that have negotiated affordable housing projects; facilitate the transfer of four City-owned sites to the developers through long-term ground leases or sales; enter into Exclusive Negotiation Agreements with developers for up to four City-owned properties; and issue two Requests for Proposals for affordable housing development, focusing on sites that have undergone an initial environmental analysis and LAHD's real estate owned properties. These sites have the potential to create and preserve approximately 566 units of affordable housing.

Under a grant awarded by the Southern California Association of Governments (SCAG) and the CA Housing and Community Development (HCD), the Housing Department's Land Development Unit project will innovate how the City uses its assets and partners with other public agencies to maximize housing production on public land in a more sustainable and time efficient manner. The Housing Infill on Public and Private Lands (HIPP) Program grant will fund four key activities to develop the program: (1) comprehensive due diligence to review and prioritize City-owned sites identified for development; (2) focused analysis of City parking lots that can be redeveloped as housing; (3) financial and feasibility analysis to generate housing programs and creative financing approaches; and (4) development of programmatic infrastructure, including legal templates and program documents.

The work will be structured to develop projects serving households across a range of incomes, offer a variety of housing types and ownership models, include known subsidy sources that will be committed to the projects upfront, and cross-subsidize affordability throughout the portfolio. The final deliverables will include a catalogue of multiple publicly owned sites within the City, which reflect the due diligence completed and financing available, along with ready-to-use legal documents and agreements for quick implementation.

Enhanced Comprehensive Homeless Strategy

The Comprehensive Homeless Strategy adopted in 2016 included a strategy to identify public land for homeless facilities. An updated Enhanced Comprehensive Homeless Strategy was

adopted in 2019, and City-owned properties continue to be evaluated and presented to Council as potential sites for homeless facilities under this updated strategy.

In February 2023, Mayor Karen Bass issued Executive Directive 3 (ED 3), revised in July 2023 and March 2024, authorizing the emergency use of viable City-owned property for homelessness interventions. ED 3 directs the Office of the City Administrative Officer to identify vacant, surplus, or underutilized City-owned property to be assessed for feasibility for housing or shelter for those experiencing homelessness and directs and authorizes streamlined and expedited permitting and construction for such interventions.

In November 2023, Mayor Bass issued Executive Directive 6 (ED 6) for Temporary Use of Hotel Rooms Under the Residential Hotel Ordinance for Interim Housing of Unsheltered Individuals.

Many rooms within the designated Residential Hotels have been used as hotel rooms, and some may now be unsuitable for use as primary residences under current building code standards. City, state, and federal efforts to boost the production of affordable housing have created new models, including Permanent Supportive Housing.

In November 2023, Mayor Bass issued Executive Directive 7 (ED 7) for Streamlining and Accelerating Housing Production—to employ a multi-faceted, coordinated, and effective approach to produce needed housing more quickly.

Beginning in January 2024, the Los Angeles Housing Department has partnered with the City Administrative Officer of Los Angeles to convene three individual committees to oversee the efforts supporting homeless individuals: the Homeless Strategy Committee, the Prop HHH Administrative Oversight Committee, and the Prop HHH Citizens Oversight Committee. These groups strive to meet on a monthly basis to discuss existing and future homelessness and housing efforts in the city.

On an annual basis, the Los Angeles Homeless Services Authority (LAHSA) conducts the Los Angeles Homeless Count. The Homeless Count is a countywide event that deploys thousands of Angelenos to approximately 150 sites to count unhoused individuals over the course of three days. The data from this effort is used to further develop strategies and to identify resources needed to address housing needs.

This approach will remove barriers to housing production, especially for projects that provide affordable housing units, by making more housing project approvals ministerial and by addressing delays and barriers in the permitting process.

Land Economic Development

As part of the City's Jobs and Business Advancement Action Plan, the City Council and Mayor approved the Asset Evaluation Framework, which established a process for evaluating and

designating City-owned parcels to be sold or leased for economic development purposes. Local legislation created the Economic Development Trust Fund (EDTF) from the proceeds of those transactions. Up to 50% of the sale or lease proceeds from properties designated for economic development under the Asset Management Framework Policy may be used to encourage property development, business expansion, employment opportunities, economic development projects and programs, development subsidies, and business technical assistance in areas with the greatest need.

Currently, there are five (5) City-owned or City-optioned sites anticipated to be sold to private developers to build projects that will further economic development goals, including job creation, job retention, and additional public benefit components. Proceeds from the sale of City-owned properties are subject to the EDTF, while proceeds from City-optioned properties will be utilized to pay the option. The sites are at various stages of development, from preparing the Request For Proposals, Exclusive Negotiating Agreement negotiations, Disposition and Development Agreement (DDA) negotiations, to DDA performance.

At least three (3) sites are currently under feasibility analysis to establish a potential Enhanced Infrastructure Financing District (EIFD) within the overall jurisdiction. These districts, if approved, would directly fund or pay off bonds that fund economic development investment with tax increment monies gathered.

Discussion

Los Angeles continues to expand the number of local, state, federal, and private resources it utilizes to address the expansive homelessness crisis and the needs of low-income families. Some grants awarded in prior years are still being utilized, while the City continues to look for more opportunities to collaborate and leverage with other resources.