

Managing the Process

- 1. Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.**

Program Year 2 CAPER Managing the Process response:***City Response (1)***

The priorities, strategies and programs carried out through the Consolidated Plan are fully consistent with the city's General Plan and specific plans, and adhere to applicable CDBG and HUD statutes and regulations. The City consults the guidance found in the City's General Plan Framework in preparation of the five-year Consolidated Plan and annual Action Plans, to assure that City priorities, strategies and

goals are consistent with both the General Plan and Specific Plan goals adopted by the City Council.

The City's General Plan Framework Element is a strategy for long-term growth that sets a citywide context to guide the update of the community plan and citywide elements. The Element responds to State and Federal mandates to plan for the future. It is critical that Consolidated Planning use the best and most current demographic information in forecasting future population and housing needs – and the impact that population growth will have on Consolidated Plan-funded projects and programs. To that end, the City uses population forecasts provided by the Southern California Association of Governments (SCAG) RHNA data (Regional Housing Needs Assessment) data is used in conjunction with HUD-provided CHAS (Comprehensive Housing Affordability Strategy) data.

As the City continues to grow, the General Plan Framework Element provides a means for accommodating new population and employment in a manner that enhances rather than degrades the environment. The City must prepare for growth, and reflect those estimates in determining funding needs and priorities under the Consolidated Plan. In preparing the General Plan Framework Element, the City has answered the question "What would the City do if it had to accommodate this many more people?" In answer to that question there are two possibilities: 1) prepare a Plan to accommodate density equally among all City neighborhoods, or 2) prepare a plan to preserve the single-family neighborhoods and focus density – should it occur -- in limited areas linked to infrastructure.

According to the Element, any plans to spread growth among all neighborhoods negatively affects all single-family neighborhoods equally, and continues strip commercial development patterns without respect to available infrastructure and transportation facilities. A plan to focus growth preserves single-family and low-density neighborhoods, and affords a closer relationship with available infrastructure.

The Framework Element refines adopted City policy and was intended to update Concept Los Angeles whose central theme is to preserve single-family neighborhoods by focusing any growth away from them and into centers. While planning for the future is demanding and challenging for the City, it is clear that given the choices about how best to respond to the mandates to plan for growth, the Framework Element is clearly the better alternative.

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General Plan Framework Element - Relationship to the City's General Plan and HUD Consolidated Planning

The Framework Element sets forth a citywide comprehensive long-range growth strategy. It defines citywide policies that will be implemented through subsequent amendments of the City's community plans, zoning ordinances, and other pertinent programs.. *The City's job in making Consolidated Planning more effective is to give recognition to the City's growth strategy and need to manage diversity through the range of programs and project activities funded by HUD.*

State Requirements

California State law (Government Code Section 65300) requires that each city prepare and adopt a comprehensive, long-term general plan for its future development. This Element must contain seven elements, including land use, circulation, housing, conservation, open space, noise and safety. In addition to these, State law permits cities to include optional elements in their general plans, thereby providing local governments with the flexibility to address the specific needs and unique character of their jurisdictions. *Similarly, HUD Consolidated Plan requirements ensure that the five-year plan and annual Action Plans be prepared consistent with state and local law, and that determinations of projects as eligible under the CDBG slum and blight National Objective must be consistent with the State of California Health and Safety Code.*

Implementation of the General Plan Framework Element

Implementation of the General Plan Framework Element is achieved through plans, ordinances, standards and guidelines, studies, capital improvements, economic development procedures, administrative procedures, and coordination with other governmental agencies (including the Consolidated Planning process); coordination and joint partnerships with private landowners and developers; and development review procedures. Guidance derived from the General Plan Framework Element is also incorporated into the Five-Year Consolidated Plan and annual Action Plans submitted to HUD in support of housing and community development programs and project activities.

Overview of the General Plan Framework Element

Basis for Planning: Growth and Capacity

The General Plan Framework Element is based on a planning horizon for population and employment growth: that the City's population could increase by approximately 820,000 residents; and employment by approximately 390,000 jobs. The City has developed this Element to establish policies to best accommodate this growth when and if it should occur. The population estimate is the growth forecast for 2010 for the City of Los Angeles provided by the Southern California Association of Governments (SCAG). The employment increase goal doubles the SCAG 2010 forecast to maintain the City's 1990 jobs-housing ratio. While the SCAG employment forecast represents the prevailing trend in economic activity, the higher number is considered essential if the City is to have sufficient job opportunities for its residents and to maintain and improve the level of services for the City's future. Without changes in the current State taxation and revenue distribution laws, lesser employment growth would significantly and adversely impact the City's fiscal stability and the quality of City services.

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At the same time, population and employment estimates do not represent maximum or minimum levels of growth to be permitted. A system for the annual monitoring of growth, infrastructure, and services, used as the basis to guide future capital investments and development decisions, will also be used as a mechanism to gauge the appropriateness of the estimates and provide for their modification over time.

Principal Framework Element Policies and the Consolidated Planning Process

- **Land Use**

The primary objectives of the policies in the Framework Element's Land Use chapter are to support the viability of the City's residential neighborhoods and commercial districts, and, when growth occurs, to encourage sustainable growth in a number of higher-intensity commercial and mixed-use districts, centers and boulevards and industrial districts, particularly in proximity to transportation corridors and transit stations. This is a strategy consistent with the goals and objectives set forth in the City's goals for economic development and affordable housing through the Consolidated Plan. All residents, but particularly low-income residents, benefit from the proximity of housing to work. Approval by the City Council of measures that encourage density bonuses and adaptive reuse are beginning to bear fruit, in that housing and retail growth is accelerating in many of the City's principal commercial corridors.

The Framework Element establishes new land use categories whose specific locations are determined through the community plans. In general, these categories continue the residential and industrial designations that have been used in the past. New categories are recommended for selected areas of the City that, in general, have been previously designated for commercial uses. These include:

- **Housing**

The Framework Element elaborates on the City's adopted Housing Element to ensure the provision of housing for the City's existing and future residents and guides the City's preparation of the Five-Year Consolidated Plan and annual Action Plans. Among the key policies are the following:

Provide sufficient lands for the development of an adequate supply of housing units. The Framework Element proposes the expansion of the City's capacity for housing units by the provision of bonus densities for the integration of housing with commercial uses in districts, centers, and boulevards.

Provide incentives for:

- The scattering of affordable units throughout the City;
- Development of family-size units in multi-family developments;
- Expedited permit processing for affordable units;
- Establish development standards for new multi-family residential projects to provide for livable communities;
- Revise, as necessary, community plans to facilitate the conservation of the scale and character of existing stable residential neighborhoods; and

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- Plan for appropriate increases in housing production in appropriate areas as determined through the community plans and implementing actions in conformance with the California Environmental Quality Act (CEQA).
- Review process, emphasizing projects that are consistent with the objectives and policies of the General Plan Framework Element, and the implementation of community plans and zoning regulations.

LAHD submitted a separate narrative response pertaining to its recent efforts in obtaining technical assistance from HUD for management of its HOME program, thereby enhancing compliance with HUD requirements for this grant.

LAHD Response (1)

In 2004, LAHD underwent a major management assessment, modified some existing programs and designed new ones to address unmet needs. The Housing Department applied via the local HUD office for HOME Technical Assistance via approved contractors, which has been very helpful for the assessment. The consultants undertook a review of Departmental policies and procedures related to Consolidated Plan-funded programs to ensure compliance with HUD regulations. Other Housing Department funds paid for the portions of the assessment unrelated to the HOME program.

In addition, the Housing Department continues to implement its Loan Information Management System (LIMS) that is integrated with HUD's IDIS program. Steady progress is being made on this front.

AIDS Coordinator Response (1)

The AIDS Coordinator's staff plans and coordinates with the Los Angeles County Office of AIDS Programs and Policy, the Los Angeles County Commission on HIV Health Services and the Los Angeles County Prevention Planning Committee regarding AIDS programs and services administered by Los Angeles County. The AIDS Coordinator's Office also keeps abreast of the number of new HIV/AIDS infections, populations affected, as well as certain emerging trends through reports and updates from the Los Angeles County Health Department's HIV/AIDS Epidemiology Program and the federal Centers for Disease Control and Prevention (CDC).

In addition, the AIDS Coordinator's Office also works with the California State Office of AIDS. Working relationships have also been established with City AIDS Prevention contractors, various AIDS treatment and services organizations including Minority AIDS Project, Bienestar, AIDS Project Los Angeles, the Los Angeles Gay and Lesbian Center, Palms Residential Center and a number of other community-based agencies.

This is all to ensure continuous cross communication regarding current HIV prevention strategies and treatment modalities appropriate for Los Angeles. Through a seat on the Los Angeles County HOPWA Advisory Committee (LACHAC), the AIDS Coordinator's Office also plans and coordinates with the City Housing Department's Housing Opportunities Persons with AIDS (HOPWA) program regarding housing and supportive services. Regular contact is maintained with all HIV Prevention contractors to ensure they are completing all of their goals. See Monitoring for more details.

Department of Aging Response (1)

The City of Los Angeles Department of Aging is a Council-Controlled Department as part of the City of Los Angeles which received in addition to CDBG funds; Older Americans Act, Older Californians

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Act funding, and General Fund dollars. The Department is accountable to both the Mayor and City Council and must comply with both California Department of Aging regulations but also with any applicable City ordinances, state, and federal regulations as a City entity

Through the Management Information System, program activity is measured on a monthly basis and reported to management. Quarterly, Performance Measurement reports are prepared and evaluated for each contracted agency in respect to the contracted services.

An Equal Access and Safety Protocol (EASP) program has been developed by the department which includes a "Standards of Practice" Manuals, program protocol, and protocol tools to assist and facilitate performance by the contracted agencies. Annual training's for program monitoring staff have been instituted to continue development of these tools and ensure regular monitoring.

Citizen Participation

1. Provide a summary of citizen comments.

2. In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures. Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirement may also be satisfied by specifying the census tracts where expenditures were concentrated.