

# HEALTH INNOVATION COMMUNITY PARTNERSHIP

Monthly Meeting  
July 10, 2020  
Reunión mensual  
10 de julio de 2020



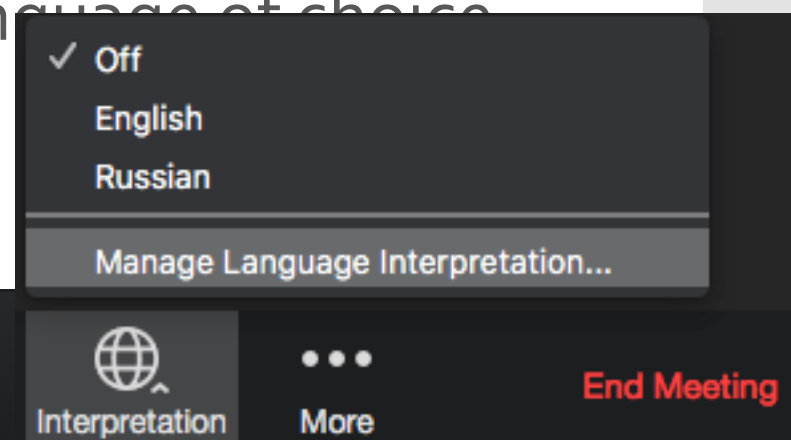
# Tech Tips for Zoom Meetings

## Consejos técnicos para reuniones de Zoom

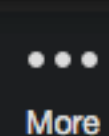
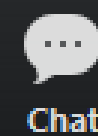
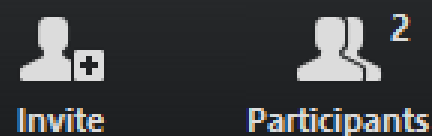
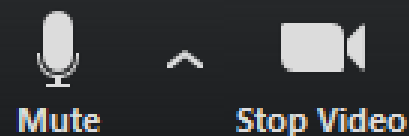
- All attendees – please mute yourself unless you are speaking!

*If there is too much background noise, the moderator will mute your line automatically.*

- See your control panel at the bottom of your screen. You can turn your audio and video on or off by clicking the **microphone** or **camera**.
- **Participants** shows a list of who is in the meeting. You can rename yourself or click the “Raise Hand” button if you want to ask a question.
- **Chat** opens up a shared window where you can type comments or questions to be read by the moderator.
- **Interpretation** allows you to attend in your language of choice.



A screenshot of the Zoom interpretation menu. The menu is dark grey with white text. It lists 'Off' (checked), 'English', and 'Russian'. Below these is a button labeled 'Manage Language Interpretation...'. At the bottom of the menu are icons for 'Interpretation' (a globe) and 'More' (three dots). To the right of the menu is a red 'End Meeting' button.



End Meeting

## Q&A

## Preguntas y respuestas

- We will try to allow for as many questions as possible, but with a very full agenda, we may not be able to answer all questions live.
- To ask a question – please “Raise a Hand” or type your question into Chat.
- You can also use Chat for any comments or feedback for the session.
- The moderator will ask for any questions from those on the phone during the Q&A period.

Panel Session

Sesión del panel

Affordable Housing & Community Benefits

**Vivienda asequible y beneficios  
comunitarios**

*Moderator: Ozzie Lopez, LA City Affordable Housing Commission*

*Panelists: Bea Stotzer, New Economics for Women*

*Manuel Bernal, East Los Angeles Community Corp.*

*Paul Peninger, AECOM*

# Affordable Housing & Community Benefits

## Vivienda asequible y beneficios comunitarios



**Ozzie Lopez**



**Bea Stotzer**



**Manuel Bernal**



**Paul Peninger**

Q&A

Preguntas y  
respuestas

## Member Poll:

Would you like a deeper  
dive on Affordable  
Housing through  
another panel session?

# Agenda

8:30	Panel Session	Sesión del panel
9:30	3 <sup>rd</sup> and Dangler Community Benefit Agreement	Acuerdo de Beneficio Comunitario de 3er y Dangler
9:40	LAC+USC Medical Center	Centro Medico de LAC+ USC
9:50	LAC+USC Campus Project Updates	Actualizaciones del Proyecto Campus LAC + USC
10:00	Census 2020	Censo 2020
10:15	Inclusionary Housing Ordinance	Ordenanza de vivienda inclusiva
10:35	Regional Planning Ordinances	Ordenanzas de planificación regional
10:45	Closing	Clausura



## Community Benefits

3rd and Dangler Community Benefit  
Agreement

**Acuerdo de Beneficio Comunitario de  
3er y Dangler**

*Guadalupe Duran-Medina, Office of Supervisor Hilda L. Solis*

*Zoe Kranemann, National CORE*

*Maria Brenes, InnerCity Struggle*

# 3<sup>rd</sup> and Dangler Community Benefit Agreement

# 3<sup>rd</sup> y Dangler Acuerdo de Beneficio Comunitario

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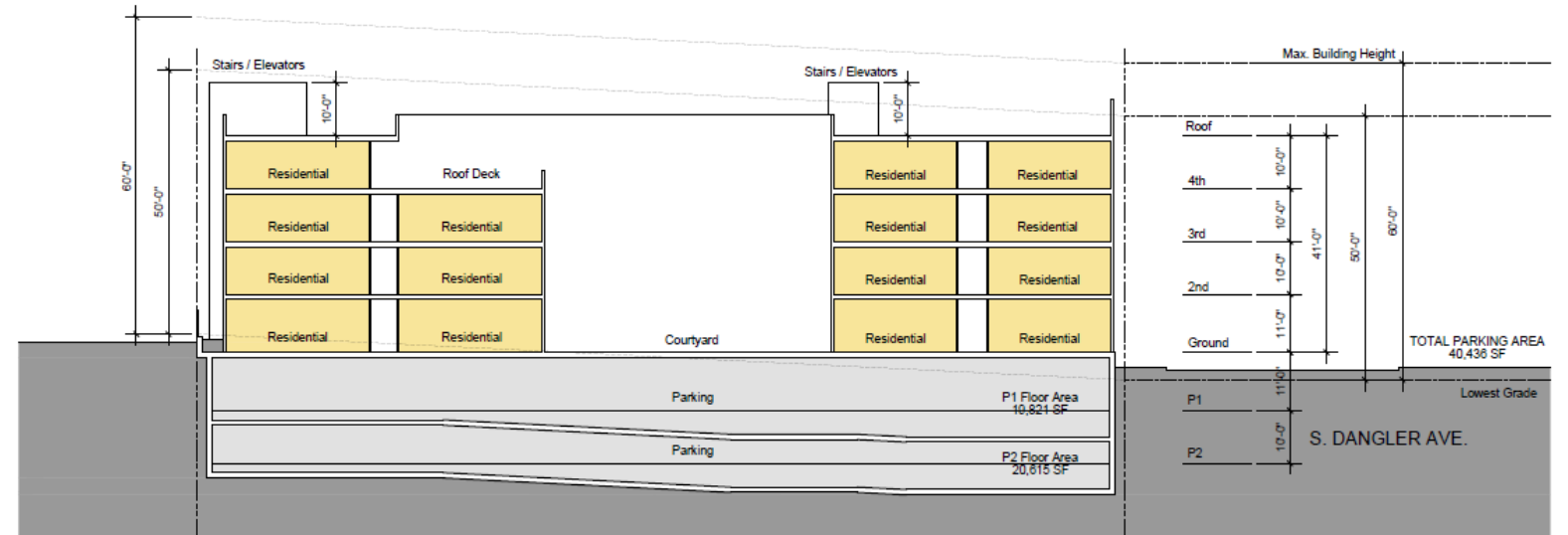
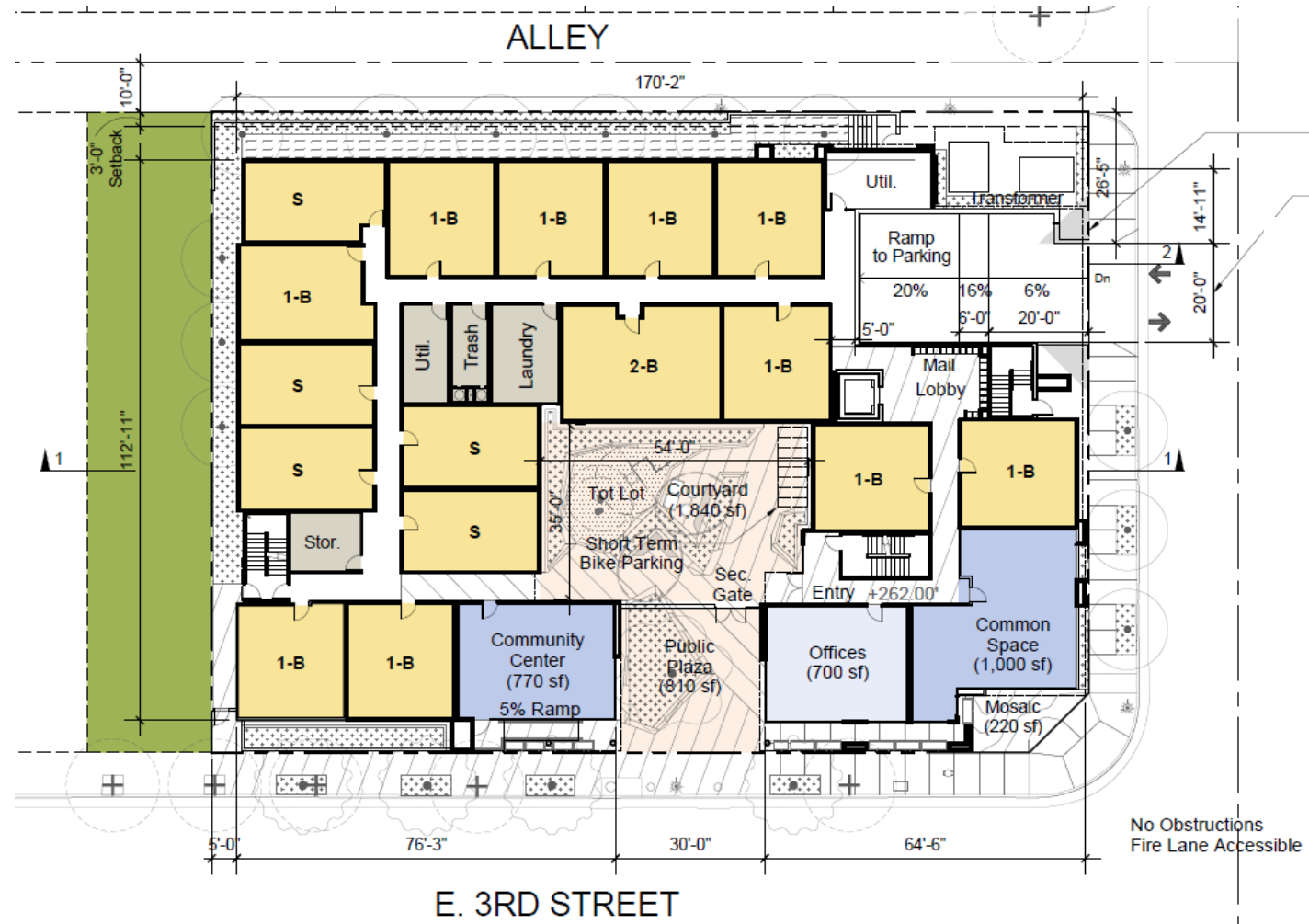


# Project Description

- 78 housing units
  - 77 units of affordable rent (households earning 60% or less of the Area Median income)
  - 39 Supportive Housing units
- Community Center
  - Technology Lab youth tutoring
  - Workforce development services
  - Mental Health services
- 87 parking spaces
- Community Advisory Committee
- National CORE, the developer, will work with the committee and local CBOs to facilitate the benefits described in the benefits agreement.

# Descripción del Proyecto

- 78 unidades
  - 77 unidades de alquiler accesible (hogares que ganan el 60% o menos del ingreso medio del área)
  - 39 viviendas con apoyo
- Centro Comunitario
  - Tutoría juvenil en Laboratorio Tecnológico
  - Servicios de desarrollo laboral
  - Servicios de salud mental
- 87 espacios de parqueo
- Comité Asesor Comunitario
- National CORE, el desarrollador, en coordinación con el comité y otras organizaciones locales, facilitara los servicios incluidos en el acuerdo de beneficios comunitarios.



# Benefit Areas / Áreas de Beneficio

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**Health and Wellness**

**Salud y Bienestar**

**Community Stability and  
Housing**

**Estabilidad Comunitaria y  
Vivienda**

**Economic Development**

**Desarrollo Económico**

**Opportunity and  
Workforce Development**

**Oportunidad y Desarrollo  
Laboral**

**Environmental Justice and  
Arts and Culture**

**Justicia Ambiental, Artes y  
Cultura**

**Safety and Youth Services**

**Seguridad y Servicios  
Juveniles**

**Transportation and Access**

**Transporte y Acceso**

Health and  
Wellness

Salud y  
Bienestar

# Health and Wellness

- Supporting Health and Wellness
  - Fitness classes
  - Healthy cooking classes
  - Health screenings
  - Healthcare navigation
  - Other trainings

# Salud y Bienestar

- Soporte a la Salud y el Bienestar
  - Clases de fitness
  - Clases de cocina saludable
  - Exámenes de salud
  - Navegación de la asistencia a la salud
  - Otros entrenamientos

Community  
Stability and  
Housing

Estabilidad  
Comunitaria y  
Vivienda



# Community Stability and Housing

- Individual Resident Assistance & Community Wellness Services
  - Healthcare access
  - Nutritional food sufficiency programs
  - Rental and housing assistance
  - Utility Assistance
  - Others

# Estabilidad Comunitaria y Vivienda

- Asistencia Individual para Residentes y Servicios de Bienestar Comunitario
  - Acceso a asistencia de salud
  - Programas de alimentación nutricional
  - Asistencia para renta y vivienda
  - Asistencia para servicios públicos
  - Otros

Economic  
Development

Desarrollo  
Económico

# Economic Development

- Economic Mobility Training (w/HTHF)
  - Credit
  - Money Management
  - Banking Basics
  - Savings
  - Decreased Debt
  - Improve Credit Scores
  - Others

# Desarrollo Económico

- Entrenamientos de Movilidad Económica (con HTHF)
  - Crédito
  - Administración de Dinero
  - Conceptos Bancarios Básicos
  - Ahorros
  - Reducción de Deuda
  - Mejora de Calificación Crediticia
  - Otros

Opportunity and  
Workforce  
Development

Oportunidad y  
Desarrollo  
Laboral

# Opportunity and Workforce Development

- 30% local hire during construction
  - Aspire to 50% local hire
- Training programs
- Aspire to local hiring for post-construction permanent position (up to 6)
- Taskforce

# Oportunidad y Desarrollo Laboral

- 30% empleo local durante la construcción
  - Aspiración de 50% de empleo local
- Programas de entrenamiento
- Aspiración de contratación local para empleos post-construcción (por lo menos 6)
- Taskforce

Environmental  
Justice and Arts  
and Culture

Justicia  
Ambiental, Artes  
y Cultura

# Community Stability and Housing

- Sustainable and Environmental Friendly Features
  - Landscaping fronting 3<sup>rd</sup> St.
  - Possibility for rooftop edible garden
  - Solar panels
- Open Green Space
  - Open Space Committee
- \$75,000 for Public Art Work
  - Public Art Committee

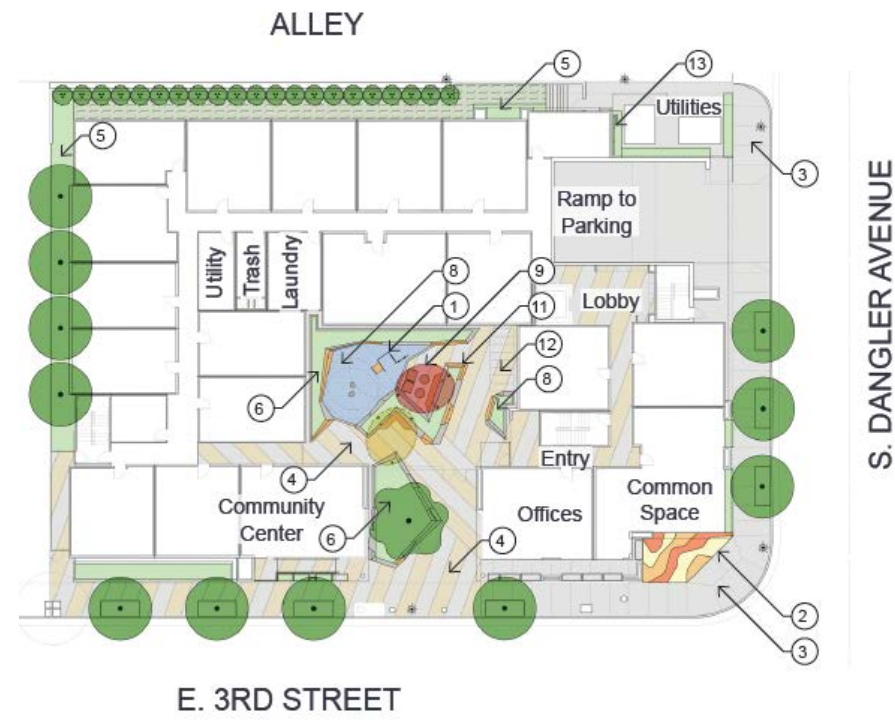
# Estabilidad Comunitaria y Vivienda

- Características Sustentables y Ecológicas
  - Áreas verdes frente a 3<sup>rd</sup> St.
  - Jardín para plantas comestibles en la azotea
  - Paneles solares
- Espacio Verde Abierto
  - Comité del Espacio Abierto
- \$75,000 para Trabajo de Arte Público
  - Comité de Arte Publico del Proyecto









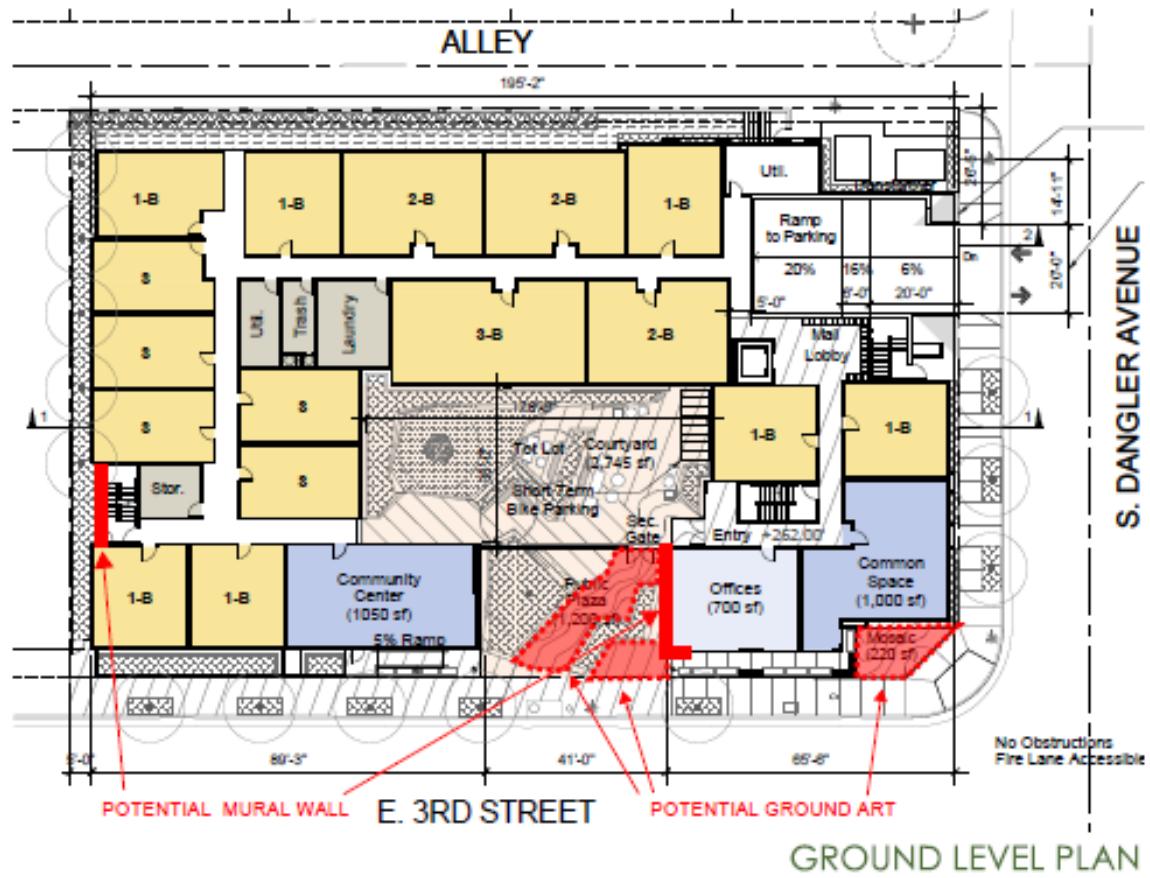
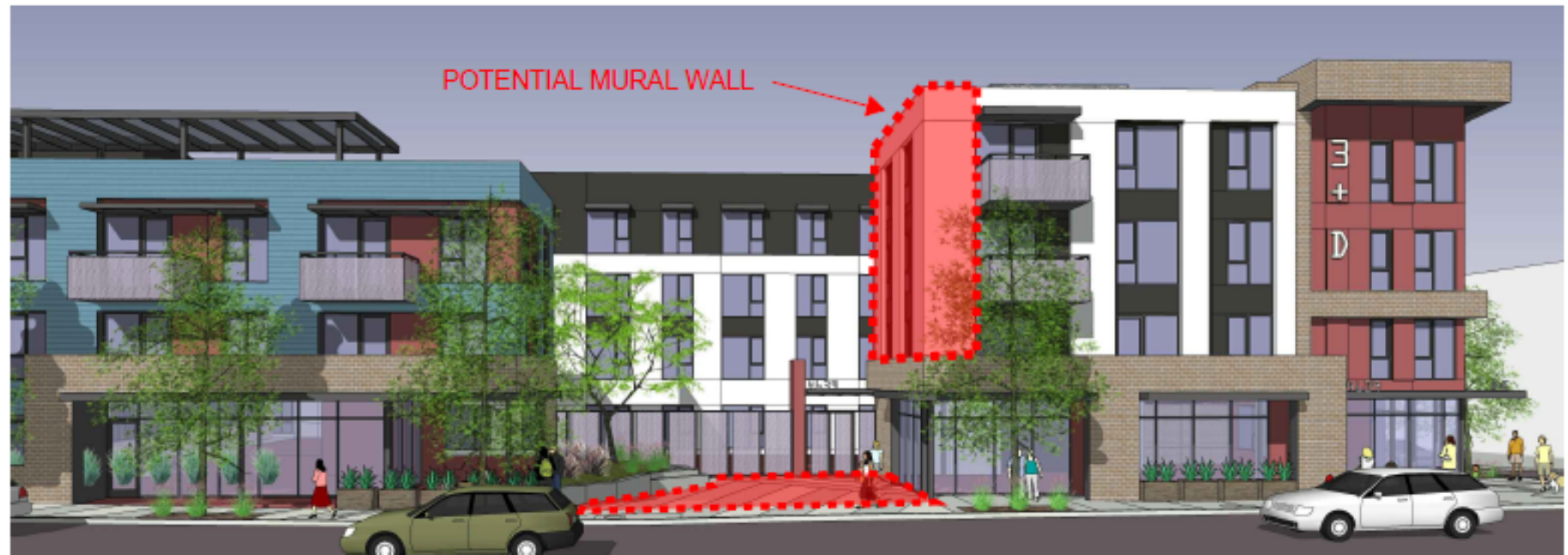
PROPOSED SHRUB PALETTE



PROPOSED TREE PALETTE







Safety and  
Youth Services

Seguridad y  
Servicios  
Juveniles

# Safety and Youth Services

- Preparing At-Risk Youth for Future Self-Sufficiency
  - Homework help
  - Character development
  - Exercise
  - Nutrition education
  - College/career exposure

# Seguridad y Servicios Juveniles

- Preparando a los Jóvenes en Riesgo para la Autosuficiencia Futura
  - Ayuda con la tarea
  - Desarrollo del carácter
  - Ejercicio
  - Educación nutricional
  - Exposición universitaria/laboral

Transportation  
and Access

Transporte y  
Acceso

# Transportation and Access

- Transportation and pedestrian public improvements
- Improvements to be provided by the LA County Public Works Department
- Bikes and walking paths
- Walking path at Belvedere Park
- Purchase of 5 LADOT zero emission Dash buses and 5 LA Metro zero emission buses
- Others

# Transporte y Acceso

- Mejoras en Transporte y Acceso Peatonal
  - Mejoras serán proveidas por Departamento de Obras Publicas
  - Circuitos para bicicletas y caminatas
  - Sendero en Belvedere Park
  - Compra de 5 LADOT autobuses Dash de emisión cero y 5 autobuses de LA Metro de emisión zero
  - Otros

# Committees

# Comités



# Existing Committees

- Community Advisory Committee (oversees project benefits) - HICP
- Open Space Committee (oversees open space, pocket park planning and edible garden) - Legacy LA
- Public Art Committee - Self Help Graphics
- Local and Target Hire - WDACS will be incorporated into HICP workgroup
- Local Notification and Outreach Committee - Innercity Struggle and Eastside LEADS

# Comités Existentes

- Comité Asesor Comunitario (supervisa los beneficios del proyecto) - HICP
- Comité de Espacio Abierto (supervisa espacios abiertos, planeamiento del parque pequeño y jardín para alimentos comestibles) - Legacy LA
- Comité de Arte Público - Self Help Graphics
- Contratación Local y Objetiva - WDACS será incorporado dentro del equipo de trabajo de HICP
- Comité de Notificación Local y Divulgación - Innercity Struggle y Eastside LEADS



# Community Advisory Members

- Gabriela Solorzano
- Grace from the Department of Arts and Culture
- Greg Bonett
- Guadalupe Duran-Medina
- María Leon
- Ozzy Lopez
- Pamela Agustin
- Yolanda Duarte

# Miembros del Comité Asesor Comunitario

- Gabriela Solorzano
- Grace from the Department of Arts and Culture
- Greg Bonett
- Guadalupe Duran-Medina
- María Leon
- Ozzy Lopez
- Pamela Agustin
- Yolanda Duarte

**DO YOU WANT TO JOIN?**

# Next Steps

# Próximos Pasos

# Next Steps

- Need to convene Community Advisory Committee to finalize the CBA language
- Send out final draft to HICP membership for review prior to August meeting
- Bring to August HICP meeting for vote
- If approved, sign and submit to County
- Host at least quarterly meetings
- Update to HICP quarterly

# Próximos Pasos

- Necesitamos convocar al Comité Asesor Comunitario para finalizar el lenguaje del CBA
- Enviar el borrador final a la membresía de HICP para su revisión antes de la reunión de Agosto
- Asistir a la reunión de HICP de Agosto para votar
- Si es aprobado, firmar y enviar al Condado
- Organizar al menos reuniones trimestrales
- Actualizar a HICP trimestralmente

COVID-19

LAC+USC Medical Center  
Update

**Actualizaciones del Centro Medico de  
LAC+ USC**

*Jorge Orozco, CEO*

Partner Sharing

LAC+USC Medical Center Campus  
Projects Update

**Actualizaciones del Proyecto Campus  
LAC + USC**

*Rosa Soto and Heather Hays, LAC+USC Medical Center  
Foundation, Inc.*

*Alicia Ramos, Department of Public Works*



# LAC+USC MEDICAL CAMPUS PROJECTS UPDATE

Health Innovation Community Partnership (HICP) Meeting

July 10, 2020

# LAC+USC MEDICAL CAMPUS PROJECTS UPDATE

## Restorative Care Village – Phase 1

(1744 North Mission Road – Corner of State and Mission)

### Project Description

- Recuperative Care Center (RCC) – 96 Beds – 1 – 4-Story Building
- Residential Treatment Program (RTP) 64 Beds ; 4 – 3-Story Buildings

### Status and Next Steps

- Grading permits have been obtained and Design-Builder is underway with grading activities on site
- Civic Arts Process Continues
- Building plan review and Building obtaining building permit is the next step





# LAC+USC MEDICAL CAMPUS PROJECTS UPDATE

## Women's and Children's Hospital Demolition

(1240 North Mission Road – Corner of Zonal and Mission)



### Project Description

- Demolition of +/- 390,000 sqft – Decommissioned 12-story WCH
- Demolition of 6 surrounded trailers
- Demolition of Cooling Tower/Air Compressor and WCH Storage
- Abatement of hazard materials
- Creation of surface parking lot until funding for future Restorative Village Psychiatric Hospital are secured.

### Status and Next Steps

- Debris Removal is complete
- Demo Service Contract Award - for WCH Stuct. Demo targeted for August 2020
- Flyer to Community alerting them of the forth-coming demolition
- WCH Structural Demolition anticipated to start September 2020





# LAC+USC MEDICAL CAMPUS PROJECTS UPDATE

## Child Care Center

(1200 North State Street)



## Project Description

Construction Child Care Center centrally located on a 17,500 SF lot with a 7,000 SF building and surrounding play area.

## Status and Next Steps

- Make-Ready work to clear the site anticipated to start this month July 2020



# LAC+USC MEDICAL CENTER PROJECT UPDATES

## Child Care Center (Updated Design)



NE AERIAL VIEW



# LAC+USC MEDICAL CENTER PROJECT UPDATES

## Child Care Center

(Updated Design)



**EAST ELEVATION**



**WEST ELEVATION**

# HICP Partnership Survey Reminder: Due Friday, July 17th

Email for CACHI Year 3 Survey NEW LINK

in your inbox yesterday

**Follow this link to the [Survey](#)**

Housing

LA County Inclusionary Housing  
Ordinance

**Ordenanza de vivienda inclusiva**

*Pamela Agustin, Eastside LEADS*

# Representation

Census 2020

**Censo 2020**

*Jesus Suatan, Latino Equality Alliance*

July 10, 2020

Los Angeles County Board of Supervisors  
Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Re: Draft Inclusionary Housing Ordinance - Request to strengthen the draft ordinance by not exempting the East LA\Gateway submarket area.

Dear Honorable Supervisors:

This letter is to inform you of the Health Innovation Community Partnership's strong concern regarding the exclusion of the East Los Angeles communities from the proposed Inclusionary Housing ordinance draft that will come before you on August 4, 2020. As a partnership established in 2017 through your unanimous vote, we continue to work collectively to ensure that developments in and around the LAC+ USC Medical Center are guided by community perspectives as voiced by local residents and community-based organizations. As part of the many community meetings that were held throughout the Eastside from December 2018 through June 2019, the Partnership asked community residents to articulate their concerns about proposed developments around the LAC+USC Medical Campus. Their answers to this question showed that a prevailing concern was the lack of affordable housing available in the Eastside. Moving forward with this ordinance without including the East LA\Gateway submarket area would be ignoring the hundreds of voices that have come forward to be a part of shaping development and investment in their community.

Inclusionary Housing Ordinance  
Letter to Board of Supervisors from  
Health Innovation Community Partnership  
July 10, 2020

The LA County Inclusionary Housing ordinance is one of many policy tools to preserve and expand affordable housing that will come for your consideration this year. It is critical that the County adopt an inclusionary housing ordinance that produces the maximum amount of affordable housing, targets affordable units as deeply as possible, prevents displacement, and better integrates neighborhoods. We urge you to approve this ordinance without excluding the East LA submarket area; we also ask you to consider not excluding any submarket area. Furthermore, we recommend that all three rental affordability options for rental units include a portion of units affordable to households making 30% AMI or less in order to meet the needs of the most vulnerable LA County renters.

Supervisors, the COVID-19 pandemic has created tremendous hardships for our already vulnerable communities. As we continue to work to contain the virus and to keep our communities safe, healthy and whole, we must move forward with bold solutions that ensure an equitable future beyond the pandemic. An inclusionary housing ordinance that applies to all 5 supervisorial districts will be a cornerstone element of this equitable future.

Thank you for your consideration,

Sincerely,  
Health Innovation Community Partnership

Member Poll:  
Endorse the HICP  
Co-Design Committee to  
Approve and Send the  
Letter to the Board of  
Supervisors



Housing

Regional Planning Ordinances

**Ordenanzas de planificación regional**

*Heather Anderson and Ayala Scott*

*County of Los Angeles Department of Regional Planning*

# Background

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- Board motion in February 2018 initiated four housing ordinances. Today we will be presenting two of them:

**Interim and Supportive Housing Ordinance**

**Affordable Housing Preservation Ordinance**



# Interim and Supportive Housing Ordinance

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- 2020 Greater Los Angeles Homeless Count: 66,436 people (up 12.7% from 2019)
- Goal of the ordinance: encourage development of shelters, transitional housing and supportive housing, and to support temporary vehicle living.

*Shelters:* up to 6 months stay

*Transitional housing:* up to 2 years stay

*Supportive housing:* permanent affordable housing with supportive services

- Core strategy: utilize existing buildings/built environment



# Interim and Supportive Housing Ordinance

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## Shelters

- Accessory shelters: *allow government and nonprofits, including faith-based organizations to establish accessory shelters on nonresidential properties*
- Streamlined review
- Fee exemption



# Interim and Supportive Housing Ordinance

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## *Motel Conversions*

- Enable and streamline temporary conversions of hotels, motels and youth hostels to shelters and transitional housing
- Streamline permanent conversion of hotels, motels and youth hostels to shelters, transitional housing and supportive housing



# Interim and Supportive Housing Ordinance

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## *Vehicles*

- Safe parking lots
- Expand parking options for recreational vehicles

## *State law compliance*

- Supportive housing streamlining
- State laws regulating review of housing types for specific populations



# Next steps

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- July 22 Regional Planning Commission Hearing
- Interim and Supportive Housing Ordinance webpage:  
[http://planning.lacounty.gov/interim and supportive](http://planning.lacounty.gov/interim_and_supportive)





# Affordable Housing Preservation Ordinance

Health Innovation Community Partnership

July 10, 2020

Housing Policy Section, Department of Regional Planning



# Policy areas

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- No net loss
- Condominium conversions
- Mobilehome park closures



# No net loss

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- Income-restricted to extremely low, very low, lower or moderate income within the five years prior to application submittal;
- Rent-stabilized pursuant to County or State regulations within the five years prior to application submittal;
- Occupied by lower, very low or extremely low income tenants within the five years prior to application submittal;
- Rent-stabilized and withdrawn from rent or lease under the Ellis Act within the 10 years prior to application submittal.



# No net loss

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- What types of projects?
  - New construction of principal buildings
  - Changes of principal residential use to another principal use
  - Changes in the number of dwelling units
  - Land divisions (including condo conversion)
  - Legalization of unpermitted dwelling units



# Condominium conversions

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- 30-day notification period to housing organizations





# Next steps

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- July 29 Regional Planning Commission Hearing
- Affordable Housing Preservation Ordinance
  - <http://planning.lacounty.gov/ahpo>



Next Meeting:  
Friday, August 7, 2020

Próxima reunión: viernes  
7 de agosto de 2020

[www.hicpla.org](http://www.hicpla.org)

**H**HEALTH  
**I**INNOVATION  
**C**COMMUNITY  
**P**PARTNERSHIP