Agenda

- County Initiatives to Incentivize Affordable Housing
- Overview of the AHSC Program + Q&A
- County AHSC Team Interdepartmental Collaboration
- Elements of a Competitive Application
- AHSC Round 5 Process
- Next Steps and Questions
County Initiatives to Incentivize Affordable Housing
Los Angeles County needs **517,000 more affordable homes** to meet current demand of renter households at or below 50% Area Median Income.

Approximately 10,300 existing affordable homes are at risk of market-rate conversion, with 89% located in transit accessible neighborhoods.

Source: California Housing Partnership Corporation, 2019 County of Los Angeles Affordable Housing Outcomes Report.
• In October 2015, the Board of Supervisors created the Affordable Housing Budget to allocate $100 million by FY 2020-21.

• In partnership with developers and the City of Los Angeles, awarded $60 million in AHSC Rounds 3 and 4 to develop 502 affordable housing units at four project sites.
County Investments & Leveraging

County increased capital investment by nearly 300% during FY 2018-19 to close to $200 million.
• Priority of State, County, and Cities

• Requires robust partnerships and dedicated resources

• Resources: LACDA’s NOFA, AHSC, Measures H and HHH, No Place Like Home (NPLH), Multifamily Housing Program (MHP)
The Los Angeles County Development Authority (LACDA) is a dynamic and innovative local government agency created in 1982 by the Los Angeles County Board of Supervisors. The agency is an industry leader in its three core service areas: housing, community development, and economic development. The LACDA remains committed to being a trusted community leader dedicated to serving the residents, businesses, and communities of Los Angeles County.
Throughout the past five years, the County has invested over $294M in supportive housing projects.

An additional $262M will be allocated to projects by end of 2019 for a total of $556M in County investment.
NOFA 25 – FALL 2019

Capital Funds
• Affordable Housing Trust Funds (Approx. $55M)
• No Place Like Home Funds (NPLH) (Amount TBD)
• HOME Funds (Approx. $3M)

Rental Subsidies (Amount TBD)
• Project-Based Vouchers (PBVs) and Project-Based Veterans Affairs Supportive Housing (PBVASH) Vouchers for Special Needs units funded by the LACDA
• PBVs for non-Special Needs units reserved persons earning at or below 30% Area Median Income (AMI)
• PBVs for preservation
• PBVs for market rate projects
• PBVASH for projects without a capital award
GENERAL PROJECT

ELIGIBILITY

• Located in Los Angeles County
• The greater of 15% or 20% of units reserved for Special Needs populations
• New construction, rehabilitation, and preservation
• Rehabilitation must provide new units
• Construction has not started
• Project types:
  • Multifamily
  • Preservation
  • Single-family
SPECIAL NEEDS POPULATIONS AND AFFORDABILITY

- Homeless
- Chronically Homeless
- Homeless Veterans
- Homeless with Mental Illness (and NPLH-Specific)
- HIV/AIDS
- Developmental Disabilities
- Transition Age Youth

Affordable at 30% of AMI or may go to 35% AMI with a reasonable justification
INCENTIVIZING AHSC PARTICIPATION

Projects that have been approved for participation in the County of Los Angeles AHSC Readiness Program and are receiving technical assistance through this program will be prioritized.
NOFA AND NPLH CONTACTS

Matt Lust, Acting Manager
Cindy Kha, Project Manager

Los Angeles County Development Authority
700 West Main Street
Alhambra, CA 91801
Planning & Land Use Strategies

- Streamlining legislation
  - SB 35 (Affordable Housing)
  - AB 2162 (Supportive Housing)
- Density Bonus Ordinance Update
- Upcoming housing ordinances
  - Affordable Housing Preservation Ordinance
  - By-Right Housing Ordinance
  - Inclusionary Housing Ordinance
  - Interim and Supportive Housing Ordinance
- Prioritized entitlement process
Affordable Housing & Sustainable Communities Program
LA County Developer Forum

July 8th 2019 | Alhambra, CA
Culprit: Vehicle Miles Traveled

Why do we drive so much?

- Lack of location efficient housing
- Lack of quality low-carbon transportation options
California Climate Investments: Statutory Requirements

1. Reduce GHG emissions

2. Direct investment toward the most disadvantaged communities in the State

3. Maximize economic, environmental, and public health benefits to the State
AHSC Program Goal

To fund projects that result in:

• the reduction of greenhouse gas (GHG) emissions and vehicle miles traveled (VMT) and

• increased accessibility of housing, employment centers and key destinations through low-carbon transportation options such as walking, biking and transit.
Disadvantaged Communities & Low-income Communities Investments

Senate Bill 535 and Assembly Bill 1550 Implementation
What does it fund?

<table>
<thead>
<tr>
<th>Eligible Capital Projects</th>
<th>Eligible Programs (3 Year Grants)</th>
</tr>
</thead>
</table>
| 1. Affordable Housing Development (loan)  
*Bricks and Mortar* | 1. Active Transportation Programs |
| 2. Housing-Related Infrastructure (grant)  
*Required as Condition of Approval* | 2. Transit Ridership Programs |
| 3. Sustainable Transportation Infrastructure (grant)  
*Transit, Bike Lanes, Sidewalks* | 3. Criteria Air Pollutant Programs |
| 4. Transportation-Related Amenities (grant)  
*Bike Parking, Repair Kiosks, Urban Greening, Bus Shelters* | 4. Workforce Development Programs |
## Eligible Project Types

<table>
<thead>
<tr>
<th>TOD</th>
<th>ICP</th>
<th>RIPPA</th>
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<tbody>
<tr>
<td><strong>Transit Oriented Development</strong></td>
<td><strong>Integrated Connectivity Project</strong></td>
<td><strong>Rural Innovation Project Area</strong></td>
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<tr>
<td>Required:</td>
<td>Required:</td>
<td>Required:</td>
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<tr>
<td>✓ Affordable Housing</td>
<td>✓ Sustainable Transportation Infrastructure</td>
<td>✓ Sustainable Transportation Infrastructure</td>
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<td>Required: At least 1 additional components:</td>
<td>Required: At least one additional components from the following:</td>
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</tr>
<tr>
<td>❑ Sustainable Transportation Infrastructure</td>
<td>❑ Affordable Housing</td>
<td>❑ Affordable Housing</td>
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<tr>
<td>❑ Transportation Related Amenities</td>
<td>❑ Transportation Related Amenities</td>
<td>❑ Transportation Related Amenities</td>
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<td>❑ Programs</td>
<td>❑ Programs</td>
<td>❑ Programs</td>
</tr>
<tr>
<td>Required Minimum Density: 30 units/acre</td>
<td>Required Minimum Density: 20 units/acre</td>
<td>Required Minimum Density: 15 units/acre</td>
</tr>
<tr>
<td>35% of awards</td>
<td>35% of awards</td>
<td>10% of awards</td>
</tr>
</tbody>
</table>
Expansion of Bus Routes
Affordable Housing
Pedestrian Pathways
Bike Lanes
Urban Greening
Sidewalks
Expansion of Bus Routes
Bus Shelters
School Bus
Grocery Store
Image Credits: Produced in Piktochart by SGC Staff
## Who is Eligible to Apply?

<table>
<thead>
<tr>
<th>Eligible Applicants</th>
</tr>
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<tbody>
<tr>
<td>Local Governments (City, County, City/County)</td>
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<tr>
<td>Local Transportation Agencies</td>
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<tr>
<td>Public Housing Authority</td>
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<tr>
<td>Transit Agency or Operator</td>
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<tr>
<td>Regional Transportation Planning Agency</td>
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<tr>
<td>Congestion Management Agency</td>
</tr>
<tr>
<td>Joint Powers Authority</td>
</tr>
<tr>
<td>School District</td>
</tr>
<tr>
<td>Facilities District</td>
</tr>
<tr>
<td>University or Community College District</td>
</tr>
<tr>
<td>Developer: Public, Private, or Nonprofit</td>
</tr>
<tr>
<td>Program Operator: Public, Private, or Nonprofit</td>
</tr>
<tr>
<td>Federally Recognized Native American Tribes</td>
</tr>
</tbody>
</table>
Funding

- Minimum Award: $1 Million
- Maximum Award: $20 Million
- Annual funding until 2030
  - Cap & Trade – 20% of proceeds
- Round 4 NOFA - $400M
- Total to date: >$1.1 billion
- Round 5 NOFA - $570 million
Florence Neighborhood Mobility
TOD Project – County of Los Angeles

**Project Details**

- 96-100% DAC
- 108 affordable housing units for 30-60% AMI
- 100% Affordable
- Density: 117 units/acre
- 54 units set aside for those at risk of homelessness; workforce development center
- Transportation Service: Bikeway and walkway improvements
- Creates a walking path in local park that enhances stormwater capture

**AHD:** $7,027,908  
**STI:** $3,020,230  
**TRA:** $622,435  
**Program:** $127,495  
**Total Award amount:** $10,798,068
Vermont Manchester Transit Priority Project
ICP Project – County and City of Los Angeles

Project Details

• 85-90% DAC
• 180 housing units, over 90% affordable
• 165 affordable units set at 30-60% AMI
• Density: 91 units/acre
• 90 supportive housing units; 60 senior units

• New transit plaza adjacent to housing site
• Bike boulevards to connect to Silver Line, local school, and other destinations
• Implements Mobility Plan 2035

AHD: $13,500,000
STI: $5,000,000
TRA: $1,000,000
Program: $500,000
Total Award amount: $20,000,000
Arrowhead Grove 2 & 3
ICP Project – City of San Bernardino

**Project Details**

- 91-95% DAC
- 147 affordable housing units for 30-60% AMI
  - 22 one-bedroom
  - 81 two-bedroom
  - 34 three-bedroom
  - 10 four-bedroom
- 80% Affordable
- Community center with social services
- Transportation Service: Bikeway and walkway
- Half-mile of safe and accessible walkways that will connect housing to local Elementary school

- AHD: $17,422,714
- STI: $1,865,264
- PGM: $253,300
- **Total Award amount: $20,000,000**
AHSC Program Requirements & Scoring
Threshold Overview

Readiness Requirements

- CEQA/NEPA for Affordable Housing Developments
- Discretionary Land Use Approvals
- Demonstration of Site Control
- Developer Experience
- No active or Pending Litigation
- Housing Element Compliance
- Committed Funding Threshold
Program Goals

- Transit stop within ½ mile of AHD
- Sustainable Communities Strategy Implementation
- Agricultural Land Preservation
- Urban Greening Components
- Transit Passes for Residents
- “Smoke Free” Buildings
- Adequate Lighting for Public Spaces
- Affordability Threshold
- Air Pollution Education
# AHSC Scoring Criteria

## AHSC Scoring Elements and Criteria

<table>
<thead>
<tr>
<th>Criteria</th>
<th>Points</th>
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</thead>
<tbody>
<tr>
<td><strong>GHG Quantification Methodology Scoring</strong></td>
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<tr>
<td>GHG Efficiency</td>
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<td>GHG Total</td>
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<tr>
<td><strong>Quantitative Policy Scoring</strong></td>
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<td>Active Transportation Improvements</td>
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<tr>
<td>Green Buildings and Renewable Energy</td>
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<td>Housing and Transportation Collaboration</td>
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<tr>
<td>Location Efficiency and Access to Destinations</td>
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<tr>
<td>Funds Leveraged</td>
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<tr>
<td>Anti-Displacement Strategies</td>
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<td>Local Workforce Development and Hiring Practices</td>
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<tr>
<td>Housing Affordability</td>
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<td>Programs</td>
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<td>Urban Greening</td>
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<tr>
<td><strong>Narrative-Based Policy Scoring</strong></td>
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<td>Community Benefit &amp; Engagement</td>
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<td>Community Climate Resiliency</td>
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<tr>
<td>Community Air Pollution Exposure Mitigation</td>
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<td><strong>Total Scoring</strong></td>
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### Quantitative Policy Scoring - 55 Points

<table>
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</table>

- Easy to score, quantifiable items; “checklist” approach
- Intent is **not** for projects to receive 100%; this will not be achievable for most projects
## GHG Quantification Methodology Scoring- 30 Points

### GHG Quantification Methodology Scoring

<table>
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<tr>
<td>GHG Reduction: Total GHGs Reduced</td>
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</tbody>
</table>

![Image of train]

+ ![Image of cityscape]

+ [$]
GHG Quantification Methodology Scoring- 30 Points

• Scored separately by Project Area Type
  • TOD
  • ICP
  • RIPA

Round 4 Awards - Average GHG reductions (MTCO2E)
GHG Quantification Methodology Scoring - 30 Points

• GHG Calculator Tool
  • Housing (# of units, density)
  • Transportation (Bus or train service, walkway and bikeway improvements)
  • Solar Production

• Tool doesn’t take into account
  • Energy efficient transit vehicle replacement
  • Repaired/replaced sidewalks
  • Upgraded bikelanes
  • Energy efficiency of building (only production)
  • Urban Greening
Narrative-Based Policy Scoring - 15 Points

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<td>2</td>
</tr>
</tbody>
</table>

- Open-ended narrative to allow for Applicants to showcase important aspects of Project
- Describe how project exceeds statewide requirements
Narrative-Based Policy Scoring - Resources

- Planning and educational resources in Guidelines
- Narrative rubric on SGC website
- Past projects’ scores on SGC website
- FAAST application portal
Collaboration & Planning - 4 Points

Local Planning Efforts

• Identify local planning efforts the Project Implements
• Explain local agencies involvement in creation of Project

Tips!

• *Be specific* – if Project is implementing an identified Project in a local plan, state that explicitly
• Clearly lay out role of local agencies in creation of Project components (e.g. transit, active transportation, urban greening)
Collaboration & Planning - 4 Points

Housing and Transportation Collaboration

• Describe relationship between joint-applicants or partners
• Explain process in coming together to create vision for Project Area
• Describe how housing, transportation, AND urban greening are integrated to make a cohesive Project

Tips!

• Clearly explain role of each partner, and collaborative process for creating a Project
• Describe integration of all 3 topics, and resulting benefit from integration
Community Benefit & Engagement- 6 Points

**Community Engagement and Leadership**

- Describe how CBOs and residents have been meaningfully involved in Project visioning and development
- Explain in which stage(s) of the process CBOs and community members have been *and will be* engaged
- Explain efforts made to involved disadvantaged and low-income residents, including how meetings were advertised and made accessible

**Tips!**

- Build off of engagement done for community plans, specific plans, etc.
- Start early!
- Include a plan for future engagement
Community Benefit & Engagement- 6 Points

Addressing Community Needs

• Demonstrate how the Project meets 1 or more identified community needs, articulating how these needs were identified
• Describe how proposed Project addresses needs beyond housing & transportation

Tips!

• Draw direct line between community feedback and changes made to Project
• Detail how Project will serve broader community through investment (not just residents of housing)
• Use CE tracker and letters of support to strengthen your narrative
Community Climate Resiliency - 3 Points

• Using an up-to-date vulnerability assessment, identify climate vulnerabilities for Project Area and surrounding community
• Describe how potential impacts are taken into consideration in design of Project

Tips!
• State the source of the data, and identify all possible vulnerabilities for area
• Draw a direct line between vulnerability and proposed adaptation measure
• Consider adaptation for entire Project, not just housing
Community Air Pollution Exposure Mitigation - 2 Points

• Identify pollutants of concern using CalEnviroScreen 3.0 or other reliable data source
• Identify known sources of pollution in Project Area, and describe how air pollution mitigation *exposure* strategies are used in design of Project

**Tips!**
• Focus on community scale, not just indoor air quality
• What are the local sources of air contamination and how does project reduce exposure to them
• More severe exposure means more consideration needed
AHSC Program Application Process & Timeline
<table>
<thead>
<tr>
<th>Event</th>
<th>Date</th>
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</thead>
<tbody>
<tr>
<td>Release of Round 5 Draft Program Guidelines</td>
<td>August 2019</td>
</tr>
<tr>
<td>Draft Guidelines Workshops and Comment Period</td>
<td>August-September 2019</td>
</tr>
<tr>
<td>Release of Round 5 Final Guidelines and Application</td>
<td>Late October-Early November 2019</td>
</tr>
<tr>
<td>Application Due Date</td>
<td>February 2020</td>
</tr>
<tr>
<td>Round 5 Awards Adopted by Council</td>
<td>June 2020</td>
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</table>
AHSC Resources on SGC Website

• Program Guidelines
• Quantification Methodology
• Fact Sheets
• Frequently Asked Questions (FAQ)
• Past Award Information
• All AHSC Applications

http://sgc.ca.gov/programs/ahsc/resources/
Questions?

coral.abbott@sgc.ca.gov
ryan.silber@sgc.ca.gov
County AHSC Team: Interdepartmental Collaboration
County AHSC Program

$60 million
Awarded for housing and transportation improvements

500+
Affordable units

12+ miles
Pedestrian and cycling infrastructure
AHSC Collaboration

Collaboration with County/Developers/Partners
AHSC Funding

Developer

• Affordable Housing Development (AHD)
• Housing-Related Infrastructure (HRI)
• Program Costs (PGM)

County

• Sustainable Transportation Infrastructure (STI)
• Transportation-Related Amenities (TRA)
Workflow

1. Call for projects
2. County project review
3. AHSC Team & developer meeting
4. Submit planning application
5. Begin STI/TRA scoping
6. Final review and submission
7. Execute final documents
8. County narrative writing
9. Finalize STI/TRA scope
10. Gather application material
Affordable Housing and Sustainable Communities Program
Who we are
Public Works is one of 37 departments of the County of Los Angeles, directed by the Board of Supervisors

What we do
Public Works designs, builds and maintains transportation and flood control infrastructure, and provides municipal services to the County’s unincorporated areas
Public Works AHSC Role

1. Development Review

2. Transportation Scoping

3. Transportation Scope Implementation
Development Review

- Public Works is committed to quick turnarounds on affordable housing development reviews during the entitlement phase.
Example Transportation Improvements

- Urban Greening
- Upgraded Crosswalks
- Accessible Ped Signals
- New Bus Shelters
- Curb Extensions
- Bike Lanes
- Transit
Transportation Scoping Process

- August 2019: Meet with County Team
- Sept/Oct 2019: Public Works reviews relevant planning documents
- Sept/Oct 2019: Field Visits
- Nov. 2019: Begin filling out transportation scope in AHSC Application
- Dec. 2019: Finalize Scope
- January 2020: Finalize Application

- Ongoing collaboration with Developer
Example:
Willowbrook/Springhaven Project
Contact Information

Bill Johnson – Transportation Planning
wjohnson@pw.lacounty.gov
(626) 458-3943

Jose Suarez – Land Development
jsuarez@pw.lacounty.gov
(626) 458-4932
Public Health Recommendations to Minimize the Health Effects of Air Pollution

Jean Armbruster, Director
DPH PLACE Program
Health Impacts of Air Pollution near Freeways and High Volume Roadways

• Residing near sources of traffic pollution is associated with adverse health effects, including:
  – Development of asthma in children
  – Exacerbation of asthma
  – Reduced lung development during childhood
  – Non-asthma respiratory symptoms
  – Impaired lung function
  – Cardiovascular disease

• Children, the elderly, and other “sensitive receptors” are especially susceptible

Everett Smith, a renter at the Orsini apartments, looks out from his balcony at rush hour traffic on the 101 and 110 freeway interchange in downtown Los Angeles. (Don Bartletti / Los Angeles Times)

https://www.latimes.com/projects/la-me-freeway-pollution/
Department of Public Health Recommendations

Available at: http://publichealth.lacounty.gov/place/

PUBLIC HEALTH RECOMMENDATIONS TO MINIMIZE THE HEALTH EFFECTS OF AIR POLLUTION ASSOCIATED WITH DEVELOPMENT NEAR FREEWAYS AND HIGH-VOLUME ROADS

This document is intended for developers, planners, government officials and others working on development within Los Angeles County. It provides an overview of health effects associated with proximity to sources of traffic pollution and includes several sets of recommendations regarding land use near freeways and high-volume roadway, as well as an overview of best practice mitigation measures for development at sites within 1500 feet of a freeway or high-volume roadway.
Example – CDC NOFA

NOTICE OF FUNDING AVAILABILITY & PROGRAM GUIDELINES

NO PLACE LIKE HOME PROGRAM

Round 2019-1 | Fiscal Year 2018-2019

If any portion of a proposed development site is within 500 feet of a freeway, the project must be designed in such a way as to exclude from this 500-foot freeway “buffer” area any portion of the residential building, as well as play areas, community rooms, gardens, patios, and other areas where residents may reasonably be expected to congregate. An example of a suitable use within the 500-foot freeway buffer is a parking lot. The buffer is measured from the nearest edge of the first traffic lane of the freeway. The shoulder and on/off ramps are not included in any measurements. The Commission shall review and approve, at its sole discretion, any site plans for developments of this type. The Commission will provide confirmation of project eligibility, relative to the freeway buffer, upon request.

Los Angeles County Community Development Commission, Notice of Funding Availability
https://www.lacdc.org/for-developers/no-place-like-home
Los Angeles Countywide Sustainability Plan

- **Goal #1:**
  - Resilient and healthy community environments where residents thrive in place
- **Goal #1 Strategy:**
  - Minimize the exposure of vulnerable populations to pollution
- **Goal #1 Action:**
  - Limit siting of new sensitive uses within 500 feet of freeways
All mitigation measures come with limitations – the only way to truly protect health is to eliminate exposure.

Best chance at mitigation is to combine strategies.
Mitigation Measures & Limitations

• **Building Design**
  – Site apartments as far as possible from pollution source
  – Install (MERV) 13 filters on air handling units for HVAC, run continuously
  – Conduct inspections to ensure regular filter replacement
  – Break up plumes with different building heights, no balconies

• **Physical Barriers**
  – Install sound walls
  – Plant continuous vegetation barriers

• **Transportation solutions**
  – Reduce idling and emissions near site
  – Encourage use of zero emission vehicles by residents

California Air Resources Board (CARB) Strategies to Reduce Air Pollution Near High-Volume Roadways, Technical Advisory (Apr 2017)  
https://ww2.arb.ca.gov/resources/fact-sheets/strategies-reduce-air-pollution-exposure-near-high-volume-roadways

Environmental Protection Agency, Office of Research and Development. Recommendations for Constructing Roadside Vegetation Barriers to Improve Near-Road Air Quality, July 2016 (EPA 600/R-16/072)  
https://www.epa.gov/air-research/recommendations-constructing-roadside-vegetation-barriers-improve-near-road-air-quality
Thank you!

Jean Armbruster
jarmbruster@ph.lacounty.gov
Land Use Approval Process

1. Validate location in unincorporated area via Z-Net

2. Review with DRP to determine base density

3. Register and submit base application on EPIC-LA

4. Schedule One-stop Meeting (w/ DRP, DPW, Fire, LACDA)

5. Submit revisions, DRP establishes your Plan

6. DPW reviews site plan, provides “concept approval”

7. LACDA provides financial feasibility letter (if required)

8. DRP reviews Plan, Housing Permit, CEQA documentation

9. Submit corrections, finalize all documentation

10. DRP provides Land Use Approval

[Diagram showing the flow of the process with steps numbered and descriptions as above]
Land Use Approval Process

Base Application Includes

1. Land Use Application
2. Housing Supplemental Application
3. Plans (Site Plan, Floor Plan, Elevations)
4. Environmental Assessment Form (if incentives)

Questions: Contact Elsa Rodriguez at erodriguez@planning.lacounty.gov
Success Story: Springhaven
Springhaven: County-Developer Collaboration

• 100 affordable units across from Rosa Parks Metro Station
• Drew Daycare Center
• Located on County-owned Public Health parking lot
• Bike parking and bike share
• County park improvements
• Traffic calming measures
• Miles of bike and pedestrian improvements
Success Story: Springhaven
Springhaven Ground Breaking
Elements of a Competitive AHSC Application

ALEJANDRO HUERTA
Program Director
July 8, 2019
WHO WE ARE

• National affordable housing non-profit

• Create opportunity for low- and moderate-income people through affordable housing in diverse, thriving communities

• Direct AHSC Technical Assistance
There is no winning formula

• AHSC scoring is complicated

• Many ways to win

• Winning projects have a combo of the following factors
Competitive Elements

Location
- Walkable
- Amenity rich
- DAC

Housing development
- Large
- Dense
- Mixed-use
- Limited parking
- On-site energy generation
Competitive Elements

Housing development

• Substantial Leverage

• 20% ELI units +
Competitive Elements

Bike/Ped/Transit Scope

• Bikeways
• Walkways
• Transit ridership increase!
<table>
<thead>
<tr>
<th>GHG Quantification Methodology Scoring</th>
<th>15</th>
</tr>
</thead>
<tbody>
<tr>
<td>GHG Reduction: Cost Efficiency</td>
<td>15</td>
</tr>
<tr>
<td>GHG Reduction: Total GHGs Reduced</td>
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</table>
## AHSC Scoring Criteria

<table>
<thead>
<tr>
<th>AHSC Scoring Elements and Criteria</th>
<th>Points</th>
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</thead>
<tbody>
<tr>
<td><strong>GHG Quantification Methodology Scoring</strong></td>
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<tr>
<td>GHG Efficiency</td>
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<tr>
<td>GHG Total</td>
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<tr>
<td><strong>Quantitative Policy Scoring</strong></td>
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<tr>
<td>Active Transportation Improvements</td>
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</tr>
<tr>
<td>Green Buildings and Renewable Energy</td>
<td>8</td>
</tr>
<tr>
<td>Housing and Transportation Collaboration</td>
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</tr>
<tr>
<td>Location Efficiency and Access to Destinations</td>
<td>6</td>
</tr>
<tr>
<td>Funds Leveraged</td>
<td>5</td>
</tr>
<tr>
<td>Anti-Displacement Strategies</td>
<td>5</td>
</tr>
<tr>
<td>Local Workforce Development and Hiring Practices</td>
<td>2</td>
</tr>
<tr>
<td>Housing Affordability</td>
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<tr>
<td>Programs</td>
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<tr>
<td>Urban Greening</td>
<td>2</td>
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<tr>
<td><strong>Narrative-Based Policy Scoring</strong></td>
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<tr>
<td>Collaboration &amp; Planning</td>
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</tr>
<tr>
<td>Community Benefit &amp; Engagement</td>
<td>6</td>
</tr>
<tr>
<td>Community Climate Resiliency</td>
<td>3</td>
</tr>
<tr>
<td>Community Air Pollution Exposure Mitigation</td>
<td>2</td>
</tr>
<tr>
<td><strong>Total Scoring</strong></td>
<td>100</td>
</tr>
</tbody>
</table>
What You Should Do Now

- Review AHSC Guidelines + Application
- Learn GHG Methodology
- Check Threshold + Readiness Requirements
- Self score to maximize points
- Engage community to help craft programs and find bike/ped/transit opportunities
THANK YOU

Alejandro Huerta
(213) 787-8217
ahuerta@enterprisecommunity.org
AHSC Round 5 Process
County AHSC Framework

- High density projects exceeding 75 units per acre, and over 100 units
- Mixed-use project
- Timely submittal of planning application and site plan
- Commitment to air pollution reduction
- At least 90% funding leverage
- Capacity to upfront the costs (AHSC funding is reimbursable)
<table>
<thead>
<tr>
<th>Date</th>
<th>Process</th>
</tr>
</thead>
<tbody>
<tr>
<td>July 26, 2019</td>
<td>Indicate interest: <a href="mailto:economicdevelopment@ceo.lacounty.gov">economicdevelopment@ceo.lacounty.gov</a></td>
</tr>
<tr>
<td>August 2019</td>
<td>Meet with County AHSC Team</td>
</tr>
<tr>
<td>September 30, 2019</td>
<td>Submit Planning Application and Site Plan to DRP, including proposed air pollution mitigation strategies</td>
</tr>
<tr>
<td>October 2019</td>
<td>Begin planning for community infrastructure improvements</td>
</tr>
<tr>
<td>November 2019</td>
<td>Review and begin AHSC application</td>
</tr>
<tr>
<td>December 2019</td>
<td>Finalize scope for community infrastructure improvements and draft narrative section</td>
</tr>
<tr>
<td>January 2020</td>
<td>Finalize AHSC application</td>
</tr>
<tr>
<td>February 2020</td>
<td>AHSC application due to California Department of Housing and Community Development</td>
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</table>
Call for Projects: AHSC Round 5

Contact us by **Friday, July 26th at 5:00pm**

- Visit [ahsc.lacounty.gov/contact-us](http://ahsc.lacounty.gov/contact-us)
- Or email [economicdevelopment@ceo.lacounty.gov](mailto:economicdevelopment@ceo.lacounty.gov)

*Please note registration does not guarantee admittance into the County’s AHSC application process*
Questions?

Strategic Growth Council
County AHSC Program

www.sgc.ca.gov
www.ahsc.lacounty.gov

economicdevelopment@ceo.lacounty.gov