

Jomsky, Mark

From: Erika Foy <foyfamily@sbcglobal.net>
Sent: Monday, December 09, 2019 10:38 AM
To: Jomsky, Mark
Cc: Tornek, Terry; Wilson, Andy; Gordo, Victor; Hampton, Tyrone; Madison, Steve; Masuda, Gene; McAustin, Margaret; Kennedy, John; Reyes, David; Mermell, Steve
Subject: UPDATE ON RECENT HOUSING LEGISLATION Item #14

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Good afternoon Mark-

I was hoping to add some thoughts to this evenings council meeting about item 14. My data for the following was derived from this Sunday's Pasadena Star News. Pasadena has been a "star student" of the states when it comes to affordable housing production. To give the housing numbers a bit of value I calculated the following-

1) For LA County unincorporated, you have 618 very low income permits per 1,000,000 people. For Pasadena, you have 145 very low income permits per 138,000, which corresponds to 1050 permits per 1,000,000 people, which means **Pasadena gives permits at a rate of about 70% greater rate than LA County unincorporated.**

2) LA County unincorporated gave 618 very low income permits per 2653 square miles, which corresponds to 233 permits per 1000 square miles. For Pasadena, you have 145 very low income permits per 23 square miles, which corresponds to 6304 permits per 1000 square miles. **This is nearly 27 times the number of permits as LA County unincorporated based upon the same area.**

3) Arcadia, Alhambra, San Marino, South Pasadena, Sierra Madre, and Monrovia have a total population of 230, 500. They have given a total of 6 permits for very low income housing. We have given 145 permits of very low income housing for a population of 130,000.

Something is really off when you look at the numbers comparing all the different cities. I could go on and on with evaluating and comparing the various numbers which I will do further as time goes on but, I think it is important to reflect on how aggressive Pasadena has been in creating housing compared to other cities. The document is really eye opening. I believe we need to push back on the state with all the recent legislation. Our council and staff have gone way beyond what any other cities have done and I believe it will change the face of our city faster than I can write this email. We need to slow down and take residents concerns about traffic, over development, and overall quality of life issues to heart. While producing affordable housing is important, we cannot change the face of this city so drastically as other cities like Arcadia and Alhambra do nothing.

Thank you,

Erika Foy

12/09/2019
Item 14

Every city and county in California is required to plan for adequate housing across income levels, but actually building those homes is largely a goal rather than a requirement. The Southern California News Group has graded every jurisdiction in the state on how well they're doing at meeting those goals.

Making the grades

Cities and counties in California are given goals for how much housing they need to add that would be affordable to residents in four income categories: very low income, low income, moderate income and above moderate income.

SCNG's grades are based on how close each jurisdiction is to being on track to meeting those goals, depending on how far it is into its current Regional Housing Needs Assessment, or RHNA, cycle. They're supposed to file progress reports annually to the California Department of Housing and Community Development, so the latest data available is through 2018.

Most of Southern California is in a RHNA cycle that runs from late 2013 to late 2021. A city that is supposed to permit 80 low-income homes by 2021 would need to have issued at least 50 permits by 2018 to be fully on track. If it had issued 25, it would be 50% on track.

Grades for each category

- 100% or better on track = A grade / 4 points
- 75-99% on track = B grade / 3 points
- 50-74% on track = C grade / 2 points
- 1-49% on track = D grade / 1 point
- 0 units built = F grade / 0 points
- Not required to permit any in that category = Won't be included in average (applies to a handful of cities in the higher-income housing categories)

Bonus points

- Extra credit could be earned for showing improvement, prioritizing what's needed most and degree of difficulty.
- Jurisdictions that weren't fully on track in a category, but improved their score by at least 25 percentage points from 2017, got a half-point bonus.
 - Jurisdictions got a 1-point bonus for being at least 90% on track in each of the lower-income categories, and a half-point bonus for being at least 90% on track in the moderate category.

- Jurisdictions asked to increase their housing stock by at least 10% over their 2013 levels could get a half-point bonus for being at least 50% on track and a full point for being fully on track.

Overall grade

The overall grade comes from adding up the category scores and bonus points, then dividing by the number of categories (not always four; a few weren't asked to permit any homes at higher income levels). The grade-point averages correspond to these letter grades:

- A+ = 4.33 or higher
- A = 4-4.32
- A- = 3.67-3.99
- B+ = 3.33-3.66
- B = 3-3.32
- B- = 2.67-2.99
- C+ = 2.33-2.66
- C = 2-2.32
- C- = 1.67-1.99
- D+ = 1.33-1.66
- D = 1-1.32
- D- = 0.67-0.99
- F = below 0.67

Caveats

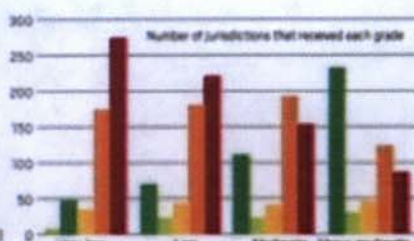
Because some jurisdictions didn't report their progress to the state by this year's deadline (and some have never filed reports), they could be doing better than their grades reflect.

The state data that the scorecard is based on may not reflect changes in housing goals due to annexations.

Uneven progress

Statewide, many cities and counties are failing to permit lower-income housing but are doing much better with housing that wealthy people can afford.

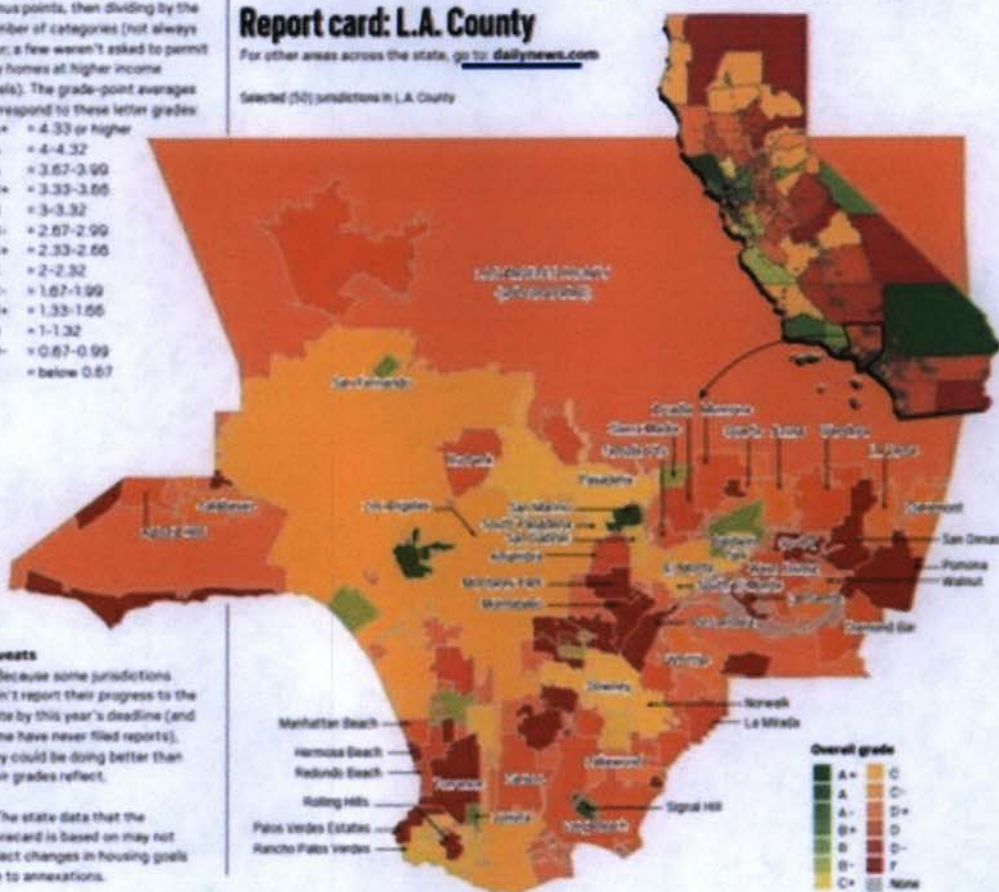
Very low income (0-50% of area median income)
 Low income (51-80% of area median income)
 Moderate income (81-120% of area median income)
 Above moderate income (121%+ of area median income)



Report card: L.A. County

For other areas across the state, go to dailynews.com

Selected (50) jurisdictions in L.A. County



Los Angeles County and cities have from 2013 to 2021 to meet their goals

Selected (50) jurisdictions in L.A. County	VERY LOW INCOME HOUSING			LOW INCOME HOUSING			MODERATE INCOME HOUSING			ABOVE MODERATE INCOME HOUSING			Bonus points	Overall grade
	Total permits needed	Permits issued	Grade	Total permits needed	Permits issued	Grade	Total permits needed	Permits issued	Grade	Total permits needed	Permits issued	Grade		
Agoura Hills	31	10	D	19	12	D	20	13	D	45	28	A	0	D
Altadena	380	238	D	224	140	D	246	154	D	642	401	D	0	D-
Arcadia	276	173	D	167	104	D	177	111	D	434	271	C	0	D-
Azusa	198	124	D	118	74	D	127	79	D	335	210	D	0.5	D+
Baldwin Park	142	89	D	83	52	D	90	56	D	242	151	A	0	C
Burbank	694	434	D	413	258	D	443	277	D	1,334	709	C	0	D
Calabasas	88	55	D	54	34	D	57	36	D	131	82	A	0	D+
Carson	447	279	D	263	164	D	280	175	D	708	443	D	0	D
Claremont	98	61	D	59	37	D	64	40	D	152	95	A	0	D+
Covina	60	38	D	35	22	D	38	24	D	97	61	F	0	F
Diamond Bar	308	193	D	182	114	D	190	119	D	466	291	A	0	D
Downey	210	131	D	123	77	D	135	84	D	348	216	A	0	C
Duarte	87	54	D	53	33	D	55	34	D	142	89	D	0	D+
El Monte	529	331	D	315	197	D	352	220	D	945	591	B	.5	C-
Glendora	171	107	D	100	63	D	108	68	D	267	167	A	0	D
Hemet Beach	1	1	F	1	1	F	0	0	None	0	0	None	0	F
La Mirada	82	39	D	37	23	D	40	25	D	98	60	C	0	D-
La Puente	208	130	D	121	76	D	135	84	D	354	221	F	0	F
La Verne	147	92	D	88	55	D	94	59	D	232	148	B	1	D+
Lakewood	107	67	D	63	39	D	67	42	D	166	104	A	0	D+