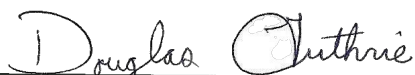


REPORT OF THE PRESIDENT & CEO

September 23, 2021

RESOLUTION AUTHORIZING THE PRESIDENT AND CEO, OR DESIGNEE, TO EXECUTE AN AMENDMENT TO MOU NP-2020-39 WITH PEOPLE ASSISTING THE HOMELESS ("PATH") TO ADD \$306,818.75 IN FUNDING, FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED \$525,975, TO PROVIDE CASE MANAGEMENT AND HOUSING NAVIGATION SERVICES TO RESIDENTS OF CERTAIN PROPERTIES THAT HAVE BEEN LEASED TO HACLA BY THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION



Douglas Guthrie
President & Chief Executive Officer



Tina Smith-Booth
Director of Asset Management

Purpose: To authorize additional funding for the contract with PATH, an organization specialized in providing supportive services to individuals who are homeless or at risk of becoming homeless. PATH currently provides these services to the participants of the El Sereno Transitional Housing program (the "Program"), which are essential in facilitating the transition to permanent, secure, and safe housing.

Regarding: On May 28, 2020, the Board of Commissioners ("BOC"), by Resolution No. 9593, authorized the President & CEO to enter into a one-year lease agreement, with two one-year options to renew, with the State of California's Department of Transportation ("Caltrans") to manage up to twenty-three properties as shelter/transitional housing during the term of the Covid-19 crisis and until such time as HACLA can acquire these and other Caltrans properties to serve as permanent affordable housing or the lease expires.

On July 27, 2020 HACLA entered an MOU with PATH, subsequently extended by amendment, to provide case management and housing navigation services to Program participants through October 26, 2021, for an amount not to exceed \$219,156.25.

Issues:

Background The COVID-19 crisis and institution of Stay At Home Orders statewide and locally have illuminated a number of gaps in our system of care, including the need for a unique form of transitional or emergency housing that not only provides shelter but can also allow households to maintain social distance and personal health.

In the El Sereno neighborhood within the City of Los Angeles, there are a number of vacant homes and small multi-family buildings that were originally purchased for the expansion of the 710 freeway that remain under the ownership of the State of California and are managed by Caltrans. These homes garnered public attention when a group of individuals and families, who refer to themselves as "Reclaimers," began occupying thirteen of these

units to draw attention to the opportunity to use these vacant homes as safe shelter during COVID-19 and to highlight the housing crisis in Los Angeles.

On June 22, 2020, HACLA and Caltrans entered into the Right of Way Property Management Lease Agreement to use some of these Caltrans units (the “El Sereno Properties”) for the Program. Many of the Reclaimers entered into participant temporary user agreements with HACLA which were designed to assist families with emergency transitional housing and to receive necessary supportive services and housing navigation to ultimately secure permanent housing. HACLA contracted with PATH to provide participants with individual case management services, alcohol and drug abuse counseling, self-improvements education, employment and training assistance services, as well as independent skill development to prepare program participants for successful transitions into permanent housing.

MOU History Through a competitive Request for Proposals process, the Los Angeles Homeless Services Authority (“LAHSA”) selected PATH as its Coordinated Entry System (“CES”) Regional Lead for Families for Los Angeles County Service Planning Area 4 (“SPA 4”). LAHSA selected its Regional Leads based on demonstrated ability to provide transitional housing program supportive services, specifically case management and housing navigation. The El Sereno Properties are located within SPA 4, and thus PATH is uniquely qualified to provide transitional housing services for the families living in the El Sereno Properties. The original Memorandum of Understanding between HACLA and PATH (“MOU” or “Contract”) was for a one-year term and a maximum contract value of \$175,325. The MOU was amended on July 9, 2021 to extend the term through October 26, 2021 and to increase the maximum contract value to \$219,156.25. The MOU includes options to extend the term through July 26, 2022 and July 26, 2023, contingent upon the BOC’s authorization to increase the contract value which would afford three full-years of service to run concurrently with the Caltrans lease

Vision Plan: PLACE Strategy #2: Increase functionality and effectiveness of the Asset Management portfolio.

This broad strategy includes identifying opportunities to construct or provide space for temporary or permanent housing for homeless on HACLA properties. Although these are not HACLA-owned properties, in this time of crisis, HACLA can utilize its Asset Management expertise to step in and provide transitional housing opportunities as it works to secure a more longer-term control of these and other like sites for permanent affordable housing.

PLACE Strategy #4: Steward efforts to reduce and alleviate homelessness.

As with Place Strategy 2, this strategy emphasizes the opportunity to partner with the City and County to secure additional permanent and bridge housing or beds to provide more

opportunities for Rapid Rehousing.

PLACE Strategy #8: Improve resilience of HACLA sites and neighborhoods

This strategy focuses on using HACLA properties to be part of a neighborhood-wide strategy for resilience and response to disasters. In our mid- to long-range goals, HACLA proposes to identify appropriate locations on its own properties to be used as co-location of emergency shelters or services during a disaster. The Program expand on this theme by using our Asset Management expertise to provide a similar solution.

FUNDING: The Chief Administrative Officer confirms the following:

Source of Funds: The non-public housing portfolio will cover expenses under the MOU. However, HACLA will attempt to obtain reimbursement from the City of Los Angeles or LAHSA and is in active discussions with both to cover the full cost of services for the next two years.

Budget and Program Impact: The requested authorization is for \$306,818.75 in additional contracting authority, which will increase the maximum cumulative payment obligation under the MOU to \$525,975. This will ensure funding for the MOU through the second option term ending July 26, 2023.

Environmental

Review: Not applicable.

Section 3: Not applicable.

Attachments:

1. Resolution

RESOLUTION NO. _____

RESOLUTION AUTHORIZING THE PRESIDENT AND CEO, OR DESIGNEE, TO EXECUTE AN AMENDMENT TO MOU NP-2020-39 WITH PEOPLE ASSISTING THE HOMELESS (“PATH”) TO ADD \$306,818.75 IN FUNDING, FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED \$525,975, TO PROVIDE CASE MANAGEMENT AND HOUSING NAVIGATION SERVICES TO RESIDENTS OF CERTAIN PROPERTIES THAT HAVE BEEN LEASED TO HACLA BY THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION

WHEREAS, on May 28, 2020, the HACLA Board of Commissioners (“BOC”), by Resolution No. 9593, authorized the President & CEO to enter a one-year lease agreement, with two one-year options to renew, with the State of California’s Department of Transportation (“Caltrans”) to manage up to twenty-three properties in the El Sereno neighborhood of Los Angeles as shelter/transitional housing (the “El Sereno Properties”);

WHEREAS, on June 22, 2020, HACLA entered a lease agreement with Caltrans pursuant to the BOC’s authorization;

WHEREAS, on July 27, 2020, pursuant to his authority under HACLA’s Procurement Policy to enter contracts below the Simplified Acquisition Threshold of \$250,000, the President & CEO executed Memorandum of Understanding NP-2020-39 (the “MOU”) with PATH for case management and housing navigation services (the “Services”) for families living at the El Sereno Properties, for a one-year term with a maximum cumulative payment obligation of \$175,325;

WHEREAS, on July 9, 2020, the President & CEO executed Amendment No. 1 to the MOU, extending the term through October 26, 2021 and increasing the maximum cumulative payment obligation to \$219,156.25;

WHEREAS, PATH has met its obligations under the MOU;

WHEREAS, the renewal option on HACLA’s lease with Caltrans for the El Sereno Properties has been exercised; and

WHEREAS, HACLA desires to amend the MOU to increase the maximum cumulative payment obligation to \$525,975, to allow for the provision of Services through the period ending July 26, 2023.

NOW, THEREFORE, BE IT RESOLVED, the BOC hereby authorizes the President & CEO, or designee, to execute an amendment to the MOU increasing the maximum cumulative payment obligation to \$525,975.

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately

APPROVED AS TO FORM:

HOUSING AUTHORITY OF THE CITY OF
LOS ANGELES

By: _____
James Johnson, General Counsel

By: _____
Cielo Castro, Chairperson

DATE ADOPTED: _____