

City of Los Angeles

Tiena Johnson Hall, General Manager
Tricia Keane, Executive Officer

Anna E. Ortega, Assistant General Manager
Luz C. Santiago, Assistant General Manager
Craig Arceneaux, Acting Assistant General Manager



Karen Bass, Mayor

LOS ANGELES HOUSING DEPARTMENT
1910 Sunset Blvd, Ste 300
Los Angeles, CA 90026
Tel: 213.808.8808

housing.lacity.gov

June 24, 2025

Honorable Members of the City Council
City of Los Angeles
c/o City Clerk, City Hall
200 N. Spring Street, Room 395
Los Angeles, CA 90012

LOS ANGELES HOUSING DEPARTMENT REQUEST FOR AUTHORITY TO EXECUTE A CONTRACT AMENDMENT WITH THE LEGAL AID FOUNDATION OF LOS ANGELES (CONTRACT NO. C-138260) TO EXTEND THE TERM OF THE CONTRACT AND ISSUE REQUESTS FOR PROPOSALS FOR THE CONTINUATION OF EVICTION DEFENSE PROGRAM AND UNITED TO HOUSE LOS ANGELES HOMELESSNESS PREVENTION PROGRAM SERVICES

The City of Los Angeles launched the Eviction Defense Program (EDP) on July 1, 2021, to promote housing stability by offering comprehensive eviction prevention services to tenants residing within the City's boundaries.

The Eviction Defense Program is vital to the City's homelessness prevention efforts and a key component of the comprehensive homelessness prevention efforts funded through the United to House LA (ULA) measure approved by Los Angeles voters in November 2022. Measure ULA requires that 30% of ULA revenue be specifically allocated to homelessness prevention services, including emergency rental assistance, eviction prevention, tenant outreach and education, protection from tenant harassment, and income support for rent burdened at-risk seniors and persons with disabilities.

Through its Eviction Defense contract, the City participates in and collaborates in partnership with Los Angeles County through the Stay Housed LA coalition, a partnership with the City, County, and twenty (20) community based organizations with the goal of providing outreach, education and eviction prevention services, and direct legal assistance to LA renters facing eviction.

These eviction prevention services are currently provided under the Contract No. C-138260 with the Legal Aid Foundation of Los Angeles (LAFLA) as the lead contracting entity for the Stay Housed LA program, with the contract expiring on June 30, 2025.

LAFLA reports provided legal assistance to over 19,200 renters, with full scope legal representation for more than 4,200 tenants, and reported enabling 56% of represented tenants to stay in their homes for an estimated long term collective economic benefit of \$20,161,073 in calculated savings from not moving, and provided soft landings to another 38% of clients for an estimated collective economic benefit of \$21,613,570 consisting of waived back rent, relocation assistance, and fee waivers. In addition, Stay Housed LA has provided over \$9.5 million dollars in rental assistance to keep people in their homes, held hundreds of "Know Your Rights" workshops, and provided outreach to approximately 840,000 City renters.

The City Council recently adopted the Right to Counsel Program Ordinance (C.F. No. 18-0610-S3), which establishes the Eviction Defense Program as a permanent phased-in program citywide, codifies services, and ensures that eligible tenants living in the City have the right to access critical legal services and to provide qualifying City of Los Angeles residents with access to legal representation in eviction proceedings and in administrative proceedings that may result in the termination of a tenant's right to possession of a rental unit or a rental housing subsidy.

Through a report submitted in Council File 23-0038-S7, the Los Angeles Housing Department (LAHD) has requested authorization to undertake a procurement process and issue one or more Requests for Proposals (RFP) to award one or more contracts for these services beyond the expiration of the existing contract with LAFLA for the eviction defense services. LAHD expects to conduct and complete the RFP process in an expeditious manner to minimize the amount of time before newly executed contracts would be effective. However, it is expected that the RFP process will take several months before newly executed contracts to provide eviction defense services would be in place. Therefore, an extension of the current contract would ensure there is no disruption in services while the RFP process is expeditiously completed.

LAHD recommends that the City Council approve the following actions, subject to approval of the Mayor, in order to avoid disruption in providing required and much needed tenant Eviction Defense Program services:

1. Authorize the General Manager of the Los Angeles Housing Department, or designee, to negotiate and execute a final amendment to Contract No. C-138260 with the Legal Aid Foundation of Los Angeles to extend the term for up to seven months or until a new contract is executed, whichever comes first, subject to contractor performance, compliance with required reporting, inspection and audit rights, available funding, and approval of the City Attorney as to form and legality.
2. Instruct the General Manager of the Los Angeles Housing Department, or designee to process invoices with supporting documentation from LAFLA and use the approved funding of \$6,579,418.35 from the House LA Fund No. 66M/43, for continued eviction defense, homelessness prevention, and tenant outreach and education services subject to such reporting, inspection and auditing of the programs to date as the General Manager may require or request.
3. Authorize the General Manager of the Los Angeles Housing Department, with assistance from the City Attorney, to prepare and circulate requests for proposals from all qualified bidders to enter into new separate contracts to provide Eviction Defense Services in conjunction with the City's Eviction Defense Program, rental assistance, outreach, and programmatic evaluation in the most strategic and efficient manner possible.

Sincerely,



Tiena Johnson Hall
General Manager