

## Communication from Public

**Name:** Thomas Irwin

**Date Submitted:** 10/12/2023 02:35 PM

**Council File No:** 23-0908

**Comments for Public Posting:** I am writing on behalf of Eastside Housing for All, a housing organization based on the Eastside of Los Angeles. Attached is a letter of support for 8217 Winnetka, which we believe is a strong housing project that would benefit rents throughout the city of LA. Our organization strongly urges the city to approve this project.

Councilmember Eunisses Hernandez  
Los Angeles City Council  
200 N. Spring Street  
Los Angeles, CA 90012



Dear Councilmember Hernandez,

Our organization is writing to support the proposed 360-unit 100% affordable development at 8217 Winnetka Ave, Los Angeles, CA 91306, CPC-2023-4274-DB-PHP-VHCA. Please approve this project with the corresponding incentives.

The city of Los Angeles is facing a severe shortage of deeply affordable units, one that has actual human costs, a crisis that is particularly acute in our community on the Eastside of LA. Our group has seen too many people in the community impacted by the housing crisis and forced to leave the neighborhood for other parts of southern California and other states. We as a city have a moral obligation to stop this pattern from continuing into the future, and any strategy to help the renters in need must be centered on building new housing across the city.

This project will create new affordable units, including 72 moderate-income units and 287 low-income units. Each one will be a tremendous asset to the community for folks struggling to find housing or to afford to stay in the city and ease issues of gentrification and displacement. Research has repeatedly shown that building new housing, especially housing that includes deeply affordable units, helps make housing more affordable [city-wide](#) and [at the neighborhood level](#). This is especially true in exclusive, high-opportunity neighborhoods, who have long been able to block all new housing. If we want to address gentrification and displacement in working-class communities in LA, we need higher-opportunity areas to build far more housing than they have, and this project is a perfect opportunity to do that.

Legally, the city is also obligated to approve the housing project under state law. The developer submitted a Preliminary Application on March 23, 2023, before the Mayor issued a revised version of ED 1 on June 12, 2023, that removed 100% affordable projects on single-family zoned properties from being eligible for streamlined ministerial processing. Under the Housing Crisis Act, the city must adjudicate the project under the rules in place when the preliminary application was submitted in March 2023. Furthermore, the California Housing and Community Development Department has issued technical assistance clarifying that executive directives count as rules, regulations, requirements, and policies that vest upon submission of a complete Preliminary Application. Rejecting this project would both be a wasted opportunity to bring housing online, and a waste of city time and resources pointlessly fighting state law.

Given these factors and others, we can confidently say that 8217 Winnetka is a strong housing project. Our organization strongly urges the city to approve this project.

Sincerely,

Thomas Irwin  
Lead Organizer

Jes McBride  
Lead Organizer

Jake Pierce  
Lead Organizer

Kevin Scott  
Lead Organizer

Leslie Riding  
Lead Organizer

Elisa Visick  
Lead Organizer

## **Communication from Public**

**Name:** jaime del rio  
**Date Submitted:** 10/12/2023 05:25 PM  
**Council File No:** 23-0908  
**Comments for Public Posting:** see attached



October 13, 2023

Dear City Councilmembers, Paul Krekorian, Marqueece Harris-Dawson, Bob Blumenfield, Eunisses Hernandez, Nithya Raman, Katy Yaroslavsky, Imelda Padilla, Monica Rodriguez, Curren D Price Jr., Heather Hutt, Traci Park, John S. Lee, Hugo Soto-MARTinez, Kevin De Leon, Tim McOsker

We are writing to you in support of the proposed 360-unit 100% affordable development, consisting of 72 Moderate Income units, 287 Low-Income units, and one manager's unit, at 8217 Winnetka Ave, Los Angeles, CA 91306 (case number CPC-2023-4274-DB-PHP-VHCA). We urge the city to accept the developer's appeal application and apply the streamlined ministerial approval process for 100% affordable projects granted by the Mayor's Executive Directive No. 1, issued on December 16, 2022. The developer submitted a Preliminary Application on March 23, 2023, before the Mayor issued a revised version of ED 1 on June 12, 2023 that removed 100% affordable projects on single-family zoned properties from being eligible for streamlined ministerial processing. Under the Housing Crisis Act, the city is obligated to adjudicate the project under the rules in place when the preliminary application was submitted in March 2023. Furthermore, the California Housing and Community Development Department has issued technical assistance clarifying that executive directives count as rules, regulations, requirements, and policies that vest upon submission of a complete Preliminary Application. We therefore urge the city to comply with state law by accepting the appeal and allowing this important project to move forward under ED 1 streamlining.

The developer followed the process established by the Mayor to build badly needed affordable housing. The project is in an excellent location for housing, near multiple buslines, grocery stores, and schools. The greater Los Angeles region is facing a severe housing shortage, particularly affordable housing. Creating new housing in this neighborhood will help to reduce issues of gentrification and displacement. Abundant Housing LA believes that these housing challenges can only be addressed if everyone in the region does their part.

This project will provide great benefit to Los Angeles and the region. Again, we urge the city to allow the project to move forward with streamlined ministerial processing.

Best Regards,

*Leonora Camner*

Leonora Camner  
AHLA Executive Director

*Jaime Del Rio*

Jaime Del Rio  
AHLA Organizer Director

*Tami Kagan-Abrams*

Tami Kagan-Abrams  
AHLA Projects Director