



Date: November 19, 2018

To: Patrick H. West, City Manager *T.M.W.*

From: Linda F. Tatum, Director of Development Services *LT*

For: Mayor and Members of the City Council

Subject: **Inclusionary Housing Policy Update – Community Engagement**

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On January 16, 2018, the City Council directed the City Manager to provide updates on the City's 2017 Report on Revenue Tools and Incentives for the Production of Affordable and Workforce Housing, which were adopted by the City Council on May 2, 2017. This memorandum provides an update on inclusionary housing policy to encourage the development of affordable housing citywide.

To assist with the inclusionary housing policy effort, staff contracted with LeSar Development Consultants and Estolano LeSar Perez Advisors (LeSar), and their sub-consultants, Keyser Marston Associates (KMA) and The Robert Group (TRG). To prepare a draft inclusionary housing policy, LeSar will conduct a review and analysis of local programs, policies, and regulations related to affordable and fair housing needs, affordable housing incentives, and, economic development and transportation plans. KMA will prepare an economic feasibility study of alternative inclusionary housing strategies, and TRG will coordinate community engagement for this effort.

LeSar has begun its preliminary research, and KMA is working on an economic feasibility study. Both of these efforts are anticipated to be completed in early Spring 2019. Meanwhile, TRG has worked with staff to prepare a community outreach plan. The first two community meetings, which will have identical content, will introduce the community to the concept of inclusionary housing (flyer attached). These meetings will be held in early December as follows:

Central Long Beach  
Wednesday, December 5, 2018  
6:00 p.m. - 8:00 p.m.  
Long Beach Polytechnic High School  
(Cafeteria Dining Room)  
1600 Atlantic Avenue

West Long Beach  
Saturday, December 8, 2018  
10:00 a.m. - Noon  
Silverado Park Community Center  
1545 W. 31<sup>st</sup> Street

Additional community engagement workshops will include pop-up events, social media, and additional community meetings that will resume in Spring 2019. A comparative analysis of inclusionary policies, results of the economic feasibility study, and a recommended inclusionary housing policy will be presented to the Planning Commission and City Council in Summer 2019.

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If you have any questions, please contact Patrick Ure, Housing and Neighborhood Services Bureau Manager, at (562) 570-6026 or [Patrick.Ure@longbeach.gov](mailto:Patrick.Ure@longbeach.gov).

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ATTACHMENT: FLYER - INCLUSIONARY HOUSING COMMUNITY MEETINGS

CC: CHARLES PARKIN, CITY ATTORNEY  
LAURA L. DOUD, CITY AUDITOR  
TOM MODICA, ASSISTANT CITY MANAGER  
KEVIN JACKSON, DEPUTY CITY MANAGER  
REBECCA GARNER, ADMINISTRATIVE DEPUTY TO THE CITY MANAGER  
PATRICK URE, HOUSING AND NEIGHBORHOOD SERVICES BUREAU MANAGER  
CHRISTOPHER KOONTZ, PLANNING BUREAU MANAGER  
MONIQUE DE LA GARZA, CITY CLERK (REF. FILE #17-0324 AND #18-0040)



# Inclusionary Housing Community Meetings

The City of Long Beach Department of Development Services is developing a proposed inclusionary housing policy to create housing options for residents at various income levels. A citywide inclusionary housing policy would require that all new housing developments include some percentage of affordable housing.



The process includes a study to determine how an inclusionary housing policy could help improve access to affordable housing in Long Beach. The study will gather input from the community to help evaluate local housing needs and opportunities. **The City of Long Beach invites you to join us at one of two upcoming community meetings on December 5 and 8\* to learn more about the study, ask questions, and provide your input.**

## Meeting Schedule

### Central Long Beach

**Wednesday, December 5, 2018 • 6:00 p.m.- 8:00 p.m.**  
Long Beach Polytechnic High School 1600 Atlantic Ave.  
Cafeteria Dining Room

### West Long Beach

**Saturday, December 8, 2018 • 10:00 a.m.- noon**  
Silverado Park Community Center 1545 W. 31<sup>st</sup> St.

Translation service in Spanish, Tagalog, and Khmer, as well as light refreshments will be provided.

## Contact Us

The City wants to hear from you! Get involved and share your thoughts on this important effort.

For additional information, contact Andrew Chang, Administrative Analyst, Long Beach Development Services, at (562) 570-6710 or [andrew.chang@longbeach.gov](mailto:andrew.chang@longbeach.gov).

Stay informed! Sign up for updates and notices on this topic at: [www.lbds.info/inclusionaryhousinglb](http://www.lbds.info/inclusionaryhousinglb).

LongBeachBuilds @LongBeachBuilds

\*The presentation at each meeting will be the same. Please attend the meeting that best fits your schedule and location.