Regional Disaster Housing Planning Project

DHWG, Financing Committee – March 22, 2012
Welcome

- Eusebio (EJ) Martinez – Los Angeles Housing Department (LAHD)
- Sally Richman – LAHD
Why Are We Here?

- Southern California is overdue for a major seismic event that is:
  - Likely to damage hundreds of thousands of homes, apartments, and condominiums across the region
  - Likely to temporarily or even permanently displace countless residents

- Getting people back into their homes or into other permanent housing options requires:
  - Pre-disaster cooperation and coordination
    - Across the region
    - Across the public, private, and non-profit sectors
RGPGP Grant

- FEMA Regional Catastrophic Preparedness Grant Program (RCPGP) Grant
  - Awarded to five-county region including:
    - Orange
    - Riverside
    - San Bernardino
    - Ventura
    - Los Angeles
  - LAHD received part of the grant to focus on disaster housing planning; work must be completed by July 31, 2012
RCPGP Grant

- Two contracts funded with RCPGP funds
  1. Safety Assessment software to inspect housing after a disaster
     - Based on national standards: Applied Technology Council (ATC) 20 & 45 damage assessment forms
  2. Disaster Housing Planning
     - Disaster Housing Working Group (DHWG)
     - Various research reports and Disaster Housing Planning Guide (DHPG)
RCPGP Grant/Safety Assessment Software

- ATC 20 & 45 electronic forms free to all
  - Electronic Safety Assessment Module (SAM) installed on desktop includes:
    - Property database (can be uploaded)
    - Property inspection scheduling
    - Staff & volunteer deployment and management
    - Reporting
  - Mobile Safety Assessment Module (MobileSAM) installed on portable devices
    - Electronic ATC 20 & 45 forms with data entry fields
    - Data entered in field can transfer wirelessly to SAM database
RCPGP Grant/Disaster Housing Project

- Disaster Housing Planning
  - DHWG committee meetings this week
    - Interim/Short-Term Housing – 3/19/12
    - Permanent Housing – 3/20/12
    - Regulations/Codes – 3/21/12
    - Financing – 3/22/12
RCPGP Grant/Disaster Housing Project

- Research Projects:
  - Legislative and Regulatory Resources & Barriers report to be completed by 4/20/12
  - Gap Analysis of the current state of local disaster housing preparedness to be completed by 4/27/12
  - Short-term/Interim Housing Options report to be completed by 5/18/12
  - DHPG to be completed by 7/31/12
DHWG Organization and Committees

- Regional DHWG with members from throughout the five-county region
  - Local housing industry experts, including:
    - Housing developers and property owners
    - Non-profit organizations and advocates
    - Housing agencies
    - Land use planners
    - Lenders and insurers
    - Other private- and public-sector entities
  - Local, State, and Federal government housing and emergency planning experts
Regional DHWG

- Focusing on:
  - Pre-disaster mitigation
  - Housing assistance for displaced residents
  - Interim and long-term housing solutions and residential reconstruction

- Will convene for monthly meetings and/or conference calls to discuss these and related topics, share expertise and ideas
DHWG Organization and Committees

- Initial committees address high-level activities essential to disaster housing preparedness
  - Interim/Short-term Housing
  - Permanent Housing
  - Regulations/Codes
  - Financing
DHWG Organization and Committees

- Organized to provide input for DHPG
- Initial committees based on overarching disaster housing topics
  - May change as process matures
- Core committee membership requested based on expertise/responsibility for topic area
  - Direct participation in monthly meetings
    - Limited to 20–25 for maximum efficiency
    - Need volunteers to lead committees and coordinate with non-attending peers
  - Input/comment on DHPG will be open to all
DHWG Organization and Committees

- INTERIM/SHORT-TERM HOUSING
- PERMANENT HOUSING
- REGULATIONS/CODES
- FINANCING
DHWG Organization – Overarching Priorities

- Activities needed to retain population
  - Identify, coordinate, and leverage housing-related organizations and resources
  - Encourage development of strategies to:
    - Expedite temporary/permanent repairs
    - Expedite placement of temporary structures
    - Identify other alternative housing solutions
  - Provide guidance on developing surge capacity for expedited inspections and permitting
  - Identify gaps and resolve conflicting policy issues
  - Identify ways to integrate funding sources
Financing Committee Topics

- Legal requirements, restrictions, and opportunities
- Identification and compilation of housing funding sources
  - Funding opportunities for addressing accessibility and functional needs requirements
- Documentation requirements for using the value of volunteer personnel for cost-share matching
Financing Committee Topics

- Legal requirements, restrictions, and opportunities
  - Focus on laws, codes, and regulations that concern Financing
    - Includes businesses that provide rental properties as well as homeowners (individual assistance) and governments (public assistance)
Financing Committee Topics

- Identification and compilation of housing funding sources
  - Ways to expedite needed funding. Examples:
    - Grants with a match that can be waived
    - How to apply for waivers
    - Requirements before insurance will pay (i.e., inspections?)
  - Solutions that should be included in Planning Guide
  - Funding opportunities for addressing accessibility and functional needs requirements
Financing Committee Topics

- Documentation requirements for using the value of volunteer personnel for cost-share matching
  - Focus should be on incorporating consistent documentation into the guide for use by all jurisdictions in the Region
  - Existing guidance/procedures to use as baseline