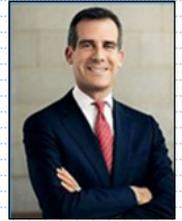




L.A. BUILDING & SAFETY NEWS



“We Synergize Development Services to Advise, Guide, and Assist so that you can Build Safe, Well, and Fast”.

Frank M. Bush
General Manager and Superintendent of Building



CONSTRUCTION ACTIVITY

DEPARTMENT RECOGNITION

TOP 10 PROJECTS

CONSTRUCTION PROJECTS

DEPARTMENT NEWS

CONSTRUCTION ACTIVITY STAYS FIRM

THROUGH FIRST QUARTER OF FISCAL YEAR 2019-20

Leading construction activity indicators point to a strong first quarter for Fiscal Year (FY) 2019-20. These indicators display significant increases compared to levels seen during the same period last year. As reported by The Los Angeles County Economic Development Corporation,

housing permits issued in LA County are also expected to increase throughout the remainder of FY 2019-20. In 2013, Mayor Garcetti set a goal to permit 100,000 housing units (12,500 units on average per year) by 2021. At the close of the first quarter of FY 2019-20, a total of 102,311 new housing units have been permitted since 2013, **achieving 102.3% of the Mayor’s goal with 21 months—or 22% of time—remaining.** The table above shows comparisons of leading construction indicators between the first quarters of FY 2018-19 and FY 2019-20, which demonstrate sustained development activity in the City of Los Angeles.

Construction Indicator	FYTD 2018-19 Q1 (July 1– Sept. 30)	FYTD 2019-20 Q1 (July 1– Sept. 30)	% Change	FY 2019-20 Budget Projections
Building Permit Valuation	1.9 Billion	2.1 Billion	11%	8.0 B
Dwelling Units Permitted	3,457	5,800	68%	13,828
Number of Permits	46,055	49,915	8%	180,000
Number of Plan Checks	19,933	20,880	5%	73,000
Inspections Performed	261,012	288,009	10%	1,160,232

DEPARTMENT RECOGNITION

LADBS’ ePlanLA RECEIVES THE 2019 OUTSTANDING IT PROJECT AWARD



LADBS Staff at Los Angeles Digital Government Summit

On August 27, 2019, LADBS received the Outstanding IT Project Award at the Los Angeles Digital Government Summit for the successful implementation of the ePlanLA system. ePlanLA, a web-based application developed in-house by LADBS, provides customers a convenient and efficient way to apply for building permits and submit plans for review online. The ePlanLA portal allows customers to manage and check the status of their projects online anytime and from anywhere. Aside from the convenience this system offers, it also reduces the costs to customers associated with having to come in-person to a Development Services Center. Currently, projects only requiring LADBS approval are available via ePlanLA. The system is being expanded to include additional online services for projects requiring approval from other City departments.

LA's Top 10 Construction Projects

Based on Construction Valuation Permitted Between 07/01/2019 — 09/30/2019

Project Address	Construction Valuation	Project Description
100 S. Grand Ave.	\$ 476,000,000	New 39-story and 20-story mixed-use complex.
11750 W. Wilshire Blvd.	\$ 145,069,310	New 34-story 376 unit apartment building.
21050 W. Kittridge St.	\$ 62,649,439	New 7-story 395 unit apartment building.
200 Bauchet St.	\$ 32,000,000	New 4-story commercial building.
2968 W. 7th St.	\$ 27,085,956	New 7-story 228 unit mixed-use building.
6711 S. Sepulveda Blvd.	\$ 23,563,706	New 8-story 180 unit apartment building.
11311 W. Chandler Blvd.	\$ 22,750,000	New 7-story 127 unit mixed-use building.
6233 N. Variel Ave.	\$ 22,713,000	New 8-story 336 unit assisted living facility.
2880 W. James M. Wood Blvd.	\$ 21,000,000	New 6-story 193 unit mixed-use building.
7401 N. Lankershim Blvd.	\$ 19,900,000	New 5-story and 4-story mixed-use complex.

CONSTRUCTION PROJECTS

Affordable/Supportive Housing

Various affordable housing projects are currently underway in the City. Below is a list of developments that include supportive and affordable housing units, sorted by the highest total permit valuation for the construction project**:

Project Address	Project Affordable/Supportive Housing Units *
100 S. Grand Ave.	89 Affordable housing units; Valuation - \$476.0 million
6233 N. Variel Ave.	336 Senior assisted living units; Valuation - \$75.7 million
2968 W. 7th St.	23 Extremely low-income units; Valuation - \$27.1 million
7401 N. Lankershim Blvd.	9 Extremely Low-income units; Valuation - \$19.9 million
6706 S. Main St.	26 Low-income units, 13 Veteran units, and 13 Transition-aged youth units; Valuation - \$12.3 million

*Affordable housing units may not include the total number of units for the project
 **Supportive housing developments provide resources and services to seniors, veterans, homeless, disabled, and other individuals vulnerable to unstable housing. Affordable housing developments typically cater to low-, very low-, and extremely low-income families.

DEPARTMENT NEWS

LADBS Responds to Saddleridge & Getty Fires

In response to the disastrous wildfires in October, the Department's field command post trailer was deployed to allow LADBS Inspectors to work closely with first responders and other City and State agencies at the Unified Command Post. The Department's Inspection staff performed Rapid Safety Assessments to homes damaged by the fires to ensure the safety of these structures prior to entry. The Department will continue its efforts to provide guidance and inspection and plan check services to affected homeowners to ensure that homes and structures can be safely occupied as soon as possible. At this time, the Department would like to extend our heartfelt support to our fellow residents recovering from the devastating fires.

COMMITMENT TO OUR CUSTOMERS

Your project is important, so we strive to provide you with superb service and your feedback is important to maintaining this level of service. If you want to recognize a staff member, file a complaint, comment on the service you received, request additional assistance, or a second opinion on any plan check or inspection issues regarding your project, please provide feedback at LADBS' website at <https://ladbs.org> or call (213) 482-6755. LADBS' Customer Service Code of Conduct is posted at: <https://ladbs.org/our-organization/messaging/customer-service-code-of-conduct>.

LADBS Upcoming Contract Opportunities

The Department has a number of contracting needs for various abatement and professional services. The best way to locate opportunities to work with the City, register your company on the Los Angeles Business Assistance Virtual Network (LABAVN) website at www.LABAVN.org. During or after registration, select any/all North American Industry Classification System (NAICS) codes that apply to your company. Once registered, LABAVN will automatically send out email notifications when bid opportunities are posted that match your company's NAICS codes. Below is a list of upcoming solicitations LADBS plans to release on LABAVN, sorted chronologically:

Upcoming Contract Opportunities <i>Please contact LADBS.ASD@lacity.org for more information</i>	Estimated Release Dates
Internet Document Imaging System: Software implementation and maintenance services to support the Department's internet document imaging system (IDIS).	FY 19-20 Q3
Apache Kafka Services: Licensing, implementation, and maintenance services for Apache Kafka. Apache Kafka will be used to provide integration services for various legacy Development Services systems as part of the BuildLA project, and in later phases to be used for data streaming and customer analytics.	FY 19-20 Q3
Mailing Services: To provide mail processing services to create, image, post-process, and mail notices to property owners using variable laser imaging at high volumes.	FY 19-20 Q3
IT Security Testing: To provide annual information security assessments. This penetration testing includes: test publicly accessible computer systems and network devices for vulnerabilities through operating system, network protocol, and internal applications and web applications.	FY 19-20 Q3
Financial Services System: To provide an accounts receivable system (ARS) that will provide a billing function, an accounts receivable ledger, and a delinquent account/bad debt management function. The desired system will interface with various Departmental and City systems to sync and obtain data in a timely manner for the Department and other City agencies.	FY 19-20 Q4
Automated Residential Property Report System: To provide a web-accessible system to capture requests from the public for residential property reports when a property is sold, and produce the completed report to the customer.	FY 19-20 Q4
Queue Management Services: Automated queue management system that provides expedited customer flow at LADBS Development Services Centers and reporting functions on productivity.	FY 19-20 Q4