

LINDA VISTA-ANNANDALE ASSOCIATION

May 17, 2021

Economic Development and Technology Council Committee
City of Pasadena

Re: EdTech Committee Meeting 5/18/2021; Agenda Item 1., Old Business – Workforce Housing Implementation

Chair Hampton and Committee Members,

I am pleased to report that the Board of Directors of the Linda Vista-Annandale Association (LVAA) at its meeting recently agreed to SUPPORT the proposed Rental Workforce ("Missing Middle") Housing Project involving the acquisition of the Pasadena Westgate Apartments Phase II and III and Hudson buildings. Therefore, LVAA SUPPORTS Agenda Item 1 on the Agenda for your May 18 meeting which involves adoption of essential steps in the implementation of the proposed project.

LVAA strongly supports the addition of such a significant amount of assisted Workforce Housing to Pasadena's housing stock. This form of housing is needed for Pasadena's teachers, public safety personnel, medical personnel, City and other government employees, and other, similar essential "middle" workers. We also like the fact that there will be no need to build new, out of character and out of scale buildings to provide these units; and, that a number of the units will be 3-bedroom family units. Further, Pasadena's financial investment in the proposed project will be relatively small considering the large number of resulting "missing middle" units.

On the other hand, we observe two negative aspects that we suggest staff address. First, LVAA hopes that there might be some way to convert some or all of these units from rental to ownership in the future. We observe that ownership is essential to building equity, thereby, building financial wealth and security.

Second, sooner rather than later, these many units must be counted for RHNA purposes and the RHNA rules changed. to recognize, count and credit conversions like this proposed project. We urge the City to aggressively advocate for and pursue changes to the RHNA rules to enable crediting all these units for RHNA purposes.

Thank you for considering our comments.

Sincerely,

Nina Chomsky

Nina Chomsky, LVAA President
cc: LVAA Board of Directors

**EDTECH ITEM NO.1
05/18/2021**