

HOUSING AUTHORITY OF
THE CITY OF SAN DIEGO

RESOLUTION NUMBER HA- 1869

DATE OF FINAL PASSAGE July 28, 2020

A RESOLUTION OF THE HOUSING AUTHORITY OF THE
CITY OF SAN DIEGO APPROVING THE SAN DIEGO
HOUSING COMMISSION'S ACQUISITION OF HILLCREST
INN AND RELATED ACTIONS.

WHEREAS, Hillcrest Inn is a Single Room Occupancy (SRO) building located on 0.16 acres at 3754 Fifth Avenue in the Hillcrest Neighborhood (Property); and

WHEREAS, the San Diego Housing Commission (Housing Commission), has negotiated a Purchase and Sale Agreement (Agreement) with S Wilson Uptown, Inc., a California corporation (Seller), related to the Property, a copy of which is included in the backup materials to this Resolution; and

WHEREAS, the Housing Commission will provide 36 units at 80 percent area median income, 4 units at 120 percent area median income, 5 units at 150 percent area median income, and 1 manager's unit (Project); and

WHEREAS, the Housing Commission's acquisition of the Property will preserve that the SRO units in the Project will be subject to 65-year affordability covenants to be recorded against the Property in accordance with the Agreement; and

WHEREAS, the Housing Commission is purchasing the Property for \$8,000,000 with an additional \$1,908,460 for rehabilitation of the Property; and

WHEREAS, the Housing Commission is funding the acquisition and rehabilitation from the following sources: \$1,008,460 in local funds from the sale of the Mariner's Village property to the Housing Development Partners (HDP), \$4,100,000 of local redevelopment funds, and

\$4,800,000 from U.S. Department of Housing and Urban Development (HUD) Moving to Work (MTW) funds; and

WHEREAS, in accordance with California Health and Safety Code (Code) section 34340(a)(3), the Housing Authority of the City of San Diego (Housing Authority) held a public hearing on July 28, 2020, to consider the approval of the Project after publishing notice of the public hearing as specified in California Government Code section 6066; and

WHEREAS, the Housing Authority has considered any written evidence, public testimony, or both, received in support of or in opposition to the Project, as well as the entire record prepared by Housing Commission staff related to the matters addressed in this Resolution; NOW, THEREFORE,

BE IT RESOLVED, by the Housing Authority of the City of San Diego, as follows:

1. The Housing Authority finds and determines that all recitals set forth in this Resolution are true and correct and fully incorporated in this Resolution.
2. The President, Chief Executive Officer of the Housing Commission (President & CEO), and, if necessary, the Executive Director of the Housing Authority, or designee, is authorized to execute any documents and instruments that are necessary and appropriate to implement this Resolution, in a form approved by Housing Commission General Counsel and to take such actions necessary and appropriate to implement these approvals without further action of the Board of Commissioners of the Housing Commission (Housing Commission Board) or the Housing Authority.
3. The Housing Authority approves the Agreement and all other attachments and exhibits to the Agreement.

4. The President & CEO, or designee, is authorized and directed to sign the Agreement.

5. The President & CEO, or designee, is authorized to substitute approved funding sources with any other available funds as deemed appropriate, without further action by the Housing Authority or the Housing Commission Board, but only if and to the extent funds are determined to be available for such purposes and upon the advice of Housing Commission General Counsel.

6. The Housing Authority finds that the gap financing will provide housing for low and middle-income persons pursuant to Code section 34340(a)(4).

APPROVED: MARA W. ELLIOTT, General Counsel

By /s/ Katherine A. Malcolm
Katherine A. Malcolm
Deputy City Attorney

KAM:soc
07/15/2020
Or.Dept: Housing Authority
Doc. No. 2421276

Passed and adopted by the Housing Authority of the City of San Diego on July 28, 2020, by the following vote:

	Yeas	Nays	Excused	Not Present
Barbara Bry	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Jennifer Campbell	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Chris Ward	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Monica Montgomery	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mark Kersey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Chris Cate	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Scott Sherman	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Vivian Moreno	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Georgette Gómez	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

AUTHENTICATED BY:

Georgette Gómez

Chair of the Housing Authority
of the City of San Diego, California

Richard C. Gentry

Executive Director of the Housing Authority
of the City of San Diego, California

I HEREBY CERTIFY that the above and foregoing is a full, true and correct copy of RESOLUTION NO. **1869** passed and adopted by the Housing Authority of the City of San Diego, California on July 28, 2020.

By:



Scott Marshall

Deputy Secretary of the Housing Authority
of the City of San Diego, California