



Good Neighbors

San Diego Housing Commission

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HOUSING COMMISSION AGENDA

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Questions Regarding Agenda Items: For specific questions regarding any item on the Housing Commission agenda, please contact **Bridgit Alexander at 619-578-7552**. Internet access to agendas and reports is available at <http://sdhc.net/CommissionAgenMinRpts.shtml>.

**SAN DIEGO HOUSING COMMISSION
REGULAR MEETING AGENDA
JULY 7, 2006, 9:00 A.M.
COUNCIL COMMITTEE ROOM
202 C STREET, 12TH FLOOR
SAN DIEGO, CALIFORNIA**

ITEMS

10 CALL TO ORDER

Commissioners Jennifer Adams-Brooks, Todd Gloria, Sal Salas, Alice Tumminia and Tony Yip

20 PUBLIC COMMENT

At this time individuals may address the Commission on any subject in its area of responsibility on any matter not presently pending before the Commission. Communications are limited to three minutes. Pursuant to the Brown Act, the Commission can take no action. Please fill out a **SPEAKER REQUEST FORM** and submit it to the secretary prior to the meeting.

30 COMMISSIONER COMMENTS

40 REPORT BY THE PRESIDENT AND CHIEF EXECUTIVE OFFICER



50 APPROVAL OF THE MINUTES

Approval of the minutes of the May 26, 2006 regular meeting.

ADOPTION AGENDA – CONSENT

Members of the public may cause an item to be pulled from the Consent Agenda by submitting a Speaker Request Form prior to the meeting. The item will then be discussed separately and public testimony taken.

100 HCR06-42 Housing Authority Insurance Group Procurement for Insurance

Recommendation: That the Housing Commission ratify a sole source contract in the amount of \$144,707 with the Housing Authority Insurance Group for the purpose of procuring Commercial Liability, Employment Practices, Public Official’s Errors and Omissions, Terrorism and Mold or Other Fungus, Personal Property/Computer Equipment insurance effective from July 1, 2006 through June 30, 2007.

101 HCR06-43 California State Association of Counties (CSAC) Excess Insurance Authority and California Public Entity Insurance Authority

Recommendation: That the Housing Commission ratify a sole source contact in the amount of \$107,630 with Driver/Alliant Insurance Services for the purpose of procuring, through CSAC, All Risk Property Insurance including Flood on Real & Personal Property, Rental Income, Transit, EDP, Media & Extra Expense including Sabotage and Terrorism insurance with effective dates of March 31, 2006 to March 31, 2007.

102 HCR06-44 United States Department of Housing and Urban Development’s Super Notice of Funding Availability Applications (Citywide)

Recommendations:

1. Ratify eleven (11) applications to HUD. Four (4) of the grants will fund self-sufficiency efforts to help housing-assisted families gain economic independence. Seven (7) of the grants will fund the Shelter Plus Care Program under the City’s Continuum of Care. The applications include:
 - a. \$390,000 for Housing Choice Voucher Family Self-Sufficiency Program Coordinators;
 - b. \$130,000 for Public Housing Family Self-Sufficiency Program Coordinators;
 - c. \$200,000 for the Public Housing Neighborhood Networks Program;
 - d. \$350,000 for the Resident Opportunity and Self-Sufficiency - Family & Homeownership Program;
 - e. \$1,919,016 for one (1) new Shelter Plus Care grant and six (6) Shelter Plus Care renewal grants.

2. Request approval to forward to Housing Authority for authorization to revise the FY07 Housing Commission Budget to reflect the addition of awarded funds and authorize the Chief Executive Officer (CEO) to execute all required documents.

103 HCR06-45 Pension Consultant Contract

Recommendation: Authorize the President and Chief Executive Officer to enter into a contract (Attachment 1) with The Epler Company for pension consultant services with the following terms:

1. The contract will begin July 1, 2006 for a term of three (3) years with four (4) additional one-year options.
2. Pension consultant services will not exceed \$35,000 in any one (1) year.

104 HCR06-46 Award of Contract for Architectural Services at the University Canyon Site located at 2052-2095 Via Las Cumbres (Council District 6)

Recommendations:

1. Approve the award of contract to M.W. Steele Group, Inc., in an amount not to exceed \$150,000 to undertake the feasibility analysis of creating additional units at University Canyon; and,
2. Authorize the President & Chief Executive Officer to execute all necessary documents.

105 HCR06-47 FY06 Transitional Housing Program Grants

Recommendation: That the Housing Commission approve funding in the form of one-year grants with an option to continue funding for one additional year, and authorize the Chief Executive Officer to execute contracts, in a form acceptable to General Counsel, to continue partial funding for one year of occupancy and administrative expenses for the following transitional housing programs:

- a. **Episcopal Community Services** in the amount of \$29,925 for the Downtown Safe Haven program, a 28-bed program for the Homeless Mentally Ill.
- b. **Episcopal Community Services** in the amount of \$53,100 for the Julian's Sanctuary program, a 33-bed program for women and children fleeing domestic violence.
- c. **Mental Health Systems** in the amount of \$80,000 for the Serial Inebriate Program, a 12-bed program for adults.
- d. **The Salvation Army** in the amount of \$106,920 for the STEPS Program, a 40-bed program for men in the downtown area;

- e. **San Diego Second Chance** in the amount of \$106,850 for Second Chance Transitional Housing, a 32-bed program for adults in the City Heights, Jamacha, College, and Chollas View areas;
- f. **San Diego Youth and Community Services** in the amount of \$30,000 for Foster Care Graduate Housing, a 14-bed program for young adults that have been recently emancipated from foster care;
- g. **St. Vincent de Paul Village, Inc.** in the amount of \$153,216 for the Family Living Center, a 110-bed program for families in the downtown area;
- h. **St. Vincent de Paul Village, Inc.** in the amount of \$136,857 for the Fresh Start Program, a 150-bed program for men in the downtown area;
- i. **St. Vincent de Paul Village, Inc.** in the amount of \$87,281 for the STEP Program, a 35-bed program for women in the downtown area;
- j. **Vietnam Veterans** in the amount of \$57,000 for Welcome Home, a 24-bed program for veteran families in the Valencia Park area;
- k. **YMCA Youth and Family Services** in the amount of \$26,933 for Turning Point, to provide 8 beds for youth in the City Heights area;
- l. **YWCA of San Diego County** in the amount of \$42,892 for Becky's House, to provide 27 beds for women and children fleeing domestic violence; and
- m. **YWCA of San Diego County** in the amount of \$79,540 for Passages, a 49-bed program for women in the downtown area.

106 HCR06-48 Final Authorization to Issue Multifamily Housing Revenue Bonds for Del Sol Apartments

Recommendation: That the Housing Authority authorize the issuance of tax-exempt multifamily housing revenue bonds in an amount not to exceed \$12,421,531 for the acquisition and construction of the 91-unit Del Sol Apartments by Wakeland Housing and Development Corporation and its affiliate, Del Sol Apartments, L.P., located at 3606-3690 Del Sol Boulevard in the Otay Mesa-Nestor community.

107 HCR06-49 Contract Amendment to the Independent Audit Contract

Recommendation: That the Housing Commission amend the independent auditor contract with the Reznick Group P. C. to provide for an additional financial audit of the San Diego Housing Commission's fiscal year 2003 and 2004 financial records. The amendment will increase the current contract by an additional \$90,000 for fiscal year 2003 and an additional \$85,000 for fiscal year 2004 with approval to amend the FY2007 budget accordingly.

CLOSED SESSION

The San Diego Housing Commission will not convene in closed session on Friday, July 7, 2006.

**INFORMATIONAL REPORTS ISSUED SINCE THE LAST
HOUSING COMMISSION MEETING ON MAY 26, 2006**

HCR06-41 Activity Performance Report – Third Quarter FY 2006 (Citywide)