



Good Neighbors

San Diego
Housing Commission

MINUTES

**SAN DIEGO HOUSING COMMISSION
MINUTES OF THE REGULAR MEETING
AUGUST 20, 2004, 9:00 A.M.
CITY ADMINISTRATION BUILDING
SAN DIEGO, CALIFORNIA**

ATTENDANCE

Present were Commissioners Salas, Cramer, Adams-Brooks, Yip, and Knight. Also present were President and Chief Executive Officer Elizabeth Morris and Charles Christensen, General Counsel. Commissioners Grinchuk and Tumminia were absent.

10 CALL TO ORDER

Commissioner Salas called the meeting to order at 9:10 a.m.

20 PUBLIC COMMENT

None.

30 COMMISSIONER COMMENTS

None.

40 REPORT BY THE PRESIDENT AND CEO

Ms. Morris stated on August 3, 2004 the City Council held an Affordable Housing Day. Topics discussed included how much Proposition 46 and other state funding is coming to San Diego, the status of the inclusionary housing and expedite programs, and an update on the Affordable Housing Task Force recommendations. It was an informational workshop and no decisions were made. It was very positive, with lots of interest and appreciation of the work that has already been done. Ms. Morris also commented that the demolition is underway at Smart Corner, adding you can watch the demolition live via a video camera at www.smartcorner.com. Both Commissioner Salas and Ms. Morris commented on how well the expediting program at Talmadge Senior Village Project was working.



50 APPROVAL OF THE MINUTES

MOTION BY ADAMS-BROOKS TO APPROVE REGULAR MEETING MINUTES OF JULY 23, 2004 SECONDED BY KNIGHT CARRIED ON A UNANIMOUS VOTE OF 5-0 WITH GRINCHUK AND TUMMINIA ABSENT.

CONSENT AGENDA

MOTION BY YIP TO APPROVE THE FOLLOWING ITEMS ON CONSENT:

100 HCR04-60 Section 8 Management Assessment Program (Citywide)

Recommendation: Authorize the Chief Executive Officer to execute the SEMAP Certification and submit it with the resolution to the HUD Los Angeles office by mail and electronically before August 30, 2004.

101 HCR04-66 Public Housing Assessment System for FY04 (Citywide)

Recommendation: Authorize the President & Chief Executive Officer to execute the PHAS Certification for Indicator #3 – Management Operations (Attachment 1) and submit to the HUD-Los Angeles office with the approved resolution (Attachment 2).

102 HCR04-67 Appointment of Loan Committee Members (Citywide)

Recommendation: That the Housing Commission confirm the nominations of James B. Hunt and Todd Gloria, and reappoint Paul Shipstead and Joseph Fredrick Oliver, to the Loan Committee for two-year terms.

**103 HCR04-68 Housing Enhancement Loan Program in the Crossroads
Redevelopment Project Area (Council Districts 4 & 7)**

Recommendation No. 1: Recommend Housing Authority authorization for the President and Chief Executive Officer to execute the Agreement (Attachment 2) with the City Redevelopment Agency to administer the Crossroads Housing Enhancement Loan Program.

Recommendation No. 2: Recommend Housing Authority approval of an increase of \$452,000 for the Fiscal Year 2005 Housing Rehabilitation owner-occupied loan budget to incorporate City Redevelopment Agency tax increment housing set-aside funds for the Crossroads Housing Enhancement Loan Program.

Negotiators: Sal Salas, Elizabeth Morris, Carrol Vaughan, Cissy Fisher and Peter Armstrong for the San Diego Housing Commission.

Negotiating Parties: Pardee Construction.

Under Negotiation: Price and Terms of Payment for purchase of real property in the NCFUA

BY A VOTE OF 5-0 WITH GRINCHUK AND TUMMINIA ABSENT INSTRUCTIONS WERE GIVEN TO REAL PROPERTY NEGOTIATOR CONCERNING THE TRANSACTION.

- c. Conference with Legal Counsel-anticipated litigation-initiation of litigation pursuant to subdivision (c) of Section 54956.9-
One (1) case

BY A VOTE OF 5-0 WITH GRINCHUK AND TUMMINIA ABSENT INSTRUCTIONS WERE GIVEN TO COUNCIL NOT TO INITIATE LITIGATION.

ADJOURNMENT

Commissioner Salas adjourned the regular meeting at 11:18 a.m.

Respectfully submitted,

Angie Risotti
Executive Assistant to the President and CEO

**Signature on File
With Original Document**

Approved by,

Elizabeth C. Morris
President and CEO