



Good Neighbors

San Diego  
Housing Commission

- 1625 Newton Avenue
- San Diego, California 92113-1038
- 619/231 9400
- FAX: 619/544 9193

## HOUSING COMMISSION AGENDA

**Assistance for the Disabled:** Agendas, reports and records are available in alternative formats upon request. To order information in Braille, oversized print or voice cassette tape, or to arrange for a sign language or oral interpreter for the meeting, please call the City Clerk's office at least five days prior to the meeting at **533-4000 (voice) or 236-7012 (TT)**.

**Assistive Listening Devices (ALDs):** Are available from the City Clerk's Office prior to the meeting, and are to be returned at the end of the meeting.

**Questions Regarding Agenda Items:** For specific questions regarding any item on the Housing Commission agenda, please contact **Bill Luksic at 619-578-7540**. Internet access to agendas and reports is available at <http://www.sdhc.net>.

**SAN DIEGO HOUSING COMMISSION  
AGENDA FOR THE REGULAR MEETING  
FEBRUARY 21, 2003, 9:00 A.M.  
COUNCIL COMMITTEE ROOM  
12<sup>TH</sup> FLOOR, 202 C STREET  
SAN DIEGO, CALIFORNIA**

### **ITEMS**

#### **10 CALL TO ORDER**

Commissioners Jennifer Adams-Brooks, Tyler Cramer, Robert Grinchuk, Santiago Robles, 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 CHIEF EXECUTIVE OFFICER**

**50 APPROVAL OF THE MINUTES**

Approval of the minutes of the January 31, 2003, 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 HCR03-020 – Contract for Temporary Employment Agency Services**

**Recommendation:** Authorize the Chief Executive Officer to enter into a contract with SELECT Personnel Services effective March 1, 2003, for temporary employment agency services.

**101 HCR03-021 – Contract for Security Guard Services**

**Recommendation:** Authorize the Chief Executive Officer to enter into a contract with Bradley Security and Detective Agency effective March 1, 2003, for security guard services.

**102 HCR03-022 – Amendment to the Contract with Dean Application Consulting for Financial Service Upgrade and Report Development Services**

**Recommendation:** Approve an increase in the maximum compensation due under the contract with Dean AC by \$27,200 from the current level of \$37,000 to a not-to-exceed amount of \$64,200.

**103 HCR03-018 – Contract with the San Diego-Imperial Counties Labor Council for Support Services (Council District 3)**

**Recommendation:** Authorize the Chief Executive Officer or designee to enter into an agreement with the San Diego-Imperial Counties Labor Council for employment related support services.

**104 HCR03-006 – FY04 Annual Agency Plan (Citywide)**

**Recommendation No. 1:** Forward for Housing Authority approval the FY04 Annual Agency Plan and authorize its transmittal to HUD by the Chief Executive Officer.

**Recommendation No. 2:** Approve the proposed revisions to the Administrative Plan, which details operation of the Section 8 program.

**Recommendation No. 3:** Approve the proposed revisions to the Admissions and Continued Occupancy Policy, which details operation of the public housing program.

**105 HCR03-019 – Multifamily Housing Revenue Bonds For New Construction Project to be Located at 9<sup>th</sup> & Broadway (Council District 2)**

**Recommendation No. 1:** Take initial steps to issue tax-exempt and taxable multifamily housing revenue bonds to finance a 398-unit new construction project to be located at 9<sup>th</sup> & Broadway in downtown San Diego.

**Recommendation No. 2:** Approve CSG Advisors, Inc. as financial advisor and Stradling, Yocca, Carlson & Rauth as bond counsel to begin work on the project.

**106 HCR03-023 – FY2004 Budget Workshop – Discussion on Use of Unrestricted Funds to Provide Affordable Housing (Citywide)**

**Recommendation:** Approve the approach currently used to provide affordable housing through a variety of activities.

**CLOSED SESSION**

It is anticipated that the San Diego Housing Commission will recess into Closed Session on February 21, 2003, at 9:00 a.m. with the following agenda:

Public Testimony, if any, concerning Item I (a) and (b)

I. Real Property Negotiations

- (a) Conference with Real Property Negotiator - Pursuant to California Government Code Section 54954.5(b) and 54956.8:

Property:

The property designated Site #428 located at Nimitz Boulevard and Famosa Boulevard in the Ocean Beach area currently owned by Housing Authority of the City of San Diego; APN 449-270-20 thru -22.

Agency Negotiators:

Sal Salas, Elizabeth Morris, Carrol Vaughan, Steve Snyder for the San Diego Housing Commission

Negotiated Parties: Ocean Beach Congregation of  
Jehovah's Witnesses.

Under Negotiation: Price and Terms

- (b) Conference with Real Property Negotiator - Pursuant to California  
Government Code Section 54954.5(b) and 54956.8:

Property: A 60,000 square foot block bounded by  
C Street, 11<sup>th</sup> and 12<sup>th</sup> Avenues, and  
Broadway, also known as parcel  
number 534, 194, 01 through 04, and 09  
owned by the San Diego  
Redevelopment Agency, and parcel  
number 08 currently owned by the San  
Diego Metropolitan Transit Authority.

Agency Negotiators: Sal Salas, Elizabeth Morris, Carrol  
Vaughan, Steve Snyder and Jack Farris  
for the San Diego Housing Commission

Negotiated Parties: Centre City Development Corporation  
and Lankford Associates, Inc.

Under Negotiation: Price and Terms

- II. Announcement of Actions Taken in Closed Session.

## **ADJOURNMENT**