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AGENDA

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**SAN DIEGO HOUSING COMMISSION
AGENDA FOR THE REGULAR MEETING
CITY ADMINISTRATION BUILDING
NOVEMBER 9, 2001, 9:00 A.M.
COUNCIL COMMITTEE ROOM
202 C STREET, 12TH FLOOR
SAN DIEGO, CALIFORNIA**

ITEMS

10 CALL TO ORDER

Commissioners Neal Arthur, David Dick, Robert Grinchuk, Santiago Robles, Sal Salas, Thomas Steinke, and Alice Tumminia

20 PUBLIC COMMENT

At this time individual(s) 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 October 12, 2001 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 HCR01-121 – Award of Contract for Site Improvements at One Public Housing Site (Council District 1)

Recommendation: Award a construction contract in the amount of \$156,290, with a ten percent contingency (\$15,629), to Healey Construction for site improvements at 12643-12687 El Camino Real.

101 HCR01-117 – Application for Mortgage Credit Certificate Allocation (Citywide)

Recommendation: Promote homeownership for low and moderate-income first-time homebuyers by recommending authorization of an application to the California Debt Limit Allocation Committee for up to a \$75 million allocation of Mortgage Credit Certificates for the period January 1, 2002 through December 31, 2002.

102 HCR01-129 – Funding for the 2001/2002 Winter Shelter Program for the Homeless (Citywide)

Recommendation: Forward for Housing Authority approval a Memorandum of Understanding between the Housing Commission and the City of San Diego to provide up to \$445,000 for the City's FY02 Winter Shelter Program.

103 HCR01-122 – Transfer to City of Funds to Operate Housing for Victims of Domestic Violence (Council District 2)

Recommendation #1: Transfer the balance of Sanctuary, Domestic Violence Resources' \$65,000 FY02 grant, and assign responsibility for selecting a new provider and administering that grant to the City to continue to help fund the operation of an 11-unit housing facility in Ocean Beach.

Recommendation #2: Authorize the Chief Executive Officer, with guidance from General Counsel, to accept assignment of Sanctuary's interest in a Revocable

Grant Agreement with the Commission to successor leaseholders of the Ocean Beach property.

104 HCR01-124 – Funds to Lease SRO Rooms for Homeless Seniors (Council District 2)

Recommendation: Authorize the Chief Executive Officer to execute three-way agreements with the City and the Sara Frances and Capri hotels, respectively, subject to approval of the agreements by General Counsel, providing up to \$168,000 to lease rooms at those facilities for homeless seniors.

105 HCR01-125 – Housing Trust Fund Grant to City for Operation of Transitional Housing for Families (Council District 2)

Recommendation: Approve a grant of \$25,000 towards the City's operation of a facility currently serving as transitional housing for homeless families.

106 HCR01-120 – Award of Funding for Shared Equity Demonstration Program for Newly Constructed Homeownership Developments (Council District 3)

Recommendation: Approve \$500,000 in shared equity funding for first-time homebuyers purchasing in the new construction development of Urban Village Office and Townhomes being developed by city heights Revitalization LP.

107 HCR01-126 – Loan and Final Authorization to Issue Multifamily Housing Revenue Bonds for Island Village Apartments (Council District 8)

Recommendation #1: Forward for Housing Authority approval a recommendation to facilitate development of 280 rent restricted living units in East Village by taking final steps to issue multifamily housing revenue bonds up to \$11,000,000 and authorizing a three percent residual receipts Housing Commission loan of \$1,300,000 to Island Palms Apartments, L.P.

Recommendation #2: Approve and forward for Housing Authority adoption an amendment to the Housing Commission's Fiscal Year 2002 budget, adding \$1,300,000 of CCDC Low and Moderate Housing Set-Aside Funds for rental housing loans.

108 HCR01-131 – Update on Section 8 Rental Assistance Program Lease-Up Effort (Citywide)

This informational report provides an update on the Rental Assistance Program's efforts to use the nearly 2,400 new vouchers it was awarded by the United States Department of Housing and Urban Development in FY01 and FY02.

CLOSED SESSION

It is anticipated that the San Diego Housing Commission will recess into Closed Session on November 9, 2001, at 9:00 a.m. with the following agenda:

Public testimony, if any, regarding Item III a)

- I. Conference with Legal Counsel - existing litigation, pursuant to California Government Code Section 54956.9(a) and 54954.5(c):
 - (a) Williams & Sons Masonry, Inc. v. Baronet & Co., Inc., et al.
San Diego Superior Court Case No. 680684
 - (b) San Diego Housing Commission, a public agency; and Housing Authority of the City of San Diego, a public agency vs. WEYERHAEUSER COMPANY, a Washington Corporation; ROMAN E.C.D., INC., a California Corporation; VIGILANT INSURANCE COMPANY, a New Jersey Corporation; and DOES 1 through 50.
San Diego Superior Court Case No. GIC755508
- II. Conference with Legal Counsel - anticipated litigation, pursuant to Government Code Section 54956.9(c) and 54954.5(c):
 - (a) Two matters
- III. Real Property Negotiations
 - (a) Conference with Real Property Negotiator - Pursuant to California Government Code Section 54954.5(b) and 54956.8:

<u>Property:</u>	Excess land at 2766 Cardinal Road, Diego, CA
<u>Negotiating Parties:</u>	Carrol Vaughan, Steve Snyder, and Dan Turpin for the San Diego Housing Commission; Mr. Martin Smith for Children's Home.
<u>Under Negotiation:</u>	Terms and Price
- IV. Adjournment and Announcement of action taken in Closed Session

ADJOURNMENT