

AGENDA



AGENDA 490

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**HOUSING AUTHORITY
OF THE CITY OF SAN DIEGO
REGULAR MEETING
TUESDAY, APRIL 29, 1997
COUNCIL CHAMBERS - 12TH FLOOR
202 C STREET
SAN DIEGO, CALIFORNIA
10:00 A.M.**

CALL TO ORDER

PUBLIC COMMENT

At this time individual(s) may address the Housing Authority on any subject in its area of responsibility on any matter not presently pending before the Authority. Communications are limited to three (3) minutes. Pursuant to the Brown Act, no discussion or action shall be taken by the Authority. Please fill out a **SPEAKER REQUEST FORM** and submit it to the secretary prior to the 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**. This item will then be discussed separately and public testimony taken.

HOUSING AUTHORITY MEETING
APRIL 29, 1997

1 **APPROVAL OF THE MINUTES**

Approval of the Minutes of the Meeting of April 1, 1997.

2 **HCR97-049 - Selection of Development Team for Skyline Drive and Woodman Street (Council District 4)**

Recommendation: It is recommended that the Housing Authority authorize the Executive Director, with General Counsel's guidance, to enter into an exclusive negotiation with the Woodman Estates, Limited Liability Company to develop the subject site and authorize the Executive Director to negotiate a Development and Disposition Agreement (DDA) with the Woodman Estates, Limited Liability Company. Staff would return to the Commission and to the Housing Authority for review and approval of the DDA.

Fiscal Impact: None with this action. On March 22, 1994, the Housing Authority approved the commitment of approximately \$370,000 of HOME Program funds for the acquisition and development of the subject property. Future fiscal impact will be based on the agreement negotiated and approved by the Housing Commission and the Housing Authority. The development plan may include the reservation of first-time homebuyer assistance in the form of mortgage credit certificates, shared equity loans, or down payment assistance grants.

Previous Related Actions:

On November 24, 1992, the Housing Authority authorized the purchase of property at Skyline Drive and Woodman Street, known as Skyline Park, from the Federal Deposit Insurance Corporation (FDIC).

On June 3, 1996 (Report No. HCR96-130), the Housing Commission directed staff to proceed with the issuance of a Request for Qualifications/Proposals for a development concept from development teams for the subject property.

On March 24, 1997 (Report No. 97-017 [Supplemental II]), the Commission voted to recommend the development team of Woodman Estates, Limited Liability Company for approval by the Housing Authority and to enter into an exclusive negotiation with the development team upon approval.

On April 9, 1997 this item was heard by the Land Use and Housing Committee and approved by a vote of 3-0, with Councilmember Wear abstaining and Councilmember Kehoe absent.

HOUSING AUTHORITY MEETING

APRIL 29, 1997

3 **HCR97-018 - Moving to Work Demonstration Program (Citywide)**

Recommendation: Authorize the Executive Director to submit an application to the US Department of Housing & Urban Development and to execute all documents necessary to receive authorization and to implement the Moving to Work Program.

Fiscal Impact: This demonstration program provides no new funding for administration. The amount of assistance the Housing Commission presently receives from the US Department of Housing & Urban Development (HUD) for housing assistance will not be affected by participation in the Moving to Work Program. If successful, reduced administrative and per family housing subsidy costs may make it feasible to assist more households with the same level of funding. New program designs add modest staff costs during transition but are difficult to quantify. During the demonstration program phase, any cost savings will be utilized to offset operation of the program to the extent possible.

Previous Related Actions: On April 9, 1997 this item was heard by the Land Use and Housing Committee. It was approved consent by a vote of 4-0, with Councilmember Kehoe absent.

ADJOURNMENT