

SAN DIEGO HOUSING COMMISSION

RESOLUTION NO. HC - 2024

DATE OF FINAL PASSAGE September 13, 2024

A RESOLUTION AUTHORIZING THE SAN DIEGO HOUSING COMMISSION TO SUBMIT AN APPLICATION ON BEHALF OF THE CITY OF SAN DIEGO TO THE STATE OF CALIFORNIA'S DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT LOCAL HOUSING TRUST FUND PROGRAM IN ACCORDANCE WITH THE JULY 9, 2024, NOTICE OF FUNDING AVAILABILITY (NOFA); COMMIT \$5 MILLION IN MATCHING FUNDS; AND ENTER INTO, EXECUTE AND DELIVER A STANDARD AGREEMENT IN A TOTAL AMOUNT UP TO \$5 MILLION AND RELATED ACTIONS.

A necessary majority of the Board of Commissioners ("Board") of the San Diego Housing Commission ("Housing Commission") on behalf of the City of San Diego ("Applicant") hereby consents to, adopts and ratifies the following resolution:

- A. WHEREAS, the State of California ("State") Department of Housing and Community Development ("Department") is authorized to provide up to \$53 million under the Local Housing Trust Fund ("LHTF") Program from the Veterans and Affordable Housing Bond Act of 2018 (Proposition 1) (as described in Health and Safety Code section 50842.2 etseq. (Chapter 365, Statutes of 2017 (SB 3)) ("Program");
- B. WHEREAS the Department issued a Notice of Funding Availability ("NOFA") dated July 9, 2024, under the LHTF Program;
- C. WHEREAS Applicant is an eligible Local or Regional Housing Trust Fund applying to the Program to administer one or more eligible activities using Program Funds; and

D. WHEREAS the Department may approve funding allocations for the LHTF Program, subject to the terms and conditions of H&S Code Section 50842.2, the LHTF Program Guidelines, NOFA, Program requirements, the Standard Agreement and other related contracts between the Department and LHTF award recipients;

NOW THEREFORE BE IT RESOLVED THAT:

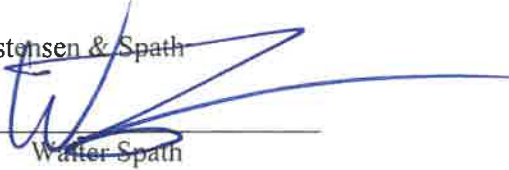
1. If Applicant receives an award of LHTF funds from the Department pursuant to the above-referenced LHTF NOFA, it represents and certifies that it will use all such funds on Eligible Projects in a manner consistent and in compliance with all applicable state and federal statutes, rules, regulations, and laws, including, without limitation, all rules and laws regarding the LHTF Program, as well as any and all contracts Applicant may have with the Department (“Eligible Project”).
2. The San Diego Housing Commission, the administrator of the City of San Diego’s Housing Trust Fund, is hereby authorized to act as the manager in connection with the Department’s funds to Eligible Projects pursuant to the above-described NOFA in an amount not to exceed \$5,000,000 (the “LHTF Award”).
3. Applicant hereby agrees to match on a dollar-for-dollar basis the LHTF Award pursuant to Guidelines Section 104. Applicant hereby agrees to utilize matching finds on a dollar-for-dollar basis for the same Eligible Project for which Program Funds are used, as required by HSC Section 50843.5(c).
4. Pursuant to Attachment 1 and the Applicant’s certification in this resolution, the LHTF funds will be expended only for Eligible Projects and consistent with all program requirements. The Housing Commission’s President and CEO, or designee, is authorized to amend the list of eligible projects in Attachment 1, if necessary.

5. Nonprofit Housing Trust Funds and Native American Tribe Housing Trust Funds agree to use Program Funds only for Eligible Projects located in cities and counties that submitted an adopted Housing Element that was found by the Department to be in compliance and that have submitted their Housing Element Annual Progress Report (APR) for the current year or prior year by the application due date.
6. Applicant shall be subject to the terms and conditions as specified in the Standard Agreement, H&S Section 50842.2 and LHTF Program Guidelines.
7. Lisa C. Jones, the San Diego Housing Commission's President & CEO, or designee, is authorized to execute the LHTF Program Application, the LHTF Standard Agreement and any subsequent amendments or modifications thereto, as well as any other documents which are related to the Program or the LHTF Award to Applicant, as the Department may deem appropriate.

Approved as to Form

Christensen & Spath


By



Walter Spath
General Counsel
San Diego Housing Commission

I certify that the foregoing actions in this Resolution were approved by the San Diego Housing Commission Board of Commissioners at its meeting on September 13, 2024.

By:


Scott Marshall
Vice President, Communications &
Government Relations

Approved:



Lisa Jones
President and Chief Executive Officer
San Diego Housing Commission

Passed and adopted by the San Diego Housing Commission Board of Commissioners on September 13, 2024, pursuant to the provisions of San Diego Municipal Code Section 98.0301(e)(1), by the following vote:

	Yeas	Nays	Excused	Not Present
Eugene "Mitch" Mitchell	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ryan Clumpner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Stephen Cushman	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Johanna Hester	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Kellee Hubbard	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Antoine "Tony" Jackson	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Melinda K. Vásquez	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

AUTHENTICATED BY:

Lisa Jones

President & Chief Executive Officer of the
San Diego Housing Commission

I HEREBY CERTIFY that the above and foregoing is a full, true and correct copy of RESOLUTION NO. 2024 passed and adopted by the San Diego Housing Commission Board of Commissioners on September 13, 2024.

By:



Scott Marshall
Secretary of the San Diego Housing Commission

Attachment 1

Provide a short summary on how you commit to use the Program Funds and Matching Funds. The summary, which shall be labeled Attachment 1 shall include:

- (1) identification of the percent of the total funds requested that will be used for each activity/project, including Area Median Income (AMI) level; and
- (2) a list of the jurisdictions where the activities/projects will be delivered, in the case of any HTF that serves more than one jurisdiction. Attachment 1 must be incorporated into your Resolution as an attachment before it is adopted.

Description	Total Funds	Program Funds	Matching Funds	AMI Level	Jurisdiction(s)
Kindred Apartments: Total of 126 units at 30-60% AMI. Timeline: 08/2024 CDLAC/TCAC 4% allocation approval meeting; 03/2025 Estimated escrow/loan closing/bond issuance (Date of disbursement of LHTF Program Funds); 03/2025 Estimated construction start; 11/2026 Estimated construction completion.	57%	\$2,850,000	\$2,850,000	63 units @ 30% AMI 22 units @ 40% AMI 12 units @ 50% AMI 28 units @ 60% AMI 1 unrestricted mgr	City of San Diego
Navajo Family Apartments: Total of 45 units at 30-60% AMI. Timeline: 07/2024 CTCAC 9% Applications; 10/2024 CTCAC allocation approval meetings; 03/2025 estimated escrow/loan closing (Date of disbursement of LHTF Program Funds); 03/2025 Estimated construction start; 04/2026 Estimated construction completion.	22%	\$1,100,000	\$1,100,000	8 units @ 30% AMI 2 units @ 50% AMI 34 units @ 60% AMI 1 unrestricted mgr	City of San Diego
Hillcrest Hall: Total of 98 units at 30-60% AMI. Timeline: 08/2024 CDLAC/CTCAC 4% application; 12/2024 CDLAC/CTCAC 4% allocation meeting; 04/2025 Housing Authority final bond authorization; 06/2025 escrow/loan closing/bond issuance (Date of disbursement of LHTF Program Funds); 06/2025 Start of construction work; 07/2027 Completion of construction work.	16%	\$800,000	\$800,000	31 units @ 30% AMI 11 units @ 50% AMI 55 units @ 60% AMI 1 unrestricted mgr	City of San Diego
Administration	5%	\$250,000	\$250,000		
Total		\$5,000,000	\$5,000,000		