

# HOUSING COMMISSION AGENDA

SAN DIEGO HOUSING COMMISSION  
SPECIAL MEETING AGENDA  
JUNE 19, 2009, 9:05 A.M.  
SMART CORNER  
4<sup>TH</sup> FLOOR CONFERENCE ROOM  
1122 BROADWAY  
SAN DIEGO, CALIFORNIA

**Assistance for the Disabled:** Agendas, reports and records are available in alternative formats upon request. Please call the Housing Commission Docket Coordinator at least five days prior to the meeting at **578-7552 (voice) or 398-2440 (TTY)**.

**Questions Regarding Agenda Items:** For specific questions regarding any item on the Housing Commission agenda, please contact **Bridgit Alexander at 578-7552**. Internet access to agendas and reports is available at <http://sdhc.net/CommissionAgenMinRpts.shtml>.

## ITEMS

### 10 CALL TO ORDER

Commissioners Jennifer Adams-Brooks, Khadija Basir, Gary Gramling, Sam Guillen, Sal Salas, Allen Sims and Jim Waring

### 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 PRESIDENT AND CHIEF EXECUTIVE OFFICER

**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.

**105    HCR09-049    Rehabilitation Loan to City Heights Community Development Corporation (Council District 3 and 7)**

**Recommendations:**

Housing Commission assistance of up to \$2,473,467 to fund the rehabilitation of 60 apartments located at five separate sites in the City Heights areas and owned by the City Heights Community Development Corporation, by the following measures:

- (a) Approve a 55 year, 3% amortized rehabilitation loan of up to \$2,473,467 to the City Heights Community Development Corporation, as outlined in this report;
- (b) Require the borrower to maintain a \$108,000 capitalized reserve account;
- (c) Require the borrower to submit a quarterly operations report to the Housing Commission; and,
- (d) Authorize the President and Chief Executive Officer (CEO) of the Housing Commission, or designee, to execute all documents necessary to facilitate the financing.

**106    HCR09-060    Preliminary Items Pursuant to Bond Financing Secured by Properties Owned by the Housing Commission (Citywide)**

**Recommendations:**

Housing Commission recommends that the:

- A. Housing Authority approve a bond inducement resolution (a declaration of official intent) for up to \$200 million in taxable and/or tax-exempt rental housing revenue bonds secured by some or all of the Existing Units, with proceeds to be applied to pay costs of the New Units.
- B. Housing Commission approve Orrick, Herrington & Sutcliffe as bond counsel.
- C. Authorize the President and Chief Executive Officer (CEO) of the Housing Commission, or a designee, to execute necessary documents.

**107    HCR09-061    Application for Capital Fund Recovery Competition Grant funds for the Acquisition of Vista Verde (33<sup>rd</sup> Street Family Housing) for Public Housing (Council District 8)**

**Recommendations:**

Housing Commission and Housing Authority approval for the following actions:

1.     Application to HUD for a Capital Fund Recovery Competition Grant of up to \$7,000,000 to provide the gap financing needed for the proposed acquisition;
2.     Recommend revision of the Agency's Five-Year Plan and annual statement to accommodate the proposed funding; and
3.     Authorize the President and Chief Executive Officer, or his designee, to execute all necessary documents pertaining to the HUD application, contingent upon satisfaction of the Housing Commission's General Counsel with the terms and conditions.

**CLOSED SESSION**

The San Diego Housing Commission will not convene in closed session on June 19, 2009.