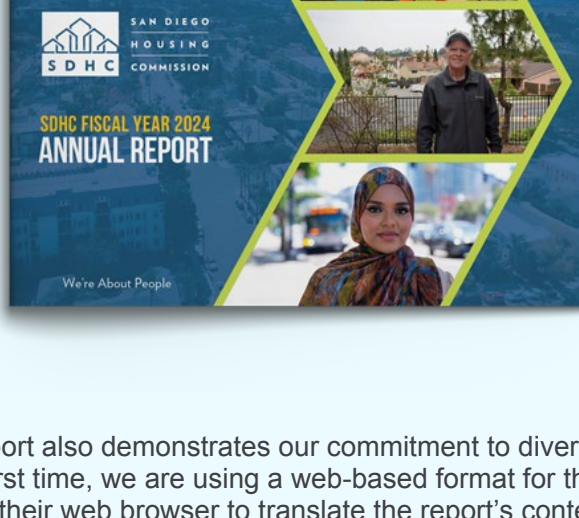


November 22, 2024

At the San Diego Housing Commission (SDHC), we put people first every day. The experiences that families share about the positive impacts our programs can have on their lives drive our efforts throughout the year. We are an agency full of mission-driven, compassionate and dedicated people, and the inspiring stories of resiliency and achievement that our families share are why we do what we do every day.

We are honored and grateful to the families that shared their personal stories in our [Fiscal Year 2024 Annual Report](#), which is also published on our website, [www.sdhc.org](http://www.sdhc.org). Our report highlights our innovative programs and initiatives throughout the fiscal year to assist households displaced from their homes by catastrophic floods in January, as well as our ongoing rental assistance, homelessness solutions and affordable housing programs.



This year's annual report also demonstrates our commitment to diversity, equity, inclusion and access. For the first time, we are using a web-based format for the annual report, which allows readers to use their web browser to translate the report's content into the language of their choice. The report is also compatible with our website's accessibility tool, which assists people with disabilities.

We know that housing assistance for families struggling economically is most effective when many organizations serving the community work together and is made possible when we have the support and political will of our leaders to make affordable housing and homelessness resources a top priority for our community.

We are grateful for our Mayor, City Council and Board of Commissioners for their leadership, direction, insight and support. We also thank the many community-based organizations, affordable housing developers, property owners and landlords, service providers, and government agencies that collaborate with us to achieve positive impacts for City of San Diego families. And I am proud of our staff for their continuing excellence and for approaching their work with dedication, empathy, professionalism and care.

Fiscal Year 2024 provides a foundation we continue to build upon as we advance new and ongoing initiatives to provide housing assistance for struggling families and help to make San Diego a diverse, vibrant and thriving city for people to call home. I encourage you to review our annual report and to read more about additional recent SDHC activities in this newsletter.



Lisa Jones  
SDHC President and CEO

## Assistance for Families Displaced by Floods

As they have since catastrophic floods swept through San Diego communities in January, our staff continues to serve displaced families with compassion and professionalism.

With funding from the County of San Diego and City of San Diego, our Flood Recovery Program for Displaced Residents offered assistance to 359 displaced families who were eligible for and enrolled in the County's Emergency Temporary Lodging Program as of May 23, 2024.

As of November 6, 2024, we have disbursed more than \$4.5 million in financial assistance for 313 eligible families, which represent 87 percent of all eligible families. Another 31 families chose not to apply for assistance, and 11 families either withdrew their applications or became unresponsive after they applied.

Overall, more than 90 percent of eligible families have reported to us that they obtained stable housing. This includes families we assisted, families that withdrew their applications or became unresponsive, and families that did not apply but spoke to us through outreach efforts.

September 30 was the deadline for families to secure housing or choose a lump sum payment to be able to receive assistance from this program.

We have determined that we have approximately \$900,000 in unused and uncommitted funds from the resources the City allocated for the Flood Recovery Program. In consultation with City Council offices that represent districts impacted by the January floods, we have developed a plan for the use of these remaining funds. We will be assisting families who applied for the Flood Recovery Program but were declined for assistance because they were not on the County's list of families who were eligible for and participating in the County's temporary lodging program as of May 23. We will be able to provide lump sum direct financial assistance of up to \$5,500 each for families eligible for this new phase of our program.

Details about our Flood Recovery Program and the assistance we have provided are available on a dashboard report on our website.

[View SDHC's Dashboard Report](#)



New Homelessness Initiatives  
News Conference  
October 28, 2024

## Package of Homelessness Initiatives Announced

A package of new collaborative initiatives announced recently will expand shelter and options to address participants' individual needs in the City of San Diego and provide a path toward resolving their homelessness.

The new initiatives include adding more than 260 beds to the shelter system and implementing a shelter-focused homelessness diversion effort to free up additional beds. These interventions are the result of the Short-Term Action Plan on Homelessness that the City Council asked the City's Homelessness Strategies and Solutions Department (HSSD) and SDHC to develop. The action plan was approved Oct. 1, 2024.

SDHC Senior Vice President of Homeless Housing Innovations Casey Snell joined Mayor Todd Gloria, City Council President Sean Elo-Rivera, City Councilmember Stephen Whitburn, and Veterans Village of San Diego President and CEO Akilah Templeton at a news conference to announce the initiatives. Regional Task Force on Homelessness CEO Tamera Kohler and representatives from Father Joe's Villages and Lived Experience Advisers also participated.

The SDHC Board of Commissioners unanimously authorized agreements with service providers to make these beds available.

[Read the News Release](#)



Presidio Palms Construction Kick-off  
News Conference  
October 25, 2024

## Construction Kickoff for Housing to Address Homelessness

SDHC is converting a former extended-stay hotel property into 161 affordable rental apartments with on-site access to supportive services for San Diegans experiencing homelessness. We commemorated the start of construction for this project last month.

This project is one of the ongoing collaborative initiatives among the City of San Diego, County of San Diego, SDHC and Regional Task Force on Homelessness (RTFH) to address homelessness, with significant funding from the State of California's Homekey Program.

The State awarded \$35 million in Homekey funds towards SDHC's purchase and rehabilitation of this property, now known as Presidio Palms. The City and County each funded \$17.8 million, and the RTFH awarded \$1.1 million. SDHC has committed rental housing vouchers to help residents pay their rent each month.

Since Homekey launched in 2020, the State has awarded more than \$105 million to SDHC collaborations to create more than 600 affordable apartments in San Diego for people experiencing homelessness. SDHC now owns more than 550 of those units.

SDHC Vice Chair of the Board Ryan Clumpner joined Mayor Todd Gloria, San Diego City Council President Sean Elo-Rivera, City Councilmember Stephen Whitburn, and RTFH CEO Tamera Kohler at the construction kickoff event.

We also, thank California Governor Gavin Newsom and State lawmakers for the Homekey program, which supports the type of collaborative efforts we have seen create housing more quickly for those who need it most.

[Read the News Release](#)



County Supervisor Terra Lawson-Remer  
Pacific Village Construction Tour  
October 17, 2024

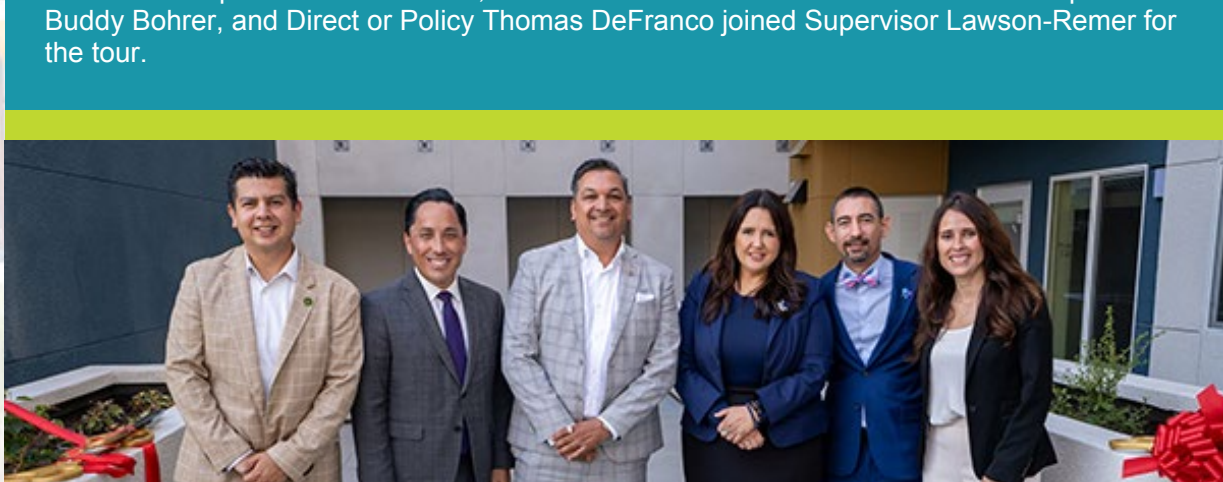
## Hotel Conversion to Create Housing Continues

We provided a tour in October for County Supervisor Terra Lawson-Remer at the site of our ongoing rehabilitation of a former hotel in the Midway area, which will create 62 affordable rental apartments for people experiencing homelessness.

Construction has been occurring since March 2024 and is anticipated to be completed in time for residents to begin residing at the property, known as Pacific Village, by February 2025. This is another property SDHC acquired and is rehabilitating with funding from the State's Homekey program (\$16.85 million), the County of San Diego (\$5.9 million) and the City of San Diego (\$5.9 million).

The rehabilitation of this property includes the addition of kitchenettes in each unit, as well as new windows, doors, HVAC units and roofing.

SDHC Senior Vice President of Policy and Land Use Molly Weber, Vice President of Real Estate Development Josh Hoffman, Vice President of Real Estate Finance and Acquisitions Buddy Bohrer, and Direct or Poffman Thomas DeFranco joined Supervisor Lawson-Remer for the tour.



Ventana al Sur  
Ribbon-Cutting  
October 10, 2024

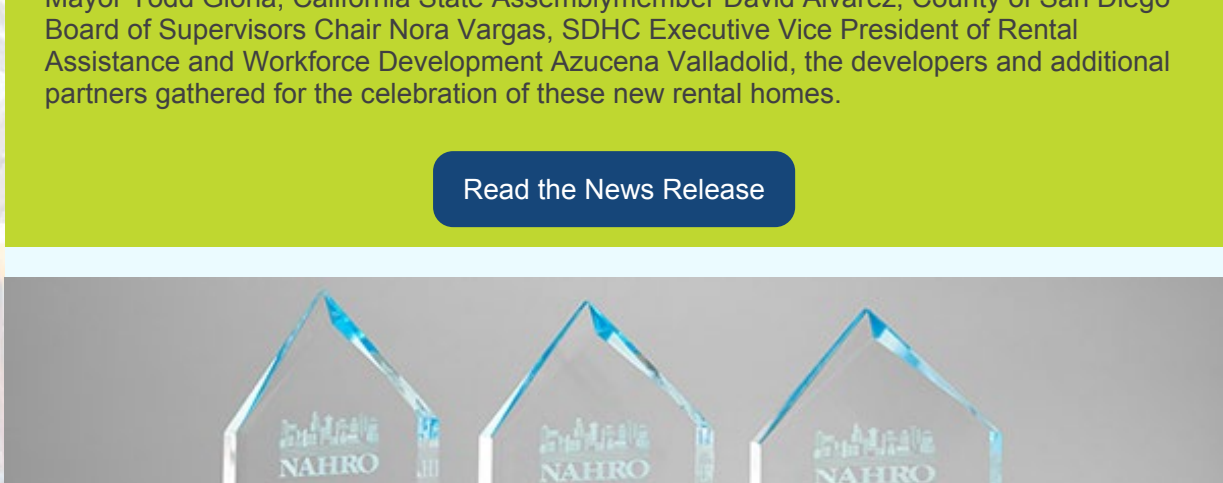
## 100 Affordable Apartments for Seniors

We participated in a ribbon-cutting event last month to celebrate the creation of 100 affordable rental housing units for seniors with low income, including those who experienced homelessness.

SDHC awarded 25 Project-Based Housing Vouchers to Ventana al Sur to help pay rent for the seniors who experienced homelessness. We also awarded a \$4.4 million loan to support the development by MAAC and Kingdom Development.

Mayor Todd Gloria, California State Assemblymember David Alvarez, County of San Diego Board of Supervisors Chair Nora Vargas, SDHC Executive Vice President of Rental Assistance and Workforce Development Azucena Valladolid, the developers and additional partners gathered for the celebration of these new rental homes.

[Read the News Release](#)



Awards of Merit  
National Association of Housing and Redevelopment Officials  
September 26, 2024

## National Awards for SDHC Collaborations

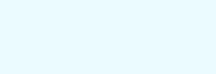
In late September, we were honored to receive three Awards of Merit from the National Association of Housing and Redevelopment Officials (NAHRO).

These honors reflect our team's ongoing outstanding work in collaboration with the City of San Diego and our critical service provider partners and staff as we address housing and homelessness challenges and provide opportunities for the families we serve to improve their quality of life. We are grateful to our leaders at the City Council, Mayor Todd Gloria and his team, and our Board of Commissioners for their leadership and support, and we thank NAHRO for honoring these efforts.

These SDHC collaborations recognized with these awards are:

- **Housing Instability Prevention Program (HIPP)**: SDHC operates HIPP to help pay rent and other housing-related expenses for families in the City of San Diego with low income, experiencing a housing crisis or at risk of homelessness.
- **Homelessness Services Compensation Study**: To support the recruitment and retention of staff for frontline homelessness service positions, SDHC completed a compensation study for positions in the homelessness services sector. The goal was to re-benchmark key frontline and case management positions, with the intent to attract and retain staff, reduce system vacancies, and increase system performance.
- **Affordable Connectivity Program Outreach**: SDHC expanded its collaborative efforts to help more families with low income access affordable, quality and reliable broadband internet service with help from a \$230,114 Federal Communications Commission (FCC) grant. The grant supported awareness, outreach and assistance for households to apply for the FCC's Affordable Connectivity Program.

[Read the News Release](#)



We're About People

Established in 1979, the San Diego Housing Commission provides a variety of award-winning affordable housing programs and services that stimulate the local economy, revitalize neighborhoods, and impact the lives of San Diegans with lower income and/or experiencing homelessness.