

February 25, 2025

Preserving existing quality affordable housing is crucial to tackling our city's housing challenges. This month, the San Diego City Council took an important step by unanimously approving a new city law to help preserve the affordability of housing units that have deed restrictions that require their rents to remain affordable for people with low income.

We are grateful to our City Council for making affordable housing preservation a priority and adopting a strategy that led to the proposed ordinance that was approved.

This ordinance will be a significant tool for the city. By helping to preserve affordable housing units, it will also help to prevent the displacement of the individuals and families who call these units home.

The city law will provide a way for the City, the San Diego Housing Commission (SDHC), local nonprofits and other qualified entities to know sooner when a property owner intends to sell. We would then have a greater opportunity to be able to acquire that property and ensure it remains affordable than we have under current state law.

City Councilmember Vivian Moreno, who has led affordable housing preservation efforts as a member of the City Council's Land Use and Housing Committee, held a news conference supporting the ordinance before the City Council vote. I was pleased to join her, San Diego City Council President Joe LaCava, and City Councilmembers Sean Eilo-Rivera and Kent Lee as we shared our support for adopting this new city law.



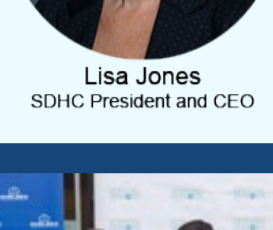
Preservation Ordinance  
San Diego City Council  
February 3, 2025

New construction of affordable housing also remains essential, as we share in additional activities highlighted in this newsletter. However, new construction alone cannot keep up with the growing need for homes people can afford, especially with budget constraints hindering resources for new development. Now more than ever, we must also preserve existing affordable housing.

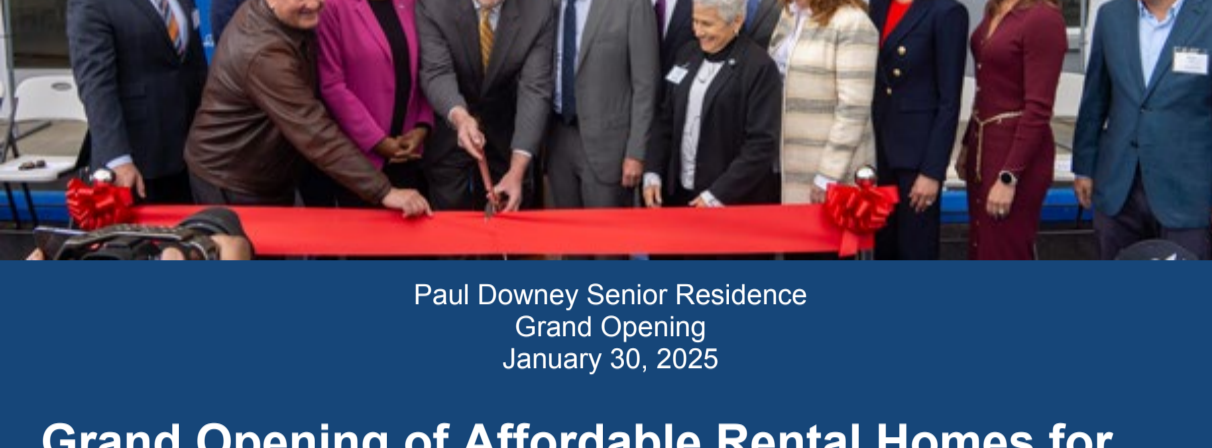
We thank the City Council for its leadership on this issue, and we look forward to working to support the City Council's additional affordable housing preservation efforts in the future.

We also continue to collaborate with the City and organizations in our community on a variety of housing and homelessness initiatives and to engage state leaders on these issues to address these crises affecting San Diego and other communities. We invite you to read more about our recent activities in this newsletter.

[Read SDHC's Affordable Housing Preservation Commentary](#)



Lisa Jones  
SDHC President and CEO



Paul Downey Senior Residence  
Grand Opening  
January 30, 2025

## Grand Opening of Affordable Rental Homes for Seniors

New apartment homes with affordable rents for seniors ages 62 and older are available with the completion of the Paul Downey Senior Residence, which we celebrated at a grand opening.

Mayor Todd Gloria, San Diego City Councilmember Dr. Jennifer Campbell, County of San Diego Supervisor Monica Montgomery Steppe, SDHC Senior Vice President of Real Estate Development Colin Miller, Chelsea Investment Corporation, which developed the property, Serving Seniors, and additional partners gathered to commemorate these new rental homes.

SDHC awarded a \$3.95 million loan to support the development and eight project-based housing vouchers that will help pay rent for seniors with extremely low income. These vouchers are tied to the development, so when a resident moves on, the voucher remains with the unit to help another senior with extremely low income.

The development is named for Paul Downey, the President and CEO of Serving Seniors, who is retiring in May after leading the organization for 30 years. We appreciate his leadership and the work of Serving Seniors to aid seniors with low income in the community.

[Read SDHC's News Release](#)



Rachel's Promise Center for Women and Children  
SDHC Board Approval  
February 14, 2025

## New 210-Bed Shelter Approved

We are seeing more women and girls among the people our homelessness programs are serving. A new shelter program our SDHC Board of Commissioners unanimously approved will help to address that growing need in a setting that allows for more privacy for families, focuses on the unique needs of women and girls, and provides the services necessary to assist them with moving on to longer-term or permanent homes.

SDHC will contract with Catholic Charities, Diocese of San Diego, to operate the new 210-bed shelter program for unhoused single adult women and women-led families with children. The City of San Diego is funding the operation of the new shelter, which will be known as Rachel's Promise Center for Women and Children.

We applaud our team, our partners at the City's Homelessness Strategies and Solutions Department, our City Council, our Mayor and our SDHC Board of Commissioners for focusing on person-centered approaches that not only increase available resources but also continue to enhance our system. We also commend Catholic Charities for its proposal for this program.

[Read the News Release](#)

**\$5,424,616**  
Total Assistance Payments  
Phases 1 and 2  
As of January 29, 2025

**424**  
Total Families Assisted  
Phases 1 and 2  
As of January 29, 2025

**\$5,424,616**  
Total  
Payments Issued

Payment Type	Amount of Assistance
Housing Assistance Payments	\$1,441,720
Lump Sum Assistance Payments (Phase 1)	\$2,561,902
Hotel Expenses	\$420,823
Moving Costs	\$63,204
Landlord Leasing Incentives	\$189,000
Security Deposit	\$142,967
Lump Sum Assistance Payments (Phase 2)	\$605,000
<b>TOTAL</b>	<b>\$5,424,616</b>

Projected rental assistance obligations through March 2025: \$17,433

## Flood Recovery Program for Displaced Families

More than a year removed from a catastrophic storm and flooding on January 22, 2024, that upended the lives of hundreds of San Diego households, SDHC continues to provide critical assistance for families through our Flood Recovery Program for Displaced Families.

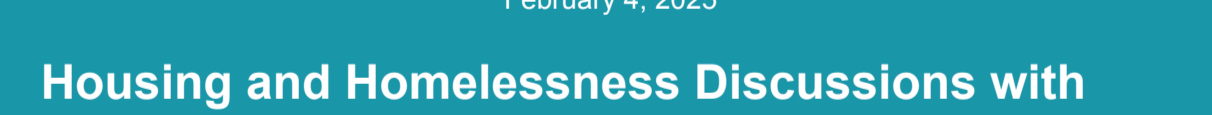
Late last year, with funds from the City of San Diego that were uncommitted at that point, we launched a second phase of our program. We started providing lump sum direct financial assistance of up to \$5,500 each for eligible families.

Through that phase, as of January 29, 2025, we have made payments totaling \$605,000 in lump sum assistance to 110 families.

Overall, through both phases of our Flood Recovery Program, we have disbursed more than \$5.4 million to assist 424 families affected by last year's floods.

We also continue to contract with the Harvey Family Foundation on the housing restoration assistance component of the Flood Recovery Program. Through that effort, the rehabilitation of 29 housing units has been completed, enabling either homeowners or tenants to resume occupying them. Another eight housing units are pending completion.

We know the recovery process is still ongoing for many families. Our staff continues to work with compassion and diligence, as they have since shortly after the floods occurred, to assist eligible families impacted by the floods.



Panel Discussion  
Housing and Homelessness  
February 4, 2025

## Housing and Homelessness Discussions with State Lawmakers

The housing and homelessness challenges we're experiencing in San Diego are occurring in other communities throughout the state of California too. The state's engagement is essential for initiatives to address these issues, especially when it comes to funding.

I was grateful to join the San Diego Regional Chamber of Commerce delegation's trip to the capital this month, along with several San Diego City Councilmembers.

I moderated a panel discussion with Assemblymembers Chris Ward and Tasha Boerner on housing, homelessness, and state and local funding. We also met with our new Assemblymember, Dr. Darshana Patel.

We participated in a variety of conversations during the trip, including on the state budget, rising insurance costs and behavioral health policies. We also spoke with local business leaders about the cost of living and housing challenges in San Diego; the value of collaboration in developing solutions to increase affordable housing, support workforce stability and reduce homelessness; and partnerships and strategies to improve access to housing.

We also took the opportunity to meet with key stakeholders on several state bills that may impact affordable housing in our region. We will continue to monitor and determine our positions and provide input to lawmakers as needed.

We look forward to working together on these efforts and further strengthening our connections with our elected leaders.



San Diego Point-in-Time Count  
SDHC Staff Among Volunteers  
January 30, 2025

## SDHC Participates in Annual Homelessness Census

With an ongoing focus on the people we serve, several SDHC staff and I once again joined hundreds of volunteers who spread out across San Diego and spoke with people experiencing homelessness during the annual point-in-time count of our unhoused neighbors.

Known locally as "WeAllCount," this annual census of homelessness in our community is essential to secure federal funding from the U.S. Department of Housing and Urban Development for local homelessness programs.

Thank you to our staff and all the volunteers who participated and to the San Diego Regional Task Force on Homelessness, which coordinates the event each year.



[SDHC Website](#)



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[SDHC Annual Reports](#)

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.