



SAN DIEGO
HOUSING
COMMISSION

MINUTES

**SAN DIEGO HOUSING COMMISSION
MINUTES OF THE REGULAR MEETING
MARCH 6, 2020
SMART CORNER
4th FLOOR CONFERENCE ROOM
1122 BROADWAY
SAN DIEGO, CALIFORNIA 92101**

ATTENDANCE

Present:

Chair Stefanie Benvenuto
Vice Chair Ryan Clumpner
Commissioner Dion Akers
Commissioner Margaret Davis
Commissioner Johanna Hester
Commissioner Eugene “Mitch” Mitchell
President & CEO Richard C. Gentry
General Counsel Charles Christensen

Absent:

Commissioner Kellee Hubbard

10 CALL TO ORDER

Chair Benvenuto called the Regular Meeting to order at 9:01 a.m.

20 NON-AGENDA PUBLIC COMMENT

Bertha Lopez commented on housing.

30 COMMISSIONER COMMENTS

Commissioner Akers was inspired and impressed by the many care providers and San Diego Housing Commission staff at The 14th Project Homeless Connect – Downtown San Diego on February 26, 2020.

40 REPORT BY PRESIDENT & CHIEF EXECUTIVE OFFICER

The 14th Project Homeless Connect – Downtown San Diego

The 14th Project Homeless Connect – Downtown San Diego served 771 San Diegans experiencing homelessness on February 26, 2020. President & CEO Gentry thanked Commissioners Akers, Davis and Hubbard for stopping by and participating in this one-day



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resource fair. City Council President Georgette Gómez and City Councilmember Chris Ward served as Honorary Co-Chairs, and Councilmember Jennifer Campbell visited the event, a one-day resource fair that brought together approximately 100 service provider booths and more than 200 volunteers. The Housing Commission has been the lead organizer of Project Homeless Connect for 10 consecutive years. Major organizing partners are the City of San Diego, Father Joe’s Villages, Interfaith Shelter Network, Family Health Centers of San Diego, and the County of San Diego, as part of its “Live Well San Diego” initiative.

San Diego Regional Chamber of Commerce Delegation in Sacramento

President & CEO Gentry joined Chair Benvenuto and the delegation from the San Diego Regional Chamber of Commerce for meetings in Sacramento with state lawmakers in the last week of February. The officials they met with spoke highly of San Diego’s representatives in the State Senate and State Assembly and complemented their unity in addressing housing challenges in the state.

Paseo La Paz Grand Opening

The Paseo La Paz development in San Ysidro celebrated its grand opening on February 27, 2020. Vice Chair Clumpner joined San Diego City Councilmember Vivian Moreno, former Councilmember David Alvarez, and development partners, Chelsea Investment Corporation and Casa Familiar, at the ribbon-cutting event. Paseo La Paz provides 137 affordable rental apartments near the Beyer Boulevard Trolley Station and many community services for families with low income.

HUD Secretary Ben Carson Visits San Diego

On February 12, U.S. Department of Housing and Urban Development Secretary Ben Carson visited San Diego as part of his “Driving Affordable Housing Across America” bus tour. President & CEO Gentry joined Secretary Carson, Mayor Kevin Faulconer, Affirmed Housing President & CEO Jim Silverwood, and additional local and housing industry leaders for a roundtable discussion. The conversation included ways to reduce regulatory barriers to affordable housing and to address homelessness. The meeting occurred at the Bluewater and Stella developments in the Grantville community, which are Housing Commission partnership developments with Affirmed Housing that provide 158 affordable rental apartments for San Diegans with low income—including 87 units for San Diegans who experienced homelessness.

U.S. Congressional Subcommittee Testimony

President & CEO Gentry plans to be in Washington, D.C., on March 10, 2020, to testify to the U.S. House of Representatives Veterans Affairs Committee’s Subcommittee on Economic Opportunity. The subcommittee will be considering pending legislation related to the Veterans Affairs Supportive Housing, or VASH, voucher program.



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50 APPROVAL OF THE MINUTES

The minutes of the Regular Housing Commission meeting of February 7, 2020, were approved on a motion by Commissioner Davis, seconded by Commissioner Clumpner, and passed by a vote of 6-0.

CONSENT AGENDA:

Motion by Commissioner Davis to approve Item 100 listed below on consent. Seconded by Commissioner Clumpner and passed by a vote of 6-0.

100 HCR20-023 2020-2021 Procurement of Property Insurance Coverage

That the San Diego Housing Commission (Housing Commission) approve the procurement and binding of property insurance coverage for the Housing Commission from the California State Association of Counties Excess Insurance Authority (CSAC EIA) in an amount not to exceed \$500,000 plus 10 percent as a contingency reserve, with effective dates of March 31, 2020, to March 31, 2021.

ACTION AGENDA:

101 HCR20-035 Final Bond Authorization for Scripps Mesa Apartments

Colin Miller, Vice President, Multifamily Housing Finance, Real Estate Division, presented the request for approval.

Jeff Anson, Peter Bonavich and Jean Feinstein spoke in opposition

Sara Kruer Jager, Erik Schraner, Marco Gonzales, and Angelica Rocha spoke in favor.

Motion by Commissioner Clumper to take the following staff recommended actions. Seconded by Commissioner Mitchell and passed by a vote of 6-0.

That the San Diego Housing Commission (Housing Commission) recommend that the Housing Authority of the City of San Diego (Housing Authority) authorize the issuance of up to \$100,000,000 in tax-exempt Multifamily Housing Revenue Bonds to facilitate Scripps AU Owner LP's (the Borrower) construction of Scripps Mesa Apartments, a 264-unit rental housing development, located at 10380 Spring Canyon Road, San Diego, California 92131, which will consist of 53 units that will remain affordable for 55 years for very low-income families and 211 market-rate rental housing units.



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102 HCR20- 031 Workshop and Discussion: Multifamily Housing Revenue Bonds and Low-Income Housing Tax Credits

NO ACTION WAS REQUIRED ON THE PART OF THE HOUSING COMMISSION

Emily S. Jacobs, Senior Vice President, Housing Finance & Property Management, and Michael Pavco, Senior Vice President, Development & Portfolio Management, presented a workshop on Multifamily Housing Revenue Bonds and the Low-Income Housing Tax Credits program for funding affordable housing development.

103 HCR20-038 Workshop and Discussion: Homeless Housing Innovations Division Programs

This item was postponed to the April 3, 2020, Housing Commission Board of Commissioners meeting.

ADJOURNMENT:

Chair Benvenuto adjourned the Regular Meeting at 10:48 a.m.

Respectfully submitted,

Scott Marshall

Scott Marshall
Vice President
Communications and Government Relations
San Diego Housing Commission

Approved by,

Richard C. Gentry

Richard C. Gentry
President & Chief Executive Officer
San Diego Housing Commission