

**HOUSING AUTHORITY OF THE  
CITY OF SAN DIEGO  
AGENDA FOR  
SPECIAL HOUSING AUTHORITY MEETING  
MARCH 9, 2021, AT 11:00 AM OR SOON THEREAFTER  
COUNCIL CHAMBERS: 12<sup>th</sup> FLOOR  
202 C STREET, SAN DIEGO, CA 92101**

**COVID- 19 PUBLIC SERVICE ANNOUNCEMENT REGARDING HOUSING AUTHORITY OF THE CITY OF SAN DIEGO MEETING ACCESS AND PUBLIC COMMENT:**

Until further notice, Housing Authority of the City of San Diego (Housing Authority) meetings will be conducted pursuant to the provisions of [California Executive Order 29-20](#), which suspends certain requirements of the Ralph M. Brown Act, and the [Temporary Rules of Council](#) as approved on June 9, 2020.

During the current State of Emergency and in the interest of public health and safety, most—and possibly all—of the Housing Authority Members will be participating in Housing Authority meetings by teleconference. In accordance with the Executive Order, there will be no members of the public participating in person at the Housing Authority Meetings. We are providing alternatives to in-person attendance for viewing and participating in the meetings.

In lieu of in-person attendance, members of the public may participate and provide comment via telephone, using the City Clerk webform, email submission or via U.S. Mail of written materials, as follows:

**Joining the Webinar and Offering Phone-in Testimony**

Housing Authority meetings will be held virtually using the Zoom Webinar platform. Members of the public can offer public comment on agendized items or during Non-Agenda Public Comment by accessing the meeting online using a desktop computer, laptop, tablet, or Smartphone, or by calling into the meeting using a Smartphone, cellular phone, or land line.

**The link to join the Meeting Webinar by computer, tablet, or Smartphone is:**

<https://sandiego.zoomgov.com/j/1601405223>

**To join by using iPhone one-tap:**

US: +16692545252,1601405223# **To join by telephone:**

Dial 1-669-254 5252

When prompted, input **Webinar ID: 160 140 5223#**

**How to Speak To a Particular Item or during Non-Agenda Public Comment:**

When the Clerk introduces the item you would like to comment on (or indicates it is time for Non-Agenda Public Comment), raise your hand by either tapping the “Raise Your Hand” button on your computer, tablet, or Smartphone, or by dialing \*9 on your phone. You will be taken in the order in which you raised your hand. You may only speak once on a particular item.

When the Clerk indicates it is your turn to speak, unmute your phone by tapping the Unmute button on your computer, tablet or Smartphone, or dial \*6 on your phone.

### **Written Comment through Webform:**

**Comment on Agenda Items** may be submitted using the [webform](#) indicating the agenda item number for which you wish to submit your comment. Comments received by the start of the meeting will be distributed to the Housing Authority members and posted online with the meeting materials. All webform comments are limited to 200 words. Comments received after the start of the meeting but before the item is called will be submitted into the written record for the relevant item.

**Written Materials.** If you wish to submit written materials for submission into the record or have an attachment to your comment, you may email it to [cityclerk@sandiego.gov](mailto:cityclerk@sandiego.gov) or submit via U.S. Mail 202 C Street, MS2A San Diego, CA 92101. Materials submitted via e-mail will be distributed to the Housing Authority members in accordance with the deadlines described above. Materials submitted via U.S. Mail will need to be received the business day prior in order for it to be distributed to the Housing Authority.

The public may view the meetings on public television (within the City of San Diego only) on City TV Channel 24 for Cox Communications and Time Warner Cable or Channel 99 for AT&T, or [view the meetings online \(link is external\)](#)

### **REQUESTS FOR ACCESSIBILITY MODIFICATIONS OR ACCOMMODATIONS**

As required by the Americans with Disabilities Act (ADA), requests for agenda information to be made available in alternative formats, and any requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for alternatives to observing meetings and offering public comment as noted above, may be made by contacting the City Clerk at (619) 533-4000 or email [cityclerk@sandiego.gov](mailto:cityclerk@sandiego.gov). The City is committed to resolving accessibility requests swiftly in order to maximize accessibility.

**Questions Regarding Agenda Items:** For specific questions regarding any item on the Housing Authority agenda, please contact [SDHCdocketinfo@sdhc.org](mailto:SDHCdocketinfo@sdhc.org) or 619-578-7550. Internet access to agendas and reports is available at [www.sdhc.org/Media-Center/SDHC-Meetings/Housing-Authority-Meetings/](http://www.sdhc.org/Media-Center/SDHC-Meetings/Housing-Authority-Meetings/).

### **APPROVAL OF HOUSING AUTHORITY MINUTES:**

February 22, 2021, Meeting [Minutes](#)

### **DISCUSSION AGENDA:**

**ITEM 1:**     [HAR21-006](#)    [Final Bond Authorization for Mississippi El Cajon Boulevard \(ECB\) Apartments](#)

### ***City Council companion item***

That the Housing Authority of the City of San Diego (Housing Authority) authorize the issuance of up to \$12,150,000 in Housing Authority tax-exempt Multifamily Housing Revenue Bonds to fund the new affordable housing development Mississippi ECB Apartments at 2139 El Cajon Boulevard, San Diego, CA 92104, which will consist of 60 units that will remain affordable for 55 years for families earning between 50 percent and 80 percent of the San Diego Area Median Income (AMI) and one unrestricted manager's unit.

**ITEM 2:     [HAR20-043](#)   [Multifamily Mortgage Revenue Bond Policy Amendments](#)**

*City Council companion item*

That the Housing Authority of the City of San Diego (Housing Authority) and the San Diego City Council (City Council) take the following actions, as described in this report.

**Housing Authority:**

- 1) Approve the proposed amendments to the San Diego Housing Commission’s (Housing Commission) Multifamily Mortgage Revenue Bond Policy PO300.301, as described in this report and shown in Attachments 1 and 2, to update the policy to reflect a change in the IRS regulations regarding posting of notices, to streamline the approval process, and to bring the policy into conformance with similar agencies’ Bond Programs. Changes to the policy will apply only to bond issuances in progress and new bond applications received after the Housing Authority’s proposed approval; and
  
- 2) Authorize Housing Commission’s (Housing Commission) President and Chief Executive Officer (President & CEO), or designee, to perform such acts as necessary or appropriate to implement this approval and administer the Housing Commission’s Bond Program, upon the advice of General Counsel.

**City Council:**

Authorize the Housing Commission’s President & CEO, or designee, to hold Tax Equity and Fiscal Responsibility Act (TEFRA) public hearings on behalf of the City Council. The City’s approval, by its applicable elected representative, shall remain required for completion of the TEFRA process, and the Housing Authority’s approval shall remain required for final bond authorization.