

REDEVELOPMENT AGENCY OF

THE CITY OF SAN DIEGO

RESOLUTION NUMBER R- 04302

DATE OF FINAL PASSAGE JUL 15 2008

A RESOLUTION OF THE REDEVELOPMENT AGENCY OF  
THE CITY OF SAN DIEGO APPROVING THE GUIDELINES  
FOR THE NORTH PARK REDEVELOPMENT HOUSING  
ENHANCEMENT LOAN PROGRAM.

WHEREAS, the Redevelopment Agency of the City of San Diego [Agency] is engaged in activities necessary to carry out and implement the Redevelopment Plan for the North Park Redevelopment Project Area [Project Area]; and

WHEREAS, pursuant to California Health and Safety Code Section 33334.2 of the California Community Redevelopment Law [CRL], the Agency must set aside twenty percent (20%) of tax increment funds generated in a project area to be used for the purposes of increasing, improving, and preserving the community's supply of low- and moderate- income housing available at affordable housing cost to persons and families of low or moderate income and very low income households; and

WHEREAS, in accordance with Section 33334.2(e)(7) of the CRL, the Agency may exercise any or all of its powers to carry out the purposes set forth in Section 33334.2, including providing for the rehabilitation of buildings or structures that benefit persons and families of low or moderate income; and

WHEREAS, in order to carry out and implement the objectives and goals of the Redevelopment Plan for the Project Area and the CRL, the Agency is creating the North Park Redevelopment Housing Enhancement Loan Program [North Park HELP Program] to provide

housing enhancement/rehabilitation loans to owner-occupants of eligible one- and two- unit properties in the North Park Redevelopment Project Area and the Greater North Park Community Planning Area [Project and Planning Area], whose gross household income is no greater than 100% of the area median family income [AMI] for San Diego County; and

WHEREAS, subject to the availability of North Park HELP Program funds, the Agency would loan to an eligible owner-occupant of an eligible property an amount up to \$25,000 to be used toward rehabilitating and enhancing the interior and exterior conditions of the owner-occupant's dwelling and an additional amount up to \$5,000 to be used toward providing water conserving landscape improvements and/or energy conserving improvements to the subject property; and

WHEREAS, the Agency's loan would be forgivable over a ten (10) year period and evidenced by a Memorandum of Lien Affecting Real Property recorded against a subject property that is subordinate in priority to any and all rights of an institutional first mortgage holder, concurrent mortgage holder and/or prior issuer of home equity lines of credit, whose deed of trust is secured by the subject property; and

WHEREAS, the Agency and the San Diego Housing Commission propose to enter into an Agreement which authorizes the San Diego Housing Commission to provide the necessary administration and management services for the North Park HELP Program, including management and expenditure of the Agency funds allocated toward the North Park HELP Program; NOW, THEREFORE,

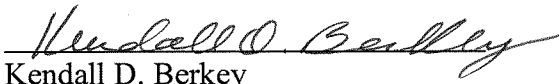
BE IT RESOLVED, by the Redevelopment Agency of the City of San Diego, as follows:

1. That the Agency approves the Guidelines for the "North Park Redevelopment Housing Enhancement Loan Program" [North Park HELP Program], and the form Memorandum

of Lien Affecting Real Property attached thereto as Exhibit "A"; a copy of the Guidelines for the North Park HELP Program, together with Exhibit "A", shall be placed on file in the office of the secretary of the Agency as Document No. D- 04302.

2. That this activity is not a "project" for purposes of the California Environmental Quality Act [CEQA] because it does not meet the criteria set forth in CEQA Guidelines Section 15378. Therefore, pursuant to CEQA Guidelines Section 15060(c)(3), this activity is not subject to CEQA. Further, this activity is categorically exempt from CEQA pursuant to State CEQA Guidelines Section 15301(a)(d)(h).

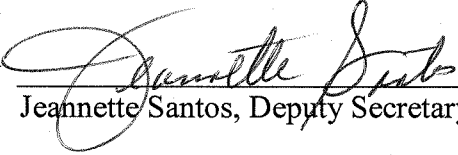
APPROVED: MICHAEL J. AGUIRRE, General Counsel

By   
Kendall D. Berkey  
Deputy General Counsel

KDB:nda  
05/29/08  
Or.Dept:Redev.Agency  
RA-2008-139  
MMS#6334  
Comp. R-2008-1121  
RA-2008-140  
RA-2008-141  
RA-2008-142

I hereby certify that the foregoing Resolution was passed by the Redevelopment Agency of the City of San Diego, at its meeting of JUL 08 2008.

REDEVELOPMENT AGENCY

By   
Jeannette Santos, Deputy Secretary

Approved: 7.15.08  
(date)

  
JERRY SANDERS, Executive Director

Vetoed: \_\_\_\_\_  
(date)

\_\_\_\_\_  
JERRY SANDERS, Executive Director

Passed by the Redevelopment Agency of The City of San Diego on JUL 08 2008, by the following vote:

| Agency Members    | Yeas                                | Nays                     | Not Present                         | Ineligible               |
|-------------------|-------------------------------------|--------------------------|-------------------------------------|--------------------------|
| Scott Peters      | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| Kevin Faulconer   | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| Toni Atkins       | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| Anthony Young     | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| Brian Maienschein | <input type="checkbox"/>            | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| Donna Frye        | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| Jim Madaffer      | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |
| Ben Hueso         | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/>            | <input type="checkbox"/> |

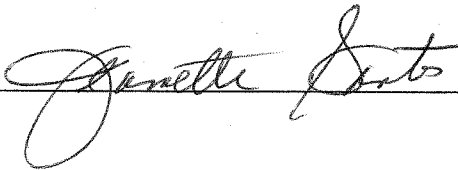
Date of final passage JUL 15 2008.

AUTHENTICATED BY:

JERRY SANDERS  
Executive Director of The City of San Diego, California.

(Seal)

ELIZABETH S. MALAND  
Secretary of The City of San Diego, California.

By , Deputy

Office of the Redevelopment Agency, San Diego, California  
Resolution Number R-04302