

RESOLUTION NUMBER R- 312596

DATE OF FINAL PASSAGE AUG 05 2019

A RESOLUTION OF THE COUNCIL OF THE CITY OF
SAN DIEGO APPROVING THE INTERCREDITOR
AGREEMENT FOR THE VETERANS VILLAGE OF
SAN DIEGO CAMPUS TO EASE THE RESTRICTIONS ON
VETERAN STATUS AND AREA MEDIAN INCOME
REQUIREMENTS

WHEREAS, in furtherance of the objectives of the California Community
Redevelopment Law (CRL), the former Redevelopment Agency of the City of San Diego
(Former RDA) undertook a program for the redevelopment of certain areas within the City of
San Diego, and, in this regard, adopted the North Bay Redevelopment Project Area (Project
Area) and the Redevelopment Plan (Redevelopment Plan) for the Project Area pursuant to the
CRL; and

WHEREAS, the Veterans Village of San Diego (VVSD) campus is five-acre site located at
4141 Pacific Highway (Site) within the Project Area; and

WHEREAS, in furtherance of the objectives for the Redevelopment Plan, the Former
RDA and Developer entered into that certain Disposition and Development Agreement dated
September 2, 2003, as amended (DDA), to effectuate the Redevelopment Plan for the Project
Area by providing for, among other things, the disposition and development of the Site and the
development and operation on the Site in five phases as a living and support facility for the
treatment of homeless veterans; and

WHEREAS, the current use on the VVSD campus consists of combined 364 beds for
veterans, beds for resident managers, administrative offices, a cafeteria, an employment office, a
medical clinic, an auditorium, and classrooms; and

WHEREAS, the VVSD campus provides a full range of services, tailored to meet the needs of the individual veterans, including clinical treatment, short-term intensive treatment and stabilization, bridge housing, service-intensive transitional housing, and transitional housing; and

WHEREAS, in the various programs range from 90 days to two years; and

WHEREAS, the VVSD campus and services are restricted for 65 years to veterans under 30%, 50%, and 60% Area Median Income (AMI) through a number of documents between the Housing Commission, City, and VVSD, including those referenced within Exhibit C of the Intercreditor Agreement (Governing Instruments); and

WHEREAS, VVSD representatives have requested an increase, under certain circumstances, to the maximum AMI for the residents served at the campus to increase overall occupancy; and

WHEREAS, VVSD representatives have requested to expand services to non-veteran San Diegans experiencing homelessness, and has obtained the necessary approvals from the U.S. Department of Veterans Affairs to allow for a portion of the beds to be occupied by non-veterans experiencing homelessness; and

WHEREAS, the modifications of Governing Instruments via the Intercreditor Agreement, if approved, would maximize occupancy at the campus by allowing expanded services for non-veteran San Diegans experiencing homelessness as well as those experiencing homelessness with income up to 80% of AMI; NOW, THEREFORE,

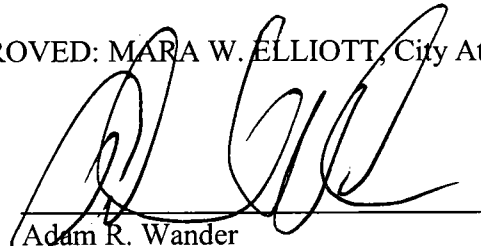
BE IT RESOLVED, by the City Council of the City of San Diego, as follows:

1. The Intercreditor Agreement is approved, capturing modifications to the of Governing Instruments concerning the VVSD campus to allow, in certain circumstances, occupancy by individuals experiencing homelessness with income up to 80% of the San Diego

AMI, and to allow non-veterans to occupy the units that are the subject of the Governing Instruments as approved by the San Diego Housing Commission on an ad hoc basis; and

2. The Mayor's Office, or designee, is authorized to execute any and all documents that are necessary to effectuate the Intercreditor Agreement and implement these approvals in a form approved by the City Attorney's Office, and to take such actions as are necessary, convenient, or appropriate to implement these approvals upon advice of the City Attorney's Office.

APPROVED: MARA W. ELLIOTT, City Attorney


By _____
Adam R. Wander
Deputy City Attorney

ARW:jdf
07/17/19
Or.Dept: Econ. Devel.
Doc. No.: 2054302

I certify that the foregoing Resolution was passed by the Council of the City of San Diego, at this meeting of JUL 30 2019.

ELIZABETH S. MALAND
City Clerk

By 

Deputy City Clerk

Approved: 8/5/19

(date)



KEVIN L. FAULCONER, Mayor

Vetoed: _____
(date)

KEVIN L. FAULCONER, Mayor

Passed by the Council of The City of San Diego on JUL 30 2019, by the following vote:

Councilmembers	Yeas	Nays	Not Present	Recused
Barbara Bry	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Jennifer Campbell	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Chris Ward	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Monica Montgomery	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mark Kersey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Chris Cate	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Scott Sherman	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Vivian Moreno	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Georgette Gómez	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Date of final passage AUG 05 2019.

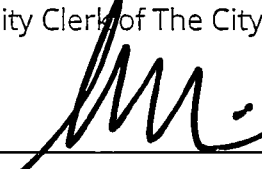
(Please note: When a resolution is approved by the Mayor, the date of final passage is the date the approved resolution was returned to the Office of the City Clerk.)

AUTHENTICATED BY:

KEVIN L. FAULCONER
Mayor of The City of San Diego, California.

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

(Seal)

By , Deputy

Office of the City Clerk, San Diego, California
312596
Resolution Number R-_____