# THE CITY OF SAN DIEGO

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Governor's Office of Planning and Research
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Subject:     City of San Diego Housing Element Annual Report 2013

I am pleased to submit the City of San Diego's Housing Element Annual Report for the calendar year 2013 in compliance with Government Code Section 65400. In order to demonstrate compliance with the Housing Element, the City must report on annual building activity of affordable units (Table A), the annual activity of housing which was rehabilitated, preserved and acquired (Table A2), the annual activity of above-moderate units (Table A3), the City progress in meeting its regional housing needs allocation (Table B), and the City's progress in its implementation of the Housing Element programs during the year 2013 (Table C).

If you have questions about this report please contact me at (619) 533-6457 or by email at (bschoenfisch@sandiego.gov).

Sincerely,

Brian Schoenfisch
Principal Planner

## Housing Element Implementation
(CCR Title 25 §6202)

**Jurisdiction:** City of San Diego
**Reporting Period:** 1/1/2013 – 12/31/2013

**Table A**
Annual Building Activity Report
Very Low-, Low-, and Moderate-Income Units and Mixed-Income Multifamily Projects

| Project Identifier (may be APN No., project name or address) | Unit Category | Tenure R=Renter O=Owner | Very Low-Income | Low-Income | Moderate-Income | Above Moderate-Income | Total Units Per Project | Est. # Infill Units* | Assistance Programs for Each Development (See Instructions) | Deed Restricted Units (See Instructions) | Note below the number of units determined to be affordable without financial or deed restrictions and attach an explanation how the jurisdiction determined the units were affordable. Refer to instructions. |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 2 | 3 | | | 4 | | 5 | 5a | 6 | 7 | 8 |
| Mesa Commons - 6470 El Cajon Bl., Unit Bldg 1 | | R | 40 | 37 | | | 77 | 77 | HOME,Tax Credits | | |
| Archstone Mission Gorge - 6850 Mission Gorge Rd. | | R | | 44 | | 400 | 444 | 444 | Inclusionary Housing | | |
| The North Parker - 3000 Upas St. | | R | 2 | | | 25 | 27 | 27 | Inclusionary Housing, Density Bonus | | |
| University City Village - 4605 Governor Dr. | | R | 15 | | | 664 | 679 | 679 | Inclusionary Housing | | |
| You Got Mail - 3785 Grim Av. | | R | 3 | | | 21 | 24 | 24 | Density Bonus, Inclusionary Housing | | |
| You Are Here - 811 25th St. | | R | | 2 | | 16 | 18 | 18 | Density Bonus, Inclusionary Housing | | |
| 15th & Island - 1469 Island Av. | | R | | 72 | | 884 | 956 | 956 | Density Bonus, Inclusionary Housing | | |
| 9th & Broadway Apartments - 929 09th Av. | | R | 188 | 60 | | | 248 | 248 | Redevelopment Funds, tax credits, Housing Commission | | |
| Aztec Court Apartments - 6237 Montezuma Rd. | | R | 2 | | | 22 | 24 | 24 | Density Bonus, Inclusionary Housing | | |
| Broadstone - 1980 Kettner Bl. | | | | 36 | | 165 | 201 | 201 | Inclusionary Housing | | |
| Casa Mira View - 11195 Westview Py. | | | | 185 | | 615 | 800 | 800 | Inclusionary Housing | | |
| COMM 22 - 2225 Commercial St. | | | 69 | | | 61 | 130 | 130 | Red Funds, Mf Housing Revenue Bonds, tax credits | | |
| Fairbanks Commons - 15870 Camino San Bernardo | | | 17 | 146 | | | 163 | 163 | Mf Housing Revenue Bonds, Tax Credits | | |
| (9) Total of **Above Moderate** from Table A3 ▶ ▶ | | | | | 0 | | | | | | |
| (10) Total by income units (Field 5) Table A/A3 ▶ ▶ ▶ | | | 336 | 582 | | 8,198 | 9,116 | 3,791 | | | |
| (11) Total **Extremely Low-Income** Units* | | | | | | | | | | | |

*Note: These fields are voluntary

# ANNUAL HOUSING ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
### (CCR Title 25 §6202)

**Jurisdiction:**   City of San Diego
**Reporting Period**:  1/1/2013 – 12/31/2013

## Table A2
### Annual Building Activity Report Summary - Units Rehabilitated, Preserved and Acquired pursuant to GC Section 65583.1(c)(1)

| Please note: Units may only be credited to the table below when a jurisdiction has included a program it its housing element to rehabilitate, preserve or acquire units to accommodate a portion of its RHNA which meet the specific criteria as outlined in GC Section 65583.1(c)(1) |
|---|

| Activity Type | Affordability by Household Incomes | | | | | (4) The Description should adequately document how each unit complies with subsection (c )(7) of Government Code Section 65583.1 |
|---|---|---|---|---|---|---|
| | Extremely Low-Income* | Very Low-Income | Low-Income | Moderate Income (RDA loans cover to 120%) | TOTAL UNITS | |
| (1) Rehabilitation Activity | | 129 | | | 129 | Hotel Sandford - 130 unit senior SRO rehabilitation in downtown San Diego, completed in March 2013. |
| (2) Preservation of Units At-Risk | | 24 | 11 | | 35 | Juniper Gardens - 40 unit multifamily preservation rehab project in City heights completed in November 2013. |
| (3) Acquisition of Units | | | | | 0 | |
| (5) Total Units by Income | 0 | 153 | 11 | 0 | 164 | |

\* Note: This field is voluntary

# ANNUAL HOUSING ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
### (CCR Title 25 §6202)

**Jurisdiction:** City of San Diego
**Reporting Period:** 1/1/2013 – 12/31/2013

## Table A3
Annual building Activity Report Summary for Above Moderate-Income Units
(not including those units reported on Table A)

|  | 1.<br>Single Family | 2.<br>2 - 4 Units | 3.<br>5+ Units | 4.<br>Second Unit | 5.<br>Mobile Homes | 6.<br>Total | 7.<br>Number of infill units* |
|---|---|---|---|---|---|---|---|
| No. of Units Permitted for **Moderate** |  |  |  |  |  | 0 |  |
| No. of Units Permitted for **Above Moderate** | 778 | 124 | 4,422 | 0 | 1 | 5,325 |  |

*Note: These fields are voluntary

# ANNUAL HOUSING ELEMENT PROGRESS REPORT
## Housing Element Implementation
### (CCR Title 25 §6202)

**Jurisdiction:** City of San Diego
**Reporting Period:** 1/1/2013 – 12/31/2013

## Table B
### Regional Housing Needs Allocation Progress

### Permitted Units Issued by Affordability

| Enter Calendar Year starting with the first year of the RHNA allocation period. See Example. | | | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | Total Units to Date (all years) | Total Remaining RHNA by Income Level |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| **Income Level** | | RHNA Allocation by Income Level | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | Year 6 | Year 7 | Year 8 | Year 9 | | |
| Very Low | Deed Restricted | 21,977 | 197 | 336 | | | | | | | | 533 | 21,444 |
| | Non-deed Restricted | | | | | | | | | | | | |
| Low | Deed Restricted | 16,703 | 287 | 582 | | | | | | | | 869 | 15,834 |
| | Non-deed Restricted | | | | | | | | | | | | |
| Moderate | Deed Restricted | 15,462 | 0 | 0 | | | | | | | | | 15,462 |
| | Non-deed Restricted | | | | | | | | | | | | |
| Above Moderate | | 33,954 | 3,400 | 5,325 | | | | | | | | 8,725 | 25,229 |
| Total RHNA by COG. Enter allocation number: | | 88,096 | 3,884 | 6,243 | | | | | | | | 10,127 | 77,969 |
| Total Units ► ► ► | | | | | | | | | | | | | |
| Remaining Need for RHNA Period ► ► ► ► ► | | | | | | | | | | | | | |

Note: units serving extremely low-income households are included in the very low-income permitted units totals.

# ANNUAL HOUSING ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
### (CCR Title 25 §6202)

**Jurisdiction:** City of San Diego
**Reporting Period:** 1/1/2013 – 12/31/2013

## Table C

## Program Implementation Status Form

| Program # | Name of Program | Responsible Department/Agency | Objective | Deadline in H.E. | Status of Program Implementation |
|---|---|---|---|---|---|
| **Program Description (By Housing Element Program Names)** | | | | **Housing Programs Progress Report - Government Code Section 65583. Describe progress of all programs including progress in removing regulatory barriers as identified in Housing Element.** | |
| **GOAL #1** | | | | | |
| Ensure the provision of sufficient housing for all income groups to accommodate San Diego's anticipated share of regional growth over the next Housing Element cycle, FY 2005 - FY 2010. | | | | | |
| **Quantified Objective: Progress Towards Provision of an Adequate Site Inventory** | | | | | |
| 1 | Development Monitoring System | DSD -Facilities Financing | Monitor residential development for remaining development capacity and ability to track site inventory to determine/adjust phasing of community facilities. | Ongoing | Currently evaluating the process of replacing the current Project Tracking System with a modernized system that will enable staff to more easily gather the data necessary to adjust capacity estimates and prepare annual progress reports. |
| 2 | Identification for Mixed-Use, Urban Infill Development | DSD - PLANNING DIVISION | Identify areas of the City that have characteristics suitable for density sufficient to support affordable housing and a variety of | Ongoing | The City of San Diego continues to implement the City of Villages Strategy through the implementation of the 2008 General Plan, the 12 ongoing Community Plan updates, and focused plan amendments. Future community plan updates and focused plan amendments |

| | | | support uses, transit and public facilities and services. | | will locate and quantify density. |
|---|---|---|---|---|---|
| 3 | Enforcing adopted density ranges in community plans | DSD - PLANNING DIVISION | Require new residential development to be within the density ranges designated in community plans | Ongoing | Ongoing implementation of the 2008 General Plan policy LU-C.4 to ensure that proposed development meets density minimums of land use designations. |
| **Quantified Objective: Progress Towards New Construction** | | | | | |
| 1 | Density Bonus (HE-31) | DSD, SDHC, Private Developers | Promote publicly and privately sponsored programs aimed at the development of affordable housing low-income households. | Ongoing | The City implements Density Bonus pursuant to state law. |
| 2 | Tax Credits and Bonds (HE-31) | SDHC, Non-profit Corps., Private Developers | Promote publicly and privately sponsored programs aimed at the development of affordable housing low-income households. | Ongoing | After a 15-year tax credit compliance period, SDHC will have the option to buy any of the six public-private partnership properties.<br>• Arbor Village - 111<br>• Vista Grande - 48<br>• Riverwalk Apartments - 49<br>• Estrella del Mercado - 91<br>• Mission Apartments – 84<br>• Park Terramar - 20<br><br>SDHC authorized the issuance of $81,170,000 in Multifamily Housing Revenue Bonds, administered by the State of California. These bonds provided funding for the construction of 417 new affordable housing units in the City:<br>• Celadon on Ninth and Broadway<br>• COMM22 Family Housing<br>• COMM22 Senior Housing<br>• Fairbanks Square<br><br>By December 31, 2013, SDHC administered a portfolio of $545,149,815 in Multifamily Housing Revenue Bonds. |

| | | | | | |
|---|---|---|---|---|---|
| 3 | Coastal Zone Program | Private Developers | Continue to utilize federal and state subsidies to the fullest to meet the needs of low-income residents. | In Effect | There are currently approximately 62 acres of vacant developable land remaining in the Coastal Zone. The shortage and extremely high price of land in this zone make it very difficult to provide new affordable units in this area without large subsidies.<br><br>The City has found it to be much more cost effective to provide affordable housing away from the immediate coast. There are currently approximately 361 acres of vacant developable land located within three miles of the Coastal Zone. |
| 4 | SROs/Living Units (HE-31) | DSD, SDHC, Planning Commission | Incentivize retention of existing, and development of new, living units on SRO's. Simplify the construction project approval process for SRO's and Living Units. Provide 400 units by 2010. | Ongoing | Currently, SDHC has awarded 72 federal Project-Based Housing Vouchers, with an estimated annual value of $716,256, to support housing at historic Hotel Churchill in Downtown San Diego. The renovation will hope to create 72 affordable studios for homeless individuals or those who are at risk of homelessness and in need of mental health services.<br><br>The renovation of Hotel Churchill will also preserve Single-Room Occupancy (SRO) units that are affordable to very low-income San Diegans with incomes up to 50 percent of San Diego's Area Median Income.<br><br>The City currently has 337 SRO hotels with 13,162 units. Twenty-two properties with a total of 2,146 SRO units in the City are exempt from the replacement requirements. |
| 5 | Small Lot Subdivision Ordinance | DSD | Encourage use of these zones to foster more efficient land use. | Ongoing | The use of the RT and RX zones are considered as part of the community plan update process. Currently 12 community plan updates are in process. |

| | | | | | Approximately 54 percent of Section 8 Housing Choice Voucher (HCV) households are targeted for the elderly or disabled.

The SDHC partnership with and the renovation of Parker-Kier Apartments provides 33 affordable apartments, 11 of which are designated for very low-income seniors (55 and up) who receive social and medical services from St. Paul's Program of All-Inclusive Care for the Elderly (PACE). The apartments were revived as affordable housing with supportive services for very low-income seniors and people at risk of homelessness under a lease between SDHC and HDP.

SDHC administered $2,367,792.65 in federal Continuum of Care (CoC) funds from HUD to provide rental assistance for homeless individuals with disabilities and their families to live in permanent supportive housing in the City. Eight participating programs provided a minimum of 211 affordable housing units. |
|---|---|---|---|---|---|
| 6 | Section 202 Section 811 (HE-32) | Housing Commission | Focus resources for elderly housing at the lower end of the income spectrum.  Support integration of persons with disabilities into private housing market to the extent possible. | Ongoing | (see above) |
| 7 | Military (HE-32) | United States Navy, Naval Facilities Engineering Command Southwest | Cooperate with the military and the private sector to identify opportunities for additional military family housing throughout the City such that the occupants have the opportunity to become an integral part of communities. | Ongoing | Per the 2013-2020 Housing Element, 1,400 Military Housing Units have been planned at Marine Corps Air Station Miramar, but have not yet started construction. These units will be offered to military families at rents below market rate, and thus reduce the need for military families to compete for housing in the San Diego rental market. |
| 8 | Student Housing (HE-33)<br><br>1.  UCSD<br>2.  SDSU<br>3.  USD | See Below: | Partner with others to provide as much student housing as possible on and adjacent to campuses. | Ongoing | 1.  No new housing units/beds in planning or construction during this period<br>2.  Several private development projects are currently in progress in the vicinity of SDSU<br>3.  USD is currently working with the City |

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| | | | | | in identifying the future housing needs of its students, as part of its evaluation of expanding its current Master Plan. They have hired a consultant team and have been active participants on the City's Morena Station Area Study. |
| 9 | Mobile Home Parks Overlay and Manufactured Housing Development | DSD, Private Sector | Manufactured housing should be compatible in design with nearby market-rate housing. This policy is intended to provide more affordable housing without compromise. | Ongoing | The Housing Commission administers a mobile home grant program which makes one-time only mobile home repair grants up to $5,500 available to very low-income mobile home owners for health and safety repairs. |
| 10 | Provision of Farm Worker Housing | City of San Diego, leaseholders | Seek to provide additional housing units for farm workers with mobile home or manufactured housing units on City-owned land. Encourage the City's leaseholders in the San Pasqual Valley Agricultural Preserve to provide additional farm worker housing on their leaseholds. | Ongoing | The City of San Diego owns 23 housing units in San Pasqual Valley. The units are occupied by full-time agricultural employees and their families who are of very low-income. Most of the units are in good condition.<br><br>In addition to the City-owned farm worker housing units, an additional 30 lessee-owned farm worker housing units currently exist in the San Pasqual Valley. A total of 53 farm worker housing units are present in the San Pasqual Valley. |
| 11 | Housing for the Homeless | Various | Actively support providers of homeless services in establishing additional short-term and temporary housing as well as permanent supportive housing. Encourage interagency efforts to provide services and housing to specialized subgroups with disabilities including "at-risk" | Ongoing | SDHC contracts with the Alpha Project for the Homeless to run the shelter's day-to-day operations. SDHC also administers the City's Veterans Emergency Winter Shelter, located in the Midway district at the U.S. Navy SPAWAR facility. The 150-bed shelter is operated by Veteran's Village of San Diego.<br><br>Before 2013, these shelters traditionally opened around Thanksgiving and closed each year around the end of March or beginning of April. Under budgeting action by the Mayor |

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| | | | families. | and the San Diego City Council, however, both shelters remained open throughout all of 2013 and into the early summer of 2014.<br><br>SDHC approved the first in a series of extensions on March 15, 2013, for the Single Adult Emergency Winter Shelter. An extension for the Veterans Emergency Winter Shelter followed on April 12, 2013. |
| 12 | Veterans Village of San Diego (VVSD) | SDHC, VVSD | " " | Completed in 2013 | Veteran's Village of San Diego received $95,000 through a contract with SDHC for 2013.<br><br>On April 15, 2014, the Housing Authority of the City of San Diego approved SDHC's loan of more than $1.4 million to Veterans Village of San Diego (VVSD) to help fund the expansion of VVSD's facilities that help homeless veterans.<br><br>The Phase V expansion would add 18 transitional housing beds and supportive services facilities to house low-income female veterans returning from Iraq and Afghanistan. |
| 13 | Connections Housing Downtown | SDHC, City | " " | Completed early 2013 | In 2013, 50 vouchers were awarded at an annual value of $565,200<br><br>After Connections Housing Downtown opened, homelessness in the surrounding neighborhoods dropped approximately 70 percent, according to PATH. During its first year Connections Housing Downtown also:<br><br>• Provided 15,000 service appointments in the PATH Depot Multi-Service Center, where 34 providers offer assistance with job counseling, legal aid, veterans services and more; |

| | | | | | |
|---|---|---|---|---|---|
| | | | | | • Helped 123 homeless veterans find jobs; and<br>• Provided nearly 12,000 medical and mental health visits at the Downtown Family Health Center. |
| 14 | City of San Diego's Winter Shelter Program | Alpha Project, SDHC, VVSD, various non-profit organizations | " " | Ongoing | SDHC approved the first in a series of extensions on March15, 2013 for the Single Adult Emergency Winter Shelter (receiving $960,623). An extension for the Veterans Emergency Winter Shelter followed on April 12, 2013 (receiving $523,158).<br><br>Families unable to find shelter can receive a reprieve from homelessness by applying for emergency help through the County of San Diego Cold Weather Shelter Voucher Program.<br><br>SDHC allocated $50,000 to the program in Fiscal Year 2014 (July 1, 2013 – June 30, 2014). |
| 15 | Cortez Hill Family Shelter | SDHC, YMCA | " " | Ongoing | In Fiscal Year 2013, Cortez Hill Family Center received $209,433 from SDHC and $393,819 in Emergency Solutions Grant (ESG) funding from the City and $203,838 in federal Community Development Block Grant funds. |
| 16 | Hotel/Motel Family Voucher Program | County of San Diego, SDHC | " " | Ongoing | The Cold Weather Shelter Voucher Program provided vouchers and case management services to 343 families within the City of San Diego in 2013, with the goal of helping them find stable, long-term housing. |
| 17 | Neil Good Day Center | SDHC, Alpha Project | " " | Ongoing | SDHC administers the City's contract with the Alpha Project to manage day-to-day operations at a cost of $500,000 in Fiscal Year 2013. Funding is derived from the federal Community Development Block Grant program. In total, they received $516,303.<br><br>More than 1,760 guests received case |

| | | | | | management assessment and other individual services, while 2,700 made use of the computer lab. |
|---|---|---|---|---|---|
| 18 | Domestic Violence Shelter | Non-Profit Organizations | " " | Ongoing | Becky's House was awarded 2 vouchers at an annual value of $19,896. Becky's House was also awarded $147,874 through the City's HTF under Transitional Housing Programs |
| 19 | Transitional Housing Program | Non-profit organizations | " " | Ongoing | Transitional Housing Programs in 2013 received $979,731 from the City's HTF. These programs provide temporary housing and services for more than 400 households who need support to get back on their feet, helping individuals find employment and affordable housing. |
| 20 | Project Homeless Connect | SDHC, United Way | " " | Ongoing | The 8th Annual Project Homeless Connect took place on 12/04/13 provided services to 854 homeless persons at Golden Hall on December 4, 2013. More than 690 volunteers and 86 service providers came together for PHC.<br><br>The 7th Annual Project Homeless Connect took place on 01/30/13 and served 1,150 individuals.<br><br>In total, Project Homeless Connect received $10,528.62 from the SDHC for 2013 |
| 21 | Five-Year Work Plan Toward Goal of Ending Homelessness in Downtown San Diego | Civic San Diego, HHSA, San Diego Downtown Partnership, SDHC, VA, United Way of San Diego County, Corporation for Supportive Housing | " " | 2018 | Through Connections Housing Downtown, the 12-story, year-round homeless facility is a part of an innovative approach to ending homelessness that combines housing with an array of support services for men and women who previously lived on the streets of Downtown San Diego.<br><br>In 2013, the SDHC began preparing a three-year strategic plan toward the goal of ending homelessness in San Diego. |
| 22 | | | | | In 2013, SDHC administered $2,367,792.65 in |

| | | | | | |
|---|---|---|---|---|---|
| | Regional Continuum of Care Council (RCCC) | SDHC | " " | Ongoing | federal Continuum of Care (CoC) funds from HUD to provide rental assistance for homeless individuals with disabilities and their families to live in permanent supportive housing in the City.<br><br>Eight participating programs provided a minimum of 211 affordable housing units. Tenants in these programs pay up to 30 percent of their adjusted income toward their rent, with the remainder of their rent paid by the CoC funds. If a tenant has no income, the CoC funds pay the entire rent amount.<br><br>CoC directed $15,708,015 in 2013— $10,084,545 for the City of San Diego and $5,623,470 for the County of San Diego. |
| 23 | Housing Opportunities for Persons with AIDS (HOPWA) | County/Non-profit | " " | Ongoing | Ongoing. Housing opportunities for HOPWA recipients are provided through the County of San Diego |
| 24 | CalWORKS | TANF | " " | Ongoing | Ongoing. Funds are available to individuals on public assistance to prevent homelessness by providing rent and utility payment. |
| 25 | Workforce Partnership | City of San Diego, County of San Diego | " " | Ongoing | Ongoing. The program coordinates job training and employment placement services including services for homeless veterans, youth, and the disabled. |
| 26 | The Plan to End Chronic Homelessness | United Way, City, County, SDHC | " " | Ongoing | Ongoing |
| 27 | Homeless Outreach Program (HOT) | City of San Diego | " " | Ongoing | HOT received $40,000 in increased funding for 2013 |
| 28 | Project 25 | United Way of San Diego, SDHC, City of | " " | Ongoing | Project 25 continued to assist up to 25 chronically homeless individuals at a time, including 10 receiving supportive services for |

| | | | | | |
|---|---|---|---|---|---|
| | | San Diego, County of San Diego, non-profit organizations | | | severe and persistent mental illness.<br><br>During Fiscal Year 2013, 24 homeless individuals had housing through federal Sponsor-Based Housing Vouchers SDHC awarded to support Project 25:<br><br>• 23 retained their housing for six months or more;<br>• 18 retained their housing for 12 months or more; and<br>• 15 obtained or maintained income to support their housing.<br><br>Project 25 also received 25 Vouchers at an annual value of $282,600 |
| 29 | Homeless Management Information System | RTFH | " " | Ongoing | SDHC provided $45,000 in Fiscal Year 2013 to help with the ongoing operation of the San Diego region's HMIS. |
| 30 | Support for Regional Task Force on the Homeless | City of San Diego, RTFH | Provide annual funding to cooperate with other jurisdictions and coalitions in conducting regional goal-oriented planning and coordination that will identify gaps in service and seek methods to improve the responsiveness of existing homeless service systems. Promote interagency communications, collaborations and partnerships to achieve an efficient and cost-effective delivery of | Ongoing | The City has continued to provide annual funding. The RTFH continues to serve as a central repository of information on homeless needs and assistance, and serves as the Regional Continuum of Care's designated Homeless Management Information System lead for the region. |

| | | | services to the homeless and those at risk of becoming homeless. | | |
|---|---|---|---|---|---|
| 31 | Listing of Affordable Housing Units (HE-37) | SDHC | Maintain a comprehensive listing of housing developments in the City which have units reserved for low-income households. | Ongoing | Updated quarterly and posted on www.sdhc.org, the Affordable Housing List document is a comprehensive listing of housing developments in the City, which have units reserved for low-income households. |
| 32 | Support for Research and Legislation for Affordable Housing | DSD, SDHC | Seek and support legislation related to Affordable Housing | Ongoing | The City has continued to support research by the state and other agencies to identify and adopt new construction methods and technologies to provide affordable housing and research to adopt innovative financing methods to facilitate affordable housing. Additionally, the City shall seek legislative changes at the state and federal levels to make affordable housing programs more responsive to the needs of low-income households. |
| 33 | Pursuit of state and federal funding (HE-38) | DSD | Seek legislative changes at the state and federal levels to make affordable housing programs more responsive to the needs of low-income households. | Ongoing | The City has continued to monitor the status of all existing and potential state and federal funding resources for affordable housing and apply for all competitive state and federal housing monies. |
| 34 | Inclusionary Housing (HE-38) | DSD | Promote provision of affordable housing throughout all areas of the City and near all major employment centers. | In Effect | Ongoing |
| 35 | Low-Interest Loans (HE-39) | SD Housing Commission | Promote provision low-interest loans throughout all areas of | Ongoing | SDHC has funded projects through loans with the Veteran's Village of San Diego, San Diego Square, COMM 22, Mesa Commons, Juniper |

| | | | | | |
|---|---|---|---|---|---|
| | | | the City and near all major employment centers. | | Gardens |
| 36 | Accessibility (HE-39) | City of San Diego | Utilize the City's regulatory powers (e.g., land use, fees, etc.) to promote affordable and accessible housing, ensure that the development of low-income housing meets applicable standards of health, safety and decency and foster a housing stock that meets the needs of all residents across lifecycles. | In Effect | All units in multifamily projects with four or more units are required by state law to meet accessibility standards. |
| 37 | City-Owned Land for Housing | City of San Diego, City Council | Develop City owned sites with housing. | Ongoing | The City will continue an ongoing effort to identify City-owned parcels that have potential to be used for affordable housing. The City Council will be periodically informed of available properties and their suitability and feasibility for housing. |
| 38 | Employer-Assisted Housing | DSD, SDHC, local employers | Partner with area employers to develop employer-assisted housing programs and employer-developed housing opportunities. | Ongoing | The City plans to explore methods to partner with and assist area employers who are interested in providing affordable housing for their employees. An area of particular focus will be employer developed housing opportunities. |
| 39 | Keys to Housing Toolbox | SD Grantmakers Homelessness Working Group, City of San Diego | Develop a method to ensure an equitable distribution of housing options and co-located support service facilities based on need, throughout the City to improve accessibility with an emphasis on "at-risk" families and the homeless population. | Ongoing | The Toolbox outlines five key areas for action with eight core outcomes that can be used as a planning tool for organizations and communities, as well as an interactive website with hundreds of resources. |

| | | | | GOAL #2 | | |
|---|---|---|---|---|---|---|

## GOAL #2

**Maintain at a High Level and Upgrade, where Necessary, the Quality, Safety and Livability of San Diego's Housing Stock, with Emphasis on Preservation of San Diego's Affordable Housing Stock.**

### Quantitative Objective: Progress Towards Maintenance and Preservation

| | | | | | |
|---|---|---|---|---|---|
| 1 | Housing Code Enforcement | Neighborhood Code Compliance | Coordinate code enforcement efforts with housing rehabilitation programs. | Ongoing | Efforts are ongoing |
| 2 | Mobile Home Inspection (HE-52) | City of San Diego Neighborhood Code Compliance | Inspect 5% of Mobile Home Parks each year to ensure compliance with CA Code of Regulations, Title 25, and Health and Safety Codes | Inspect 1,300 mobile homes | The City will continue to inspect mobile home parks for compliance with minimum health and safety standards. Inspect 5%(980 mobile home parks) annually. |
| 3 | Housing Maintenance Education Training (HE-52) | SDCAA, San Diego Board of Realtors, local community colleges | Primarily to keep maintenance personnel as informed as possible in their respective field. Program topics include focus on new hires and long-term employees. | Ongoing | The City will continue to encourage new and existing property owners to participate in self-help training workshops and classes through outreach efforts. |
| 4 | Code Enforcement/Rehabilitation Coordination (HE-52) | City of San Diego Neighborhood Code Compliance; Housing Commission | Refer property owners with code violations to private and public lending institutions for assistance to repair and rehabilitate their units. | Ongoing | Efforts are ongoing. |
| 5 | Neighborhood Cleanup Programs (HE-52) | Environmental Services Department, Waste Reduction & Enforcement Division, Code Enforcement | Support neighborhood cleanup programs. | Ongoing | Efforts are ongoing, although they are now limited due to the dissolution of Redevelopment, which had provided a significant source of funding. |

### Quantitative Objective: Progress Towards Preservation of Low-Income Housing

| | | | | | |
|---|---|---|---|---|---|
| 1 | HUD Lead Hazard Control Grant | | Encourage the maintenance and repair of existing renter- and owner- occupied | | The San Diego Housing Commission will be awarded $ 2,300,000 in Lead Based Paint Hazard Control grant program funding and $180,000 in healthy homes supplemental |

| | | | housing to prevent deterioration by promoting educational and training programs on basic housing maintenance procedures and techniques. Coordinate code enforcement efforts with housing rehabilitation programs. | Ongoing | funding for the identification and reduction of healthy homes hazards in 165 housing units providing safer homes for families/children. |
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| | | HUD | | | |
| 2 | HUD Healthy Homes Demonstration Grant | HUD | Encourage the maintenance and repair of existing renter- and owner- occupied housing to prevent deterioration by promoting educational and training programs on basic housing maintenance procedures and techniques. Coordinate code enforcement efforts with housing rehabilitation programs. | Ongoing | The City of San Diego used OHHLHC Healthy Homes Program funds to remediate 228 units. Of the 228 households, 49.1 percent visited emergency room or urgent care center for asthmatic symptoms before the intervention.<br><br>Property owners in the City of San Diego are eligible for a complete risk assessment of their property and up to $5,000 per unit to remedy health and safety issues discovered during the assessment. |
| 3 | Financing | City of San Diego, SDHC | The City will work with HUD to protect the very low, and low income residents placing an emphasis on residents living under Section 8 Housing. | Ongoing | SDHC has helped finance: Fairbanks Commons, Fairbanks Square, COMM 22, Veteran's Village of San Diego, and Ninth and Broadway |
| 4 | Preservation of "At Risk" Units – Compliance, Monitoring, Education | DSD, SDHC | Monitor owners of "at-risk" projects. Administer an Acquisition and Rehabilitation Program to assist for-profit and nonprofit developers in | Ongoing | Juniper Gardens - 40 unit multifamily preservation rehab project in City heights completed in November 2013. |

| | | | acquiring and rehabilitating housing units that preserve affordability in rental projects that are at-risk of converting to market rents. | | |
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| 5 | Single Room Occupancy | DSD, SDHC | Monitor and participate in federal, state or local initiatives that address affordable housing preservation (e.g. support state or national legislation that addresses "at-risk" projects, support full funding of programs that provide resources for preservation activities) placing an emphasis on affordability. | Ongoing | The City currently has 337 SRO hotels with 13,162 units. |
| 6 | Homeowner Rehabilitation | City of San Diego, SDHC | Acquire and rehabilitate housing units that preserve affordability in rental projects that are "at risk" of converting to market-rate rents. | Ongoing | Hotel Sandford - 130 unit senior SRO rehabilitation in downtown San Diego, completed in March 2013. Juniper Gardens - 40 unit multifamily preservation rehab project in City heights completed in November 2013. |
| 7 | Mobile Home Repair Grants | SDHC | Provide funding support to assist in the rehabilitation of both renter- and owner-occupied housing. | Ongoing | SDHC provides up to $5,500 for health and safety repairs to Mobile Homes. |
| **Quantitative Objective: Progress Towards Housing Rehabilitation** | | | | | |
| 1 | Acquisition and Rehabilitation | SDHC | Provide funding support to assist in the rehabilitation of both | Ongoing | Hotel Sandford - 130 unit senior SRO rehabilitation in downtown San Diego, completed in March 2013. |

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| | | | renter- and owner-occupied housing. | | Juniper Gardens - 40 unit multifamily preservation rehab project in City heights completed in November 2013.<br><br>Hotel Churchill-73 unit project with estimated completion in 2016 |
| 2 | Farm Worker Housing | City of San Diego Real Estate Assets and Public Utilities Depts. | Continue to support the maintenance and rehabilitation of the 23 City-owned farm worker housing units in San Pasqual Valley. | Ongoing | No additional farm worker housing has been added during the reporting period.<br>The lessees are responsible for maintenance of the farm worker units, however the City, through the Water Utilities Department, provides funds for rehabilitation where needed. |
| 3 | No Interest (0%) Deferred Payment Loans | SDHC, City of San Diego, Civic San Diego | Provide funding support to assist in the rehabilitation of both renter- and owner-occupied housing. Seek to leverage its funds for rehabilitation with other non-local public and private sources. | Ongoing | Through the Choice Communities Program, the provision of no-interest loans up to $1,450 for security deposits, to be paid to the property owner, with low monthly repayments |
| GOAL #3 | | | | | |
| Minimize governmental constraints in the development, improvement and maintenance of housing without compromising the quality of governmental review or the adequacy of consumer protection. | | | | | |
| Quantitative Objective: Progress Towards Reduction of Government Constraints | | | | | |
| 1 | Project Management (HE-76) | DSD | Consolidate review functions, speed project review, assign a single point of contact for each project, create a project tracking system, and focus on better customer service overall. | In Effect | Ongoing. |

| | | | overall. | | |
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| 2 | Project Tracking System (HE-76) | DSD | Efficient development review and customer service, organizes customer flow, maps project information, supports development review, project management, fee invoice, and permit and inspection activities. | Ongoing | Ongoing |
| 3 | Affordable / In-fill Housing and Sustainable Building Expedite Program (HE-77) | DSD | Reduced processing times for projects meeting criteria to be considered Affordable/Infill projects or sustainable buildings. | Ongoing effort to reduce processing time by 50% | Current program is ongoing. Revisions to program anticipated in 2014. |
| 4 | Voluntary Accessibility Expedite Program | DSD | Consider adding accessibility as a qualified development consideration for addition to City's current Expedite Program. | In Effect | The Voluntary Accessibility Program is a new incentive program that became available citywide to residential projects as of April 11, 2012. Projects will be granted incentives to help streamline project processing and/or to provide relief from development regulations to facilitate accessible design. |
| 5 | Land Development Code Changes for Housing Affordability (HE-77) | DSD | Continue to study and implement zoning and permit processing changes to further reduce housing costs and average permitting times. | Ongoing | Continue to implement DSD's Business Process Re-engineering (BPR) measures. |
| 6 | Companion Unit Ordinance (HE-78) | DSD | Adopted in 2003 to be more streamlined and efficient by allowing ministerial processing. | Ongoing | Ongoing |
| 7 | Master Environmental Impact Reports (HE-79) | DSD | Use Master EIR's for redevelopment and specific plans. | Ongoing | Ongoing. |
| 8 | Exemptions of Affordable Housing from Environmental | DSD | Utilize CEQA exemption for | Ongoing | Ongoing. |

| | | Review (HE-79) | | affordable housing. | | |
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| 9 | Affordable Housing Parking Regulations | City of San Diego | Equitably and reasonably apply and interpret regulations for building and housing permits to protect public health and safety, implement community and General Plan goals, and strive for achieving the best approaches to providing affordable housing in a timely manner. | Adopted by Council in October 2012 | Ongoing |
| 10 | Community Planning Group Training (HE-79) | DSD - PLANNING DIVISION | Educate participants in the community planning process on how to implement community and affordable housing objectives. | One training program annually | Ongoing. Training is offered annually. |
| 11 | Reasonable Accommodations Requirement (HE-79) | DSD | Evaluate and revise its Land Development Code procedures as appropriate including eliminating all discretionary requirements for processing Reasonable Accommodations requests. | In Effect | Ongoing |
| 12 | Needs Assessment | DSD | Establish objective, performance-based criteria for prioritizing and funding infrastructure projects in support of residential development. | In Effect | Ongoing |
| 13 | Facilities Financing Plan Updates | | Identify the various existing and potential funding sources for | | Occurs concurrently with Community Plan |

| | | | infrastructure/public facility needs, including local, state, and federal money, as well as potential ballot measures. | Ongoing | Update process. |
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| | | DSD | | | |
| 14 | Public Facility Standards | DSD | Create CEQA significance thresholds appropriate for infrastructure projects in urban settings and prioritize funding infrastructure projects in support of residential development. | Ongoing | ------- |

| GOAL #4 |
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| Provide Affordable Housing Opportunities, Both for Low-Income Renters and Low- to Moderate-Income Homebuyers |
| Quantitative Objective: Progress Towards Housing Affordability |

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| 1 | Infrastructure Committee | City Council | Explore use of other financing tools such as Community Financing Districts (CFD's) to provide infrastructure needed to support TOP and mixed-use infill development. An emphasis will be placed on affordable housing and sustainability. | Ongoing | Meets monthly. |
| 2 | Section 8 Certificate / Vouchers (HE-87) | SDHC | Aggressively pursue all federal, state and local resources available to provide financial assistance, education, and related services to low-income renters and first-time homebuyers. | Ongoing | The HCV program is SDHC's largest, providing rental assistance to 14,369 households in 2013. Approximately 54 percent of HCV households are elderly or disabled. SDHC received $158,859,892.50 in 2013 from HUD to fund the HCV program. With nearly 47,000 people on the waiting list for HCV rental assistance in the City, funding for the federal program remains essential. |
| 3 | Supportive Housing Program (HE-87) | City of San Diego, | Promote alternative forms of housing which | Ongoing | Approximately 20 percent, or 14, of the Hotel |

| | | SDHC | offer opportunities for economies of scale and shared facilities and services. | | Churchill units are anticipated to be designated as permanent supportive housing, offering services to those residents.<br><br>In 2013, SDHC contracted with HDP for 10 years to operate Parker-Kier as permanent supportive housing.<br><br>SDHC directed 75 federal vouchers from the HUD-Veterans Affairs Supportive Housing (VASH) program to provide housing for veterans.<br><br>In 2013, SDHC administered $2,367,792.65 in federal Continuum of Care (CoC) funds from HUD to provide rental assistance for homeless individuals with disabilities and their families to live in permanent supportive housing in the City. |
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| 4 | Housing Opportunities for People with AIDS (HOPWA) Tenant Based Rental Assistance Program (TBRA) (HE-88) | San Diego County | Recognize the benefits of emphasizing affordable housing for people with disabilities and special needs. | Ongoing | Ongoing |
| 5 | Shelter Plus Care (HE-88) | Housing Commission | Take maximum advantage of resources available to provide financial assistance, counseling and related services to homeless persons and families in need. | Ongoing | For 2013, the program received $2,367,792.65 from HUD Continuum of Care Funds |
| 6 | Existing Public Housing (HE-88) | Housing Commission | Take maximum advantage of all federal state and local resources available to provide financial assistance, counseling and related services to low-income renters and first-time homebuyers. | Ongoing | Although the Housing Commission transitioned out of the public housing program, SDHC still owns and operates public housing units, however, public housing residents have been awarded Section 8 vouchers. Residents may use the voucher to remain in their resident or rent from any landlord accepting vouchers. HUD approved conversion of 1,366 public housing units to apartments that accept |

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| | | | Maintain occupancy of 1,782 units. | | federally funded Section 8 vouchers. The success of this program is now being looked at as a national model. |
| 7 | Counseling Assistance to First-Time Homebuyers (HE-88) | Community Housing Works, HUD, City of San Diego | Take maximum advantage of all federal state and local resources available to provide counseling and related services to first-100/year time homebuyers. Homebuyer education for 500 households. | Ongoing | The City of San Diego has approximately ten HUD approved nonprofit housing counseling agencies. |
| 8 | Financial Assistance to First-Time Homebuyers (HE-89) | SDHC | Take maximum advantage of all federal state and local resources available to provide financial assistance, and related services to first-time homebuyers. Financial assistance to at least 650 households. | Ongoing | 114 families were assisted with a combined total of $7,682,337 in loans and grants |
| 9 | Housing Opportunities Collaborative | San Diego County | Aggressively pursue all federal, state and local resources available to provide financial assistance, education, and related services to low-income renters and first-time homebuyers. | Opened in 2011 | Ongoing |
| 10 | Shared Housing for the Elderly - ElderHelp of San Diego (HE-89) | Elder Help of San Diego | Help adults 55+ remain independent at home while providing an affordable housing option for adults of all ages. | Ongoing | In the City of San Diego, ElderHelp's HomeShare program had a 9% increase in the number of housing referrals and a total of 25 matches for FY13. |
| 11 | Housing Affordability Impact Statement (HE-89) | Housing Commission; DSD - PLANNING | A Housing Impact Statement is provided in reports to decision | Ongoing | Included on all applicable staff reports to the Planning Commission and City Council. |

| | | DIVISION | makers to covey the effect of a proposal on achieving or maintaining affordable housing. | | |
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| 12 | Mobile Home Relocation Policy (HE-89) | Housing Commission, City of San Diego | The City will require that the tenant relocation provisions of SD Muni. Code Chapter 14, Article 3, Division 6 be met. | Ongoing | The Housing Commission continues to monitor tenant relocation in accordance with the Municipal Code and Housing Commission Policy PO-BEF-301.06. |
| 13 | Mobile Home Mediation / Communication (HE-90) | SDHC | The City will require that the tenant relocation provisions of SD Muni. Code Chapter 14, Article 3, Division 6 be met. | Ongoing | The City continues to regulate mobile home parks through the Mobile Home Park Overlay Zone. |
| 14 | Community Reinvestment Act (HE-90) | SDHC, San Diego County, City-County Reinvestment Task Force | Encourage lenders to meet their Community Reinvestment Act obligations through participation in public and not-for-profit affordable housing projects and programs to encourage homeownership. To the extent consistent with yield and security considerations, the City shall encourage public agencies to deposit public funds in lending institutions which make a higher than average proportion of their loans to mortgage-deficient residential areas. | Annual monitoring of lending institutions in CRA obligations | SDHC continued to work with the County of San Diego to fund the City-County Reinvestment Task Force, which is responsible for monitoring banking practices in the San Diego region and developing strategies for reinvestment in partnership with public, community, and private lending institutions. |
| 15 | Community Land Trusts | | Provide support to not-for-profit development corporations for | | On November 5, 2013, the San Diego City Council unanimously approved a lease-purchase agreement with the San Diego |

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| | | Community Land Trust Non-profit org. | development of affordable housing. Such support shall include technical training and assistance to develop capacity for housing development and financial assistance for housing development directly. | Ongoing | Community Land Trust. The agreement leases 16 single family lots for $1 to SDCLT which will enable us to complete the due diligence on the property and prepare a development plan. Upon approval of the final development plan, the City will sell the lots to the SDCLT for $1 each with the restriction that the lots be used to provide homes that are permanently affordable to low income households. |
| 16 | Housing Trust Fund  (HE-90) | Housing Commission | Consider alternative strategies for leveraging public dollars allocated for affordable housing to generate maximum external revenues in order to make expand the HTF and other public affordable housing resources. | Ongoing | SDHC directed $979,731 toward HTF transitional housing programs for 2013, approved by the San Diego City Council. These programs provide temporary housing and services for more than 400 households who need support to get back on their feet, helping individuals find employment and affordable housing. |
| 17 | Shared Risk Loan Pool (HE-91) | City-County Reinvestment Task Force | Promote non-traditional development projects to the lending community. | Ongoing | The City-County Reinvestment Task Force encourages banks and Savings and Loan institutions to utilize existing loan pools operated through the California Community Reinvestment Corporation (CCRC) and the Savings Association Mortgage Company (SAMCO) to provide loans for affordable housing and nontraditional development projects. |
| 18 | Down Payment/Closing Cost Assistance Grants | SDHC | Enforce all federal, state, and local ordinances or regulations pertaining to land use incentives which promote affordable housing opportunities for low- and moderate-income homebuyers, such as | Ongoing | Ongoing |

| | | | inclusionary housing and density bonus. | | |
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| 19 | Mortgage Credit Certificate Program | SDHC | Enforce all federal, state, and local ordinances or regulations pertaining to land use incentives which promote affordable housing opportunities for low- and moderate-income homebuyers, such as inclusionary housing and density bonus. | Ongoing | In 2013, 114 families were assisted with a combined total of $7,682,337 in loans, grants and Mortgage Credit Certificates. |
| 20 | Deferred Payment 3% Interest Loan Program | SDHC | Enforce all federal, state, and local ordinances or regulations pertaining to land use incentives which promote affordable housing opportunities for low- and moderate-income homebuyers, such as inclusionary housing and density bonus. | Ongoing | Deferred-payment loans of up to $25,000 at 3 percent interest, which are forgivable over 10 years, are targeted to eight former redevelopment areas:<br>• City Heights;<br>• College Grove;<br>• Crossroads;<br>• Grantville;<br>• Linda Vista;<br>• North Park;<br>• San Ysidro; and<br>• Southeastern Part of the City |

**GOAL #5**

Facilitate Compliance With All Applicable Federal, State and Local Laws and Regulations; Promote Achievement of Balanced Community Goals; Promote Conservation of Nonrenewable Energy Resources; and Promote Consistency With the Remainder of the General Plan and Other Major Citywide Planning Efforts

**Quantitative Objective: Progress Towards Affordable Housing Goals and Community Balance**

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| 1 | Transitioning Out of the Public Housing Program | SDHC | Consider alternative strategies for leveraging public dollars allocated for affordable housing to generate maximum external revenues in order to expand the Housing Trust Fund | Ongoing | The City's Housing Trust Fund (HTF), administered by SDHC, supports 14 transitional housing programs, which are operated by non-profit organizations. SDHC directed $979,731 toward these transitional housing programs, approved by the San Diego City Council. These programs provide temporary housing and services for more than |

| | | | and other public affordable housing resources. | | 400 households who need support to get back on their feet, helping individuals find employment and affordable housing.<br><br>Most of the programs allow participants to reside up to two years as they become more financially self-reliant. |
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| 2 | Inclusionary Housing (HE-103) | Housing Commission | Require that 10% of units be affordable to low- and/or moderate-income residents or payment of an in-lieu fee. | Ongoing | Ongoing. The City has two inclusionary housing programs. One in what was referred to as the "future urbanizing" areas of the North City, and one for the remainder of the City. |
| 2 | Reduce Impediments to Fair Housing | City of San Diego | To the extent consistent with yield and security considerations, encourage public agencies to deposit public funds in lending institutions which make a higher than average proportion of their loans to mortgage-deficient residential areas. | Ongoing | Ongoing. In 2012, the City engaged two Fair Housing service providers for a multi-year contract: The Housing Opportunities Collaborative and Legal Aid Society of San Diego Inc. Actions will be taken to reduce the impediments to fair housing as identified in the 2011 update of the Analysis of Impediments to Fair Housing Choice. |
| 3 | Support of Fair Housing Organizations | City of San Diego, Fair Housing Resource Board | The city will address impediments to housing with its fair housing service providers. | Ongoing | Ongoing. |
| 4 | Implementation of an Affirmative Marketing Program | City of San Diego | Seek attainment of community balance, encourage location of affordable housing opportunities, and address impediments to housing with fair housing service providers | In Effect | Ongoing |
| 5 | Compliance with Cedillo Bill (Senate Bill 2) and Fair Housing Laws | City of San Diego | The City will work closely with homeless service providers to revise the Land | To begin following adoption of Housing | Staff is currently drafting ordinance. |

|   |   |   |   | Development Code. | Element |   |
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| 6 | Implementation of Community Plan Density Ranges | DSD | | City will utilize the discretionary review process to ensure that the density of proposed housing corresponds with the density ranges in adopted community plans to produce expected housing yields. | In Effect | Ongoing |
| 7 | Transit-Oriented Development (HE-103) | DSD - PLANNING DIVISION | | Locate higher-density housing principally along transit corridors, near villages and in proximity to employment opportunities. | Address in the General Plan update and community plan updates. | Ongoing. The 2008 General Plan provides for TOD development and higher intensity mixed-use development along transit corridors and within village locations. The City is currently updating 12 community plans which will which promote housing, employment and services along transit corridors and near identified villages.<br><br>Additionally, the SDHC has created a "Three-Year Work Plan To Facilitate Transit-Oriented Affordable Housing Development (TOD). |
| 8 | Housing Related Parks Program (HRP) | California Dept. of Housing & Community Development | | Improve infrastructure systems throughout the City's communities as to support infill development and promote new affordable housing. | Ongoing | The City of San Diego has actively participated in the first two rounds of the HRP Program (2010 and 2011), resulting in the development of new park facilities at the Central Avenue Mini Park and Chicano Park, and will continue to participate in all future rounds. |
| 9 | Car Sharing | City of San Diego | | Support the designation of preferred parking spaces for electric vehicle charging and carpooling for multi-family housing. | Launched in Nov. 2011 | In Effect. Staff is currently drafting revisions to further expand the Car Sharing Program. |
| 10 | Bicycle Sharing | | City of San Diego | Provide an affordable alternative to driving, facilitate an increase in transit use, reduce vehicle trips and traffic, | Implementation began 2013 | The City's Bikeshare Program is expected to launch during the summer of 2014. |

| | | | encourage new bike commuters, and make biking a viable option for people without bikes or with no place to store them. | | |
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| 11 | Transportation Demand Management Program | SANDAG, City of San Diego, Caltrans, transit providers, local employers | Promote the conservation of nonrenewable energy resources such as solar and water reclamation and increase the number of people who carpool. | Ongoing | SANDAG works with the City of San Diego, Caltrans, transit providers, and dozens of employers within the City to provide numerous services, including free online ride matching, a vanpool subsidy program, transit solutions, bicycle encouragement programs, SchoolPool, and others. |
| **Quantitative Objective: Progress Towards Energy Conservation** | | | | | |
| 1 | Residential Water Survey Program (HE-114) | City of San Diego Water Utilities Department | Provide residential customers an interior and exterior water use survey of their home in an overall water conservation effort to save 32,000 acre feet per year by 2010. | In Effect | Ongoing |
| 2 | High Efficiency Clothes Washer Program | Metropolitan Water District of Southern California | The Metropolitan Water District of Southern California provides cash rebates (up to $85) to City residents who replace existing clothes washer with a High Efficiency Clothes Washer, promoting energy conservation. | In Effect | Ongoing |
| 3 | Weather Based Irrigation Controller Rebates | Metropolitan Water District of Southern California | Provides cash rebates ($25/station) to City residents with properties >= 1 acre, who replace existing non-weather based controller with Smart Controller (also known | In Effect | Ongoing |

| | | | as a weather based irrigation controller or WBIC) to promote water and energy conservation. | | |
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| 4 | Rotating Nozzle Rebates | Metropolitan Water District of Southern California | California provides cash rebates ($4/per nozzle with a 15 nozzle minimum) to City residents who replace existing spray nozzles with efficient rotating nozzles to encourage cost effective energy technologies. | In Effect | Ongoing |
| 5 | Residential Rainwater Harvesting (Rain Barrel) Rebate Pilot Program | City of SD Public Utilities Dept. | Support SDG&E programs to promote energy conservation by offering a cash back rebate when purchasing and installing a rain barrel to the home's rain gutter downspout. | In Effect | Ongoing |
| 6 | Smart Controller Rebates | City of SD Public Utilities Dept. | To promote water and energy conservation by offering customers residing in a single family home, duplex, townhome, or condominium that is served by an individual water meter rebates up to $400 and save money on their water bill for upgrading a non-weather based irrigation controller to a Smart Controller. | In Effect | Ongoing |

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| 7 | Micro-Irrigation Rebates | City of SD Public Utilities Dept. | To promote water and energy conservation by offering customers residing in a single family home, duplex, townhome, or condominium that is served by an individual water meter a rebate of $.20 per square foot (up to 2,400 square feet and $480 per customer) for converting an overhead spray sprinkler system to a low application rate micro-irrigation system. | In Effect | Ongoing |
| 8 | Sustainable Landscape-Turf Replacement Rebates | City of SD Public Utilities Dept. | Encourage and support cost-effective energy technologies by offering customers residing in a single family home, duplex, townhome, or condominium that is served by an individual meter rebates of $1.25 or $1.50 per square foot (up to $3,000 per customer) for replacing living front yard lawn with sustainable and water-wise landscaping. | In Effect | Ongoing |
| 9 | SD Home Energy Upgrade | City of San Diego, | Support and encourage high performance design standards in new construction and redevelopment to promote increased | Ongoing | Ongoing |

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| | Loan Program | San Diego Metropolitan Credit Union | energy conservation by offering attractive home energy upgrade loans at relatively low interest rates (4.99 to 9.99%) and long term payback terms | | |
| 10 | Energy Upgrade California | California Center for Sustainable Energy, SDG&E | Support SDG&E programs to promote energy conservation by allowing City of San Diego homeowners the chance to have qualified contractors perform home energy assessments and specific energy-saving improvements | Ongoing | Ongoing |
| 11 | California Solar Initiative | SDG&E, California Public Utilities Commission | SDG&E and the Public Utilities Commission is providing $2.1 billion to businesses, nonprofit organizations, public agencies, and homeowners to help lower their energy costs, reduce their reliance on fossil fuel-fed power plants, to create a sustainable energy future | Ongoing | Ongoing |
| 12 | Multifamily Solar Affordable Housing (MASH) | SDG&E, California Solar Initiative | SDG&E and the California Solar Initiative are providing higher incentives ($1.90 to $2.80 per watt) to offset the project costs of installing photovoltaic systems on multifamily affordable housing | Ongoing | Ongoing |
| 13 | | California Public | The CSI-Thermal | | |

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| | CSI Thermal-Solar Water Heating | Utilities Commission | Program offers cash rebates to San Diego Gas and Electric customers of up to $1,875 for installing solar water heating systems on single-family homes and up to $500,000 on multi-family homes | Ongoing | Ongoing |
| 14 | Public Outreach Campaign | City of San Diego | Support and implement its Urban Water Management Plan and Conservation Program to develop a sound water storage program and promote voluntary water conservation and retrofitting. | In Effect | Ongoing |
| 15 | Residential H-axis Washing Machine Rebate | City of San Diego Water Utilities Department | Provide financial incentives in a partnership with the San Diego County Water Authority to provide a program that provides a point-of-purchase discount of $175 off the cost of a new qualifying HEW. | In Effect | Ongoing |
| 16 | Citywide Landscape Ordinance | City of San Diego | Minimize erosion, conserve energy and water, reduce the risk of fire and improve the appearance of the built environment. | Ongoing | In effect as of 11-27-2009 |
| 17 | SDG&E Energy Innovation Center | SDG&E | To support energy conservation by educating San Diego residents about new energy technologies and cost-effective | Opened in 2012 | Open to the Public. |

| | | | energy efficient practices. | | |
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| 18 | Community Energy Partnership Program | California Center for Sustainable Energy; City of San Diego Environmental Services Department/Energy Conservation & Management | Support and encourage high performance standards in new construction and redevelopment to promote increased energy conservation. | Ongoing | Ongoing |
| 19 | Home Energy Partnership | San Diego Gas and Electric | Support the installation of photovoltaic/solar electric and solar water heating systems on new construction to promote and increase the use of renewable resources. | Ongoing | Ongoing. |
| 20 | Renewable Buy Down Program | California Energy Commission | Support cash rebates for renewable energy electric generating systems. | Ongoing | Ongoing |
| 21 | Solar System Tax Credits | Emergency Economic Stabilization Act | Offer federal tax incentives with the purchase and installation of eligible solar systems, including solar photovoltaic and solar hot water systems, as well as other renewable energy investments to promote energy conservation. | 2008-2016 | Ongoing |
| 22 | Property Assessed Clean Energy Program (PACE) | City of San Diego | Promote the conservation of nonrenewable energy resources for single-family homeowners in the City of San Diego by financing the installation of | ------- | -------- |

| | | | renewable energy, energy efficiency improvements, and water conservation measures through loans that will be repaid by special assessments on the property owner's tax bill. | | |
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| 23 | Sustainable Expedite Program | City of San Diego | Complete the City's work program related to Council Policy 600-27 to offer additional incentives that encourage new development and redevelopment of existing structures and sites to exceed the new Mandatory CALGreen Building Standards. | In Effect | Ongoing |
| 24 | Clean Generation Program | City of San Diego | The City has developed a solar-financing program that offers low-interest, 20-year loans for solar installations to support and encourage high performance design standards. | Ongoing | Ongoing |
| 25 | Climate Mitigation and Adaptation Plan | City of San Diego | The CMAP establishes a planning horizon of 2013-2035 and quantifies GHG emissions from the community-at-large, including retrofitting existing single- and multi-family homes to achieve targeted energy savings. | Anticipated Adoption-2015 | Currently in Draft Form |
| 26 | | | Provide a living | | |

| | California Catalyst Communities | Private, City of San Diego, State of California | laboratory to evaluate and identify effective housing and land use strategies to promote Sustainable Communities Strategies required by SB 375. | Ongoing | Ongoing |
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