

1 [Application to Acquire Real Property - 1064-1068 Mission Street - Department of Health and  
2 Human Services Federal Property Assistance Program - Constructing Supportive Housing]

3 **Resolution authorizing the Mayor’s Office of Housing and Community Development to**  
4 **submit an application to the Department of Health and Human Services Federal**  
5 **Property Assistance Program, in order to acquire the real property located**  
6 **at 1064-1068 Mission Street for use in constructing supportive housing for homeless**  
7 **San Franciscans.**

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9 WHEREAS, The Mayor’s Office of Housing and Community Development (“MOHCD”)  
10 is responsible for the funding and development of affordable housing in the City of and County  
11 of San Francisco; and

12 WHEREAS, There were an estimated 1,700 chronically homeless individuals counted  
13 during the 2015 Point in Time Homeless Count; and

14 WHEREAS, Certain real property owned by the United States, located in the County of  
15 San Francisco, State of California, has been declared surplus and is subject to assignment for  
16 disposal for homeless serving purposes by the Secretary of Health and Human Services  
17 under the provisions of Section 203(k)(1) of the Federal Property and Administrative Services  
18 Act of 1949, as amended, and Title V of the McKinney-Vento Homeless Assistance Act, as  
19 amended; and the rules and regulations promulgated pursuant thereto, more particularly  
20 described as follows: 1064-1068 Mission Street (the “Property”); and

21 WHEREAS, MOHCD needs and can utilize the Property for development of  
22 permanently affordable supportive housing in accordance with the requirements of said Acts  
23 and the rules and regulations promulgated pursuant thereto, of which this Board is fully  
24 informed, including commitments regarding use and time within which such use shall  
25 commence; and

1           WHEREAS, The Application requires a governing board resolution, authorizing a  
2 representative to act on behalf of the applicant organization; now, therefore, be it

3           RESOLVED, That MOHCD has legal authority, is willing, and is in a position financially  
4 and otherwise to assume immediate care, maintenance and jurisdiction of the Property, and  
5 that the Director of MOHCD and Director of Property are hereby authorized, for and on behalf  
6 of the Board of Supervisors to do and perform any and all acts and things which may be  
7 necessary to carry out the foregoing resolution, including the preparing, making, and filing of  
8 plans, applications, reports, and other documents; the execution, acceptance, delivery, and  
9 recordation of agreements, deeds and other instruments pertaining to the transfer of the  
10 Property; and the payment of any and all sums necessary on account of the purchase price  
11 thereof, including fees or costs incurred in connection with the transfer of said property for  
12 surveys, title searches, appraisals, recordation of instruments, or escrow costs, together with  
13 any payments by virtue of nonuse or deferral of use of the Property; and, be it

14           FURTHER RESOLVED, If the Property is conveyed to City with existing lease or use  
15 agreements, the Director of Property is hereby authorized to accept the assignment of said  
16 leases or use agreements without modification; and, be it

17           FURTHER RESOLVED, If MOHCD is unable to place the Property into use with the  
18 time limitation indicated below (or determines that a deferral of use should occur), it is  
19 understood that MOHCD will pay to the Department of Health and Human Services for each  
20 month of nonuse beginning twelve (12) months after the date of the deed, or thirty-six (36)  
21 months after the date of the deed where construction or major renovation is contemplated, the  
22 sum of 1/360 of the then market value for each month of nonuse; and, be it

1           FURTHER RESOLVED, If the Department of Health and Human Services approves  
2 the application, MOHCD will file a copy of the application and standard deed with the Clerk of  
3 the Board of Supervisors within thirty (30) days after approval; and, be it

4           FURTHER RESOLVED, That upon adoption of this resolution, MOHCD shall submit  
5 the resultant documentation with the Application on or before the due date of June 1, 2017.

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8 RECOMMENDED:

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Olson Lee, Director  
Mayor's Office of Housing and Community Development

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John Updike, Director of Property

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