

RESOLUTION NO: 0034-19  
DATE ADOPTED: August 22, 2019

**RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF (I) A QUITCLAIM DEED AND RESERVATION OF EASEMENTS OF PORTIONS OF PUBLIC STREETS IN PHASE 2 OF THE POTRERO HOPE SF PROJECT IN THE CITY AND COUNTY OF SAN FRANCISCO, CALIFORNIA FROM THE CITY AND COUNTY OF SAN FRANCISCO TO THE HOUSING AUTHORITY OF THE CITY AND COUNTY OF SAN FRANCISCO, AND (II) A CERTIFICATE OF ACCEPTANCE (GOVERNMENT CODE SECTION 27181); AND AUTHORIZING THE ACTING EXECUTIVE DIRECTOR TO EXECUTE ANY FUTURE QUITCLAIM DEED AND CERTIFICATE OF ACCEPTANCE CONSISTENT WITH THE AUTHORITY CONVEYANCE DOCUMENTS**

WHEREAS, the Housing Authority of the City and County of San Francisco (the "**Authority**") is a public housing authority formed pursuant to California Health and Safety Code section 34200 et seq., and governed by certain regulations promulgated by the United States Department of Housing and Urban Development ("**HUD**"); and

WHEREAS, the Authority is the owner of the six hundred nineteen (619) residential units at the Potrero Terrace public housing development and Potrero Annex public housing development (collectively, the "**Existing Potrero Development**"), located on real property owned by the Authority (the "**Existing Potrero Site**"); and

WHEREAS, on December 8, 2016 by Resolution 0093-16 the Board of the Authority (the "**Board**") approved the Master Development Agreement (the "**MDA**") among the Authority, BRIDGE – Potrero Community Associates, LLC, a California limited liability company (the "**Master Developer**"), the City and County of San Francisco, a municipal corporation, acting through the Mayor's Office of Housing and Community Development ("**MOHCD**"), which among other matters provides for the revitalization and redevelopment of the Existing Potrero Development, as a mixed use development consisting of the development of: (i) multiple affordable housing projects, which, among other things, shall provide for the replacement of the units at the Existing Potrero Site (ii) multiple market rate housing projects (iii) public infrastructure improvements, including, among other things, public streets, sidewalks, utilities, parks, and open space (collectively, the (iv) other privately-owned ancillary improvements for the benefit of the residents and neighborhood, including community-serving infrastructure (such as privately-owned open spaces to be made available to the general public and (v) other ancillary private improvements (collectively, all such improvements are referred to as the "**Master Development**"); and

WHEREAS, the Master Developer applied for that Street Vacation Ordinance for Phase 2 of the Master Development with the City and County of San Francisco, a municipal corporation (the

"City"), and if approved, the City will adopt the Phase 2 Street Vacation Ordinance (the "**Phase 2 Street Vacation**") which will authorize the vacation of certain right of ways, including those located within the Project Site; in particular, the vacation of sections of Connecticut Street, 26<sup>th</sup> Street, Wisconsin Street, and 25<sup>th</sup> Street within Phase 2 of the Master Development; and

**WHEREAS**, in connection with the approval of the Phase 2 Street Vacation, the City intends to quit claim any property within the Project Site, including sections of Connecticut Street, 26<sup>th</sup> Street, Wisconsin Street, and 25<sup>th</sup> Street to the Authority which will be evidenced by the proposed Quitclaim Deed and Reservation of Easements (the "**Quitclaim Deed**");

**WHEREAS**, acceptance of the property subject to the Phase 2 Street Vacation by the Authority is necessary to enter into the proposed ground lease and/or disposition and development agreements for the construction and development of Phase 2 of the Master Development; and

**WHEREAS**, the Authority desires to accept the Phase 2 Street Vacation as set forth in the Quitclaim Deed, subject to the conditions as set forth in the staff report, and to enter into the Certificate of Acceptance, as required pursuant to Government Code Section 27181 (the "**Certificate of Acceptance**"); and


**WHEREAS**, the Authority desires to authorize the Acting Director to negotiate and execute a quitclaim deed as necessary for the applicable phase of Master Development (the "**Potrero Quitclaim Deed**"), provided it is consistent with the MDA, the Phase 2 Street Vacation Ordinance, the ordinance adopted by the City for the applicable phase, the ground lease or other conveyance documents necessary to develop the applicable phase of the Master Development; and in connection therewith to enter into a Certificate of Acceptance, as required pursuant to Government Code Section 27181 (the "**Potrero Certificate of Acceptance**").

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY AND COUNTY OF SAN FRANCISCO THAT:**

1. The above recitals are true and correct, and together with the staff report, form the basis for the Board of Commissioners' actions as set forth in this Resolution.
2. The Quitclaim Deed and Reservation of Easements and Certificate of Acceptance are hereby approved.
3. The Acting Executive Director is hereby authorized to execute on behalf of the Authority, the Quitclaim Deed and Reservations of Easement and the Certificate of Acceptance.
4. The Acting Executive Director is hereby authorized to negotiate and execute any Potrero Quitclaim Deed and the Potrero Certificate of Acceptance, subject to the conditions provided in this Resolution.

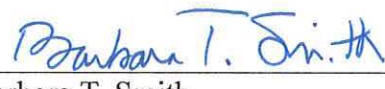
5. This Resolution shall take effect immediately.

**APPROVED AS TO FORM  
AND LEGALITY:**

  
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Dianne Jackson McLean,  
Goldfarb & Lipman LLP,  
Special Legal Counsel

Date: 8/22/2019

**REVIEWED BY:**

  
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Barbara T. Smith,  
Acting Executive Director

Date: 8/22/2019