

[Home Ownership Assistance Loan Fund]

Ordinance amending Section 10.117-76 of the Administrative Code to clarify nature of authorized loans and add additional source of funds.

Note: Additions are *italic; Times New Roman*; deletions are ~~*strikethrough italic; Times New Roman*~~

Be it ordained by the People of the City and County of San Francisco:

Section 1. Chapter 10 of the San Francisco Administrative Code is hereby amended by amending Section 10.117-76 to read as follows:

Sec. 10.117-76. HOME OWNERSHIP ASSISTANCE LOAN FUND

(a) Establishment of Fund. There is hereby established a special fund for the purpose of expanding home ownership opportunities for first-time home buyers who are persons, families or households of low or moderate income. Low income is defined as up to 80 percent of the median income and moderate income as 81 percent to 120 percent of the median income for San Francisco. Median income will be the current amount as defined by the Department of Housing and Urban Development. Said special fund shall be known as the Home Ownership Assistance Loan Fund.

(b) Use of Money in Fund. Money from the Home Ownership Assistance Loan Fund may be used (1) to provide loans (*including forgivable loans*) to low and moderate income individuals, families and households; and (2) to provide loans to nonprofit corporations for the purchase of housing units to be resold to low and moderate income individuals, families and households; or for curing a default on a senior loan made with respect to a unit that has secondary financing from the City. The loans may be used to assist with the acquisition of housing units constructed on surplus City sites that otherwise would not be affordable to low and moderate income households.

1 (c) Administration of Fund. The Mayor's Office of Housing, or its successor, shall
2 administer a loan program under the Home Ownership Assistance Loan Fund, and in such
3 capacity shall (1) prepare and service loan agreements; (2) receive payments from loans,
4 maintain current accounts showing principal, interest, shared appreciation and fees relating to
5 the loans made from the Home Ownership Assistance Loan Fund; (3) *establish guidelines and*
6 *criteria for loans to be made from the Home Ownership Assistance Loan Fund, making periodic*
7 *adjustments to the amount that may be loaned in order to reflect market conditions in the residential*
8 *real estate market; and (34) allocate funds for administration associated with the operation of*
9 the Home Ownership Assistance Loan Fund, such administrative funds being limited to
10 interest earnings generated by loans, the share of appreciation accruing to City as outlined in
11 the loan agreements, collection of fees and proceeds of investments of unexpended cash
12 balances from the Home Ownership Assistance Loan Fund. Administrative expenses shall be
13 appropriated through the annual budget process or supplemental appropriation for the
14 Mayor's Office of Housing, or its successor.

15 (d) Authorization to Expend. The Director of the Mayor's Office of Housing, or its
16 successor, shall approve expenditures from the fund. The funds are deemed appropriate
17 solely for the purposes set forth in Subsections (a), (b) and (c) above.

18 (e) Accrual of Monies in Fund. Any unexpended balances of principal or interest
19 earnings remaining in the Home Ownership Assistance Loan Fund at the close of any fiscal
20 year shall be deemed to have been provided for a specific purpose within the meaning of
21 Section 6.306 of the Charter and shall be carried forward and accumulated in the Home
22 Ownership Assistance Loan Fund for the purposes recited herein.

23 (f) Deposit of Monies in Fund. Monies from (1) repayment of promissory notes
24 utilized by the City on surplus City sites which have been sold for the development of low and
25 moderate income housing; (2) ~~and monies generated by~~ repayment of loans from the Home


1 Ownership Assistance Loan Fund; and (3) payment to the City of monies remaining in any fund or
2 account established pursuant to the issuance of single family mortgage revenue bonds shall be
3 deposited into the Home Ownership Assistance Loan Fund and used only for the specific
4 purpose defined in this Section 10.117-76 of the San Francisco Administrative Code.

5 (g) Reporting on Program Status. The Mayor's Office of Housing, or its successor,
6 shall report annually to the Board of Supervisors on the current status of the Home Ownership
7 Assistance Loan Fund, the amounts approved for disbursement, the number and types of
8 units assisted, and shall make recommendations for any changes deemed necessary to
9 improve the effectiveness of the Home Ownership Assistance Loan Fund in achieving its
10 purpose.

11 APPROVED AS TO FORM:

12 LOUISE H. RENNE, City Attorney

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15 By:



16 L. Joanne Sakai
17 Deputy City Attorney
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City and County of San Francisco

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

Tails Ordinance

File Number: 001801

Date Passed:

Ordinance amending Section 10.117-76 of the Administrative Code to clarify nature of authorized loans and add additional source of funds.

November 20, 2000 Board of Supervisors — PASSED, ON FIRST READING

Ayes: 11 - Ammiano, Becerril, Bierman, Brown, Katz, Kaufman, Leno, Newsom, Teng, Yaki, Yee

December 4, 2000 Board of Supervisors — FINALLY PASSED

Ayes: 11 - Ammiano, Becerril, Bierman, Brown, Katz, Kaufman, Leno, Newsom, Teng, Yaki, Yee

File No. 001801

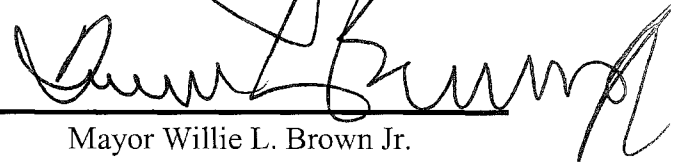
I hereby certify that the foregoing Ordinance
was **FINALLY PASSED** on December 4, 2000
by the Board of Supervisors of the City and
County of San Francisco.

DEC 15 2000

Date Approved



Gloria L. Young
Clerk of the Board



Mayor Willie L. Brown Jr.