RESOLUTION NO. 131-2001

Adopted July 17, 2001

AUTHORIZING A SECOND AMENDMENT TO THE AMENDED AND RESTATED HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS CAPITAL LOAN AGREEMENT WITH THE HOUSING SERVICES AFFILIATE OF THE BERNAL HEIGHTS NEIGHBORHOOD CENTER TO REVISE THE COMMENCEMENT AND COMPLETION DATES FOR THE REHABILITATION WORK TO BE COMPLETED AT PRECITA HOUSE LOCATED AT 416 PRECITA AVENUE, UNITS A AND B, SAN FRANCISCO.

BASIS FOR RESOLUTION

1. The Redevelopment Agency of the City and County of San Francisco ("Agency") administers the U.S. Department of Housing and Urban Development Housing Opportunities for Persons with AIDS ("HOPWA") Program for San Francisco.

2. In January 1994, the Agency Commission approved a HOPWA loan totaling $384,350 with Housing Services Affiliate of the Bernal Heights Neighborhood Center ("HSA") for the acquisition and rehabilitation of 416 Precita Avenue, A&B, at Alabama Street in San Francisco, for the development of two-units (a total of 5 bedrooms) of permanent congregate living for persons with HIV/AIDS ("Precita House").

3. Since the original Commission action, HSA acquired, rehabilitated, and operated Precita House.

4. In August 2000, the Commission approved an Amended and Restated HOPWA Capital Loan Agreement to add an additional $74,917 to cover the cost of the intended rehabilitation work, including upgrading the electrical system, lead based paint testing and abatement, and window and floor replacement.

5. In an effort to meet Agency MBE goals, HSA selected Great Wall Construction who is a MBE General Contractor. In order to satisfy Agency bonding requirements, Great Wall Construction, was obligated to participate in the City Surety Bond Program, which delayed the start of the rehabilitation work.

6. On April 3, 2001 the Commission approved a First Amendment to provide additional time to complete this process. Unfortunately, the time needed to complete these items was underestimated. The rehabilitation work at Precita House is anticipated to begin by November 30, 2001 and to be completed by

7. By revising the commencement date to November 2001 and the completion date to January 2002 the Agency now desires to amend the rehabilitation schedule through a Second Amendment to the HOPWA Capital Loan Agreement.

RESOLUTION

ACCORDINGLY, IT IS RESOLVED by the Redevelopment Agency of the City and County of San Francisco that the Executive Director is authorized to execute a Second Amendment to the Housing Opportunities for Persons With AIDS Capital Loan Agreement with the Housing Services Affiliate of the Bernal Heights Neighborhood Center to amend the rehabilitation commencement date to November 30, 2001 and the completion date to January 31, 2002 for 416 Precita Avenue, Units A and B in San Francisco, in substantially the form lodged with the Agency General Counsel.

APPROVED AS TO FORM:

[Signature]
BERTHA A. ONTIVEROS
Agency General Counsel