

1 [Execute Standard Agreement and Accept and Expend Grant - California Department of  
2 Housing and Community Development - Infill Infrastructure Grant Program - Balboa Reservoir  
3 Building E and Balboa Reservoir Building A - \$20,095,616]

4 **Resolution authorizing the Mayor's Office of Housing and Community Development**  
5 **("MOHCD") to execute a Standard Agreement with California Department of Housing**  
6 **and Community Development ("HCD") under the Infill Infrastructure Grant Program for**  
7 **a total award of \$20,095,616 disbursed by HCD as a grant to the City for infrastructure**  
8 **improvements related to property located at Balboa Reservoir Building E and Balboa**  
9 **Reservoir Building A for 100% affordable housing projects ("Project") for the period**  
10 **starting on the execution date of the Standard Agreement to June 30, 2030, and as**  
11 **amended.**

12  
13 WHEREAS, The State of California Department of Housing and Community  
14 Development ("Department") issued a Notice of Funding Availability ("NOFA") dated May 12,  
15 2021, under the Infill Infrastructure Grant Program ("IIG Program") established under  
16 Division 31, Part 12.5 of the Public Resources Code commencing with Section 53559; and

17 WHEREAS, HCD is authorized to approve funding allocations for the IIG Program,  
18 subject to the terms and conditions of the NOFA IIG Program Guidelines adopted by HCD on  
19 May 12, 2021 ("Program Guidelines"), an application package released by HCD for the IIG  
20 Program ("Application Package"), and an IIG standard agreement with the State of California  
21 ("Standard Agreement"), and HCD is authorized to administer the approved funding  
22 allocations of the IIG Program; and

23 WHEREAS, The IIG Program provides infrastructure for Capital Improvements Projects  
24 in support of Qualifying Infill Projects or Qualifying Infill Areas to applicants identified through  
25

1 a competitive process for the development of projects that, per the Program Guidelines,  
2 support higher-density affordable and mixed-income housing and mixed-use infill  
3 developments; and

4 WHEREAS, BHC Balboa Builders LLC, a California limited liability corporation  
5 (“Developer”), has requested the City and County of San Francisco (the “City”), acting by and  
6 through the Mayor’s Office of Housing and Community Development (“MOHCD”), to assist the  
7 Developer with funding for infrastructure improvements for Balboa Reservoir (the “Qualifying  
8 Infill Area”) related to the Properties for two affordable housing developments, including  
9 approximately 287 units, pedestrian and open space improvements, bike lanes, and other  
10 infrastructure construction (the “Project”) as part of the Balboa Reservoir Development  
11 Agreement (Ordinance No. 142-20); and

12 WHEREAS, The Project is a Qualifying Infill Area under the IIG Program; and

13 WHEREAS, On August 18, 2020, by Ordinance No. 142-20, the Board of Supervisors  
14 made findings under the California Environmental Quality Act (Public Resources Code  
15 Sections 21000 et seq.) and findings of consistency with the General Plan, and the eight  
16 priority policies of Planning Code, Section 101.1, which Ordinance is on file with the Clerk of  
17 the Board of Supervisors in File No. 200423 and is incorporated herein by reference; and

18 WHEREAS, On September 14, 2021, the Board of Supervisors authorized MOHCD to  
19 apply for IIG Program funds and submit an Application Package through Resolution No. 421-  
20 21; and

21 WHEREAS, The grant terms prohibit including indirect costs in the grant budget; and

22 WHEREAS, Through an award letter dated November 6, 2024, HCD made an award in  
23 the total amount of \$20,095,616 to be disbursed by HCD as a grant to the City for  
24 infrastructure work as approved by HCD, subject to the terms and conditions of the Standard  
25

1 Agreement, a copy of which is on file with the Clerk of the Board of Supervisors in File  
2 No. 250394; now, therefore, be it

3 RESOLVED, That the Board of Supervisors approves and authorizes MOHCD to enter  
4 into the Standard Agreement with HCD, with terms and conditions that IIG Program funds are  
5 to be used for allowable capital asset project expenditures identified in Exhibit A; and, be it

6 FURTHER RESOLVED, That the Board of Supervisors hereby waives inclusion of  
7 indirect costs in the grant budget; and, be it

8 FURTHER RESOLVED, That the Board of Supervisors authorizes the Director of  
9 MOHCD (or his designee) to execute and deliver any documents in the name of MOHCD that  
10 are necessary, appropriate or advisable to execute the Standard Agreement and to accept  
11 and expend the IIG Program funds from HCD, and all amendments thereto, and complete the  
12 transactions contemplated herein and to use the funds for eligible capital asset(s) in the  
13 manner presented in the application as approved by HCD and in accordance with the NOFA  
14 and Program Guidelines and Application Package; and, be it

15 FURTHER RESOLVED, That all actions authorized and directed by this Resolution and  
16 heretofore taken are ratified, approved and confirmed by this Board of Supervisors; and, be it

17 FURTHER RESOLVED, That within thirty (30) days of the Standard Agreement being  
18 fully executed by all parties, MOHCD shall provide the final agreement to the Clerk of the  
19 Board for inclusion into the official file.

1 Recommended:

2  
3 /s/  
4 Daniel Adams, Director  
5 Mayor's Office of Housing and Community Development

6 Approved:

7 /s/ Sophia Kittler  
8 Daniel Lurie, Mayor

/s/ Jocelyn Quintos  
Greg Wagner, Controller



**City and County of San Francisco**  
**Tails**  
**Resolution**

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

**File Number:** 250394

**Date Passed:** May 06, 2025

Resolution authorizing the Mayor's Office of Housing and Community Development ("MOHCD") to execute a Standard Agreement with California Department of Housing and Community Development ("HCD") under the Infill Infrastructure Grant Program for a total award of \$20,095,616 disbursed by HCD as a grant to the City for infrastructure improvements related to property located at Balboa Reservoir Building E and Balboa Reservoir Building A for 100% affordable housing projects ("Project") for the period starting on the execution date of the Standard Agreement to June 30, 2030, and as amended.

April 30, 2025 Budget and Finance Committee - RECOMMENDED

May 06, 2025 Board of Supervisors - ADOPTED

Ayes: 11 - Chan, Chen, Dorsey, Engardio, Fielder, Mahmood, Mandelman, Melgar, Sauter, Sherrill and Walton

File No. 250394

I hereby certify that the foregoing  
Resolution was ADOPTED on 5/6/2025 by  
the Board of Supervisors of the City and  
County of San Francisco.

**f Angela Calvillo**  
Clerk of the Board

**Daniel Lurie**  
Mayor

**MAY 12 , 2025**

**Date Approved**