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SAN JOAQUIN COUNTY

BY *Rotunda Paulsen*
DEPUTY

OFFICE OF THE CITY MANAGER
CITY HALL
425 N. EL DORADO STREET
STOCKTON, CA 95202-1997
(209) 937-8212
FAX (209) 937-7149

March 21, 2002

Presiding Judge
Grand Jury
County of San Joaquin
Courthouse
222 East Weber Avenue – Room 303
Stockton, CA 95202

GRAND JURY CASE #2200 RESPONSE

In response to the report from the San Joaquin County Grand Jury on Case #2200 concerning the Human Services Agency and Public Housing. Pursuant to Section 933.05 of the California Penal Code, the City is required to respond in writing to the presiding judge of the San Joaquin County Superior Court within 90 days of the publication of the report.

Recommendation No. 1:

It is recommended that the City of Stockton and San Joaquin County Board of Supervisors provide adequate staff to inspect thoroughly and enforce the hotels on a regular basis.

Response:

On November 6, 2001, the City Council approved Ordinance No. 028-01 (effective December 6, 2001) which provides for annual Permit to Operate inspections for all hotels, motels and residential hotels/motels. The Ordinance also requires quarterly inspections for those facilities that do not pass their initial annual inspection. The annual 2002 Permit to Operate inspections have been scheduled for all hotels, motels, and residential hotel/motels in advance and are staggered throughout the year. This will ensure adequate staffing is provided for thorough inspections in each hotel, motel and residential hotel/motel. Approximately five Permit to Operate inspections are scheduled per month.



Recommendation No. 2:

It is recommended that the City of Stockton and San Joaquin County develop a coordinated partnership and provide HSA with a quarterly certified list of hotels that have met minimum health and structure codes that will be used for referrals when requested by recipients.

Response:

The City of Stockton has and will continue to work in a coordinated effort with the County Environmental Health Department and the San Joaquin Human Services Agency for all inspections and relocations. The City is in contact with representatives from the Human Services Agency on a daily basis to ensure that they are made aware of any facilities that may be in danger of closing or are available for re-occupancy.

Recommendation No. 3:

It is recommended that the San Joaquin County Board of Supervisors develop a plan for adequate low-income housing that would require all communities within the County to accept general relief tenants.

Response:

The City of Stockton offers our assistance to the County Board of Supervisors to work in coordination to develop a low-income housing plan.

Recommendation No. 4:

It is recommended that the City of Stockton Housing and Redevelopment Department include in their downtown renovation plans for low-income housing.

Response:

The City of Stockton/Redevelopment Agency of the City of Stockton already has done more to fulfill its affordable housing responsibilities than any other jurisdiction in San Joaquin County, with most projects being located in downtown Stockton.

No fewer than 859 low-income rental units have already been rehabilitated or newly constructed in the downtown area with more than \$7.2 million in subsidies from the City/Agency. Projects include the Silvercrest Apartments, Quan Ying Apartments, Delta Plaza Townhomes, Ladan Apartments, Main Street Manor, Filipino Building Apartments, Phoenix House, Dewey Apartments, Gateway Apartments, Santa Fe Townhomes, and Steamboat Landing.

Presiding Judge
March 21, 2002
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These projects provide affordable housing for a wide range of low-income persons including seniors, General Relief recipients, parolees, those living below poverty levels, and persons earning up to 80 percent of the area median income.

The City also plans to continue this commitment to downtown affordable housing. The City is currently working on plans to assist developers in the next 6-18 months with the conversion of an existing building, creating 140 rental units, and the construction of 95 new rental units, which will represent a combined City/Agency contribution of \$10 million to \$14 million dollars. Additionally, the City/Agency is currently working with a number of developers, architects and consultants to plan for future preservation and in-fill housing projects in and around the downtown area. As the development of units in in-fill areas is extremely expensive, future progress will be largely dependent upon the availability of financing resources.

The commendation listed in the Grand Jury Report is not entirely accurate. The City recognizes and appreciates the assistance that the San Joaquin County Human Services Agency has provided during the tenant relocations, however the City's efforts should not be discounted. I think it is critical to clarify that the County Human Services Agency and Board of Supervisors are not the sole agencies that have assisted with the tenant relocations. The City has and will continue to take the lead for all emergency relocations that occur. The City currently arranges for temporary housing and pays for the first two weeks and shares the cost of the third and fourth weeks with the County. The City is responsible for transportation of tenants to the temporary housing, storage of tenants' belongings and completion of Section 8 applications, as well as providing a one-time relocation benefit to all tenants to assist them with securing permanent housing. The County has acted as the lead agency only for non-emergency relocations, due to the fact that the City's relocation ordinance does not provide for non-emergency relocation benefits. The City does however assist in other ways, such as transporting tenants and belongings to temporary housing and the completion of Section 8 applications. The City maintains that we will continue to work with the County in order to provide displaced tenants with as much assistance as possible during their relocation. I do not want to discount the assistance that the County has provided, but I want to clarify that the City should also be commended for the diligent assistance we have provided to the displaced tenants.

Should you have any questions or need additional information, please feel free to contact me at 937-8457.



MARK LEWIS, ESQ.
CITY MANAGER

ML:SJP:gp
cc: City Attorney
City Council
Housing and Redevelopment Department

I, KATHERINE GONG MEISSNER, do hereby certify as follows:

I am the duly appointed, qualified City Clerk of the City of Stockton, a California municipal corporation; as such City Clerk, I am the custodian of the official records of the City Council of said City. The attached Resolution is a full, true, and correct copy of Resolution No. 02-0144 of said City Council, which was adopted by the City Council on March 19, 2002 on file in the City Clerk's office.

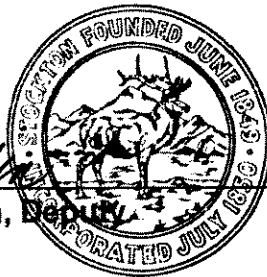
IN WITNESS WHEREOF, I have hereto affixed my hand and the seal of the City of Stockton on March 22, 2002.

**KATHERINE GONG MEISSNER, CITY CLERK
CITY OF STOCKTON**

By _____

Christa R. Bodin

Christa R. Bodin, Deputy



02-0144

Resolution No. _____

STOCKTON CITY COUNCIL

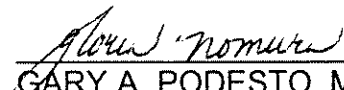
RESOLUTION APPROVING THE FILING OF A RESPONSE TO GRAND JURY CASE #2200 AND DIRECTING THE CITY MANAGER TO EXECUTE AND FILE THE RESPONSE WITH THE PRESIDING JUDGE OF THE SUPERIOR COURT

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF STOCKTON, AS FOLLOWS:

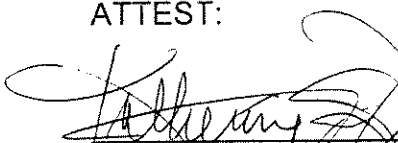
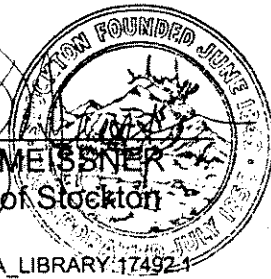
1. That the City Council hereby approved and adopted the CITY OF STOCKTON'S RESPONSE TO 2001-2002 SAN JOAQUIN COUNTY GRAND JURY CASE #2200, a copy of which is attached as Exhibit "A," and incorporated by this reference.

2. That the City Manager, on behalf of the City of Stockton, is hereby authorized and directed to file this resolution together with the response noted above, with the Presiding Judge of the San Joaquin County Superior Court.


PASSED, APPROVED and ADOPTED MAR 19 2002


GARY A. PODESTO, Mayor
of the City of Stockton

ATTEST:


KATHERINE GONG MEISSNER
City Clerk of the City of Stockton


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CITY ATTY REVIEW 
DATE MAR 12 2002

02-0144

March 19, 2002

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Grand Jury
County of San Joaquin
Courthouse
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Stockton, CA 95202

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EXHIBIT "A"

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MARK LEWIS, ESQ.
CITY MANAGER

ML:SJP:gp

cc: City Attorney
City Council
Housing and Redevelopment Department

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