County of San Diego Board of Supervisors
AGENDA ITEM INFORMATION SHEET

AGENDA ITEM SUBJECT/TITLE:
AUTHORIZE EXECUTION OF A LONG-TERM GROUND LEASE AND AN AMENDMENT TO THE DISPOSITION AND DEVELOPMENT AGREEMENT AND CEQA EXEMPTIONS FOR AFFORDABLE HOUSING ON COUNTY LAND AT 620 E. VALLEY PARKWAY, ESCONDIDO (DISTRICT: 5)

REQUIRES FOUR VOTES:	**Yes** ☐	**No** ☑
WRITTEN DISCLOSURE PER COUNTY CHARTER SECTION §1000.1 REQUIRED:	**Yes** ☐	**No** ☑
NOTICED PUBLIC HEARING REQUIRED:	**Yes** ☐	**No** ☑
PROJECT UNDER CEQA:	**Yes** ☑	**No** ☐
If Yes, approval of CEQA document required?	**Yes** ☑	**No** ☐
DECISION WITHIN GOVERNMENT CODE SECTION 84308:	**Yes** ☑	**No** ☐

PREVIOUS RELEVANT BOARD ACTIONS:
On May 6, 2025 (21), the Board authorized the execution of a DDA on County property 620 E. Valley Parkway in the city of Escondido between the County and San Diego Community Housing Corporation in partnership with National Community Renaissance of California for the development of the site with 100% affordable housing; March 1, 2022 (17), the Board authorized staff to issue a Request for Proposals for development of affordable housing at 620 E Valley Parkway.

BOARD POLICIES APPLICABLE:
F-51. County Real Property Asset Management

BOARD POLICY STATEMENTS:
N/A

MANDATORY COMPLIANCE:
This item complies with Government Code Section 25539.4, which authorizes counties to lease property for the development of affordable housing if that affordable housing meets certain specifications. This item complies with Section 25539.4 by specifying in the ground lease related to affordable housing that the affordable housing to be built on 620. E. Valley Parkway, must meet the requirements of Section 25539.4 and the affordability requirements are memorialized in the Regulatory Agreement (Attachment No. 6 to the Disposition and Development Agreement) that will remain in effect for the term of the ground lease.

ORACLE AWARD NUMBER(S) AND CONTRACT AND/OR REQUISITION NUMBER(S):
N/A

ORIGINATING DEPARTMENT: General Services

OTHER CONCURRENCE(S): Health and Human Services Agency

INTERNAL REVIEW COMPLETED: **YES** ☑ **NO** ☐ Lizette Alvarado Digitally signed by Lizette Alvarado Date: 2026.06.17 08:40:51 -07'00'

Signature

CONTACT PERSON(S):

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