

ORDINANCE

AUTHORIZING A DEVELOPMENT AGREEMENT BETWEEN THE YWCA SAN ANTONIO, THE CITY OF SAN ANTONIO, AND THE WESTSIDE TAX INCREMENT REINVESTMENT ZONE (TIRZ) IN AN AMOUNT UP TO \$2,000,000.00 FOR AFFORDABLE HOUSING AT THE WOMEN'S LIVE AND LEARN CENTER LOCATED AT 2318 CASTROVILLE ROAD, SAN ANTONIO, TEXAS 78237 AND IN CITY COUNCIL DISTRICT 5.

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WHEREAS, in accordance with the Tax Increment Financing Act (the “Act”), Chapter 311 of the Texas Tax Code, the City of San Antonio (“City”) through Council Ordinance No. 2008-12-11-1173, established Tax Increment Reinvestment Zone Number Thirty, known as the Westside TIRZ, and a Board of Directors (“Board”) authorized with all the rights, powers, and duties provided by the Act, in order to promote development and revitalization activities within the TIRZ; and

WHEREAS, on February 2, 2024, the YWCA San Antonio applied for funding from the City’s Tax Increment Financing Program to undertake the construction of affordable housing for the YWCA San Antonio Women’s Live and Learn Center at 2318 Castroville Road, San Antonio, Texas 78237 and located in Council District 5; and

WHEREAS, in accordance with Section 311.010(b) of the Act, the City is authorized to enter into agreements to dedicate revenue from the tax increment fund to reimburse for eligible project costs that benefit the Westside TIRZ; and

WHEREAS, on May 20, 2024, the Westside TIRZ Board approved a Resolution authorizing the negotiation and execution of an agreement with YWCA San Antonio for funding the construction of affordable housing at the YWCA San Antonio Women’s Live and Learn Center in an amount not to exceed \$2,000,000.00 from the City’s Westside TIRZ fund available tax increment; and

WHEREAS, the City desires to provide financial incentives for development and revitalization projects that benefit the City and the Westside TIRZ and must now authorize the negotiation and execution of the agreement with YWCA San Antonio, which is attached hereto in substantially final form as **Exhibit A**; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The City Manager or his designee is authorized to negotiate and execute a Development Agreement with YWCA San Antonio to provide funding in an amount not to exceed TWO MILLION DOLLARS AND NO CENTS (\$2,000,000.00) in connection with the construction of affordable housing at the YWCA San Antonio Women’s Live and Learn Center, which is attached hereto in substantially final form as **Exhibit A**.

SECTION 2. TIF Department staff is hereby authorized to amend the Westside TIRZ Project and Finance Plans.

SECTION 3. Funding for any projects through the Westside Tax Increment Reinvestment Zone TIRZ will be paid from Fund 29086026, Cost Center 8002900001 and General Ledger 5201040. Total funding should not exceed \$2,000,000.00 for the duration of this agreement.

SECTION 4. The financial allocations in this Ordinance are subject to approval by the Deputy Chief Financial Officer, City of San Antonio. The Deputy Chief Financial Officer may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Fund Numbers, Project Definitions, WBS Elements, Internal Orders, Fund Centers, Cost Centers, Functional Areas, Funds Reservation Document Numbers, and GL Accounts as necessary to carry out the purpose of this Ordinance.

SECTION 5. This Ordinance is effective immediately upon passage by eight affirmative votes; otherwise, it is effective on the tenth day after passage.

PASSED and APPROVED this 13th day of June, 2024.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Debbie Racca-Sittre, City Clerk

Andrew Segovia, City Attorney

TR
6/13/2024
Item No. 24-200438

EXHIBIT A