



City of San Antonio

Agenda Memorandum

File Number:

Agenda Item Number: 48

Agenda Date: October 31, 2024

In Control: City Council A Session

DEPARTMENT: Neighborhood and Housing Services

DEPARTMENT HEAD: Veronica Garcia, Director

COUNCIL DISTRICTS IMPACTED: Citywide

SUBJECT:

Residential Minor Repair Non-Profit Partnerships

SUMMARY:

An ordinance authorizing funding agreements for a one-year term with local non-profit organizations to assist homeowners with small-scale repairs to address health, safety, accessibility and/or code issues. Funding for each non-profit is determined by organizational capacity and includes:

- A. Blueprint Ministries for an amount not to exceed \$165,000.00;
- B. Divine Redeemer for an amount not to exceed \$110,000.00;
- C. Operation Triage for an amount not to exceed \$110,000.00; and
- D. Rebuilding Together Austin - San Antonio for an amount not to exceed \$275,000.00.

BACKGROUND INFORMATION:

The City Council adopted the Strategic Housing Implementation Plan (SHIP), which includes affordable housing preservation goals to meet the needs of the community. The SHIP 10-year goal is to preserve 10,986 affordable homes and will require community-wide efforts to complete. For this reason, it is imperative that the City partners with local non-profits working in housing to

support their efforts and assist them with increasing capacity.

The Neighborhood and Housing Services Department (NHSD) most recently contracted with several non-profits including Blueprint Ministries, Divine Redeemer, Operation Triage and Rebuilding Together Austin - San Antonio to provide funding to assist with materials to carry out their own respective missions to preserve housing for qualified families. These non-profits have demonstrated the capability for this initiative and the City is seeking award of additional funding to support their services. The funding amounts vary by organization based on individual capacity in the unique populations for which they serve. Non-profits will have one calendar year to expend available funding. Since the start of the partnership with local non-profit organizations, over 100 families have benefited from this initiative.

A. Blueprint Ministries assists low-income, physically disabled, and elderly homeowners with housing restoration. The program supports a variety of repairs such as building accessibility ramps, roof shingle repair and replacement, painting, flooring, doors, siding and windows. The funding would enable Blueprint Ministries to support a percentage of administrative cost and to purchase materials to address repairs while leveraging assistance from volunteers for labor. Blueprint Ministries also organizes spring and summer mission camps where hundreds of middle and high school students from Texas and around the U.S. gather to complete home improvements and transform lives with their hard work.

B. Divine Redeemer assists residents within an area of City Council District 5 in the 78207 zip code with home improvements. Divine Redeemer's mission is to improve the lives of senior community homeowners experiencing challenges and needed improvements in their home. The repairs offered by this organization focus on safety and security and additional funding would support administrative costs, materials and labor while completing most projects with assistance from volunteers.

C. Operation Triage assists disabled veterans, first responders and active-duty service members with various services to include home remodeling and renovations. This organization supports residents with a variety of repairs such as plumbing, electrical, foundation, structural repairs, kitchen and bathroom rehabilitations, and accessibility modifications. The funding would assist Operation Triage to pay for materials and labor to complete repairs and support a percentage of administrative costs. Operation Triage also partners with corporate sponsors, builder associations, developers, individual contributors and volunteers to assist with the residential repairs.

D. Rebuilding Together Austin - San Antonio assists vulnerable community residents and organizes Community Revitalization Partnerships to improve entire communities within a targeted area. The program provides a variety of repairs to target significant health and safety hazards based on each homeowner's needs. The funding will enable Rebuilding Together Austin - San Antonio to assist with administrative costs and to purchase materials needed to address project repairs while utilizing community partners, volunteers, donors and contractors for assistance with labor.

ISSUE:

NHSD and local non-profit organizations are collaborating to maximize resources and benefits to assist families to preserve affordable housing. The partnership with local non-profits will allow more families to receive assistance to address health, safety, accessibility, and/or code issues. With the City's funding and support, non-profit organizations will be able to perform many needed repairs. Each organization may request up to 10% of the total funding amount to support administrative costs. Administrative costs will support staff oversight for each organization to conduct outreach, qualification, eligibility and project completion. The City will reimburse up to \$10,000.00 in eligible expenses for labor and materials. Furthermore, this partnership will enhance the City's support of non-profits and assistance to build capacity to meet SHIP goals.

ALTERNATIVES:

City Council may decide not to award funding to local non-profit organizations to complete residential repairs. However, this would prevent an opportunity to partner with entities who can continue facilitating relationships with hard-to-reach homeowners and residents that may not be aware of City programs. Each non-profit organization has a unique program to serve the community.

FISCAL IMPACT:

This ordinance authorizes funding agreements for a one-year term with four non-profit organizations to facilitate minor residential repairs within San Antonio:

- A. Blueprint Ministries for an amount not to exceed \$165,000.00;
- B. Divine Redeemer for an amount not to exceed \$110,000.00;
- C. Operation Triage for an amount not to exceed \$110,000.00; and
- D. Rebuilding Together Austin - San Antonio for an amount not to exceed \$275,000.00.

Funding is available from the General Fund FY 2025 Adopted Budget for a cumulative amount not to exceed \$660,000.00.

RECOMMENDATION:

Staff recommends approval.