



CITY OF SAN ANTONIO  
**NEIGHBORHOOD & HOUSING  
SERVICES DEPARTMENT**

October 20, 2022 | Item 39

# **Declaration as Surplus and Conveyance of eight properties to the San Antonio Affordable Housing, Inc.**

Ian Benavidez, Interim Deputy Director



# Summary

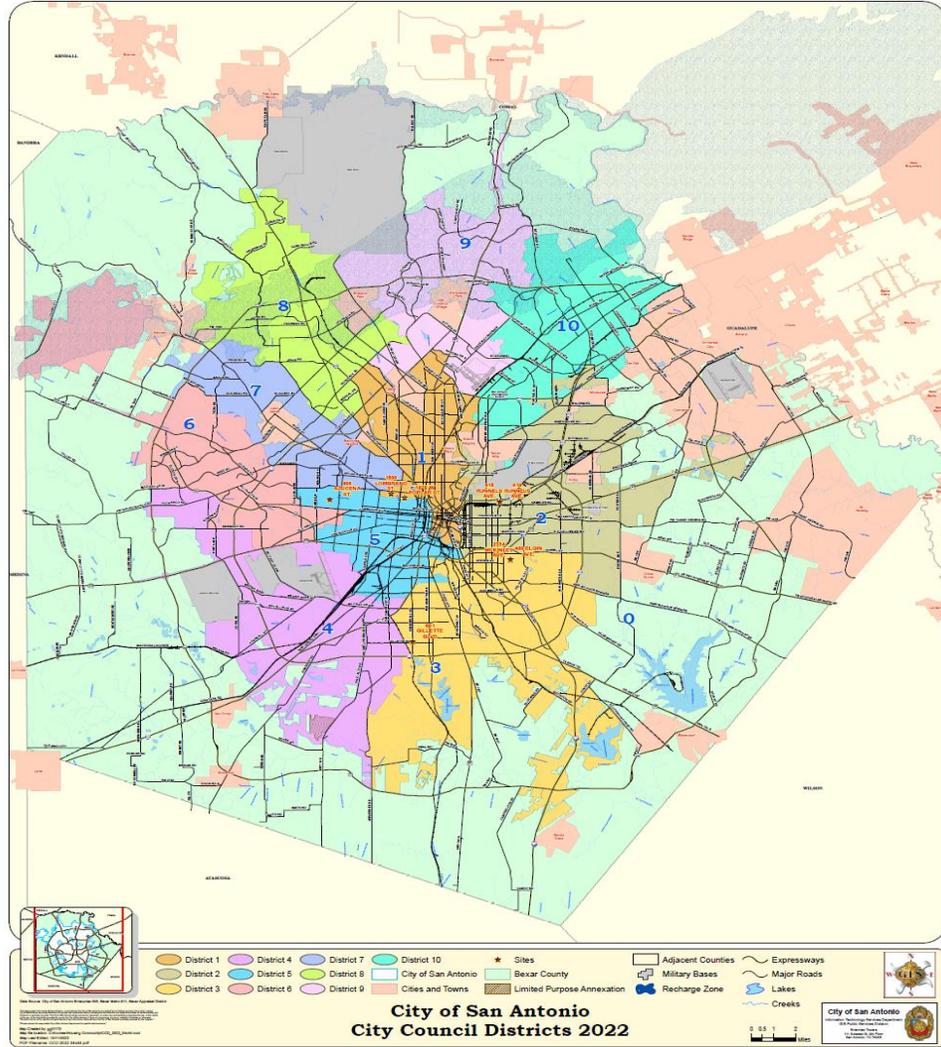
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Declares eight (8) City-owned, vacant properties as surplus and approves the conveyance of those properties to the San Antonio Affordable Housing, Inc. (SAAH), non-profit agency of the City's Urban Renewal Agency's, to build affordable housing.

# Background

- City recently conducted evaluation of property inventory
- NHSD identified **8 parcels** that would be ideal for affordable housing
  - **7 unimproved single-family** tracts of land in City Council Districts 1, 2, 3 & 5
  - **1 vacant Fire Station** in Council District 3
- City proposes to transfer these properties to San Antonio Affordable Housing, Inc (SAAH) into the REnewSA program for affordable housing
- This has been done in the past with city surplus property San Salvador St. & Denver Blvd. property

# Surplus Properties



CD	Address	Legal Description	Date Acquired
1	1928 Poplar St.	NCB 2123 BLK LOT E 18.65 FT of 9 & W 18.65 FT of 10	9/1/1970
1	1506 Lombrano St.	NCB 6049 BLK 10 LOT 10 & 11	3/5/1968
2	2334 McKinley Ave.	NCB 3203 BLK 28 LOT 18 & 19	11/9/1966
2	415 Runnels Ave.	NCB 1204 BLK 11 LOT 11 & 12	9/6/1966
2	419 Runnels Ave.	NCB 1204 BLK 11 LOT 13	10/3/1967
3	2334 McKinley Ave.	NCB 3203 BLK 28 LOT 18 & 19	11/9/1966
3	400 Elgin Ave.	NCB 7535 BLK 21 LOT 11	8/12/2005
5	406 Azucena St.	NCB 8320 BLK 10 LOT 29 & 30	10/1/1974
3	601 Gillette Blvd.	NCB 11084 BLK 54 LOT 5	1957

# REnewSA Examples



Before – Empty Lots at 503, 507, 511 San Joaquin



After – 3 Single-Family Homes



# Issue



- Declare eight (8) properties as surplus and authorizes the conveyance to SAAH for the REnewSA program.
- SAAH is proposing to build:
  - Seven (7) single-family homes for homeownership for families that earn  $\leq$  120% of the Area Median Income (AMI)
  - One (1) multi-family rental development for families  $\leq$  60% AMI
- This aligns with the City's adopted Strategic Housing Implementation Plan (SHIP)



# Recommendation

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Declare the eight (8) vacant properties located in Council District 1, 2, 3 and 5 as surplus and convey them to SAAH to be used for affordable housing.



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October 20, 2022 | Item #X

# **Declaration as Surplus and Conveyance of eight properties to the San Antonio Affordable Housing, Inc.**

Veronica Garcia, Interim Director