

Substantial Amendment #3 to the FY 2021 Action Plan and Budget

Planning and Land Development Committee

Agenda Item #4 (21-1608)

February 8, 2021



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

Verónica R. Soto, FAICP
Director

Background

- HUD funded projects that are completed may realize savings that can be utilized for other activities and if projects are cancelled, reallocation of funding can also occur.
- Program income—from loans being paid off among other things—can be received and this can be utilized for additional activities.
- To use savings from completed or cancelled projects and program income, particular eligible activities to be funded need to be added to the HUD required Annual Action Plan through an Amendment.
- This item is consideration of such an amendment.



Requested Action

Approval of Substantial Amendment #3 to FY 2021 Action Plan and Budget to reprogram \$3,401,669 in HOME funds to affordable housing development activities identified through the RFP process and \$1,144,002 in CDBG funds to eligible public works and public services activities consistent with the Five-Year Consolidated Plan.



City of San Antonio
FY 2021 ACTION PLAN

HUD PY 2020



Community Development Block Grant (CDBG)
Home Investment Partnerships Program (HOME)
HEARTH Emergency Solutions Grant (HESG)
Housing Opportunities for Persons with AIDS (HOPWA)

Council Action August 13, 2020



SAN ANTONIO'S
HOUSING POLICY FRAMEWORK
THE CORNERSTONE OF ECONOMIC DEVELOPMENT

Mayor's Housing Policy Task Force
August 2018

Available Funds for Reprogramming

Fund	Total
HOME	\$3,401,669
CDBG	\$1,144,002
Total Available	\$4,545,671

Source: Program Income & Savings
from Cancelled and Completed
Activities



Funding Recommendations

HOME and CDBG Reprogramming			
Project Name	CD	Fund	Award
Affordable Rental & Homeownership Housing Development	City-Wide	HOME	3,401,669
Total		HOME	\$3,401,669
Zarzamora Service Center Environmental Remediation ^{1, 2}	5	CDBG	630,506
Parks and Recreation Summer Youth Program ¹	City-Wide	CDBG	208,282
Minor Repair Program	City-Wide	CDBG	100,000
Avenida Guadalupe Master Plan	5	CDBG	75,000
HUD Five-Year Consolidated Plan	N/A	CDBG	99,250
St. James Street Reconstruction – Supplemental Funding	2	CDBG	12,541
Canadian Street Reclamation – Supplemental Funding	2	CDBG	18,423
Total		CDBG	\$1,144,002

¹ Funded in FY20 but funds redirected to EHAP in April 2020

² Zarzamora Services Center will be redeveloped as affordable housing



Substantial Amendment Timeline

Feb 8

Planning and
Land
Development
Committee

Feb
12

Public
Comment
Period Initiated

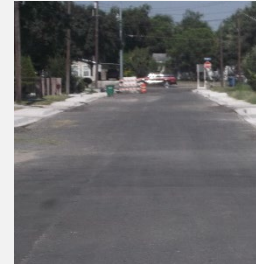
Feb
17

Virtual Public
Hearing
5:00 p.m.

Comment Period Ends

Feb
18

City Council
Consideration



Staff Recommendation

Approval of Substantial Amendment #3 to FY 2021 Action Plan and Budget to reprogram \$3,401,669 in HOME funds to affordable housing development activities identified through the RFP process and \$1,144,002 in CDBG funds to eligible public works and public services activities consistent with the Five-Year Consolidated Plan.



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Affordable Housing Gap Funding Recommendations

Project Name (Developer)	CD	Type	Award	80%	60%	30%	Market	Total
Arbors at West Avenue (Prospera HCS) ¹	1	Rental	\$750,000	69	165	0	0	234
Cattleman Square Lofts (Alamo Community Group)	5	Rental	\$1,200,000	45	90	3	0	138
Hamilton Wolfe Lofts (NRP Group)	8	Rental	\$1,200,000	0	66	8	0	74
Rancho Carlota Subdivision, Phase III (Habitat for Humanity) ²	4	Ownership	\$2,000,000	45	0	0	0	45
Scattered Sites Infill (Neighborhood Housing Services of SA)	2 & 3	Ownership	\$275,000	9	0	0	0	9
Zarzamora Houses (Our Casas Resident Council)	5	Ownership	\$351,669	5	0	0	0	5
Project Support	NA	All	\$125,000	0	0	0	0	0
*Total			\$5,901,669	173	321	11	0	505

**\$2.5 Million from FY2021 Budget and \$3,401,669 from reprogrammed program income*

¹ Also receiving CDBG funding for \$500,000

² Also recommended for CDBG funding for \$1M

