



City of San Antonio

Agenda Memorandum

File Number:

Agenda Item Number: {{item.number}}

Agenda Date: October 12, 2023

In Control: City Council A Session

DEPARTMENT: Neighborhood and Housing Services

DEPARTMENT HEAD: Veronica Garcia, Director

COUNCIL DISTRICTS IMPACTED: District 5

SUBJECT:

First Amendment to the Funding Agreement for the Say Si Westside Campus Project

SUMMARY:

This item approves an amendment to the Funding Agreement between the Westside TIRZ Board of Directors and Say Si for the Say Si Westside Campus Project located at 1310 S. Brazos in Council District 5, extending the project completion date.

BACKGROUND INFORMATION:

In June 2020, the Westside TIRZ Board approved a Funding Agreement with Say Si to provide reimbursement of eligible expenses in an amount up to \$3,000,000 for the Say Si Westside Campus Project. On August 13, 2020, City Council through Ordinance 2020-08-13-0530 approved the Funding Agreement between the Westside TIRZ Board of Directors and Say Si for the Project.

The Project consists of the development of a 98,000 square foot abandoned warehouse located at 1310 S. Brazos for the purpose of converting it into the new headquarters of Say Si. The headquarters will also serve as a campus for arts education serving San Antonio youth and the arts community. The project consists of public improvements and/or public infrastructure related to

roof work, water sealing, earthwork, erosion control, utilities work, pavement markings, fences, site furnishings, landscaping, hardscape, concrete, waterproofing, painting, plumbing, electrical and data cabling, fencing, plumbing and overall exterior public improvements. The Project was expected to begin August 2020 and was estimated to be completed by December 31, 2021.

Construction on the Project was delayed due to the COVID pandemic. During this delay, Say Si researched and secured New Market Tax Credits to maximize the funding from the Westside TIRZ.

ISSUE:

Say Si requested an extension of the completion date of the Project to May 31, 2024. On May 12 2023, the Westside TIRZ Board of Directors approved a new project completion date of May 31, 2024 for the Say Si Westside Campus Project located at 1310 S. Brazos in Council District #5. No additional funding was requested.

City Council consideration is requested for the approval of an amendment to the Funding Agreement between the Westside TIRZ Board of Directors and Say Si for the Say Si Westside Campus Project, in Council District 5.

ALTERNATIVES:

If City Council chooses not to approve this amendment to the Funding Agreement to extend the project completion date, it would put the project in non-compliance of the existing Funding Agreement which could lead to the project being ineligible to receive TIRZ reimbursement.

FISCAL IMPACT:

Funding for this agreement is available through the tax increment produced by the Westside TIRZ. There is no impact to the City's General Fund, and no additional funding is approved by this action.

RECOMMENDATION:

Staff recommends approval of an amendment to the Funding Agreement between the Westside TIRZ Board of Directors and Say Si for the Say Si Westside Campus Project, in Council District 5, to extend the project completion date to May 31, 2024.