

T11 2021-11-19-03R

RESOLUTION BY THE BOARD OF DIRECTORS OF TAX INCREMENT REINVESTMENT ZONE NUMBER ELEVEN, CITY OF SAN ANTONIO, TEXAS, KNOWN AS THE INNER CITY TAX INCREMENT ZONE (“INNER CITY TIRZ”), APPROVING THE NEGOTIATION AND EXECUTION OF AN AGREEMENT IN AN AMOUNT NOT TO EXCEED \$11,922,500.00 IN AVAILABLE TAX INCREMENT FROM THE TIRZ FUND TO THE CITY OF SAN ANTONIO DEPARTMENT OF HUMAN SERVICES FOR CAPITAL AND INFRASTRUCTURE IMPROVEMENTS AND FEASIBILITY STUDY AT THE ELLA AUSTIN COMMUNITY CENTER AND WITHIN THE INNER CITY TIRZ IN CITY COUNCIL DISTRICT 2.

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WHEREAS, the City of San Antonio (“City”) and the Inner City TIRZ Board of Directors (“Board”) support all programs which allow for economic development within its boundaries; and

WHEREAS, the City recognizes the importance of its continued role in economic development; community development and urban design and in accordance with Chapter 311 of the Texas Tax Code (the “Act”), the City through Ordinance No. 93101 established Tax Increment Reinvestment Zone Number Eleven, San Antonio, Texas, known as the Inner City TIRZ, to promote development and redevelopment which would not otherwise occur solely through private investment; and

WHEREAS, on November 15, 2021, City of San Antonio’s Department of Human Services (“DHS”) applied for funding from the City’s Tax Increment Financing Program (“TIF”) to undertake necessary capital and infrastructure improvements and Feasibility Study at the Ella Austin Community Center, 1023 N. Pine St., San Antonio, Texas 78202, located within the boundaries of the Inner City TIRZ in City Council District 2; and

WHEREAS, the proposed funding will be utilized for a feasibility study, public infrastructure, public improvements, including public art, and other necessary costs to complete the Ella Austin Community Center Project; and

WHEREAS, the cost for capital improvements related to infrastructure upgrades at the Ella Austin Community Center is approximately \$11,500,000 with plans to provide for replacement of mechanical systems such as HVAC, electrical and plumbing, replacement of window and exterior door systems, parking lot and landscaping improvements, elevator upgrades, and flooring and ceiling replacements; and

WHEREAS, the cost for capital improvements related to a Feasibility Study for the Ella Austin Community Center is approximately \$250,000; and

WHEREAS, an amount not to exceed \$172,500.00 in available tax increment from the TIRZ Fund for public art associated with the Ella Austin Community Center Project located within the Inner City TIRZ in City Council District 2; and

WHEREAS, staff recommends funding to DHS for up to Eleven Million Nine Hundred Twenty-Two Thousand Five Hundred Dollars and No Cents (\$11,922,500.00) in TIF funds from the Inner City TIRZ to make the necessary public improvements and/or public infrastructure requirements related to the Ella Austin Community Center Project; and

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

WHEREAS, the City and the Board desire to provide financial incentives for development and revitalization projects that benefit the City and the Inner City TIRZ; **NOW THEREFORE**,

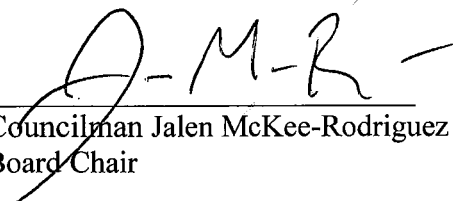
BE IT RESOLVED BY THE BOARD OF DIRECTORS OF TAX INCREMENT REINVESTMENT ZONE NUMBER ELEVEN, THE INNER CITY TIRZ, CITY OF SAN ANTONIO, TEXAS:

SECTION 1. The recitals set out above are adopted in their entirety.

SECTION 2. The Board hereby approves the negotiation and execution of an Agreement between DHS and the Board to provide available tax increment funding in an amount not to exceed ELEVEN MILLION NINE HUNDRED TWENTY-TWO THOUSAND FIVE HUNDRED DOLLARS AND NO CENTS (\$11,922,500.00) for eligible project costs for the Ella Austin Community Center, 1023 N. Pine St., San Antonio, Texas 78202 and within the Inner City TIRZ in City Council District 2.


SECTION 3. The Board hereby authorizes the City to make necessary amendments to the Project Plan and Finance Plan.

PASSED AND APPROVED this 19th day of November, 2021.



Councilman Jalen McKee-Rodriguez
Board Chair

APPROVED AS TO FORM:



Thomas Rice
Assistant City Attorney