

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED  
ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.**

**ORDINANCE**

**AUTHORIZING EXECUTION OF A FUNDING AGREEMENT WITH  
HOUSING FIRST COMMUNITY COALITION (“HFCC”) TO PROVIDE  
REIMBURSABLE TIRZ FUNDING IN AN AMOUNT NOT TO EXCEED  
\$5,400,000.00 FOR THE TOWNE TWIN VILLAGE PROJECT, LOCATED  
AT 4711 DIETRICH ROAD AND E. LOOP 410 IN SAN ANTONIO, TEXAS,  
IN COUNCIL DISTRICTS 2, JUST OUTSIDE THE BOUNDARIES OF THE  
INNER CITY TIRZ.**

\* \* \* \* \*

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

**WHEREAS**, in July 2020, HFCC applied for funding from the City’s Tax Increment Financing (“TIF”) Program in order to undertake the oversight and delivery of an affordable housing project known as the Housing First Community Coalition’s Towne Twin Village Project, located at 4711 Dietrich and E. Loop 410, San Antonio, Texas, within City Council District 2, and just outside the boundaries of the Inner City TIRZ; and

**WHEREAS**, Chapter 311 of the Texas Government Code (“the Act”), allows for TIRZ Boards and municipalities to approve funding for affordable housing projects outside the boundaries of the TIRZ; and

**WHEREAS**, the Towne Twin Village Project will build and provide a small community to battle chronic homelessness within the City; and

**WHEREAS**, the community will consist of tiny homes and apartments, a community center, clinic space, office space, a community garden, as well as provide meals and other services to its residents; and

**WHEREAS**, on March 19, 2021, the Board adopted resolution T11 2021-03-19-01R authorizing the Funding Agreement with HFCC to provide reimbursable funding in an amount not to exceed \$5,400,000 reimbursed over three fiscal years beginning in fiscal year 2021 for the Towne Twin Village 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 pay for eligible project costs related to the construction of public infrastructure and eligible project costs that benefit the TIRZ; and

**WHEREAS**, it is now necessary for the City Council to approve the Funding Agreement with Housing First Community Coalition; **NOW THEREFORE:**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** The terms and conditions of the Funding Agreement with Housing First Community Coalition are hereby approved. A copy of the agreement, in substantial final form, is attached to this Ordinance as **Exhibit A**.

**SECTION 2.** The City Manager or his designee is hereby authorized to execute the Funding Agreement which has been incorporated into this Ordinance for all purposes.

**SECTION 3.** TIF Division staff is authorized to amend the Inner City TIRZ Project and Finance Plans to include this Project.

**SECTION 4.** Funding for any projects through the Inner City TIRZ #11 will be paid from Fund 29086007, Cost Center 0703290001 and General Ledger 5201040. Total funding should not exceed \$5,400,000.00 for the duration of this agreement.

**SECTION 5.** The financial allocations in this Ordinance are subject to approval by the Deputy Chief Financial Officer, City of San Antonio. The Deputy Chief Financial Officer may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Cost Centers, WBS Elements, Internal Orders, General Ledger Accounts, and Fund Numbers as necessary to carry out the purpose of this Ordinance.

**SECTION 6.** This Ordinance shall be effective immediately upon passage by eight affirmative votes; otherwise it shall be effective on the tenth day after passage.

**PASSED AND APPROVED** this 6<sup>th</sup> day of May, 2021.

**M A Y O R**  
Ron Nirenberg

**ATTEST:**

**APPROVED AS TO FORM:**

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**Tina Flores, City Clerk**

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**Andrew Segovia, City Attorney**

VR  
05/06/2021  
Item No. \_\_\_\_\_

## **EXHIBIT A**

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