



### SCOPE OF THE 2019 HOUSING REPORT

This report provides an overview of the status of San Antonio housing market and affordable housing needs. The report tracks the performance of affordable housing programs and initiatives including the supply and preservation of affordable units, funding commitment, and changes in the deliverables (per program) from pre-adoption phase of the Mayor's Housing Policy Task Force (MHPTF) framework.

### REPORT OUTLINE

- **Letter from the Mayor**
- **Director's message**
- **About this Report/ Executive Summary**
- **Guiding Strategies and Actions**
  - Strategies and Actions: MHPTF Framework Recommendations
  - NHSD Business Plan (FY19 Affordable Housing Goals)
- **San Antonio Housing market**
  - AMI Changes Over the Past Five Years (by Family Size)
  - Average Rent Increase by Unit's Size/ Bedroom Count
  - Home-ownership Rate
  - Single Family Homes: Annual Sale Trend (Count and Price)
  - Foreclosure Trends
  - Eviction Data Analysis
- **The need for Affordable Housing**
  - Cost-burdened households (by Income)
  - Cost-burdened Households (Rental and Owner Occupied)
- **Historical Overview of San Antonio Affordable Housing Programs**

Scope and Performance (by Numbers) of Current Housing Programs over the Past Ten Years (or the length of each program if <ten years) including:

  - Total Units Constructed/ Preserved
  - Number of Households Assisted Per Program
  - Funding Allocated Per Program Prior to the Adoption of the MHPTF Framework
- **Status of Affordable Housing Supply**
  - Target Production and Preservation ( MHPTF Framework)
  - Affordable Housing Funding Commitments: Increase Per Program & New Funding Items Upon MHPFW Adoption
  - Gap Financing by Development
  - Rental Supply: Multifamily Units Inventory (Completed)
  - Rental Supply: Multifamily Units (in the Pipeline)
  - Home-Ownership Supply: (in the Pipeline)

# NEIGHBORHOOD & HOUSING SERVICES DEPARTMENT

## 2019 Housing Report Outline

### ➤ **Status of affordable Housing Preservation**

- FY19 Target Units for Preservation Programs
- Owner-occupied rehab (Completed and in the Pipeline)
- Minor repair (Completed and in the Pipeline)
- Under 1 Roof (Completed and in the Pipeline)
- Let's Paint (Completed and in the Pipeline)

### ➤ **Access to Affordable Housing**

- Down Payment Assistance Programs
- Homeownership Incentive Program (HIP for 80% AMI and 120% AMI)
- Homeownership Program for Employees (HOPE)
- First Respondents Home buyers Assistance Program (FRHAP)
- Short-Term Rental Assistance Program (CDBG, ESG, and General Fund)
- Risk Mitigation Fund (RRAP and EA)
- Counseling and Referrals

### ➤ **Housing and Health Outcomes**

- Impacts Measures: Risk Mitigation Fund
- San Antonio Green and Healthy Home

### ➤ **Coordinated Housing**

- Coordination Housing System: Data and resources sharing
  - CHS FY19 goal and implementation
  - Coordinated housing Directory
  - Affordable Housing Dashboard
- Coordinated Housing Support:
  - LISC Quarterly Activities: Capacity building and support for affordable housing
- San Antonio Housing Trust

### ➤ **Appendix**

- Affordable Housing-related Glossary