

NHCD/AHFC Production Summary

October 1, 2009 - December 31, 2009

Housing Development	Annual Production Goal	Accomp. YTD 12/31/2009		% of Prod. Goal
Tenant-Based Rental Assistance	115	10	Persons	9%
Architectural Barrier Rental	90	10	Households	11%
Rental Housing Development Assistance	225	0	Households	0%
Acquisition and Development	75	11	Households	15%
Down Payment Assistance	50	32	Households	64%
Architectural Barrier Homeowner	360	41	Households	11%
Emergency Home Repair	475	0	Households	0%
Homeowner Rehab	25	7	Households	28%
Materials Rebate	20	12	Households	60%
Lead Hazard Control	29	14	Households	48%
	1,464	137		9%

Other Housing	Annual Production Goal	Accomp. YTD 12/31/2009		% of Prod. Goal
S.M.A.R.T. Housing	750	273	Households	36%
Holly Good Neighbor	30	0	Households	0%
	780	273		35%

Community Development	Annual Production Goal	Accomp. YTD 12/31/2009		% of Prod. Goal
E. 11th&12th Acquisition & Development	7	0	Jobs	0%
E. 11th&12th Historic Preservation	2	0	Businesses	0%
E. 11th&12th Parking Facilities	4668	4668	People	100%
CHDO Operations Loans	7	0	Organizations	0%
Child Care Services	324	127	Persons	39%
Fair Housing and Tenant Counseling	549	145	Persons	26%
Housing Smarts	320	60	Persons	19%
Elderly Services	208	119	Persons	57%
Youth Services	159	61	Persons	38%
Community Development Bank	6	0	Jobs	0%
Microenterprise Technical Assistance	33	0	Businesses	0%
Neighborhood Commercial Management	14	0	Jobs	0%
Community Preservation and Revitalization	2	0	Businesses	0%
	6,299	5,180		82%

Public Facilities is not listed in the Action Plan for households served; however, it is included in the monthly status report.

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Housing Demographics

October 1, 2009 - December 31, 2009

	Goal	Total	0-30% MFI		31-50% MFI		51-60% MFI		61-80% MFI		81%+ MFI		Afro. Am	Hispanic	White	Asian	Other	Elderly	Female HH	Disabled	
Assisted Housing																					
Tenant-Based Rental Assistanc	115	10	10	0	0	0	0	0	5	2	2	1	0	0	0	0	0	0	6	0	
Total	115	10	10	0	0	0	0	0	5	2	2	1	0	0	0	0	0	0	6	0	
Rental Housing																					
Architectural Barrier Rental	90	10	6	2	1	1	0	0	7	1	2	0	0	0	4	2	8	0	0	0	
Rental Housing Development A	225	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
Total	315	10	6	2	1	1	0	0	7	1	2	0	0	0	4	2	8	0	0	0	
First-Time Homebuyer Services																					
Acquisition and Development	75	12	0	6	1	5	0	0	2	7	3	0	0	0	0	6	0	0	0	0	
Down Payment Assistance	50	32	1	2	9	20	0	0	8	15	8	0	1	0	0	12	2	0	0	0	
Total	125	44	1	8	10	25	0	0	10	22	11	0	1	0	0	18	2	0	0	0	
Owner-Occupied Services																					
Architectural Barrier Homeowne	360	41	19	10	6	6	0	0	22	13	6	0	0	0	34	5	8	0	0	0	
Emergency Home Repair	475	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
Homeowner Rehab	25	7	2	2	2	1	0	0	3	4	0	0	0	0	5	0	0	0	0	0	
Materials Rebate	20	12	12	0	0	0	0	0	7	4	1	0	0	0	16	1	8	0	0	0	
Lead Hazard Control	29	14	5	6	1	2	0	0	7	3	4	0	0	0	7	2	2	0	0	0	
Total	909	74	38	18	9	9	0	0	39	24	11	0	0	0	62	8	18	0	0	0	
Total For All Housing Programs	1,464	138	55	28	20	35	0*	0	61	49	26	1	1	1	66	34	28	0	0	0	
Percent			40%	20%	14%	25%	0%	0%	44%	36%	19%	1%	1%	1%	48%	25%	20%	0	0	0	

*ABR is a disability based program

Goal	Total	0-30% MFI			31-50% MFI			61-60% MFI			81%+ MFI			Asian	Other	Elderly	Female HH	Disabled	
		MFI	MFI	MFI	MFI	MFI	MFI	MFI	MFI	MFI	MFI								
Neighborhood Revitalization																			
Housing Smarts	320	47	6	8	8	10	20	3	14	18	14	0	1	0	2	11	6		
Total	320	47	6	8	8	10	20	3	14	18	14	0	1	0	2	11	6		

2009-10 Rental Housing Development Assistance
IST QUARTER REPORT
2003 - Present

PROJECT NAME	Description	Developer	Location	Project Costs	AHFC Funds	%	Leveraged Funds	% Lev.	Project Start Date	Completion Date	# Units	Narrative
Completed:												
Blackland CDC	Families <50% & 60% MFI	Blackland CDC	78722	\$ 810,000	\$ 330,000	41%	\$ 480,000	59%	01/01/03	10/22/03	9	New construction - families
Oak Springs Villas	Elderly families <50% MFI	Volunteers of America	78702	\$ 4,149,415	\$ 465,715	11%	\$ 3,683,700	88%	05/15/03	07/22/04	56	New construction - elderly families
St. Louis House	Homeless families <50% MFI	Vincars Services of Austin	78702	\$ 569,910	\$ 183,810	28%	\$ 430,100	72%	02/13/03	08/01/04	11	Acquisition - transitional homeless families
Manor House	Persons with disabilities <50% MFI	Volunteers of America	78723	\$ 988,200	\$ 260,960	26%	\$ 727,240	74%	08/24/01	08/15/04	11	Land acquisition/new construction - special needs families
Primrose of Shadow Creek	Elderly families <50% MFI	AHFC/Southwest Housing	78741	\$ 14,600,000	\$ 500,000	3%	\$ 14,100,000	97%	06/12/01	09/30/04	176	Land acquisition - elderly families
Cornerstone Apartments	Families with disabilities <50% MFI	Mary Lee Community	78704	\$ 1,085,502	\$ 1,003,502	93%	\$ 80,000	7%	11/21/02	10/26/04	30	Rehabilitation - special needs families
Lyons Gardens	Elderly families <50% MFI	United Cerebral Palsy, Texas	78702	\$ 5,590,500	\$ 800,000	14%	\$ 4,790,500	86%	04/29/03	11/18/04	54	New construction - elderly families
The Boulevard	Persons with disabilities <50% MFI	Family ElderCare	78741	\$ 596,870	\$ 181,717	30%	\$ 415,153	70%	10/28/05	05/27/05	6	Acquisition - special needs families
Spring Terrace SRO	Homeless persons <50% MFI	Foundation Communities/AHFC	78752	\$ 4,385,956	\$ 2,000,000	42%	\$ 2,385,956	58%	12/20/05	06/30/07	140	Acquisition - homeless individuals
Villas on Sixth Apartments	Families <30% MFI & mixed inc	AHFC/Campbell-Hogue	78702	\$ 17,568,549	\$ 593,000	3%	\$ 17,088,549	97%	12/01/04	08/31/07	160	Land acquisition - mixed income families
Guadalupe NDC	Families <50% & 60% MFI	Guadalupe NDC	78702	\$ 750,000	\$ 335,000	53%	\$ 415,000	47%	09/05/05	08/31/07	7	New construction - families
Blackland CDC	Families <50% & 60% MFI	Blackland CDC	78722	\$ 156,930	\$ 152,180	97%	\$ 4,750	3%	04/11/06	09/30/07	5	Rehabilitation - families
Veteran's Transitional Housing	Homeless veterans <50% MFI	Community Partnership for the Homeless	78704	\$ 549,227	\$ 123,163	22%	\$ 426,064	78%	08/31/06	09/30/07	15	Rehabilitation - transitional homeless veterans
Veteran's Transitional Housing	Homeless veterans <50% MFI	Community Partnership for the Homeless	78704	\$ 278,750	\$ 100,000	36%	\$ 178,750	64%	05/02/07	05/15/08	7	Acquisition - transitional homeless veterans
Skyline Terrace SRO	Homeless persons <50% MFI	Foundation Communities	78744	\$ 10,770,144	\$ 3,516,850	33%	\$ 7,253,294	67%	08/23/06	02/14/08	100	Acquisition/rehabilitation - homeless individuals
Garden Terrace II SRO Expansion	Homeless persons <50% MFI	Foundation Communities	78745	\$ 800,000	\$ 500,000	63%	\$ 300,000	38%	10/30/07	05/03/08	15	Rehabilitation - homeless individuals
LifeWorks Transitional	Homeless persons <50% MFI	LifeWorks	78745	\$ 603,584	\$ 300,000	50%	\$ 303,584	50%	05/04/06	06/30/08	12	Rehabilitation - transitional homeless individuals
City View at the Parks (Parker Lane Seniors Apt)	Elderly <50% MFI & mixed inc	Parker Lane Seniors Apts	78704	\$ 10,727,382	\$ 71,000	1%	\$ 10,656,382	99%	12/01/07	03/28/08	70	New construction - elderly families
La Vita de Guadalupe	Families <30%, 50% & 60% MFI	Guadalupe NDC	78702	\$ 5,921,000	\$ 2,138,238	36%	\$ 3,782,761	64%	12/12/07	09/26/08	22	New construction - families with \$445,000 amendment pending closing
Carols House	Family <50% MFI	Accessible Housing Austin, Inc.	78758	\$ 140,810	\$ 140,810	100%	\$ -	0%	06/26/08	08/17/08	1	Acquisition/ accessibility modification for 1 single-family house
CPH Neal Street	Single-parent families <50% MFI	Community Partnership for the Homeless	78702	\$ 705,900	\$ 500,000	71%	\$ 205,900	29%	01/13/08		6	New construction serving single-parent and homeless families <50% MFI
Completed and Released:												
Rosevelt Gardens Special Needs	Families with HIV/AIDS <50% MFI	Project Transitions	78756	\$ 510,000	\$ 390,000	82%	\$ 120,000	38%	12/30/84	04/18/06	22	Acquisition/rehabilitation - families with HIV/AIDS
Guadalupe NDC	Families <50% & 60% MFI	Guadalupe NDC	78702	\$ 21,500	\$ 20,000	93%	\$ 1,500	7%	07/30/03	11/17/03	10	Rehabilitation - families
Cobblestone Court	Elderly families <50% MFI	National Church Residences	78745	\$ 4,292,400	\$ 500,000	12%	\$ 3,792,400	88%	06/03/88	09/30/00	69	Land acquisition/new construction - elderly families
Veteran's Transitional Housing	Homeless veterans <50% MFI	Community Partnership for the Homeless	78744	\$ 466,000	\$ 38,500	8%	\$ 427,500	92%	06/29/88	09/30/98	4	Acquisition - transitional homeless veterans
SafePlace Transitional	Homeless families <50% MFI	SafePlace	78741	\$ 2,931,200	\$ 500,000	17%	\$ 2,431,200	85%	06/18/88	09/30/01	105	Land acquisition - transitional homeless families
Pending closing, in construction or lease-up:												
NMF VI Special Needs	Persons with disabilities <50% MFI	Austin-Travis Co. MHMR	78764	\$ 1,308,475	\$ 180,000	14%	\$ 1,128,475	86%	05/19/06	02/27/07	15	Rehabilitation - special needs families
NMF VII Special Needs	Persons with disabilities <50% MFI	Austin-Travis Co. MHMR	78704	\$ 1,641,408	\$ 250,000	15%	\$ 1,391,408	85%	09/26/06		20	Rehabilitation - special needs families
Sonridge Apartments	Families <50% MFI	Arden Residential or Affiliate	78704	\$ 1,108,000	\$ 710,350	64%	\$ 397,650	36%			30	Rent buy down
UCP Austin Housing II	Persons with disabilities <50% MFI	United Cerebral Palsy Texas	78757	\$ 1,217,188	\$ 500,000	41%	\$ 717,188	58%	03/27/08		10	Acquisition - special needs families
Blackshear NDC Rentals	Families <50% & 60% MFI	Blackshear NDC	78702	\$ 967,500	\$ 572,500	59%	\$ 395,000	41%			6	New construction for families <50% & 60% MFI
GNDC Goodwin	Families <50% & 60% MFI	Guadalupe NDC	78701	\$ 2,668,500	\$ 510,000	19%	\$ 2,158,500	81%			16	New construction serving families <50% & 60% MFI
Chestnut NRC Elderly Housing	Elderly families <50% MFI	Chestnut NRC	78723	\$ 3,000,000	\$ 750,000	25%	\$ 2,250,000	75%			21	Elderly families <50% MFI
NHSA Rental Housing	Families <50% and 60% MFI	Neighborhood Housing Services of Austin	78752	\$ 245,239	\$ 110,000	45%	\$ 135,239	55%	04/16/08		2	Rehab and new construction for families <50% and <60% MFI
Willows Mary Lee (NC)	Families <30%, 50% & 60% MFI	Mary Lee Community	78704	\$ 4,472,560	\$ 2,250,000	50%	\$ 2,222,560	50%			64	Demolition of 2 existing building and new construction of 64 new apartment units
904-B Lydia Alley Flar	Families <30% MFI	Guadalupe NDC	78702	\$ 146,000	\$ 60,000	41%	\$ 86,000	59%			1	New construction of 1 single-family rental unit
Austin Children's Shelter - Transitional	Families <30% MFI Homeless children	Austin Children's Shelter	78723	\$ 2,181,527	\$ 1,000,000	46%	\$ 1,181,527	54%	06/26/08		28	Pre-development & construction of transitional housing for homeless children
GNDC T Goodwin	Families <50% & 60% MFI	Guadalupe NDC	78702	\$ 90,000	\$ 90,000	100%	\$ -	0%	02/06/08		2	New construction serving families <50% & 60% MFI
GNDC O Goodwin	Families <50% & 60% MFI	Guadalupe NDC	78702	\$ 20,000	\$ 20,000	100%	\$ -	0%	02/06/08		1	New construction serving families <50% & 60% MFI
St. Louis House II	Families <30% MFI	VicCare Services of Austin Foundation	78745	\$ 1,850,709	\$ 1,765,794	95%	\$ 85,415	5%	05/28/08		22	Acquisition/ accessibility modifications of transitional housing for homeless families
SOL Rental Housing Project	Families <30%, 50% & 60% MFI	Guadalupe NDC	78721	\$ 1,701,760	\$ 450,000	50%	\$ 851,760	50%			8	Acquisition of single-family rental units
Park Place - Harold Crt (Mobile Loaves & Fishes)	Families <30% MFI	Mobile Loaves & Fishes	78721	\$ 1,774,500	\$ 1,774,500	100%	\$ -	0%			150	Infrastructure for housing for homeless families
Crisis Residential Services	Persons with disabilities <50% MFI	Austin Travis County Mental Health Mental	78701	\$ 20,000	\$ 20,000	100%	\$ -	0%	05/20/08		41	Predevelopment services to assess rehabilitation of a facility intended to be used for crisis respite transitional housing

2009-10 Acquisition and Development Homeownership Projects

1ST QUARTER REPORT Current Projects

PROJECT NAME	Description	Developer	Location	Project Costs	Fund Source	AHFC Funds	%	Leveraged Funds	% Leveraged	Project Start Date	Projected Completion Date	# Units	Narrative
Frontier at Montana	Subdivision and development of 81 new construction single-family homes for low-mod buyers.	American Youthworks, Inc.	78741	\$ 544,400	HOME	\$ 130,000	24%	\$ 414,400	76%	03/09/07	upon completion of all requirements	5	Construction of 3 houses underway.
		Austin Neighborhood Alliance for Habitat, Inc.	78741	\$ 2,843,842	HOME CHDO	\$ 783,500	28%	\$ 2,060,342	72%	09/25/06	upon completion of all requirements	30	Develop 30 home ownership units. 28 homes completed and closed. Remainder under construction.
		Austin Housing Finance Corp.	78741	\$ 2,802,733	HOME Program Income	\$ 2,802,733	100%	\$ -	0%	06/26/07	05/31/09	30	19 of the first 30 homes have been completed and sold. The remaining 11 are under contract or still available.
		Austin Housing Finance Corp. (Infrastructure Development)	78741	\$ 2,336,662	HOME and HOME Program Income	\$ 2,336,662	100%	\$ -	0%	02/13/06	07/31/07	21	Infrastructure development completed. (Number of units adjusted to account for the lots already sold to Habitat and American Youthworks in addition to those being developed by AHFC.)
Cantera Vista Condominiums	Infrastructure development for 18 units, 10 to be sold to low-mod buyers.	Hilltop Chateaux Corp.	78741	\$ 1,672,421	CDBG	\$ 200,000	12%	\$ 1,472,421	88%	09/17/03	upon completion of all requirements	10	All funds have been repaid by the developer. Infrastructure development completed. 6 affordable units sold. 4 other affordable units being marketed and constructed.
Casas Grandes	Infrastructure development for 19 units, 10 to be sold to low-mod buyers.	Casas Grandes, LP	78745	\$ 2,468,180	Non-federal CIP	\$ 190,000	8%	\$ 2,278,180	82%	09/25/06	unknown	19	This non-performing loan was fully repaid with interest in January 2009. No units produced.
Colony Park	Civil engineering and land planning for the 200 acre site.	AHFC	78724	\$ 500,000	Non-federal CIP	\$ 500,000	100%	N/A	-	12/01/07	upon completion of contract	N/A	Engineering and land planning services only. Professional Service Agreement executed to begin Phase I of the planning.
Devonshire Village	Infrastructure development of 43 units, all of which are to be sold to low-mod buyers.	Austin Neighborhood Alliance for Habitat, Inc.	78723	\$ 4,600,574	CDBG	\$ 914,970	20%	\$ 3,685,604	80%	09/27/07	upon completion of all requirements	43	Infrastructure development completed. Houses under construction.
Sendero Hills, Phase IV	Acquisition and infrastructure development for 15.3 acres	Austin Neighborhood Alliance for Habitat, Inc.	78724	\$ 5,722,162	G. O. Bond	\$ 2,000,000	35%	\$ 3,722,162	65%	TBD	upon completion of all requirements	not less than 50	Infrastructure work underway.
Tillery/Goodwin Development	Acquisition of 4 acres for homeownership.	Guadalupe Neighborhood Development Corp.	78702	Not known at this time	G. O. Bond	\$ 1,000,000				TBD	upon completion of all requirements	21	Loan closed January 2009. Loan to Habitat closed. Sale to buyers to occur in January 2009.
Thannas Way Houses #1	Acquisition of 3 completed houses.	Austin Neighborhood Alliance for Habitat, Inc.	78744	\$ 320,685	HOME CHDO	\$ 231,580	73%	\$ 86,105	27%	12/31/08	upon completion of all requirements	3	Loan to Habitat will close in April 2009. Sale to buyers to occur in summer 2009.
Thannas Way Houses #2	Acquisition of 2 completed houses.	Austin Neighborhood Alliance for Habitat, Inc.	78744	\$ 213,790	HOME CHDO	\$ 151,580	71%	\$ 54,703	27%	TBD	upon completion of all requirements	2	