

CIP EXPENSE DETAIL

DATE OF BOARD CONSIDERATION:

8/8/13

CONTACT DEPARTMENT(S):

Austin Housing Finance Corporation

SUBJECT: Approve the negotiation and execution of a loan in the amount of \$2,250,000 to FOUNDATION COMMUNITIES, INC. to assist with the purchase of a 29-acre tract at 3226 West Slaughter Lane for the purpose of constructing 138 units of mixed-income rental housing.

CURRENT YEAR IMPACT:

Department:	Austin Housing Finance Corporation
Project Name:	Homestead Apartments
Fund/Department/Unit:	8151-7207-0900
Funding Source:	2012-2013 Capital Budget
Current Appropriation:	10,000,000
Unencumbered Balance:	9,855,000
Amount of This Action:	<u>(2,250,000)</u>
Remaining Balance:	<u>7,605,000</u>

ANALYSIS / ADDITIONAL INFORMATION: If approved, AHFC funds will represent \$16,304 per unit or approximately 9.5 percent of the total project cost.

The request for funding is consistent with the City of Austin's currently approved Consolidated Plan and the AHFC's strategy to provide assistance through below market-rate financing for the development of affordable rental housing for low- and moderate-income households and persons with special needs.