




MEMORANDUM

TO: Mayor and Council Members

THROUGH: Veronica Briseño, Assistant City Manager

FROM: Rosie Truelove, Director, Housing Department 

DATE: June 21, 2023

SUBJECT: **Progress on Project Connect Anti-Displacement Funding for Fiscal Year 2022 (Resolution No. 20210204-062)**

The purpose of this memorandum is to update Mayor and Council on the grant agreement with Austin Transit Partnership (ATP) establishing the community-informed partnership and the process to spend \$300 million in anti-displacement funding ([Resolution No. 20200807-003](#)); and the Housing & Planning Department's progress on the Project Connect Anti-Displacement Funding for Fiscal Year 2021-22 (FY22), as approved in [Resolution No. 20220303-030](#), including:

1. Update on Real Estate Development and Acquisition
2. Status of the Community Initiated Solutions contracts
3. Development of the Public Performance Dashboard
4. Community Advisory Committee (CAC) Future Budget Priorities

1. Real Estate Development and Acquisition

The following properties have been acquired by the Austin Housing Finance Corporation (AHFC) using the \$23 million for anti-displacement strategies through land acquisition:

- Midtown Flats, 615 W. St. Johns Ave., \$7,780,000 (District 4)
- City View at the Park, 2000 Woodward St., \$2,600,000 (District 3)
- SOCO 121, 121 Woodward St., \$4,720,000 (District 3)

Council set aside \$8 million of displacement funds to assist Non-profit affordable housing developers. The Housing Department created the Anti-Displacement Community Acquisition Program and to date the following acquisition has been acquired by Austin Revitalization Authority:

- Garcreek Acquisition, 8402 Garcreek Cir., \$458,000

Austin Housing Finance Corporation has provided gap financing in the amount of \$21 million for anti-displacement strategies through real estate development:

- Highland Studios, 5900 Airport Blvd., \$816,331 (District 4)
- Libertad Austin @ Gardner, 900 Gardner Rd., \$4,500,000 (District 3)
- Parker Apartments, 2105 Parker Ln., \$5,563,669 (District 3)

- Pathways @ Rosewood Courts, 2001 Rosewood Ave., \$9,200,000 (District 1)
- Loyola, 5301 Loyola Ln., \$920,000 (District 1)

2. Status of the Community Initiated Solutions contracts

On September 29, 2022, the AHFC board approved the recommended funding for the 14 community organizations listed below:

1. Goodwill Industries of Central Texas	\$2,000,000
2. Interfaith Action of Central Texas_iACT	\$256,650
3. Meals on Wheels Central Texas	\$900,000
4. Austin Voices for Education and Youth	\$1,268,000
5. Workers Defense Project_Building And Strengthening Tenant Action	\$2,000,000
6. Catholic Charities of Central Texas	\$1,924,000
7. Business & Community Lenders	\$2,000,000
8. El Buen Samaritano	\$2,000,000
9. Del Valle Community Coalition – Homeowner	\$1,100,000
10. Communities in School of Central Texas	\$1,500,000
11. Austin Cooperative Business Foundation Asociación de Residentes	\$516,206
12. Life Anew Restorative Justice Inc.	\$2,000,000
13. Austin Tenants Council	\$997,310
14. Mama Sana Vibrant Woman	\$1,537,834

Housing Department staff held meetings with all awarded organizations to establish the preliminary terms for each award. Organizations have received their contracts for review and negotiation. It is anticipated that all contracts will be finalized by the end of the second quarter of 2023.

Additionally, staff is also working on a robust marketing campaign and capacity building assistance to effectively connect eligible households to available resources and to ensure the success of the awarded organizations during and beyond the contract period.

3. Development of Public Performance Dashboard

[Resolution No. 20200807-003](#) provides direction to create a publicly available performance dashboard to track progress of strategies identified for implementation. Displacement Prevention staff is on track to have the Anti-Displacement Funds Dashboard publicly available by the end of the second quarter of 2023.

4. Project Connect Community Advisory Committee (CAC) Future Budget Priorities

On February 9, 2023, the Community Advisory Committee approved recommendations for the 2023 – 2025 anti-displacement funds. Below are their recommendations:

3 YEAR TOTAL: Years 2023-2025 (Funding available: \$75 million)

- Land acquisition, preservation, and rehabilitation: \$43 million
- Affordable housing development: \$14 million

- Programs and other strategies addressing immediate needs: \$14 million
- Staffing, community engagement, and marketing: \$4 million

If you have any questions, please contact me at 512-974-3064 or rosie.truelove@austintexas.gov or Nefertitti Jackmon, Community Displacement Prevention Officer, at 512-974-3196 or nefertitti.jackmon@austintexas.gov.

cc: Jesús Garza, Interim City Manager