



## Recommendation for Action

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**File #:** 20-1934, **Agenda Item #:** 6.

5/7/2020

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### **Posting Language**

Approve negotiation and execution of a loan agreement and related documents with Foundation Communities, Inc., or an affiliated entity, in an amount not to exceed \$2,950,000 for a multi-family rental development to be known as The Loretta, to be located at or near 13653 Rutledge Spur.

### **Lead Department**

Neighborhood Housing and Community Development.

### **Fiscal Note**

A fiscal note is attached.

### **For More Information:**

Rosie Truelove, Treasurer, Austin Housing Finance Corporation, 512-974-3064; Mandy DeMayo, Community Development Administrator, Neighborhood Housing and Community Development, 512-974-1091.

### **Additional Backup Information:**

If approved, the Austin Housing Finance Corporation will be authorized to enter into a loan agreement with Foundation Communities, Inc., or an affiliated entity, for a multifamily rental housing project to be located in Council District 6.

**Funding:** It is anticipated that an additional \$1,800,000 in funding will be recommended to the AHFC Board next Fiscal Year, when this amount is needed for development. The total expected funding for the project is \$4,750,000.

**Project Information:** Project funding is to be utilized for development costs of a multi-family housing development consisting of 137 units, of which 14 units will be affordable to households with incomes at or below 30% Median Family Income (MFI). An additional 82 units will be affordable to households with incomes at or below 50% MFI. Units will be a mix of one-bedroom, two-bedroom and three-bedroom apartments. AHFC also intends to participate in the Development's partnership as the managing member.

### **Development Application:**

The proposed development's application to the City, as well as socioeconomic characteristics and amenity information in the surrounding area, may be found here:

<http://www.austintexas.gov/page/current-applications>.

### **Strategic Outcome(s):**

Economic Opportunity and Affordability.