



Housing and Community Affairs Committee

Keith W. Bynam, Director
November 15, 2022



CITY OF HOUSTON ★ HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT



Agenda

- I. Welcome/Introductions
- II. Finance
- III. Public Services
- IV. Affordable Home Development Program
- V. Director's Comments
- VI. Public Comments

II. FINANCE

Temika Jones, Assistant Director & CFO

II. TIRZ Affordable Housing Appropriation (All Districts)

An Ordinance authorizing Council Appropriation of **\$14,388,041.69 of TIRZ** Affordable Housing Funds for Single-family disaster recovery activities and to administer HCD's affordable home activities.

For direct program activities, specific contracts will be brought to Council for allocation in accordance with local procurement rules.

A brief description of each TIRZ funding category follows.

II. TIRZ Affordable Housing Appropriation (All Districts)

Category	Total Amount	Description
Disaster Recovery Program	\$7,000,000.00	Funding for disaster recovery program costs deemed ineligible and/or disallowed
Affordable Housing Administration & Federal/State Grant Leveraging	\$5,223,662.54	Administrative cost for administering local, state, and federal funded activities by HCDD
Homelessness	\$500,000.00	Efforts leading to permanent homes for homeless individuals and families
Single Family	\$1,664,379.15	Single family activities for, but not limited to, home repair, new construction, down payment assistance, and activity delivery cost.
Total	\$14,388,041.69	

III. PUBLIC SERVICES

Melody Barr, Deputy Assistant Director

III.a. The Coalition for the Homeless (All Districts)

An Ordinance authorizing a Subrecipient Agreement between the City of Houston and **the Coalition for the Homeless of Houston / Harris County** (Coalition),

Providing up to \$130,000.00 in Community Development Block Grant (CDBG) funds

For strategic homeless planning services.

III.a. The Coalition for the Homeless (All Districts)

As the Lead Agency for The Way Home system, the Coalition is a sole-source provider that guides the development, advocacy, and coordination of community strategies to address homelessness.

This collaboration allows for coordination in planning and decision-making for providing homeless services.

III.a. The Coalition for the Homeless (All Districts)

CATEGORY	AMOUNT	PERCENT
Program Services	\$117,000.00	90.00%
Administration	\$13,000.00	10.00%
Total	\$130,000.00	100%

This Agreement provides funding from February 1, 2023 to January 31, 2024. There were no findings in the most recent annual compliance monitoring.

*No Notice of Funding Availability (NOFA) was performed as the agency is a sole-source provider being the designated Lead Agency.

III.b. Harris County Domestic Violence Coordinating Council (All Districts)

An Ordinance authorizing a Subrecipient Agreement between the City of Houston and Harris County Domestic Violence Coordinating Council (HCDVCC),

Providing up to \$324,520.00 in Community Development Block Grant-CARES Act (CDBG-CV) funds for Mobile Trauma Support Specialists,

Serving 100 households affected by Covid-19, homelessness, domestic violence, and/or sexual assault or human trafficking.

III.b. Harris County Domestic Violence Coordinating Council (All Districts)

Mobile Trauma Support (MTS) Partners will provide mobile and home-based supportive services to households referred by homeless service providers.

Permanent supportive housing (PSH) sites will be identified to include group work, education and awareness activities, individual advocacy and services.

The MTS Team will work within encampments, the Housing Navigation Center, and with the outreach teams when there are identified needs.

III.b. Harris County Domestic Violence Coordinating Council (All Districts)

CATEGORY	AMOUNT	PERCENT
Program Services	\$298,520.00	91.99%
Administration	\$26,000.00	8.01%
Total	\$324,520.00	100%

For CCHP Phase 2, a joint Request for Expression of Interest from qualified agencies was released in March 2022 by the Coalition.

This Agreement provides funding from December 31, 2023, with an optional one-year extension.

This is HCDVCC's first Public Services agreement with the City of Houston.



III.c. Healthcare for the Homeless-Houston (All Districts)

HCD recommends Council approval of an Ordinance authorizing a Fourth Amendment to extend an Agreement between the City of Houston and Healthcare for the Homeless-Houston (HHH),

Providing up to an additional \$150,000.00 in Community Development Block Grant (CDBG) funds

To operate the Project Access homeless transportation program, benefiting a minimum of 1,800 additional riders who are homeless.

III.c. Healthcare for the Homeless-Houston (All Districts)

Project Access offers year-round transportation services to the homeless Monday through Friday, from 7 a.m. to 5 p.m., via a 40-passenger, wheelchair-accessible bus.

The service supports 23 agencies that provide essential services such as health care, meals, shelter, and social services.

Funding also supports a community health worker that serves as a resource for riders, collects data, acts as a liaison with other homeless services providers, etc.

III.c. Healthcare for the Homeless-Houston (All Districts)

CATEGORY	AMOUNT	PERCENT
Program Services	\$150,000.00	100%
Program Administration	\$0.00	0%
Total	\$150,000.00	100%

This Fourth Amendment provides funding through December 31, 2023. HHH has received CDBG funding through the City for various contracts since 2003.

As of November 1, 2022, HHH has expended approximately 94% of funding and served approximately 107.6% of its annual client goal. There were no findings in their annual compliance monitoring.

III.d. The Montrose Center HOPWA Funding (District C)

An Ordinance authorizing a Third Amendment to the Agreement between the City of Houston and The Montrose Center,

Providing \$1,200,000.00 in Housing Opportunities for Persons with AIDS (HOPWA) funds,

For Tenant-Based Rental Assistance (TBRA); Short-Term Rent, Mortgage, and Utilities assistance (STRMU) funds; and supportive services to 275 low-income households affected by HIV/AIDS.

III.d. The Montrose Center HOPWA Funding (District C)

Housing assistance will be provided as follows:

- (1) TBRA for 60 households,
- (2) STRMU for 190 households, and
- (3) PHP for 25 households

The City provides approximately 41% of the costs for this HOPWA project.

III.d. The Montrose Center HOPWA Funding (District C)

CATEGORY	AMOUNT	PERCENT
STRMU	\$594,942.02	49.58%
TBRA	\$547,307.12	45.61%
Supportive Services	\$57,750.86	4.81%
Administrative	\$0.00	0.00%
Supportive Services – PHP	\$0.00	0.00%
Total	\$1,200,000.00	100.00%

As of September 2022, The Montrose Center has served 276 clients, utilizing approximately 74% of funding. This Third Amendment will provide funding through July 31, 2023. There were no findings on the annual compliance monitoring.

III.e. Educational Programs Inspiring Communities, Inc. (District C)

An Ordinance authorizing a Fourth Amendment, extending an Agreement between the City and Educational Programs Inspiring Communities, Inc.

Providing up to \$200,000.00 in Community Development Block Grant (CDBG) funds,

To support the administration and operation of the Housing, Entrepreneurship and Readiness Training (H.E.A.R.T.) job training program for 35 individuals with intellectual and/or developmental disabilities.

III.e. Educational Programs Inspiring Communities, Inc. (District C)

CATEGORY	AMOUNT	PERCENT
Program Services	\$177,831.54	88.92%
Administration	\$22,168.46	11.08%
Total	\$200,000.00	100%

This Fourth Amendment will extend the term and provide funding through January 31, 2024.

As of September 30, 2022, H.E.A.R.T. has assisted 59% of its client goal and expended 58% of its total funds.

There were no findings during the most recent annual compliance monitoring.

III.f. Avenue 360 Health and Wellness (All Districts)

An Ordinance authorizing a Fourth Amendment to the Agreement between the City of Houston and Avenue 360 Health and Wellness (Avenue 360),

Providing \$1,600,000.00 in HOPWA funds, for Tenant-Based Rental Assistance (TBRA); Short-Term Rent, Mortgage, and Utilities assistance (STRMU); and supportive services;

For 190 low-income households living with/or affected by HIV/AIDS.

III.f. Avenue 360 Health and Wellness (All Districts)

Avenue 360 provides rental subsidies and supportive services including Permanent Housing Placement Services (PHPS), case management, professional counseling, and other services.

Housing assistance will be provided as follows:

- (1) TBRA for 124 households,
- (2) STRMU for 50 households, and
- (3) PHP for 16 households

III.f. Avenue 360 Health and Wellness (All Districts)

CATEGORY	AMOUNT	PERCENT
TBRA	\$1,130,875.10	70.68%
Supportive Services	\$199,834.64	12.50%
STRMU	\$170,763.26	10.67%
Administrative	\$75,423.26	4.71%
Supportive Services – PHP	\$23,103.74	1.44 %
Total	\$1,600,000.00	100.00%

As of September 2022, Avenue 360 has served 399 clients, utilizing approximately 92% of funding. There were no findings on the annual compliance monitoring.

This Fourth Amendment will provide funding through May 31, 2023.

III.g. The Navigation Center First Amendment (District B)

An Ordinance authorizing a First Amendment to the Agreement between the City of Houston and the Coalition for the Homeless of Houston/Harris County (Coalition),

Providing up to \$270,991.00 of Homeless Housing and Services Program (HHSP) funds

For the operation of the Housing Navigation Center located at 2903 Jensen Drive, Houston, Texas 77026.

III.g. The Navigation Center First Amendment (District B)

The Coalition, through a selected subrecipient, manages the operations, administration and reporting for the Housing Navigation Center.

The facility provides “bridge” beds for 350 clients annually to stay during the housing process.

“Bridging” is the time from housing assessment to placement into permanent housing.

III.g. The Navigation Center First Amendment (District B)

CATEGORY	AMOUNT	PERCENT
Program	\$270,991.00	100.00%
Administrative	\$0.00	0.00%
Total	\$270,991.00	100%

The Coalition has received funding through the City for various grants since 2005.

The Agreement term is September 30, 2022 through August 31, 2023, with the option to renew.

There were no findings during the last annual compliance monitoring.

III.h. TDHCA Homeless Housing and Services Program (HHSP) funds (All Districts)

An Ordinance authorizing an Amendment to the Contract between the City of Houston (City) and the Texas Department of Housing and Community Affairs (TDHCA),

Transferring \$270,991.00 from multiple activities to the Shelter Operations activity

This will allow the City to continue to exhaust all of its Homeless Housing and Services Program (HHSP) funds to address homelessness in Houston.

III.h. TDHCA Homeless Housing and Services Program (HHSP) funds (All Districts)

FY 2022 HHSP Program		
Activity	Decrease	Increase
The FY 2022 HHSP Budget is Amended as follows:		
Case Management	(\$113,619.00)	
HP Financial Assistance	(\$157,372.00)	
Shelter Operations		\$270,991.00
Total Budget Changes:	(\$270,991.00)	\$270,991.00

The general allocation must be used by the City on activities eliminating and/or preventing homelessness.

Allowable activities for this contract include provision of direct services and case management to homeless persons or persons at-risk of homelessness.

III.i. TDHCA HHSP funds Signature Authority (All Districts)

An Ordinance authorizing the City of Houston (City) to accept two grant awards from the Texas Department of Housing and Community Affairs (TDHCA) for a total of \$1,679,747.00 in Homeless Housing Services Program (HHSP) funds, and

Authorizing the Director of Housing and Community Development to represent the City on behalf of the HHSP award and have signature authority to execute the contract and Amendments between the City and TDHCA for HHSP funds.

III.i. TDHCA HHSP funds Signature Authority (All Districts)

Allowable activities include:

Construction, development, or procurement of housing for homeless persons;

Rehabilitation of structures targeted to serving homeless persons or persons at-risk of homelessness;

Provision of direct services and case management to homeless persons or persons at-risk of homelessness;

Other homelessness-related activities as approved by the TDHCA.

III.i. TDHCA HHSP funds Signature Authority (All Districts)

This item is a procedural, administrative matter required by the State of Texas for the City to receive the funds awarded.

An Ordinance allocating the accepted HHSP funds for use by local nonprofit organizations will be presented to Council for consideration within the coming months.

Per the TDHCA, the proposed 2023 HHSP award amount for general allocation is \$1,277,839.00 with an additional youth set-aside funding amount of \$401,908.00.

III. AFFORDABLE HOME DEVELOPMENT PROGRAM

Olivia Bush, Division Manager

IV.a. Affordable Home Development Program (AHDP) Guidelines (All Districts)

HCD presents version 1.2 of the Affordable Home Development (AHD) Program Guidelines.

Version 1.2 of the AHD Program Guidelines explains the proposal submission process outside the traditional procurement schedule.

The purpose of AHD Program is to increase the City's stock of affordable single-family homes and create homeownership opportunities for households earning from 60% to 120% of the Area Median Income (AMI).

IV.a. Affordable Home Development Program (AHDP) Guidelines (All Districts)

The AHD Program Guidelines provide specific processes and procedures for administering the AHD Program to include:

Application, resiliency construction standards and project eligibility requirements, underwriting criteria, funding requirements, standards, closeout and monitoring, and complaint and appeals processes.

IV.b. Fifth Ward Community Redevelopment Corporation (District B)

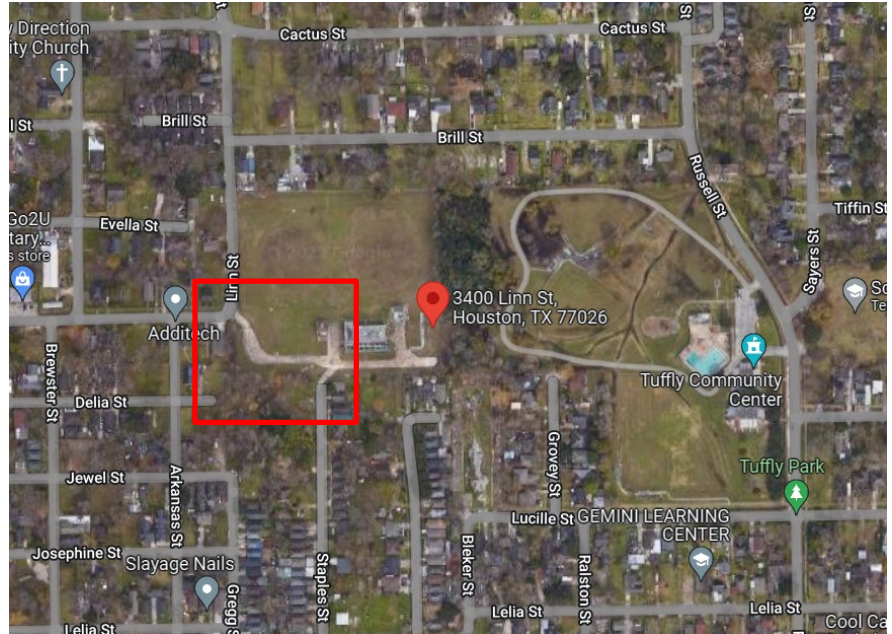
An Ordinance authorizing an Agreement between the City of Houston and Fifth Ward Community Redevelopment Corporation,

For a forgivable loan of up to \$4,898,715.00 in Uptown TIRZ Series 2021 Affordable Homes Funds,

To finance the infrastructure for a single-family development to be located at 3400 Linn Street & 4721 Market Street.

IV.b. Fifth Ward Community Redevelopment Corporation (District B)

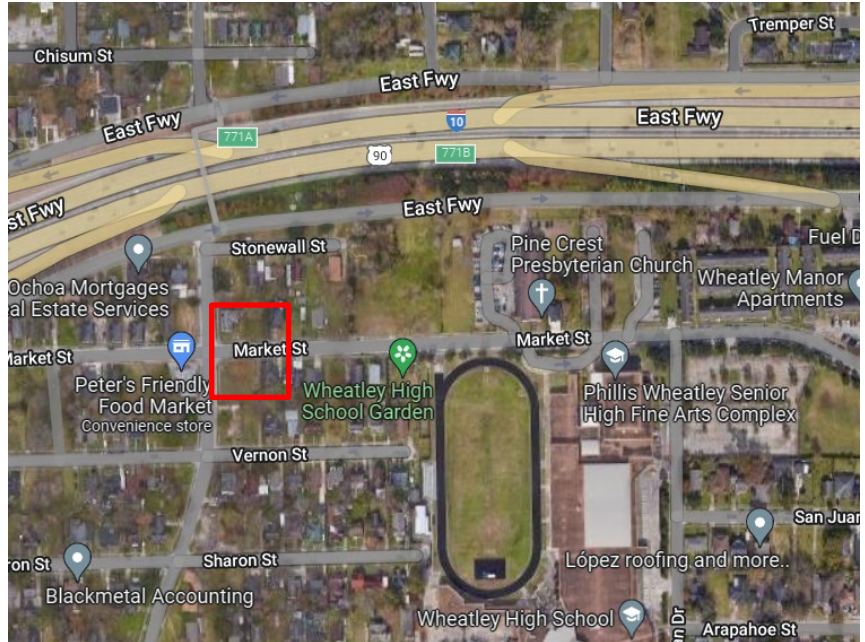
- 7.844 Acres
- 37 Affordable Homes
- 22 Market Rate Homes
- 59 Total Homes



Linn Street Site

IV.b. Fifth Ward Community Redevelopment Corporation (District B)

- 1.137 Acres
- 7 Affordable Homes
- 7 Market Rate Homes
- 14 Total Homes



Market Street Site

IV.b. Fifth Ward Community Redevelopment Corporation (District B)

Amenities

Garage EV Charging Stations	High Efficiency Heating & Cooling
Energy Star Appliances & Systems	Direct Access To Walking Trails at Linn at Tuffly

IV.b. Fifth Ward Community Redevelopment Corporation (District B)



Architect Front Elevation Sketch

IV.b. Fifth Ward Community Redevelopment Corporation (District B)

Development Team

Owner/ Developer	Fifth Ward Community Redevelopment Corporation
General Contractor	BCB Construction and Houston Habitat for Humanity
Architect	JMack Architects, LLC
Engineer	Tri-Tech Engineering
Lender	Houston Housing Finance Corporation



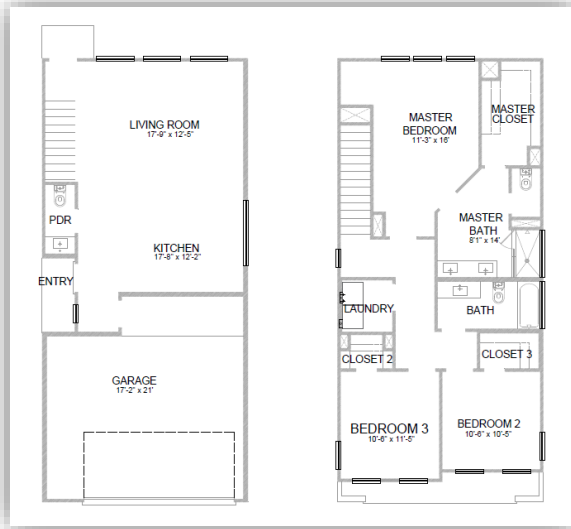
IV.c. Horizon Residential Communities, LLC (District D)

An Ordinance authorizing an Agreement between the City of Houston and Horizon Residential Communities, LLC.

Providing a forgivable loan of up to \$5,602,794.00 in Uptown TIRZ Series 2021 Affordable Homes Funds, To finance the infrastructure for a single-family development to be located at 5003 Almeda Genoa.



IV.c. Horizon Residential Communities, LLC (District D)



8.9 Acres; 91 Total homes
60 Affordable Homes; 31 Market Rate Homes

IV.c. Horizon Residential Communities, LLC (District D)

Development Team

Owner/ Developer	Horizon Heights, LLC / Horizon Residential Communities, LLC
General Contractor	Contempo Builders
Architect	Contempo Builders
Lender	Allegiance Bank

DIRECTOR'S COMMENTS

Keith W. Bynam, Director

Director's Comments

Intro/Overview

Keith W. Bynam, Director

2023 Multifamily 9% Tax Credit Priorities Overview

Ana Martinez, Deputy Assistant Director

CDBG-DR17 Grant Update and HCD Production Report

Temika Jones, Assistant Director and CFO

HCDD Project Highlights,

Keith W. Bynam, Director

2023 Multifamily Priorities Housing Tax Credits

Ana Martinez, Deputy Assistant Director

2023 TDHCA 9% Application Schedule (Estimated)

Date	Deadline
Dec 5	HCDD releases applications for resolutions
Jan 6	Pre-applications due to TDHCA
Jan 6	Applications for resolutions due to HCDD
Jan 17/24	HCDD presentation to Housing Committee
Feb 8	Resolutions presented to City Council
Mar 1	Applications due to TDHCA
Jul 27	TDHCA award of 9% tax credits



2023 Multifamily Priorities – Threshold Items

Applications for both 9% and 4% Resolutions of No Objection must meet the Minimum Standards to qualify:

- Not located within floodway or floodplain
- Not located in areas with greater than 25% poverty unless located in a Complete Community or TIRZ
- Not zoned to a zoned school with a failing grade by the TEA within the most recent reporting year ('21-'22)

Priority Items

HCDD supports tax credit developments that meet Minimum Standards and HCDD Priorities to include:

- Rehabilitation and reconstruction
- Complete Communities and TIRZ
- Areas of low poverty and high performing schools
- Areas experiencing high rental costs
- Transit Oriented Developments
- Areas underserved with affordable housing
- Permanent supportive housing and/or housing serving special needs populations

2023 Scoring Criteria

Applications Must Meet a Minimum of Ten (10) Points to Qualify for a Resolution of Support (27 max points)	Points
Located in a Complete Community or TIRZ	2
Availability of affordable housing in the area	1 - 2
Proximity to mass transportation	1 – 2
Low poverty concentration	1
Mixed income composition	1 - 2
School Performance	2 - 6
On-site quality educational programming	1 - 2
Documentation of community support	1
Building resiliency features	1 - 5
Offsite neighborhood improvements	1
Onsite material recycling	1
Renovation or reconstruction of existing housing	2

HCDD Equitable Distribution Policy

HCDD aims to reflect a policy to equitably disperse assisted multifamily developments throughout Houston as it aims to create greater housing choice.

- Council Districts A, B, D, H, and K will be eligible for a maximum of two endorsements by resolution.
- Council Districts C, E, F, G, I, & J will be eligible for a maximum of three endorsements by resolution.

HCDD Equitable Distribution Policy

- When HCDD receives a total number of applications in a Council District that exceed the designated maximum per district, the following factors will be considered to determine its final recommendations. These factors will be considered in order:
 - Tenant Population – HCDD will prioritize the following transactions in order
 - Permanent Supportive Housing
 - General population
 - Age restricted population
 - HCDD total score – Applications with higher HCD scores will be prioritized.
 - Poverty index – Lower poverty rate for an application’s site within each council district will be prioritized

Major QAP Changes for 2023

- Language has been updated to incorporate the TEA rating system.
 - Any Development within the attendance zone of a school that is "not rated" under Senate Bill 1365 will now be required to provide mitigation.
- Any New Construction, Reconstruction, or Adaptive Reuse developments proposing more than 30% efficiency and/or one-bedroom units are now ineligible.
 - Rehabs, Elderly, and Supportive Housing developments are exempt from this requirement.
- Developments under rehabilitation are exempt from poverty and crime rate Neighborhood Risk Factor mitigation.
- Neighborhood Risk Factor for "blight" has been removed completely
- With some exceptions, no more than 50% of all credits in a region will be awarded to Applications proposing Rehabilitation or Reconstruction In Urban Subregions (§11.6(c)(iii))



CDBG-DR 2017 Harvey Grant Update

Temika Jones, Assistant Director and CFO

Item III.D HCD Financial Update

(CDBG-DR 2017 Harvey Grant Update)

As of November 14, 2022 (Revised – incorporates budget reductions)

	REVISED December 31, 2022 Benchmark	REVISED % Benchmark Met	Approved	Submitted
Admin	\$ -		\$ 2,538,753.25	\$ 12,488,954.48
Buyout	\$ 33,480,000.00	91%	\$ 30,425,418.37	\$ 30,446,418.37
Economic Development	\$ 11,333,342.40	86%	\$ 8,810,570.97	\$ 11,026,148.88
HoAP	\$ 65,729,085.45	67%	\$ 39,615,407.90	\$ 70,659,413.64
Homebuyers	\$ 11,028,600.00	108%	\$ 12,577,082.45	\$ 14,177,096.78
Multifamily	\$ 240,513,451.20	75%	\$ 173,850,538.72	\$ 187,513,456.76
Planning	\$ 11,550,000.00	12%	\$ 1,368,466.03	\$ 1,510,740.11
Public Services	\$ 9,000,000.00	125%	\$ 15,618,181.28	\$ 16,269,149.62
Single Family	\$ 27,000,000.00	59%	\$ 15,985,856.61	\$ 29,948,702.97
Small Rental	\$ 6,471,711.50	51%	\$ 297,947.62	\$ 1,317,385.06
Grand Total	\$ 416,106,190.55		\$ 301,088,223.20	\$ 375,357,466.67

Item III.D HCD Financial Update

(CDBG-DR 2017 Harvey Grant Update)

GLO Budget Update

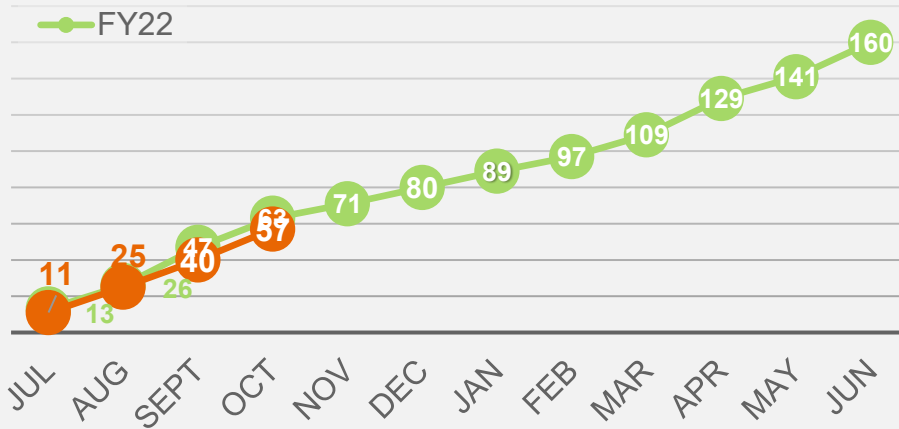
	Original Budget	GLO Proposed Budget	Reduction
Admin			\$ -
Buyout	\$ 55,800,000	\$ 55,800,000	\$ -
Economic Development	\$ 30,264,834	\$ 18,888,904	\$ 11,375,930
Homebuyers	\$ 33,688,328	\$ 18,381,000	\$ 15,307,328
HoAP	\$ 82,184,209	\$ 69,188,511	\$ 12,995,698
Multifamily	\$ 450,050,472	\$ 400,855,752	\$ 49,194,720
Planning	\$ 23,100,000	\$ 23,100,000	\$ -
Public Services	\$ 60,000,000	\$ 20,000,000	\$ 40,000,000
Single Family	\$ 60,000,000	\$ 60,000,000	\$ -
Small Rental	\$ 25,000,000	\$ 12,943,423	\$ 12,056,577
Grand Total	\$ 820,087,843	\$ 679,157,590	\$ 140,930,253

HCD Production Report

Temika Jones, Assistant Director and CFO

Homebuyer Assistance Program

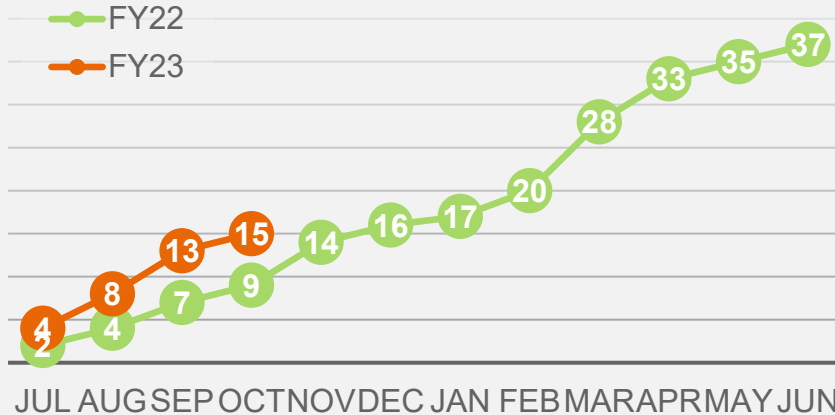
(Fiscal Year - cumulative totals)



Provides up to \$30,000 to help Houstonians purchase a home.

Single Family Home Repair Program

(Fiscal Year – cumulative totals)



The HRP repairs and reconstructs existing homes for homeowners.

Other Programs

(Fiscal Year)

21 Projects under construction
Multifamily (FY23)

0 Projects completed
Multifamily (FY23)

10 Projects under construction
Public Facilities (FY23)

0 Projects completed
Public Facilities (FY23)

HCD

Project Highlights

Keith W. Bynam, Director

Virtual Community Office Hours



Virtual COMMUNITY OFFICE HOURS

Every Wednesday

from 1 p.m. - 4 p.m.

Representatives from each division will be readily available to assist with your call

Call in on the following numbers:

832-394-6912 • 832-394-6227 • 832-394-6126



Hartwood at Canal Grand Opening 5601 Canal (District I) - October 13, 2022



Hartwood at Canal Grand Opening 5601 Canal (District I) - October 13, 2022



Robin's Landing Community Update

6010 Little York (District B) - October 13, 2022

Robins Landing

WHAT'S NEXT

Milestones (estimated)

• Lots ready for builders	Winter 2022-2023
• Model homes completed	Spring 2023
• First houses ready for sale	Summer 2023

Stay Informed

- Go to the Robins Landing website, www.robinslanding.net
- Attend future community updates

Tell Us What You Think

- Fill out community feedback form tonight or on the Robins Landing website, www.robinslanding.net

How Do I Apply?

YOU'RE ALMOST HOME.

Houston Habitat For Humanity is looking for qualified applicants, and you may qualify.

Apply online at houstonhabitat.org

Online:
www.houstonhabitat.org

Paper: Outdoor drop-box or postal mail to:
 3750 N. McCarty St.
 Houston, TX 77029
Attn: Homeowner Services

Apply online at houstonhabitat.org

Apply by mail to:
 3750 N. McCarty St.
 Houston, TX 77029
Attn: Homeowner Services

Houston Habitat for Humanity is an equal opportunity employer and lender and follows all fair housing laws. (Houston Habitat for Humanity does not discriminate based on age, race, marital or familial status, gender, creed, faith or religious affiliation.)

Robin's Landing Community Update

6010 Little York (District B) - October 13, 2022



New Hope Housing Avenue J Grand Opening 5220 Avenue J (District H) - October 14, 2022



CITY OF HOUSTON * HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT



New Hope Housing Avenue J Grand Opening 5220 Avenue J (District H) - October 14, 2022



HCD Multifamily Buyout Program Spring Village Apartments October 22, 2022 (District K)



HCD Multifamily Buyout Program Spring Village Apartments October 22, 2022 (District K)



Houston Association of Realtors Housing Symposium - October 27, 2022



Houston Association of Realtors Housing Symposium - October 27, 2022



Update: Regency Lofts

3232 Dixie Road, Houston, 77021 (District D)

99% Complete as of October, 2022

120 Total Units, 102 Restricted

Total Project Cost: \$35,000,000.00

HCD Funding: \$14,000,000.00 (CDBG-DR17)

Developer: DWR Development Group

Architect: Mucasey & Associates

Lender: Amegy Bank

Update: Regency Lofts

3232 Dixie Road, Houston, 77021 (District D)



Update: Regency Lofts

3232 Dixie Road, Houston, 77021 (District D)



Lobby and Gym

Update: Regency Lofts

3232 Dixie Road, Houston, 77021 (District D)



Regency Lofts' On-Site Pre-School

Update: Regency Lofts

3232 Dixie Road, Houston, 77021 (District D)



**Update: 2100 Memorial
2100 Memorial, Houston, 77007 (District H)**

15% Complete as of September, 2022

Total Number of Units: 196

Total Restricted Units: 100 (30% - 80% AMI)

Total Project Cost: \$61,799,200.00

HCD Funding: \$25,000,000.00

(CDBG-DR17, Tax Credits)

Developer: HHA/Columbia Residential

Update: 2100 Memorial

2100 Memorial, Houston, 77007 (District H)



Update: 900 Winston

900 Winston, Houston, 77009 (District H)

100% Complete as of October, 2022

Total Number of Units: 114

Total Restricted Units: 102 (30% - 80% AMI)

Total Project Cost: \$31,465,057.00

HCD Funding: \$11,230,000.00

(CDBG-DR17)

Developer: Magellan Housing

Update: 900 Winston

900 Winston, Houston, 77009 (District H)



Update: Temenos Place

1703 Gray Houston, 77003 (District D)

50% Complete as of October, 2022

Total Number of Units: 94

Total Restricted Units: 94 (30% - 80% AMI)

Total Project Cost: \$32,596,735.00

HCD Funding: \$12,500,000.00

(HOME, Bond, CDBG DR-17, 4% HTC)

Developer: Temenos CDC

Update: Temenos Place

1703 Gray Houston, 77003 (District D)



Update: Sunrise Lofts

3103 McKinney, Houston, 77003 (District I)

68% Complete as of October, 2022

Total Number of Units: 89

Total Restricted Units: 87 (30% - 80% AMI)

Total Project Cost: \$27,790,053.00

HCD Funding: \$1,560,000.00 (HOME)

**Developer: Tejano Center for Community
Concerns**

Update: Sunrise Lofts

3103 McKinney, Houston, 77003 (District I)



Update: The Citadel

3345 Elgin, Houston, 77004 (District D)

51% Complete as of October, 2022

Total Number of Units: 74

Total Restricted Units: 67 (30% - 80% AMI)

Total Project Cost: \$25,089,743.00

HCD Funding: \$10,250,000.00 (CDBG DR-17)

Developer: Change Happens CDC

Update: The Citadel

3345 Elgin, Houston, 77004 (District D)



Update: NHH Savoy

6315 Savoy, Houston, 77036 (District J)

53% Complete as of October, 2022

Total Number of Units: 120

Total Restricted Units: 120 (30% - 80% AMI)

Total Project Cost: \$33,794,447.00

HCD Funding: \$13,200,000.00 (CDBG - DR17)

Developer: Houston Area CDC/New Hope Housing

Architect: Garcia Associates, Architects, LLC.

Update: NHH Savoy

6315 Savoy, Houston, 77036 (District J)



Update: Heritage Senior Residences

1102 Moy, Houston, 77007 (District C)

75% Complete as of October, 2022

Total Number of Units: 135

Total Restricted Units: 94 (30% - 80% AMI)

Total Project Cost: \$40,356,370.00

HCD Funding: \$14,350,000.00 (CDBG - DR17)

Developer: Ensemble Holdings, LLC.

Architect: Mucasey & Associates Architects

Update: Heritage Senior Residences 1102 Moy, Houston, 77007 (District C)



Update: The Navigation Center

2903 Jensen Drive, Houston, 77026 (District B)

Public Facilities Rehabilitation

85% Complete as of October, 2022

Total Project Cost: \$3,500,000.00

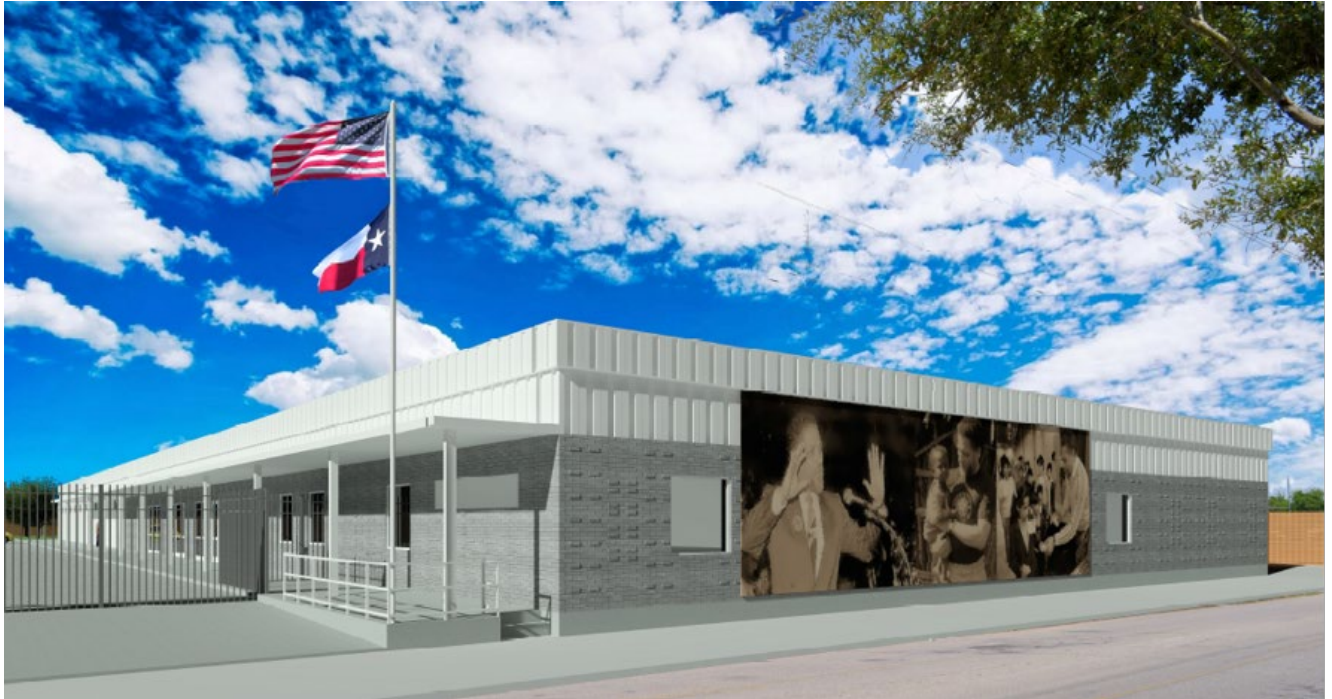
HCD Funding: \$3,500,000.00 (ESG-CV)

**Developer: The Coalition for the Homeless of
Houston/Harris County**

Architect: Curry Boudreaux Architects

Update: The Navigation Center

2903 Jensen Drive, Houston, 77026 (District B)



Update: Bethune Empowerment Center 2500 S. Victory, Houston, 77088 (District B)

Public Facilities Rehabilitation

85% Complete as of October, 2022

National Objective: LMA

Total Project Cost: \$4,131,000.00

HCD Funding: \$4,000,000.00 (CDBG)

Developer: Houston Business Development Inc.

Architect: Moody Nolan

Update: Bethune Empowerment Center 2500 S. Victory, Houston, 77088 (District B)



Disaster Recovery (HoAP)

714 Edgebrook, Houston, 77088 (District E)



Home Repair Program Key Exchange Thibodeaux Residence - Trinity Gardens (District B) October 11, 2022



Home Repair Program Key Exchange The Wu Family Alief (District F) October 3, 2022





For More Info on HCD's Projects...

<https://www.flickr.com/photos/houstonhcdd>

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