

**CITY OF SAN ANTONIO  
INTERDEPARTMENTAL MEMORANDUM  
NEIGHBORHOOD ACTION DEPARTMENT**

**TO:** Mayor and City Council

**FROM:** David D. Garza, Director of Neighborhood Action

**THROUGH:** Terry M. Brechtel, City Manager

**COPIES TO:** Jelynn LeBlanc Burley; Assistant City Manager; Steve Hodges, Public Works  
Real Estate; File

**SUBJECT:** Acceptance of real property to be donated to the City of San Antonio by Habitat  
for Humanity

**DATE:** November 13, 2003

**SUMMARY AND RECOMMENDATION**

This ordinance allows for the acceptance of title to real property located at 319 and 516 Clark Avenue (NCB 2848, Block 1, Lot 9 and NCB 1554, Block 4, Lot 28, respectively) to be donated to the City of San Antonio by Habitat for Humanity of San Antonio in connection with the City's Housing Asset Recovery Program.

Staff recommends the approval of this ordinance.

**BACKGROUND**

The Housing Asset Recovery Program (HARP) was originally created to recover housing assets that were damaged as a result of the 1998 flood. The HARP continues to take vacant and unwanted residential structures and creates useful assets for the community through rehabilitation. The HARP also seeks to facilitate homeownership opportunities and increase the local tax base through placing rehabilitated homes back on the affordable housing market.

The two proposed lots are platted lots located directly adjacent to three housing units currently being rehabilitated through the HARP program (323, 512, and 520 Clark Avenue) and will be placed on the market. The first lot (516 Clark) would be split up between the two units at 512 and 520 Clark. The second lot (319 Clark) would be combined with the property at 323 Clark. The addition of these lots will increase the appraised value of the properties. Once these projects are complete, the lots will be sold through the HARP Program. The four units on Clark have been sold for an average price of \$52,823.

**POLICY ANALYSIS**

The City has previously received property conveyed from various non-profit and other governmental agencies. This acceptance is consistent with city policy. Approval of this resolution will assist the HARP in its endeavor to fulfill the City's Master Plan Policy 4a to

“preserve and revitalize housing and promote targeted infill housing in neighborhoods, particularly older neighborhoods located inside Loop 410”. Attachment A illustrates the location of the HARP properties and proposed lots to be conveyed.

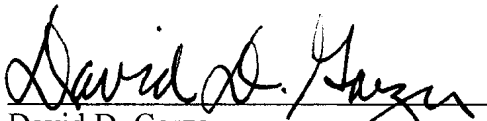
The Environmental Services Department has conducted a Phase I Environmental Site Assessment for the subject properties. No significant recognized environmental conditions were noted on the subject site or adjacent properties. However, fill material was noted on the subject site. Because the fill material has existed since 1937 and adjacent properties contain similar fill material, it is likely that the fill material was placed for drainage purposes. Therefore, the fill material is not considered to be an environmental concern.

### **FISCAL IMPACT**

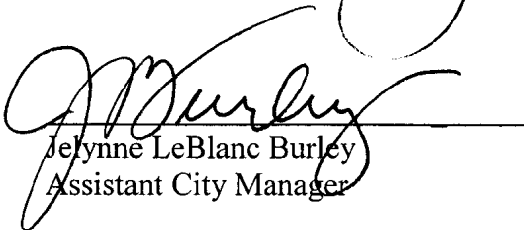
The acceptance of the proposed conveyance has no financial impact to the City’s general fund.

### **COORDINATION**

This ordinance was coordinated with the Environmental Services Department, Asset Management Department, Public Works Department, and City Attorney’s Office. The City of San Antonio Planning Commission recommended approval of this item on October 8, 2003.




David D. Garza  
Director of Neighborhood Action

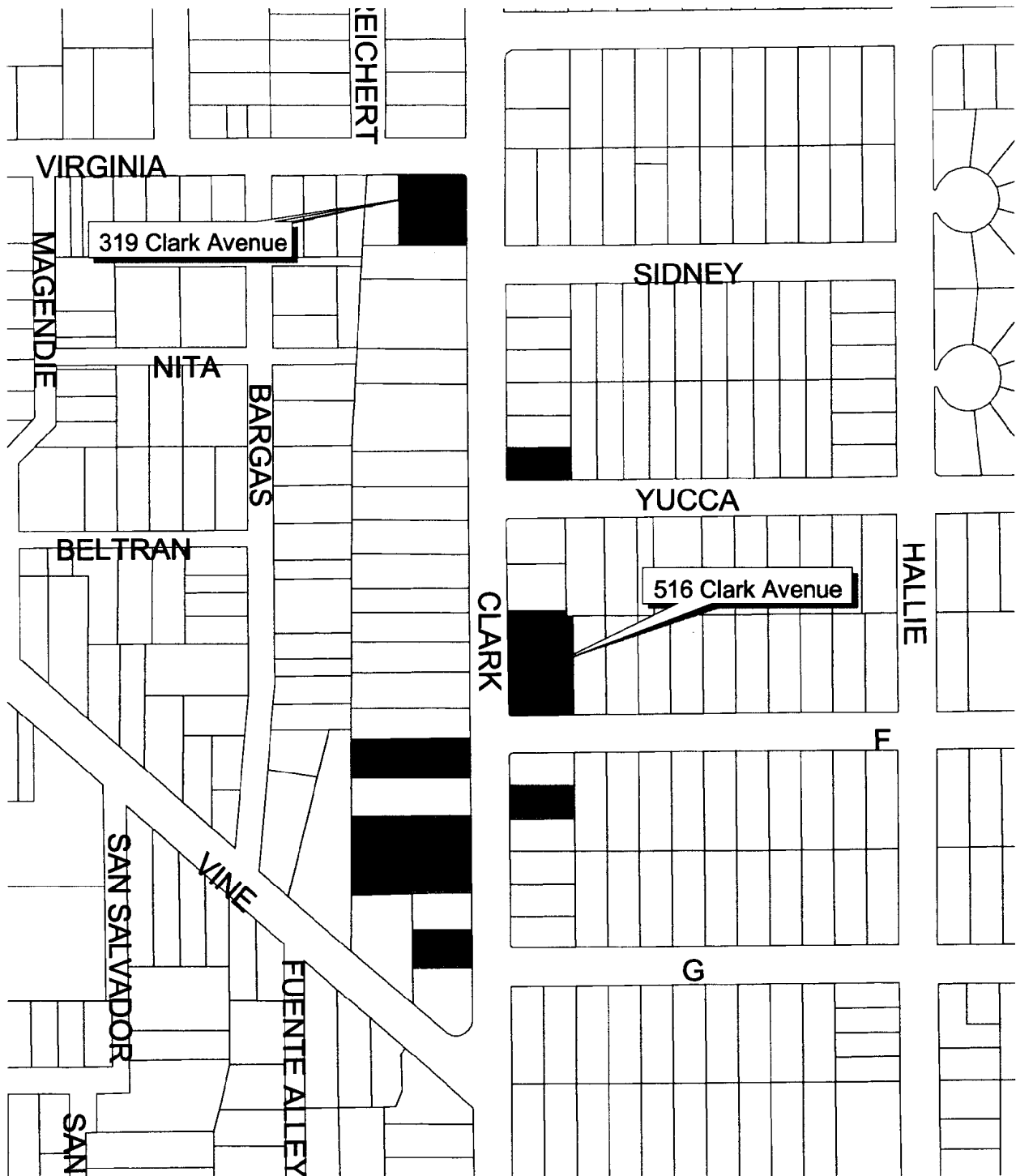


Jelynn LeBlanc Burley  
Assistant City Manager

Approved:

  
Terry M. Brechtel  
City Manager

# Clark Avenue HARP Homes



- Harp Properties Currently Being Rehabilitated
- Habitat Properties to be Donated
- Completed HARP Homes

