

Texas

Section 202 - Supportive Housing for the Elderly

Project Location : Garland, TX
Non-Profit Sponsor : National Church Residences
Capital Advance : \$3,691,500
Five-year rental subsidy: \$776,000
Number of units : 56
Project Description :

The funds will be used for the new construction of a two story building consisting of 55 one-bedroom units for elderly residents, and one two-bedroom manager's unit. Located in an established neighborhood, the site is close to public bus transportation, shopping, and medical support services. This project meets with the City's Consolidated Plan.

Project Location : Garland, TX
Non-Profit Sponsor : Volunteers of America National Services
Capital Advance : \$2,523,400
Five-year rental subsidy: \$550,500
Number of units : 40
Project Description :

The funds will be used to construct 39 one-bedroom units with one two-bedroom manager's unit. The proposed quadruplex building concept will allow for all apartments to have individual entrances for a feeling of "home". Located about 5 miles southeast of the Garland Central Business District, it is near to shopping, medical facilities, and public transportation. The project will address a community-identified need for affordable housing as stated in the City of Garland's Consolidated Plan.

Project Location : Houston, TX
Non-Profit Sponsor : Retirement Housing Foundation
Capital Advance : \$4,676,500
Five-year rental subsidy: \$981,000
Number of units : 71
Project Description :

The proposed Section 202 project is comprised of a 3-story apartment project served by elevators and internal stairs. The design includes 70 one-bedroom/one-bath apartment units for elderly residents and 1 two-bedroom/one-bath unit for the resident manager. The proposed development will be located on approximately 2.5 acres at 14422 Cornerstone Village Drive, Houston, Texas.

Project Location : Houston, TX
Non-Profit Sponsor : New Light World Outreach and Worship Centers, Inc
Capital Advance : \$4,676,500
Five-year rental subsidy: \$981,000
Number of units : 71
Project Description :

The project will consist of a two story building on 4.5 acres on Greensmark Drive in Houston, Texas. The building will consist of 70 one-bedroom units and a two-bedroom manager's unit. An elevator will be installed to make all levels accessible. The structure is of cold

roll studs and structural metal on turn down concrete floor slab. Extending beyond the community room is a courtyard for the residents to sit and enjoy nature. The first floor also has a library, two laundry rooms and an office for the resident manager.

Project Location : Mesquite, TX
Non-Profit Sponsor : Plano Comm. Home Sponsor
Capital Advance : \$4,019,800
Five-year rental subsidy: \$846,500
Number of units : 61
Project Description :

This application is proposing mixed use/mixed financing. The section 202 funds will be used to construct 60 one-bedroom units, and one two-bedroom manager's unit. The sponsor also intends to develop 60-65 additional units under the State-administered Low-Income Housing Tax Credit program. The site is in a neighborhood comprised of both single family and multifamily housing as well as commercial and service establishments. The site is within walking distance of a large grocery store, a community center, medical offices, and restaurants.

Project Location : San Antonio, TX
Non-Profit Sponsor : Avenida Guadalupe Association, Inc.
Capital Advance : \$3,776,200
Five-year rental subsidy: \$776,500
Number of units : 61
Project Description :

This 61-unit complex for very-low-income elderly persons has been designed with highly efficient floor plans, energy conscious design solutions and quality site amenities. The single building concept places all apartments and amenities under one roof. All apartments open onto interior corridors providing the highest degree of security as well as accessibility via elevator and stairs. A single entry design that opens onto a lobby/lounge area will make it easier to control security and privacy for the residents.

Project Location : San Antonio, TX
Non-Profit Sponsor : Retirement Housing Foundation
Capital Advance : \$3,776,200
Five-year rental subsidy: \$776,500
Number of units : 61
Project Description :

This 61-unit complex for very-low-income elderly persons has been designed to be adaptable for various types of disabilities with the "aging in place" theory. The individual units will be equipped with grab bars, emergency call systems, and non-slip floor surfaces plus other design elements which facilitate individual safety. The facility is designed to integrate well into the community and will balance between practical, economical design and the residents' right to a safe, dignified, and attractive home.

Section 811 - Supportive Housing for Persons with Disabilities

Project Location : Alvin, TX
Non-Profit Sponsor : NAMI Gulf Coast
Co-Sponsor : Regional Resources, Inc.
Capital Advance : \$954,300
Five-year rental subsidy: \$196,500

Number of units : 15

Project Description :

An allocation of funding has been approved to provide new construction for an independent living project for 14 persons with chronic mental illness and a resident manager. The project will provide 14 one-bedroom units, a two-bedroom manager's unit, a laundry area, and community room with kitchen. The resident manager will be a health care professional.

Project Location : Dallas, TX

Non-Profit Sponsor : ABC Group

Co-Sponsor : ABC Behavioral Health, L.L.C.

Capital Advance : \$954,300

Five-year rental subsidy: \$198,000

Number of units : 15

Project Description :

The funds will be used to construct 14 one-bedroom units for persons with chronic mental illness. There will also be one two-bedroom manager's unit. The site is located in a quiet stable neighborhood which is lined with trees. Residents will find that many stores and services are within close proximity to the proposed site.

Project Location : Fort Worth, TX

Non-Profit Sponsor : Volunteers of America Texas Inc

Capital Advance : \$583,200

Five-year rental subsidy: \$155,500

Number of units : 11

Project Description :

The funds for this application will be used to acquire and renovate two single-family residences to serve as group homes for persons with developmental disabilities. The proposed housing integrates persons with disabilities within a quiet residential setting, which has access to grocery stores, places of worship, banks, pharmacies, retail and recreational activities.

Project Location : Fort Worth, TX

Non-Profit Sponsor : Ability Resources Incorporated

Capital Advance : \$582,100

Five-year rental subsidy: \$113,000

Number of units : 9

Project Description :

This application proposes a mixed-use, mixed finance project, which will have a total of 20 units. Eight units out of the 20 are designated for persons with disabilities. An additional unit will be provided for a resident manager. Housing units for very low-income people with disabilities will be integrated with units for people without disabilities in the same apartment complex. The proposed plans consist of five buildings, with four residential units each.

Project Location : Huntsville, TX

Non-Profit Sponsor : Tri-County Mental Health Mental Retardation Servs.

Capital Advance : \$980,200

Five-year rental subsidy: \$196,500

Number of units : 15

Project Description :

The Section 811 project, Independence Village, will consist of four single-story buildings that comprise 12 one-bedroom/one-bath apartment units for residents, 2 two-bedroom/one-bath apartment units for residents, and a two-bedroom/one bath manager's apartment unit. Community areas will include a community room with party kitchen; TV lounge, and a centrally located laundry facility.

Project Location : Irving, TX
Non-Profit Sponsor : Volunteers of America Texas Inc
Capital Advance : \$596,300
Five-year rental subsidy: \$169,500
Number of units : 12
Project Description :
This application is being funded to rehabilitate two group homes. Each group home will house 6 persons who have physical and/or developmental disabilities. One group home is located in Irving, TX and the other in Plano, TX. Both group homes will provide integrated housing within a quiet residential setting which has excellent access to amenities such as shopping, education and specialized transportation.

Project Location : Kerrville, TX
Non-Profit Sponsor : NAMI-Kerrville
Capital Advance : \$923,300
Five-year rental subsidy: \$181,500
Number of units : 15
Project Description :
This will be the first project in Kerrville to serve persons with chronic mental illness. The four buildings will be nestled among the native trees. The outdoor recreational area will be landscaped while preserving native vegetation. The cheerful living spaces have been designed to optimise energy efficiency. The concept of the units is to ensure that the residents are able to function independently in close proximity to others.

Project Location : Lufkin, TX
Non-Profit Sponsor : Community Bible Tabernacle
Capital Advance : \$954,300
Five-year rental subsidy: \$196,500
Number of units : 15
Project Description :
The proposed Section 811 project is comprised of a one story garden apartment community. The design includes 14 one-bedroom/one-bath apartment units for persons with disabilities and 1 two-bedroom/one-bath unit for the resident manager. The proposed development will be located in Lufkin, Texas.

Project Location : Pasadena, TX
Non-Profit Sponsor : Accessible Space, Inc.
Co-Sponsor : Bay Area Rehabilitation Center, Inc.
Capital Advance : \$954,300
Five-year rental subsidy: \$196,500
Number of units : 15
Project Description :
The project will be located on the Southwest Corner of Vista Road and Pansy Streets in Pasadena, Harris County, Texas. The barrier free project will consist of a single one story building with one centrally located elevator for ease of resident access. The building will be

constructed to serve as an independent living project for persons with disabilities. There will be 14 one bedroom units for residents and 1 two bedroom unit for the on site manager.

Project Location : San Antonio, TX
Non-Profit Sponsor : The Center on Independent Living (COIL)
Capital Advance : \$520,200
Five-year rental subsidy: \$104,000
Number of units : 8
Project Description :

This grassroots organization will build two quadruplexes for persons with physical disabilities that will blend into an established apartment complex. The programs that will be available to assist the residents in achieving independent living, economic empowerment and educational opportunities include comprehensive job skill training, placement assistance, and a housing and independent living program.