

# Grantee: San Marcos, TX

## Grant: B-16-MH-48-0002

### April 1, 2021 thru June 30, 2021 Performance Report

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<b>Grant Number:</b> B-16-MH-48-0002	<b>Obligation Date:</b>	<b>Award Date:</b>
<b>Grantee Name:</b> San Marcos, TX	<b>Contract End Date:</b> 12/09/2024	<b>Review by HUD:</b> Reviewed and Approved
<b>Grant Award Amount:</b> \$33,794,000.00	<b>Grant Status:</b> Active	<b>QPR Contact:</b> No QPR Contact Found
<b>LOCCS Authorized Amount:</b> \$33,794,000.00	<b>Estimated PI/RL Funds:</b> \$0.00	
<b>Total Budget:</b> \$33,794,000.00		

## Disasters:

### Declaration Number

FEMA-4223-TX  
FEMA-4245-TX

## Narratives

### Disaster Damage:

The City of San Marcos, Texas was inundated with historic flash and river flooding in Hays County on two separate occasions within six months of each other in 2015.

The first event, now called the “Memorial Day Floods”, occurred overnight on May 23rd and early May 24th. May 2015 has been documented by the National Weather Service as the wettest month in Texas History, with well above-normal rainfall during the first two to three weeks of the month. A persistent area of low pressure over the western United States brought multiple rain events throughout the month of May that saturated soil throughout south-central Texas. By the time Memorial Day weekend arrived, much of the region was at least 2-4 inches (100- 300%) above normal. These wet antecedent conditions meant that any new rain, and especially heavy rain, would become rapid run-off directly into rivers, streams, and flash flood prone areas. This “worst-case” scenario came to pass Memorial Day weekend. A thunderstorm cluster organized west of Hays County on Saturday afternoon and produced upwards of 12 inches of rain in less than 6 hours.

The majority of this rain fell in the upper reaches of the Blanco River watershed at rates that exceeded 4 inches per hour as thunderstorms merged and regenerated for hours over southern Blanco and eastern Kendall Counties. Most of the rain fell from Saturday afternoon into the overnight hours of early Sunday morning, leading to a rapid rise in the Blanco and San Marcos Rivers. The Blanco River at Wimberley rose from near 5 feet at 9 p.m. on May 23rd to near 41 feet by 1am on May 24th. The Blanco River rose 5 feet every 15 minutes just before midnight, equating to a 20 foot rise along the river within a one-hour time frame. Numerous high water rescues occurred throughout the late evening and morning hours along the banks of the Blanco River and eventually the San Marcos River. The resulting flash flooding caused a tragic loss of life and extreme property damage.

Rescue and recovery efforts stalled on May 25th as another round of severe weather struck the neighboring counties of Williamson, Travis, Bastrop and Caldwell. Large areas of these counties experienced flash flooding and tornados. Another catastrophic flood event took the area on October 30, 2015, referred to as the “All Saints Flood”, where water caused portions of Interstate 35 to be closed for a second time that year. The impacts of this event were widespread, leading to the closing of Austin-Bergstrom International Airport, approximately 30 miles away. The National Weather Service reported “nearly 6 inches of rain...within an hour...flooding the ground floor of the Austin Air Traffic Control Tower and Terminal Radar Approach Control facility.” Elsewhere in Texas, some areas received more than 10 inches of rain with heavy rains washing away RVs, boats and trailers along the Guadalupe River in New Braunfels, Texas. The powerful waters of the All Saints Flood struck Cypress Creek in Wimberley, the Blanco River, and the San Marcos River, causing additional property damage and delaying recovery efforts from the previous flood.

However, the community’s heightened sense of awareness and improved reaction to alerts translated to no loss of life during the All Saints Flood. Both events were considered historical flood events for Central Texas, but for different reasons. The Memorial Day Flood was noted for its extreme water velocities, analogous to the velocities of Niagara Falls. The All Saints Flood was noted for the extreme volume of precipitation in such a short period of time in various locations around Hays County quickly inundating the rivers, ditches and ephemeral streams.

### Recovery Needs:

- Damage and Areas of Greatest Impact The majority of the damage occurred within the 100-year floodplain or right up against the banks of the Blanco and San Marcos Rivers. The Blanco Gardens area, immediately to the South of Interstate 35 and State Hwy 80, had the most claims submitted for insurance payouts, as seen in the map in Appendix A. Over 1,200 properties are in this area alone, and are at continued risk for additional flood impacts. The City is investigating mitigation measures for this area, and this information is described in more detail in the Infrastructure portion of this assessment. Additionally, the majority of the households within the impacted area are well below 50% of AMI, shown by the map in



Appendix A. Therefore, any assistance that is rendered within the impacted areas of the City will ultimately serve the LMI populations that HUD has established as needing the greatest assistance. Graphical display of damage areas and impact can be found in Appendix A. Owner Occupied Housing Needs FEMA data shows that 1,103 of the 5,102 owner occupied units (city-wide) applied for assistance immediately after the floods. Of these homes, 1,013 units (from all sources: 925 FEMA IA, 88 SBA,) have already received either Individual Assistance or payouts from other sources including insurance or SBA loans. This leaves 90 of the FEMA applicants with no current source of rehabilitation funding, and the City may need to provide assistance to these families under this CDBG-DR allocation. Based upon the SBA data, the current cost to repair homes to a pre-flood state is approximately \$80,176. Once their level of damage has been accurately determined, the remaining need for these affected homeowners may be as high as \$7,215,840. While the City may choose to repair homes that are classified as "Affected" or "Minor" related to damage, it should be noted that any home classified "Major" or "Severe" within the 100-year flood plain receiving CDBG-DR assistance from this allocation will be required to be elevated to at least two feet above Base Flood Elevation (BFE), as required under FR-5938-01. The cost to carry flood insurance for homeowners taking advantage of a potential CDBG-DR housing program should not be understated, as it will most likely create a cost burden on an applicant, thereby making maintaining that home no longer affordable for the income levels that are required to be assisted with these funds. The City will need to determine during implementation whether these homeowners will be offered buyout and relocation assistance in lieu of elevating their property. Homes that are in the "Major" or "Severe" categories will need to be completely reconstructed, or possibly, if within the flood plain as described above, bought out which would afford the homeowner the opportunity to move to a lower risk area. Rental Property Needs According to initial City estimates, out of 13,680 rental units citywide, the flood damaged over 675 rental housing units within our most impacted area. Citywide, these rental units, as mentioned previously, typically house the LMI population of the City, as well as a large portion of the student population of Texas State University. The rental housing market can define its unmet needs as rental programs to repair/replace damaged rental units, create additional rental programs to house displaced households (homeowners and renters), and rental housing to assist special needs populations who have difficulty finding affordable housing in the restricted and expensive rental housing market. Of the 675 units that were damaged, insurance payouts have already been provided to 94 units. While residents within the remaining units may have received FEMA IA, the assistance they have received would not have covered the property damage as they are not the owners of record.

<b>Overall</b>	<b>This Report Period</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	\$0.00	\$34,262,622.30
<b>Total Budget</b>	\$0.00	\$33,794,000.00
<b>Total Obligated</b>	\$0.00	\$28,295,201.56
<b>Total Funds Drawdown</b>	\$0.00	\$7,039,844.03
<b>Program Funds Drawdown</b>	\$0.00	\$7,039,844.03
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$2,036,659.53	\$9,484,889.30
<b>HUD Identified Most Impacted and Distressed</b>	\$0.00	\$1,636,960.83
<b>Other Funds</b>	\$ 0.00	\$ 468,622.30
Match Funds	\$ 0.00	\$ 468,622.30
Non-Match Funds	\$ 0.00	\$ 0.00

### Funds Expended

<b>Overall</b>	<b>This Period</b>	<b>To Date</b>
City of San Marcos	\$ 845,797.16	\$ 6,233,497.33
City of San Marcos Texas	\$ 1,190,862.37	\$ 3,251,391.97

## Progress Toward Required Numeric Targets

<b>Requirement</b>	<b>Target</b>	<b>Projected</b>	<b>Actual</b>
<b>Overall Benefit Percentage</b>	70.00%	100.00%	100.00%
<b>Minimum Non Federal Match</b>	\$.00	\$.00	\$468,622.30
<b>Overall Benefit Amount</b>	\$21,715,445.03	\$31,022,064.33	\$5,017,216.29
<b>Limit on Public Services</b>	\$5,069,100.00	\$.00	\$.00
<b>Limit on Admin/Planning</b>	\$6,758,800.00	\$2,771,935.67	\$2,022,627.74
<b>Limit on Admin</b>	\$1,689,700.00	\$1,689,700.00	\$821,226.67
<b>Most Impacted and Distressed</b>	\$33,794,000.00	\$33,794,000.00	\$1,636,960.83

## Overall Progress Narrative:



Steady progress is being made as described in the narrative of each program.

## Project Summary

Project #, Project Title	This Report	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
02, Parks, Sidewalks and Public Facilities	\$0.00	\$0.00	\$0.00
04, Clearance of Spot Slum and Blight	\$0.00	\$0.00	\$0.00
06, First Time Homebuyer Program	\$0.00	\$0.00	\$0.00
08, Rental Rehab/Recon DR	\$0.00	\$0.00	\$0.00
9999, Restricted Balance	\$0.00	\$0.00	\$0.00
ADMINISTRATION, ADMINISTRATION	\$0.00	\$1,689,700.00	\$821,226.67
HOUSING, HOUSING	\$0.00	\$7,524,000.00	\$2,404,973.41
INFRASTRUCTURE, INFRASTRUCTURE	\$0.00	\$22,511,200.00	\$2,612,242.88
PLANNING, PLANNING	\$0.00	\$2,069,100.00	\$1,201,401.07

## Activities

**Project # / ADMINISTRATION / ADMINISTRATION**



# Grantee Activity Number: ADMINISTRATION

## Activity Title: ADMINISTRATION

**Activity Type:**

Administration

**Project Number:**

ADMINISTRATION

**Projected Start Date:**

12/09/2016

**Benefit Type:**

N/A

**National Objective:**

N/A

**Activity Status:**

Under Way

**Project Title:**

ADMINISTRATION

**Projected End Date:**

09/30/2022

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$1,689,700.00
<b>Total Budget</b>	\$0.00	\$1,689,700.00
<b>Total Obligated</b>	\$0.00	\$1,254,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$821,226.67
<b>Program Funds Drawdown</b>	\$0.00	\$821,226.67
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$46,874.38	\$776,759.06
City of San Marcos	\$46,874.38	\$776,759.06
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$0.00

**Activity Description:**

The administration of the CDBG-DR grant. Substantial Amendment No. 4 increased the budget by \$435,700 due to the allocation of supplemental funds awarded through the federal register dated August 7, 2017.

**Location Description:**

City of San Marcos, Texas

**Activity Progress Narrative:**

CDBG-DR policies and procedures were completed and submitted to HUD for review, as part of the required response to the CDBG-DR monitoring last year. A draft Request for Proposal for a consultant to provide additional program support for the engineering staff will be reviewed by the City's purchasing division in July. In the meantime, the technical assistance contract provided by HUD for the MIT program has provided information pertinent to CDBG-DR as well. April 20, 2021, City Council approved Amendment 10 to the CDBG-DR Action Plan, which accomplished three things:

- Move Clarewood/Barbara Infrastructure Project expenditure of \$177,887.13 to CDBG-DR Administration since this project has been discontinued and will therefore no longer meet a national objective.
- Move approximately \$1 million from Planning Projects to the Blanco Gardens Infrastructure Project. Funding held for planning purposes will not be needed, and will be put into action on infrastructure projects instead.



- Remove and replace references to a \$196,000 cap on hard construction expenses for housing with the phrase “reasonable costs as described in 2 CFR 200.404”. This provides more flexibility in consideration of current market conditions.

### Accomplishments Performance Measures

**No Accomplishments Performance Measures**

### Beneficiaries Performance Measures

**No Beneficiaries Performance Measures found.**

### Activity Locations

**No Activity Locations found.**

### Other Funding Sources

	<b>Amount</b>
FEMA 4223 TX	\$0.00
Total Other Funding Sources	\$0.00

### Other Funding Sources Budgeted - Detail

**No Other Match Funding Sources Found**

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**Activity Supporting Documents:** None

**Project # / HOUSING / HOUSING**



# Grantee Activity Number: Housing-1-PHA REIMB

## Activity Title: Public Housing Authority Reimbursement

**Activity Type:**  
Rehabilitation/reconstruction of residential structures

**Project Number:**  
HOUSING

**Projected Start Date:**  
11/29/2018

**Benefit Type:**  
Direct ( HouseHold )

**National Objective:**  
Low/Mod

**Activity Status:**  
Completed

**Project Title:**  
HOUSING

**Projected End Date:**  
03/29/2021

**Completed Activity Actual End Date:**

**Responsible Organization:**  
City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$689,987.00
<b>Total Budget</b>	\$0.00	\$689,987.00
<b>Total Obligated</b>	\$0.00	\$819,001.56
<b>Total Funds Drawdown</b>	\$0.00	\$57,530.16
<b>Program Funds Drawdown</b>	\$0.00	\$57,530.16
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$628,385.09	\$662,840.47
City of San Marcos	\$628,385.09	\$662,840.47
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$0.00

### Activity Description:

The CDBG-DR grant will reimburse the San Marcos Public Housing Authority for the cost of eligible 2015 flood-related repairs located at C.M. Allen Homes, 795 River Road, San Marcos, Texas 78666.

### Location Description:

The San Marcos Public Housing Authority, C.M. Allen Homes, 795 River Road, San Marcos, Texas is the location of the activity.

### Activity Progress Narrative:

On April 22, 2021, the HUD Community and Development Planning Specialist concurred with the City's line of reasoning that the City has verified all income from other sources and verified all expenses, resulting in a verified amount for reimbursement of \$628,114.69. On April 26, the City approved the SMPHA Request for Payment of \$628,114.69.

### Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# ELI Households (0-30% AMI)	68	68/100



# of Substantially Rehabilitated 96 96/100

	<b>This Report Period</b>	<b>Cumulative Actual Total / Expected</b>
	<b>Total</b>	<b>Total</b>
# of Housing Units	96	96/100
# of Multifamily Units	96	96/100

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources

No Other Funding Sources Found

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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Activity Supporting Documents: None



# Grantee Activity Number: Housing-2-Rental Rehab/Recon

## Activity Title: Rental Rehab/Reconstruction

**Activity Type:**  
Rehabilitation/reconstruction of residential structures

**Project Number:**  
HOUSING

**Projected Start Date:**  
08/14/2017

**Benefit Type:**  
Direct ( HouseHold )

**National Objective:**  
Low/Mod

**Activity Status:**  
Planned

**Project Title:**  
HOUSING

**Projected End Date:**  
11/29/2021

**Completed Activity Actual End Date:**

**Responsible Organization:**  
City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$659,013.00
<b>Total Budget</b>	\$0.00	\$659,013.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of San Marcos	\$0.00	\$0.00
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$0.00

### Activity Description:

Rental property (1-4 units) rehabilitation or reconstruction. Non-Substantial Amendment No. 5 to the CDBG-DR Action Plan increased the maximum hard construction cost cap to \$196,000.

### Location Description:

Areas affected by the Floods of 2015 in the City of San Marcos, Texas.

### Activity Progress Narrative:

A draft Request for Proposal for an estimator for this program and Requests for Qualifications for rehabilitation and reconstruction contractors will be reviewed by the City's purchasing division in July.

### Accomplishments Performance Measures

### No Accomplishments Performance Measures





## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources

No Other Funding Sources Found

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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**Activity Supporting Documents:** None



## Grantee Activity Number: Housing-3-SFOO Rehab/Recon Activity Title: SF OO Rehab/Reconstruction

### Activity Type:

Rehabilitation/reconstruction of residential structures

### Project Number:

HOUSING

### Projected Start Date:

08/14/2017

### Benefit Type:

Direct ( HouseHold )

### National Objective:

Low/Mod

### Activity Status:

Under Way

### Project Title:

HOUSING

### Projected End Date:

11/29/2021

### Completed Activity Actual End Date:

### Responsible Organization:

City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$5,000,000.00
<b>Total Budget</b>	\$0.00	\$5,000,000.00
<b>Total Obligated</b>	\$0.00	\$5,000,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$2,347,443.25
<b>Program Funds Drawdown</b>	\$0.00	\$2,347,443.25
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$1,721.85	\$2,158,632.07
City of San Marcos	\$1,721.85	\$2,158,632.07
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$382,321.58

### Activity Description:

During the implementation of the Single Family Owner Occupied Housing Rehabilitation and Reconstruction Program, it was discovered that two types of Applicants were unable to be served under the CDBG-DR Action Plan including Amendments 1 through 5. Substantial Amendment No. 6 to the Community Development Block Grant - Disaster Recovery Action Plan will expand the Housing Program under the Single Family Owner-Occupied Housing Rehab/Reconstruction Program to include the New construction on City-Owned Property Program(RCOP) which provides an opportunity for Applicants that would otherwise not be eligible for the CDBG-DR program to receive benefits in the form of a no cost to Applicant City-Owned Residential Lot and a CDBG-DR financed stick built home. The Reconstruction on City Owned Property Activity includes the above criteria and the following additional criteria for eligibility for the activity:(1) The homeowner must be located on property not eligible for rebuild by City or HUD policy. (2)The property is an MHU that is on land not owned by the Applicant (rental or agreed placement).(3) The owner must own the property or MHU without any liens or they must obtain a waiver of liens that allow the City to have priority lien position in the property records upon the transfer of property.No changes were made to the activity budget.Single family Owner-Occupied Housing Rehabilitation and Reconstruction. Non-Substantial Amendment No. 5 to the CDBG-DR Action Plan increased the maximum hard construction cost cap to \$196,000.

### Location Description:

Areas affected by the Floods of 2015 in the City of San Marcos, Texas.

### Activity Progress Narrative:

On April 20, 2021, the city council approved conveyance of the lots to the CDBG program to be used for SF

house construction. The fire station lot (404 Broadway) will be subdivided into 3 parcels. In addition, the City conveyed three additional lots (300 Herndon, 318 Shady Lane and 207 Comanche) at no cost to qualified applicants under the CDBG program to construct Single Family Homes. There are currently 5 applicants that have been awarded a reconstructed house. The City will offer the conveyed lots to these applicants to choose from for their house reconstructs.

### Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# ELI Households (0-30% AMI)	0		0/10	
# of Properties	0		10/19	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		9/19	
# of Singlefamily Units	0		9/19	

### Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	7/10	2/9	9/19	100.00
# Owner	0	0	0	7/10	2/9	9/19	100.00

### Activity Locations

**No Activity Locations found.**

Other Funding Sources	Amount
FEMA 4223 TX	\$0.00
Total Other Funding Sources	\$0.00

### Other Funding Sources Budgeted - Detail

**No Other Match Funding Sources Found**

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**Activity Supporting Documents:** None



# Grantee Activity Number: Housing-4-SFOO REIMB

## Activity Title: Single Family Owner Occupied Housing Reimbursement

**Activity Type:**  
Rehabilitation/reconstruction of residential structures

**Project Number:**  
HOUSING

**Projected Start Date:**  
12/31/2019

**Benefit Type:**  
Direct ( HouseHold )

**National Objective:**  
Low/Mod

**Activity Status:**  
Planned

**Project Title:**  
HOUSING

**Projected End Date:**  
11/29/2021

**Completed Activity Actual End Date:**

**Responsible Organization:**  
City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$1,000,000.00
<b>Total Budget</b>	\$0.00	\$1,000,000.00
<b>Total Obligated</b>	\$0.00	\$0.00
<b>Total Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Funds Drawdown</b>	\$0.00	\$0.00
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$0.00
City of San Marcos	\$0.00	\$0.00
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$0.00

### Activity Description:

Funds will allow for reimbursement to eligible San Marcos homeowners for costs incurred to repair housing damaged by the 2015 floods.

### Location Description:

Impacted homes within the City limits of San Marcos.

### Activity Progress Narrative:

A draft Request for Proposal for outsourcing this program will be reviewed by the City's purchasing division in July.

### Accomplishments Performance Measures

**No Accomplishments Performance Measures**



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

## Other Funding Sources

No Other Funding Sources Found

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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Activity Supporting Documents: None

**Project # / INFRASTRUCTURE / INFRASTRUCTURE**

## Grantee Activity Number: Infrastructure-1-Midtown/Aquarena

### Activity Title: Midtown/Aquarena

**Activity Type:**

Rehabilitation/reconstruction of a public improvement

**Project Number:**

INFRASTRUCTURE

**Projected Start Date:**

09/29/2017

**Benefit Type:**

Area ( Census )

**National Objective:**

Low/Mod

**Activity Status:**

Under Way

**Project Title:**

INFRASTRUCTURE

**Projected End Date:**

10/25/2022

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of San Marcos Texas

**Overall**

**Total Projected Budget from All Sources**

**Apr 1 thru Jun 30, 2021**

**To Date**

\$0.00

\$2,861,864.33

**Total Budget**

\$0.00

\$2,861,864.33

**Total Obligated**

\$0.00

\$1,700,000.00

**Total Funds Drawdown**

\$0.00

\$481,351.77

**Program Funds Drawdown**

\$0.00

\$481,351.77

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$143,887.35

\$621,159.20

City of San Marcos Texas

\$143,887.35

\$621,159.20

**Most Impacted and Distressed Expended**

\$0.00

\$116,726.93

**Activity Description:**

Drainage channel, sidewalk, storm drain,

**Location Description:**

San Marcos intersection of I35 and Loop 82/Aquarena Springs Drive.

**Activity Progress Narrative:**

Progress continues on the redesign of the construction plans, pond, utility coordination, TxDOT coordination, and overall long term planning for the Midtown community and Drainage project to best serve the area while keeping in the goal of the Disaster Recovery efforts within budget. Updated 90% design plans were submitted in May and reviewed, comments provided, and have been addressed by K Friese. The project is still on pace for completion within the same time frame as originally intended, despite a delay in bidding for construction.

The Environmental Assessment has been revised to include additional footprint for the project, however, there is no plan for this to affect the anticipated end schedule for construction of the project. Environmental Assessment has been completed for review by the city and begun the processes for FONSI and NOI for RROF. At this time, Release of Funds is anticipated in early Q4.



## **Accomplishments Performance Measures**

**No Accomplishments Performance Measures**

## **Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**

## **Activity Locations**

**No Activity Locations found.**

## **Other Funding Sources**

No Other Funding Sources Found

## **Other Funding Sources Budgeted - Detail**

**No Other Match Funding Sources Found**

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**Activity Supporting Documents:**

None



## Grantee Activity Number: Infrastructure-2-Blanco Gardens

### Activity Title: Blanco Gardens

**Activity Type:**

Rehabilitation/reconstruction of a public improvement

**Project Number:**

INFRASTRUCTURE

**Projected Start Date:**

09/30/2017

**Benefit Type:**

Area ( Census )

**National Objective:**

Low/Mod

**Activity Status:**

Under Way

**Project Title:**

INFRASTRUCTURE

**Projected End Date:**

12/28/2022

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of San Marcos

**Overall**

**Total Projected Budget from All Sources**

**Apr 1 thru Jun 30, 2021 To Date**

\$0.00 \$9,246,987.00

**Total Budget**

\$0.00 \$9,246,987.00

**Total Obligated**

\$0.00 \$7,771,987.00

**Total Funds Drawdown**

\$0.00 \$1,047,467.31

**Program Funds Drawdown**

\$0.00 \$1,047,467.31

**Program Income Drawdown**

\$0.00 \$0.00

**Program Income Received**

\$0.00 \$0.00

**Total Funds Expended**

\$168,815.84 \$1,485,316.21

City of San Marcos

\$168,815.84 \$1,485,316.21

**Most Impacted and Distressed Expended**

\$0.00 \$227,911.10

**Activity Description:**

Adding a new central storm drainage system to Conway & Barbara Drives connecting them to the existing storm drainage system, and providing a new 60-inch outfall to the San Marcos River.  
Potential buy-outs of property.

**Location Description:**

Located in San Marcos on the eastside of IH-35 from River Road to Bugg Lane

**Activity Progress Narrative:**

99% Plans were reviewed, comments provided, and have been addressed by Scheibe. A 100% construction plan set, cost estimate, bid documents, and schedule are to be provided in mid July and reviewed by the first week of August. Environmental Assessment has been completed for review by the city and begun the processes for FONSI and NOI for RROF. At this time, Release of Funds is anticipated in early Q4 and Bidding for the project is anticipated for August 20<sup>th</sup>. Centerpoint Gas line relocation plans have been approved and a preconstruction meeting has been scheduled for early July. Construction of gas line is expected to be completed prior to construction of the Drainage project. Other utility conflicts continue to progress with Electric and Telecom design officially initiated by Franchise Utilities. Temporary Right of Entries have been obtained and the construction of the duct bank installation has begun and will be complete prior to the construction of the Blanco Gardens Drainage project. Continued community outreach is ongoing with the Drainage Improvements Project as the main point of emphasis on the entire Blanco Gardens Community in order to make information on the projects in the area





accessible and readily available to the residents and business owners in the area.

### Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public	0	0/18800
# of public facilities	0	0/0

### Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

### Activity Locations

No Activity Locations found.

### Other Funding Sources

No Other Funding Sources Found

### Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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Activity Supporting Documents: None



# Grantee Activity Number: Infrastructure-4-Uhland Rd

## Activity Title: Uhland Road

### Activity Type:

Rehabilitation/reconstruction of a public improvement

### Project Number:

INFRASTRUCTURE

### Projected Start Date:

10/01/2017

### Benefit Type:

Area ( Census )

### National Objective:

Low/Mod

### Activity Status:

Under Way

### Project Title:

INFRASTRUCTURE

### Projected End Date:

01/30/2023

### Completed Activity Actual End Date:

### Responsible Organization:

City of San Marcos Texas

### Overall

	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$7,179,000.00
<b>Total Budget</b>	\$0.00	\$7,179,000.00
<b>Total Obligated</b>	\$0.00	\$4,190,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$867,174.98
<b>Program Funds Drawdown</b>	\$0.00	\$867,174.98
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$711,752.64	\$1,682,468.83
City of San Marcos Texas	\$711,752.64	\$1,682,468.83
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$734,649.96

### Activity Description:

Rehabilitation/reconstruction of a public improvement

### Location Description:

Located in San Marcos on the east side of IH-35 at the intersection of IH-35 and Uhland Road.

### Activity Progress Narrative:

Construction continues on the project. No change orders or contingency authorized in this quarter. Eminent Domain proceedings continued including special commissioners hearing that awarded settlement for the piece of property in question. Landowner subsequently appealed but then retracted appeal.

### Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Linear feet of Public</b>	1656	1656/9630
<b># of Linear miles of Public</b>	0	0/0

### **Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**

### **Activity Locations**

**No Activity Locations found.**

### **Other Funding Sources**

No Other Funding Sources Found

### **Other Funding Sources Budgeted - Detail**

**No Other Match Funding Sources Found**

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**Activity Supporting Documents:** None



# Grantee Activity Number: Infrastructure-5-Blanco Riverine

## Activity Title: Blanco Riverine

**Activity Type:**

Rehabilitation/reconstruction of a public improvement

**Project Number:**

INFRASTRUCTURE

**Projected Start Date:**

12/13/2018

**Benefit Type:**

Area ( Census )

**National Objective:**

Low/Mod

**Activity Status:**

Under Way

**Project Title:**

INFRASTRUCTURE

**Projected End Date:**

02/27/2023

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of San Marcos Texas

**Overall**

**Total Projected Budget from All Sources**

**Apr 1 thru Jun 30, 2021**

**To Date**

\$0.00

\$4,385,213.00

**Total Budget**

\$0.00

\$4,385,213.00

**Total Obligated**

\$0.00

\$5,364,725.64

**Total Funds Drawdown**

\$0.00

\$46,248.23

**Program Funds Drawdown**

\$0.00

\$46,248.23

**Program Income Drawdown**

\$0.00

\$0.00

**Program Income Received**

\$0.00

\$0.00

**Total Funds Expended**

\$335,222.38

\$769,876.81

City of San Marcos Texas

\$335,222.38

\$769,876.81

**Most Impacted and Distressed Expended**

\$0.00

\$0.00

**Activity Description:**

Currently for flood events greater than a 20-year and larger, a portion of the river flood flow exits the Blanco River channel and proceeds uncontrolled across the Blanco Gardens area to the west, eventually entering the San Marcos River upstream of the junction with the Blanco River. This overflow creates the highest concentration of damages in the City. There are numerous areas in the Blanco River overbank that allow this overflow to occur. The uncontrolled overflow impacts 1 census tract which is 87.99% low-to-moderate income.

Existing Infrastructure: The Blanco Gardens north side storm sewer system drains Bugg Lane and River Road with a dual 48-inch outfall to the Blanco River. The Blanco Gardens south side system drains to an outfall on the San Marcos River. The current storm water infrastructure is not adequate to address drainage issues from local rain events and will be upgraded with two other CDBG-DR projects.

Drainage issues: The Blanco Gardens area is influenced by the Blanco River overflows. The Blanco Gardens and Clarewood/Barbara Drive projects will upgrade the storm sewer system to provide capacity for local storm events. However, the infrastructure which would be required to convey the overflow from the Blanco River would be too large to construct within the existing neighborhood.

Proposed Infrastructure: This project will make bank improvements to block low bank areas in the Blanco River overbank which allow the overflow to occur. With the improvements, the Blanco Gardens area can gain protection from approximately 3-4 feet of river rise. The bank improvements would have the purpose of setting maximum grade limitations, minimum widths and surface. It is possible that the improvements could also provide a dual purpose of a greenway if desired by the community. The blockage of diversion flow will cause a minor rise in water surface elevation. To address this minor rise, this project will also include flow capacity improvements to the Blanco River. These capacity improvements could include modifications to the channel and/or an overflow channel on the opposite bank.

Benefits: The project benefit will reduce the risk for flooding to the Blanco Gardens neighborhood by 44%



annually by reducing the level of floods from overtopping the bank from a 20-yr or higher floods to a 36-yr or higher. And during higher floods the flow and depth of water will be reduced. The graphic below illustrates the additional protection based upon previous flood events.

**Location Description:**

See the attached map.

**Activity Progress Narrative:**

99% Plans were submitted, reviewed, comments provided, and have been addressed by Halff. Based on the review, and internal needs from the consulting team, a revised 99% construction plan set, cost estimate, and schedule are to be provided in early August and reviewed by the last week of August. Acquisition and Relocation Activities continue to move forward with negotiations, easements, and documentation for individual properties. Appraisals have been completed for ALL of the properties. All appraisals have been reviewed and approved by the city and it's consultants. Multiple offers have been approved. Negotiations with individual property owners are ongoing for a handful of the properties, and 3 re-appraisals have been initiated in order to move forward with appropriate negotiations. Attorney services have been initiated for one of the remaining parcels in negotiations in order to complete negotiations with property owners in a timely and effective manner. Floodplain permitting is progressing with additional modeling to provide final direction on impacts or lack-there-of with federal regulations for Floodplain. Expecting final decision and direction on actions in early August.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Linear feet of Public	0	0/0

**Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**

**Activity Locations**

**No Activity Locations found.**

**Other Funding Sources**

No Other Funding Sources Found

**Other Funding Sources Budgeted - Detail**

**No Other Match Funding Sources Found**

---

**Activity Supporting Documents:** None

**Project # / PLANNING / PLANNING**



## Grantee Activity Number: PLANNING

### Activity Title: PLANNING

**Activity Type:**

Planning

**Project Number:**

PLANNING

**Projected Start Date:**

12/09/2016

**Benefit Type:**

Area ( Census )

**National Objective:**

N/A

**Activity Status:**

Under Way

**Project Title:**

PLANNING

**Projected End Date:**

09/30/2022

**Completed Activity Actual End Date:**

**Responsible Organization:**

City of San Marcos

Overall	Apr 1 thru Jun 30, 2021	To Date
<b>Total Projected Budget from All Sources</b>	\$0.00	\$1,082,235.67
<b>Total Budget</b>	\$0.00	\$1,082,235.67
<b>Total Obligated</b>	\$0.00	\$2,000,000.00
<b>Total Funds Drawdown</b>	\$0.00	\$1,201,401.07
<b>Program Funds Drawdown</b>	\$0.00	\$1,201,401.07
<b>Program Income Drawdown</b>	\$0.00	\$0.00
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$1,149,949.52
City of San Marcos	\$0.00	\$1,149,949.52
<b>Most Impacted and Distressed Expended</b>	\$0.00	\$0.00

**Activity Description:**

This activity will include planning activities such as public meetings and city council meetings and conferences regarding Action Plan Amendments or project designations. Substantial Amendment No. 4 increased this project by \$1,307,100 with supplemental funds awarded through the federal register dated August 7, 2017.

**Location Description:**

City of San Marcos, TX

**Activity Progress Narrative:**

An Independent Technical Review of calculations made for the Blanco Riverine project continued this quarter. All remaining planning funds will be moved to infrastructure projects after that project has concluded.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of community engagement</b>	0	46/20
<b># of Plans or Planning Products</b>	0	26/3



## Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

## Activity Locations

No Activity Locations found.

### Other Funding Sources

	Amount
FEMA 4223 TX	\$0.00
Total Other Funding Sources	\$0.00

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

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**Activity Supporting Documents:** None

## Monitoring, Audit, and Technical Assistance

Event Type	This Report Period	To Date
Monitoring, Audits, and Technical Assistance	0	4
Monitoring Visits	0	1
Audit Visits	0	0
Technical Assistance Visits	0	3
Monitoring/Technical Assistance Visits	0	0
Report/Letter Issued	0	0