DF/bh
02/19/2015
Item #21

A RESOLUTION 2015-02-19-0010R

IN SUPPORT OF WHEATLEY COURTS SENIOR APARTMENTS FOR THE 2015 COMPETITIVE 9% HOUSING TAX CREDIT APPLICATION PROCESS AS REQUIRED BY THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS.

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WHEREAS, Wheatley Family II, L.P., a Texas limited partnership (the "Applicant"), has proposed a 80 unit senior rental housing redevelopment to be located at 906 North Mittman Street named Wheatley Courts Senior Apartments (the "Development"), in the City of San Antonio, County of Bexar; and

WHEREAS, the Applicant intends to submit an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2015 Competitive 9% Housing Tax Credits for the Wheatley Courts Senior Apartments; and

WHEREAS, the Development will include dwelling units subsidized through the TDHCA Housing Tax Credit Program, which will provide housing opportunities for seniors with a mixture of incomes; and

WHEREAS, the developer of the Development has prepared an application to the State of Texas for Low-Income Housing Tax Credits to receive assistance in financing the construction of the Project; and

WHEREAS, the City of San Antonio has committed construction and permanent financing in the amounts of $1,200,000 HOME funds for the Development; and

WHEREAS, the City of San Antonio did not receive the committed $1,200,000 HOME funds from the Applicant, Developer, or a Related Party; and

WHEREAS, the City of San Antonio has determined there is a need for additional affordable housing units for low income seniors in the proposed Development location and has reviewed a market study which supports this determination; **NOW THEREFORE:**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The City of San Antonio, County of Bexar, acting through its governing body, hereby confirms that it supports the proposed Wheatley Courts Senior Apartments to be located at 906 North Mittman Street, TDHCA #15069, and that this formal action has been taken to put on record the opinion expressed by the City of San Antonio on February 19, 2015.

SECTION 2. The City of San Antonio hereby supports the proposed Wheatley Courts Senior Apartments Development (the "Development") and confirms that its governing body has voted specifically to approve the construction of the Development and to authorize an allocation of Housing Tax Credits for the Development.

SECTION 3. The City of San Antonio hereby commits $1,200,000 in HOME funds for construction and permanent financing to the proposed Development.

SECTION 4. The City of San Antonio hereby affirms the committed $1,200,000 in HOME funds for construction and permanent financing to the proposed Development was not received from the Applicant, Developer, or a Related Party.

SECTION 5. The governing body of the City of San Antonio hereby identifies Wheatley Courts Senior Apartments, TDHCA #15069 as the Development in the 2015 competitive tax credit application round that contributes "most significantly to the concerted revitalization efforts" of the City of San Antonio.

SECTION 6. For and on behalf of City Council, the City Clerk is hereby authorized, empowered, and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

SECTION 7. This Resolution is effective immediately upon the receipt of eight affirmative votes; otherwise, it is effective ten days after passage.

PASSED AND APPROVED this 19th day of February, 2015.

M A Y O R
Ivy R. Taylor

ATTEST:

Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

for Martha G. Sepeda, Acting City Attorney

Agenda Item:	**21 (in consent vote: 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21)**
Date:	02/19/2015
Time:	10:27:04 AM
Vote Type:	Motion to Approve
Description:	A Resolution of Support for the Wheatley Courts Senior Apartments seeking 2015 Competitive 9% Housing Tax Credits from the Texas Department of Housing and Community Affairs. [Peter Zanoni, Deputy City Manager; John Dugan, Director, Planning and Community Development]
Result:	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ivy R. Taylor	Mayor		x				
Roberto C. Trevino	District 1	x					
Alan Warrick	District 2		x			x	
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				x
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x				
Cris Medina	District 7		x				
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				