

RESOLUTION NO. R-2025-39

**SUPPORT OF APPLICATION FOR HOUSING TAX CREDITS FOR PINE CREEK
SENIOR APARTMENTS**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, SUPPORTING THE APPLICATION FOR HOUSING TAX CREDITS FOR THE PROPOSED DEVELOPMENT, PINE CREEK SENIOR APARTMENTS, FOR 52 SENIOR AGE-RESTRICTED LOW-INCOME HOUSING TAX CREDIT UNITS, TO BE LOCATED ON LOVERS LANE SOUTH OF SH 71; CONFIRMING SUPPORT FOR THE APPLICATION; AUTHORIZING THE CITY MANAGER TO GRANT A TWO-HUNDRED FIFTY DOLLAR AND NO CENTS (\$250.00) REDUCTION IN FEES FOR THE DEVELOPMENT TO MEET ALL PROGRAM CRITERIA; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to Texas Local Government Code Section 51.001, the City of Bastrop ("City") has general authority to adopt an ordinance, resolution, or police regulation that is for the good government, peace, or order of the City and is necessary or proper for carrying out a power granted by law to the City; and

WHEREAS, Elizabeth Property Group (EPG) has proposed a development for affordable Senior (55+) rental housing on Lovers Lane south of SH 71 in the City of Bastrop, Texas; and

WHEREAS, Elizabeth Property Group has communicated that it intends to submit an application to the Texas Department of Housing and Community Affairs for 2025 Competitive 9% Housing Tax Credits for Pine Creek Senior Apartments; and

WHEREAS, the City of Bastrop confirms it will provide reduced fees in the amount of Two Hundred Fifty Dollars and Zero Cents (\$250.00) for the benefit of the project; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BASTROP, TEXAS, THAT:

Section 1. All of the above premises are hereby found to be true and correct legislative and factual findings of the City Council of the City of Bastrop, Texas, and are hereby approved and incorporated into the body of this Resolution as if copied in their entirety.

- Section 2.** As provided for in 10 TAC §11.3(c), it is expressly acknowledged and confirmed that the City of Bastrop has more than twice the state average of units per capita supported by Housing Tax Credits or Private Activity Bonds.
- Section 3.** The City of Bastrop, acting through its governing body, hereby confirms that it supports the proposed Pine Creek Senior Apartments, located on Lovers Lane south of SH 71 (Parcel # 25436) in Bastrop, TX (TDHCA Application # 25201), and that this formal action has been taken to put on record the opinion expressed by the City of Bastrop on February 11, 2025.
- Section 4.** The City of Bastrop, acting through its governing body, hereby confirms that, upon successful award of 2025 Competitive 9% Housing Tax Credits, the city commits to providing reduced fees or a contribution of other value that equals a minimum of \$250 for the benefit of Pine Creek Senior Apartments; and
- Section 5.** For and on behalf of the Governing Body, John Kirkland, Mayor Pro-Tem is hereby authorized, empowered, and directed to certify these resolutions to the Texas Department of Housing and Community Affairs.
- Section 6. Repealer:** To the extent reasonably possible, resolutions are to be read together in harmony. However, all resolutions, or parts thereof, that are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters regulated.
- Section 7. Severability:** Should any of the clauses, sentences, paragraphs, sections, or parts of this Resolution be deemed invalid, unconstitutional, or unenforceable by a court of law or administrative agency with jurisdiction over the matter, such action shall not be construed to affect any other valid portion of this Resolution.
- Section 8. Effective Date:** This Resolution shall take effect upon the date of final passage noted below, or when all applicable publication requirements, if any, are satisfied in accordance with the City's Charter, its Code of Ordinances, and the laws of the State of Texas.
- Section 9. Proper Notice & Meeting:** It is hereby officially found and determined that the meeting at which this Resolution was passed was open to the public, and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551. Notice was also provided as required by Chapter 52 of the Texas Local Government Code.

DULY RESOLVED & ADOPTED by the City Council of the City of Bastrop, TX, on this, the 11th day of February, 2025.

THE CITY OF BASTROP, TEXAS:



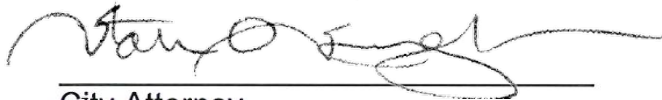
John Kirkland, Mayor Pro-Tem

ATTEST:



City Secretary
For Victoria Bencik, Assistant City Secretary

APPROVED AS TO FORM:



City Attorney
Denton Navarro Rocha Bernal & Zech, P.C.



