

RESOLUTION NO. 10-2025

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS, SUPPORTING AND CONFIRMING NO OBJECTION TO HOUSING TAX CREDIT APPLICATION FOR OPG CYPRESS PARTNERS LLC

WHEREAS, OPG Cypress Partners LLC has proposed the rehabilitation of 301 Cypress Street for the adaptive reuse of an existing historic structure for an apartment community located at 301 Cypress Street in the City of Abilene, County of Taylor Texas; and

WHEREAS, the OPG Cypress Partners LLC will submit an application to the Texas Department of Housing and Community Affairs for 2025 Housing Tax Credits for 301 Cypress Street; and

WHEREAS, the proposed redevelopment and renovation of the property will be funded through a combination of competitive housing tax credits and tax exempt bonds; and

WHEREAS, upon completion of the renovation, the apartments will be available to rent to low income households earning 60% or below of Area Median Income subject to any additional restrictions under the Housing Assistance Payment (HAP) contract administered by the U.S. Department of Housing and Urban Development; and

WHEREAS, pursuant to Section 11.204(4) of the Qualified Allocation Plan and Chapter 2306 of the Texas Government Code, the City of Abilene desires to provide a Resolution of No Objection to the Applicant for the 4% Non-Competitive Housing Tax Credit (HTC) application for OPG Cypress Street LLC located at 301 Cypress Street, Abilene, Texas,

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ABILENE TEXAS:

PART 1: That the City of Abilene, acting through its Governing Body, hereby confirms that it has no objection as to Applicant's application to TDHCA's 2025 4% Non-Competitive HTC for the proposed renovation and redevelopment of the OPG Cypress Street LLC Apartments located at 301 Cypress Street, Abilene, Texas, for a 60 unit apartment development and that this formal action has been taken to put on record the opinion expressed by the City of Abilene on January 23rd, 2025.

PART 2: That in accordance with the requirements of the Texas Government Code §2306.67071 and Texas Administrative Code §11.204(4), it is hereby found that:

- (a) Notice has been provided to the Governing Body in accordance with Texas Government Code §2306.67071(a); and
- (b) The Governing Body has had sufficient opportunity to obtain a response from Applicant regarding any questions or concerns about the proposed renovation and redevelopment of the property for the proposed use; and

(c) The Governing Body has held a hearing at which public comment may be made on the proposed renovation and redevelopment project in accordance with Texas Government Code §2306.67071(b) and Texas Administrative Code §11.204(4)(B); and

(d) After due consideration of the information provided by the Applicant and after the public hearing on the proposed renovation and redevelopment project, the City of Abilene, acting through its Governing Body, does not object to the application by Applicant to the TDHCA for 2025 4% Non-Competitive HTC for the purpose of the renovation and redevelopment of OPG Cypress Street LLC for the proposed use.

PART 3: That it is FURTHER RESOLVED that for and on behalf of the Governing Body, the City Manager is hereby authorized, empowered and directed to certify these resolutions to the TDHCA.

PART 4: That this Resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Abilene, and it is accordingly so resolved.

ADOPTED this 23rd day of January, 2025

ATTEST:

Kaitlin Richardson, Deputy City Secretary

Weldon Hurt, Mayor

APPROVED:

Stanley Smith, City Attorney