

25610	South 1st Affordable Apartment	Austin	Acq/Rehab	Pre-Application	125	125	TBD	\$1,285,218	-
25614	Lariat	Mustang Ridge	Acq/Rehab	Pre-Application	264	264	TBD	\$4,078,838	-
25615	Mela Ranch	Cleburne	Acq/Rehab	Pre-Application	280	280	TBD	\$3,167,148	-

25428	24434	Independence Village	Amarillo	Acq/Rehab	Withdrawn	150	150	\$1,324,312	\$ -
25406	04475	Fairlake Cove	Houston	Acq/Rehab	Withdrawn	200	200	\$1,686,761	\$ -
21614S	21614	Murdeaux Villas	Dallas	Acq/Rehab	Withdrawn	301	301	\$3,745,444	\$ -
25431	93101	The Meadows	Garland	Acq/Rehab	Withdrawn	152	152	\$1,527,490	\$ -
25401		Enclave at Cypress	Cypress	NC	Withdrawn	363	363	\$3,570,057	\$ -
25407	03436	Northland Woods	Houston	Acq/Rehab	Withdrawn	280	280	\$3,400,940	\$ -
25445		Enclave at Sherman	Sherman	NC	Withdrawn	360	360	\$3,572,847	\$ -
25418		Parmer North Apartments	Pflugerville	NC	Withdrawn	288	288	\$2,254,150	\$ -
25424		Branchview Apartments	Pflugerville	NC	Withdrawn	330	330	\$2,358,288	\$ -
25417		Reserve at Ella	Houston	NC	TBD	344	344	\$3,405,323	\$ -
25450		Little Elm Family Apartments	Little Elm	NC	TBD	288	288	\$5,384,306	\$ -
25460		Hays Street Apartments	Houston	NC	TBD	Withdrawn	110	\$1,115,980	\$ -
25433		Brady Village	Lancaster	Acq/Rehab	TBD	Withdrawn	60	\$752,709	\$ -
25434	9989	Seaport Village	Galveston	Acq/Rehab	TBD	Withdrawn	192	\$1,267,031	\$ -
25441	24445	Aureus at Whisper Hills	San Marcos	NC	TBD	Withdrawn	267	\$2,915,592	\$ -
25425		Bridge at Treeline	Austin	NC	TBD	Withdrawn	330	\$2,443,032	\$ -
25432		Village at Meadowbend	Temple	Acq/Rehab	TBD	Withdrawn	237	\$2,052,801	\$ -
25402		Enclave at Katy	Katy	NC	TBD	Withdrawn	360	\$3,534,223	\$ -
25458	24452	Liberty Hill Apts	Liberty Hill	NC	TBD	Withdrawn	324	\$4,486,344	\$ -
4499/25419		Belmont Apartments	Austin	NC	TBD	Withdrawn	348	\$3,058,435	\$ -
25437		Manor Apartments	Austin	NC	5/23/2025	Withdrawn	181	Previously Approved	\$2,902,773 \$ 2,902,773
25604		Trinity Junction	Dallas	NC	TBD	Withdrawn	300	\$4,371,486	\$ -
25414		Enclave at Crosby	Crosby	NC	TBD	Withdrawn	366	\$3,701,470	\$ -
25454		Palms Breeze Village	Brownsville	NC	TBD	Withdrawn	324	\$3,014,886	\$ -
25462	97028	Tuscany at Goldmark	Dallas	Acq/Rehab	TBD	Withdrawn	184	\$2,271,676	\$ -
25459		The Foundry	Taylor	NC	TBD	Withdrawn	321	\$4,367,618	\$ -
25600	24614	Waters at Arrowood	Houston	Acq/Rehab	TBD	Withdrawn	302	\$2,105,730	\$ -
25481		Odem Victoria Apartments	Victoria	NC	TBD	Withdrawn	300	\$2,625,990	\$ -
25475		Humble Family Apartments	Humble	NC	TBD	Withdrawn	306	\$5,638,702	\$ -

7,868 7,865

No
No
Yes
No
Yes
No
No

***Conditions for 25403**

(1) Applicant/Owner is required to ensure that each Person subject to previous participation review for the Combined Portfolio will correct all applicable issues of non-compliance identified by the previous participation review for associated development 13600/13600B (ID 4888) Waters at Willow Run on or before May 30, 2025, and provide the Department with evidence of such correction within 30 calendar days of that date. The condition deadline noted above may be extended based on any approved corrective action plan from the Enforcement Committee.

(2) Atlantic Housing Foundation is required to prepare or update its internal procedures to improve compliance outcomes and to provide copies of such new or updated procedures to the Department by June 30, 2025.

(3) Owner is required to designate a person or persons to receive Compliance correspondence and ensure that this person or persons will provide timely responses to the Department for and on behalf of the proposed Development and all other Development subject to TDHCA LURAs over which the Owner has the power to exercise Control. A list of the person, or persons positions, should be provided to the Department no later than June 30, 2025.

(4) Atlantic Housing Foundation agrees to replace the existing management company, consultant, or management personnel, with another of its choosing, for any of their properties identified with new Events of Noncompliance that are triggered due to non-responsiveness (no corrective action submitted during the designated corrective action period) on any Monitoring Event notified from July 1, 2025 through December 31, 2026.

(5) Owner agrees to establish an email distribution group in CMTS (or other Department required system), to be kept in place until no later than December 31, 2026, and include agreed upon employee positions and/or designated Applicant members. A list of the employee positions and/or designated Applicant members, with the email distribution group name, should be provided to the Department no later than June 30, 2025.

(6) Atlantic Housing Foundation is required to ensure that officers with the ability to exercise control (including Wilfredo Saqueton and Michael N. Nguyen), Property Management staff for Atlantic Housing Foundation, on site management staff and any other members with Compliance oversight attend and review the trainings listed in subparagraphs (A) and (B) of this paragraph and provide TDHCA with a certification of attendance or completion no later than October 31, 2025.

(A) Housing Tax Credit Training sponsored by the Texas Apartment Association;

(B) Review the following TDHCA Compliance Training Presentation webinars located at Website: <https://www.tdhca.texas.gov/compliance-program-training-presentations>

i. Compliance Monitoring Training:

- 2022 Monitoring Reviews Beginning to End Training
- 2024 Forms Training
- 2024 Supportive Services Training
- 2024 Monitoring Review, Monitoring Report and Corrective Action Training

ii. CMTS and Reporting Training:

- 2024 Online Reporting, Annual Owners Compliance Reports, Quarterly Vacancy Report and Unit Status Report Training
- 2024 Monitor Review Questionnaire Training

iii. HOTMA:

- 2023 September HOTMA Training
- 2023 October HOTMA Training
- 2024 Assets and HOTMA Changes Training
- 2024 October HOTMA and Associated New Regulatory Changes

iv. Income Eligibility Training:

- 2024 Income Determination Training

***Conditions for 25468**

1. Applicant/Owner is required to ensure that each Person subject to previous participation review for the Combined Portfolio will correct all applicable issues of non-compliance identified by the previous participation review on or before November 30, 2025, and provide the Department with evidence of such correction within 30 calendar days of that date.

2. Owner is required to designate a person or persons to receive Compliance correspondence and ensure that this person or persons will provide timely responses to the Department for and on behalf of the proposed Development and all other Development subject to TDHCA LURAs over which the Owner has the power to exercise Control.

3. Owner agrees to establish an email distribution group in CMTS (or other Department required system), to be kept in place until no later than December 31, 2026, and include agreed upon employee positions and/or designated Applicant members.

4. Owner is required to ensure key compliance members with Cohen Esrey Communities, on site management staff and any other members with Compliance oversight review the trainings listed in subparagraph (A) of this paragraph and provide TDHCA with a certification of completion no later than December 31, 2025.

(A) Review the following TDHCA Compliance Training Presentation webinars located at Website: <https://www.tdhca.texas.gov/compliance-program-training-presentations>

i. Compliance Monitoring Training:

- 2022 Monitoring Reviews Beginning to End Training
- 2024 Monitoring Review, Monitoring Report and Corrective Action Training
- 2025 Common Issues of Noncompliance Training

ii. CMTS and Reporting Training:

- 2024 Online Reporting, Annual Owners Compliance Reporting, Quarterly Vacancy Report and Unit Status Report Training