



## EXHIBIT A

**4% (Non-Competitive) Housing Tax Credit Program**  
**2025 Application Status Log**

TDHCA #	Previous TDHCA #	Development Name	Development City	Construction Type	Determination Notice Issuance Date	Application Status	Total Units	Total Low-Income Units	PPR Category and Conditions	Requested HTC Amount	Recommend HTC Amount	Identity of Interest
25429		Huntington Place Senior Little El	Little Elm	NC	4/22/2025	Closed	198	198	Category 2	\$1,987,061	\$ 1,987,061	No
25415	08417	Seville Apartments	Beaumont	Acq/Rehab	6/3/2025	Closed	90	90	Category 2	\$645,144	\$ 645,144	No
25603		Legacy on Kiest	Dallas	NC	6/17/2025	Closed	180	180	Previously Approved	\$2,509,813	\$ 2,509,813	No
25410	07433	Regency Park	Houston	Acq/Rehab	4/25/2025	Closed	252	252	Category 1	\$1,408,353	\$ 1,408,353	Yes
25449	24481	Enclave on Louetta	Spring	NC	5/22/2025	Closed	358	358	Previously Approved	\$3,651,702	\$ 3,646,918	No
25409	060628	Lancaster Apartments	Katy	Acq/Rehab	4/25/2025	Closed	252	252	Category 1	\$1,710,060	\$ 1,710,060	Yes
25422		Covington Acres	Keene	NC	4/22/2025	Closed	252	252	Category 2	\$2,926,539	\$ 2,905,038	No
25405		HiLine Illinois	Dallas	NC	6/17/2025	Closed	200	200	Previously Approved	\$2,784,011	\$ 2,784,011	No
25427	24426	Bay Terrace	Baytown	NC	6/26/2025	Closed	130	130	Category 2	\$1,300,304	\$ 1,285,865	Yes
25413		Sunflower Terrace	Houston	Acq/Rehab	5/2/2025	Closed	160	160	Category 3	\$1,996,896	\$ 1,996,896	Yes
25404		Torrington Briarwood	Mesquite	NC	5/21/2025	Closed	313	313	Category 1	\$4,371,047	\$ 4,331,927	No
25442		Palladium Buckner Station	Dallas	NC	6/17/2025	Closed	304	244	Previously Approved	\$3,390,779	\$ 3,378,599	No
25447	24490	Columbia Renaissance Square	Fort Worth	NC	3/28/2025	Closed	100	100	Category 1	\$1,465,750	\$ 1,465,750	Yes
25412	07457	Wyndham Park	Baytown	Acq/Rehab	6/3/2025	Closed	184	184	Previously Approved	\$986,417	\$ 986,417	Yes
25411	01456	Sugar Creek	Houston	Acq/Rehab	4/25/2025	Closed	240	240	Category 1	\$1,442,123	\$ 1,442,123	Yes
25408	060425	Baypointe Apartments	Webster	Acq/Rehab	8/1/2025	Closed	236	236	Previously Approved	\$2,229,072	\$ 2,229,072	Yes
25463	96003	Waterford at Spencer Oaks	Denton	Acq/Rehab	9/4/2025	Closed	208	207	Category 2	\$3,461,207	\$ 3,461,207	Yes
25468		Lofts at Creekview	San Antonio	NC	10/9/2025	Closed	301	301	Category 2*	\$3,537,379	\$ 3,532,516	Yes
25467		Cameron HiLine	Austin	NC	9/19/2025	Closed	227	227	Previously Approved	\$3,315,696	\$ 3,315,696	No
							4,185	4,124		\$45,119,353	\$ 45,022,466	

4702/25453		Payton Gin	Austin	NC	4/2/2025	Approved	176	176	Category 3	\$2,909,484	\$ 2,909,060	No
25403	CMTS 2514	Waters at Stone Creek	Lewisville	Acq/Rehab	5/12/2025	Approved	199	199	Category 3 *	\$2,213,923	\$ 2,213,923	Yes
25439	95157	Pleasant Hill Village	Houston	Acq/Rehab	6/18/2025	Approved	165	165	Category 1	\$1,176,012	\$ 1,176,012	Yes
25448	060402	Hillcrest Manor	Lubbock	Acq/Rehab	6/30/2025	Approved	220	220	Category 2	\$1,548,393	\$ 1,548,393	No
25438	538613	Britton's Place	Houston	Acq/Rehab	6/25/2025	Approved	48	48	Category 1	\$466,454	\$ 466,454	Yes
25420		The Bloom at Lamar Square	Austin	NC	8/11/2025	Approved	58	58	Category 2	\$903,744	\$ 903,744	Yes
25426		Roselawn Village	Denton	NC	8/21/2025	Approved	297	297	Previously Approved	\$3,561,139	\$ 3,561,139	No
25451	24498	Mesa Hills I	El Paso	NC	9/30/2025	Approved	64	64	Category 2	\$782,057	\$ 782,057	Yes
25461		Coolwood Oaks	Houston	Acq/Rehab	9/10/2025	Approved	168	168	Previously Approved	\$1,690,387	\$ 1,690,387	No
25455		Orion Apartments	San Antonio	NC	9/5/2025	Approved	336	336	Previously Approved	\$4,650,430	\$ 4,650,430	Yes
25421		Sycamores at Pleasant Valley	Austin	NC	9/15/2025	Approved	75	75	Category 2	\$1,489,920	\$ 1,489,920	Yes
25456		Stones Crossing Apt Homes	San Antonio	NC	9/5/2025	Approved	336	336	Previously Approved	\$4,546,209	\$ 4,546,209	Yes
25465		Haverstock Hills East	Houston	Acq/Rehab	9/29/2025	Approved	268	268	Previously Approved	\$3,418,358	\$ 3,418,358	No
25466		Haverstock Hills West	Houston	Acq/Rehab	9/29/2025	Approved	432	432	Previously Approved	\$5,582,580	\$ 5,582,580	Yes
25470	060424	Lafayette Village	Houston	Acq/Rehab	11/14/2025	Approved	250	250	Previously Approved	\$1,413,291	\$ 1,413,291	No
25423		Emberstone Apartments	San Antonio	Acq/Rehab	9/9/2025	Approved	247	247	Previously Approved	\$2,982,325	\$ 2,982,325	No
25469		Sacred Heart Villas	San Antonio	Acq/Rehab	10/9/2025	Approved	89	89	Category 1	\$1,035,566	\$ 1,035,566	No
25471	060617	Idlewild Apartments	Houston	Acq/Rehab	11/14/2025	Approved	250	250	Previously Approved	\$1,399,297	\$ 1,399,297	Yes
25480		Westmoreland Townhomes	Dallas	NC	11/20/2025	Approved	216	216	Previously Approved	\$3,065,774	\$ 3,065,445	No
25485		Rosemont at Miller's Pond	San Antonio	Acq/Rehab	11/19/2025	Approved	176	176	Previously Approved	\$1,507,443	\$ 1,507,443	Yes
25609	24617	The Gateway at Trinity Forest	Dallas	NC	12/2/2025	Approved	330	330	Previously Approved	\$4,514,430	\$ 4,514,387	No
25474		Central at Commerce	San Antonio	NC	12/9/2025	Approved	279	279	Previously Approved	\$4,205,378	\$ 4,186,219	No
25402		Tapestry at Katy	Katy	NC	12/10/2025	Approved	360	360	Previously Approved	\$3,954,296	\$ 3,932,722	No
25443		Taylor RAD Family Apts	Taylor	NC	12/17/2025	Approved	46	46	Category 1	\$1,036,802	\$ 1,012,036	Yes
25479		Tabor Village	Dallas	NC	12/3/2025	Approved	229	206	Previously Approved	\$2,598,977	\$ 2,598,977	No
25483		Cobblestone Manor	Fort Worth	Acq/Rehab	12/19/2025	Approved	220	220	Previously Approved	\$2,044,665	\$ 2,007,397	Yes
25473	04452	Seville Place	La Porte	Acq/Rehab	12/18/2025	Approved	180	180	Category 2	\$1,130,081	\$ 1,130,081	Yes
25494		Lakeside Lofts	San Antonio	NC	12/19/2025	Approved	336	336	Previously Approved	\$3,512,745	\$ 3,512,745	No
							6,050	6,027		69,340,160	69,236,597	

216085	21608	Fiji Lofts	Dallas	NC	TBD	Active	204	204	TBD	\$2,703,561	\$	-	N/A
25601	24613	Waters at Waterchase	Dallas	Acq/Rehab	TBD	Active	130	130	TBD	\$1,353,213	\$	-	Yes
25606	24619	Braniff Lofts	Dallas	NC	TBD	Active	48	48	TBD	\$1,280,966	\$	-	No
24605		The Preserve at Dominion Park	Houston	NC	TBD	Active	134	134	TBD	\$2,183,742	\$	-	No
25452		Timbers Edge	Beaumont	Acq/Rehab	TBD	Active	150	150	TBD	\$1,378,223	\$	-	Yes
25436		Jackson Apartments	McAllen	NC	TBD	Active	88	88	TBD	\$776,722	\$	-	Yes
25435		Sienna Villas	Freeport	Acq/Rehab	TBD	Active	156	156	TBD	\$1,183,699	\$	-	Yes
25484		Ella Apartments	Lubbock	Acq/Rehab	TBD	Active	152	152	TBD	\$1,171,123	\$	-	No
25476		Bernicia Place	Houston	NC	TBD	Active	120	120	TBD	\$2,262,208	\$	-	No
25490		Aster Villas Apartments	Pharr	NC	TBD	Active	196	196	TBD	\$1,794,968	\$	-	Yes
4499/25419		Belmont Apartments	Austin	NC	TBD	Active	348	348	TBD	\$3,058,435	\$	-	No
25491		Avanti Hills	Mesquite	NC	TBD	Active	260	260	TBD	\$3,525,639	\$	-	No
25613	24618	Torrington Wilmer	Dallas	NC	TBD	Active	300	300	TBD	\$4,194,428	\$	-	No
25477		Torrington Forest	Dallas	NC	TBD	Active	248	248	TBD	\$3,408,255	\$	-	No
25487	00011	Heritage Oaks	Kerrville	Acq/Rehab	TBD	Active	76	76	TBD	\$709,033	\$	-	Yes
25488	17242/0893	Paseo de Paz	Kerrville	Acq/Rehab	TBD	Active	76	76	TBD	\$568,048	\$	-	Yes
25489	98156	The Meadows	Kerrville	Acq/Rehab	TBD	Active	72	72	TBD	\$597,966	\$	-	Yes

Total Acq/Rehab:	29	5,346				
Total NC:	35	7,647	TOTAL	12,993	12,909	\$146,609,742 \$ 114,259,063
	64	12,993				

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	TBD	\$3,405,323	\$	-
25450		Little Elm Family Apartments	Little Elm	NC	TBD	288	288	TBD	\$5,384,306	\$	-
25460		Hays Street Apartments	Houston	NC	TBD	110	110	TBD	\$1,115,980	\$	-
25433		Brady Village	Lancaster	Acq/Rehab	TBD	60	60	TBD	\$752,709	\$	-
25434	9989	Seaport Village	Galveston	Acq/Rehab	TBD	192	192	TBD	\$1,267,031	\$	-
25441	24445	Aureus at Whisper Hills	San Marcos	NC	TBD	267	267	TBD	\$2,915,592	\$	-
25425		Bridge at Treeline	Austin	NC	TBD	330	330	TBD	\$2,443,032	\$	-
25432		Village at Meadowbend	Temple	Acq/Rehab	TBD	237	237	TBD	\$2,052,801	\$	-
25402		Enclave at Katy	Katy	NC	TBD	360	360	TBD	\$3,534,223	\$	-
25458	24452	Liberty Hill Apts	Liberty Hill	NC	TBD	324	324	TBD	\$4,486,344	\$	-
4499/25419		Belmont Apartments	Austin	NC	TBD	348	348	TBD	\$3,058,435	\$	-
25437		Manor Apartments	Austin	NC	5/23/2025	181	179	Previously Approved	\$2,902,773	\$	2,902,773
25604		Trinity Junction	Dallas	NC	TBD	300	300	TBD	\$4,371,486	\$	-
25414		Enclave at Crosby	Crosby	NC	TBD	366	366	TBD	\$3,701,470	\$	-
25454		Palms Breeze Village	Brownsville	NC	TBD	324	324	TBD	\$3,014,886	\$	-
25462	97028	Tuscany at Goldmark	Dallas	Acq/Rehab	TBD	184	183	TBD	\$2,271,676	\$	-
25459		The Foundry	Taylor	NC	TBD	321	321	TBD	\$4,367,618	\$	-
25600	24614	Waters at Arrowood	Houston	Acq/Rehab	TBD	302	302	TBD	\$2,105,730	\$	-
25481		Odem Victoria Apartments	Victoria	NC	TBD	300	300	TBD	\$2,625,990	\$	-
25475		Humble Family Apartments	Humble	NC	TBD	306	306	TBD	\$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 13600/136008 (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, Annuals 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