

**AGENDA**



**Recommendation for Council Action**

**AUSTIN CITY COUNCIL**

**Regular Meeting: September 20, 2018**

Item Number: **061**

**Item(s) to Set Public Hearing(s)**

Set a public hearing for an application to be submitted to the Texas Department of Housing and Community Affairs by RISE Residential Construction, L.P., or an affiliated entity, for the construction of a multi-family development to be known as Austin Parmer II Apartment Homes, to be located at the intersection of Bellingham and East Parmer Lane, in the City's extraterritorial jurisdiction (Suggested date and time: October 4, 2018 at 4:00p.m., Austin City Hall, 301 W. Second Street, Austin, TX).

<b>Lead Department</b>	Neighborhood Housing and Community Development.
<b>Fiscal Note</b>	This item has no fiscal impact.
<b>For More Information</b>	Rosie Truelove, Director, Neighborhood Housing and Community Development, 512-974-3064; Mandy DeMayo, Community Development Administrator, Neighborhood Housing and Community Development, 512-974-1091.

**Additional Backup Information:**

This action will set a public hearing to receive public comment to consider approval of a resolution required by the Texas Department of Housing and Community Affairs (TDHCA) 2018 Uniform Multi-family Rules. The applicant must submit to TDHCA a resolution of no objection from the applicable governing body. The property is located in the City's extraterritorial jurisdiction (ETJ).

Austin Parmer II Apartments will be a mixed-income, affordable housing community comprised

of approximately 280 new units at the intersection of Bellingham and E. Parmer Lane, in the City's ETJ. The residential units will be marketed to households earning 30% to 60% of the area median incomes. The development will offer housing convenient to the fast-growing East Austin area, all accessible to Hwy 71 and Hwy 290 from TX 130/45. Property residents will be served by the top-rated Manor ISD with good schools and amenities in reasonable driving distance on Parmer or TX 130. HUD defines this site as a Small Area Difficult Development Area (SADDA).

Major financing for the development is proposed to come from non-competitive 4% Low Income Housing Tax Credits, and Private Activity Bonds.

For more information on the proposed project, as well as socioeconomic characteristics and amenities in the surrounding area, please see the project's Development Application here: <http://austintexas.gov/page/fy-17-18-funding-applications>.