

CERTIFICATE FOR RESOLUTION

THE STATE OF TEXAS §
COUNTY OF BEXAR §
CITY OF SAN ANTONIO §

We, the undersigned officers of the City of San Antonio, Texas (the "City"), hereby certify as follows:

1. The City Council of said City convened in regular meeting on February 21, 2019 (the "Meeting"), at the designated meeting place, and the roll was called of the duly constituted officers and members of said City Council, to wit:

Ron Nirenberg	Mayor
Roberto C. Trevino	District 1 Councilmember
Art Hall	District 2 Councilmember
Rebecca J. Viagran	District 3 Councilmember
Rey Saldana	District 4 Councilmember
Shirley Gonzales	District 5 Councilmember
Greg Brockhouse	District 6 Councilmember
Ana Sandoval	District 7 Councilmember
Manny Pelaez	District 8 Councilmember
John Courage	District 9 Councilmember
Clayton Perry	District 10 Councilmember

and all of said persons were present, except N/A, thus constituting a quorum. Whereupon, among other business, the following was transacted at said Meeting: a written

**RESOLUTION RELATING TO A PUBLIC HEARING AND APPROVING
FINANCING BY THE LAS VARAS PUBLIC FACILITY CORPORATION
FOR THE BENEFIT OF ITS MULTIFAMILY HOUSING REVENUE
BONDS (WURZBACH MANOR APARTMENT) AND RELATED
MATTERS.**

(the "Resolution") was duly introduced for the consideration of said City Council. It was then duly moved and seconded that said Resolution be adopted and, after due discussion, said motion, carrying with it the adoption of said Resolution, prevailed and carried by the following vote:

AYES: All members of the City Council shown present above voted
"Aye," except as provided below:

NAYS: Ø

ABSTENTIONS: Ø

2. That a true, full and correct copy of the aforesaid Resolution adopted at the Meeting described in the above and foregoing paragraph is attached to and follows this Certificate; that said Resolution has been duly recorded in said City Council's minutes of said

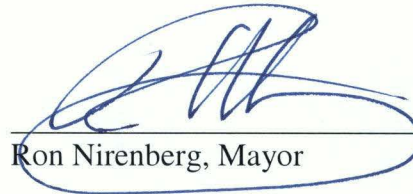
Meeting; that the above and foregoing paragraph is a true, full and correct excerpt from said City Council's minutes of said Meeting pertaining to the adoption of said Resolution; that the persons named in the above and foregoing paragraph are the duly chosen, qualified and acting officers and members of said City Council as indicated therein; that each of the officers and members of said City Council was duly and sufficiently notified officially and personally, in advance, of the time, place and purpose of the aforesaid Meeting, and that said Resolution would be introduced and considered for adoption at said Meeting, and each of said officers and members consented, in advance, to the holding of said Meeting for such purpose, and that said Meeting was open to the public and public notice of the time, place and purpose of said meeting was given, all as required by Chapter 551, Texas Government Code.

3. That the Mayor of said City has approved and hereby approves the aforesaid Resolution; that the Mayor and the City Secretary of said City have duly signed said Resolution; and that the Mayor and the City Secretary of said City hereby declare that their signing of this Certificate shall constitute the signing of the attached and following copy of said Resolution for all purposes.

SIGNED February 21, 2019.



Leticia Vacek, City Clerk



Ron Nirenberg, Mayor

RESOLUTION **2019-02-21-0022R**

APPROVING THE ISSUANCE BY THE LAS VARAS PUBLIC FACILITY CORPORATION OF ITS MULTIFAMILY HOUSING REVENUE BONDS (WURZBACH MANOR APARTMENTS) SERIES 2019 FOR PURPOSES OF SECTION 147(F) OF THE INTERNAL REVENUE CODE. AN ADMINISTRATIVE FEE OF \$2,500.00, PAYABLE BY THE LAS VARAS PUBLIC FACILITY CORPORATION, WILL BE DEPOSITED INTO THE GENERAL FUND IN ACCORDANCE WITH THE FY 2019 ADOPTED BUDGET.

* * * * *

WHEREAS, Las Varas Public Facility Corporation (the "Issuer"), a public facility corporation, created by the Housing Authority of the City of San Antonio, Texas, has induced the issuance of Multifamily Housing Revenue Bonds (Wurzbach Manor) Series 2019 (the "Bonds"), to be issued in one or more series of tax-exempt bonds in an aggregate principal amount not to exceed \$20,000,000.00. The proceeds of the Bonds will be loaned to LIH Wurzbach Manor, LP (the "Borrower"), to finance a portion of the costs of land acquisition and rehabilitation of a 161- unit residential rental development to be known as the Wurzbach Manor Apartments (the "Project"); and

WHEREAS, Section 147(f) of the United States Internal Revenue Code of 1986, as amended (the "Code"), requires the Issuer to obtain the approval of the City of San Antonio as the local jurisdiction wherein the Project is situated before the Bonds can be issued; and

WHEREAS, the City Council is informed that the requisite public hearing was held by the Issuer on January 24, 2019, at 2:00 p.m. at the offices of the Issuer, 818 S. Flores Street, San Antonio, Texas 78204, regarding the issuance of the Bonds (a copy of which is attached hereto as **Exhibit A**); **NOW, THEREFORE:**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO, TEXAS THAT:

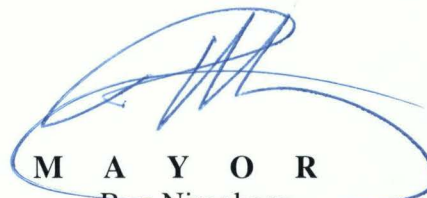
SECTION 1. The City Council gives its approval for the Issuer to issue the Bonds, the proceeds of which will be loaned to the Borrower to finance the costs of land acquisition, rehabilitation and equipping the Project located at approximately 8730 Wurzbach Road, San Antonio, Texas 78240.

SECTION 2. The Mayor and City Clerk are authorized and directed to take any action and to execute and deliver any documents that are necessary or advisable to comply with the terms of this Resolution and the issuance of the Bonds.

SECTION 3. Nothing in this Resolution shall be construed to create any obligation whatsoever of the City with respect to the repayment of the Bonds. The Bonds shall never constitute an indebtedness or pledge of the City within the meaning of any constitutional or statutory provision, and the Bonds shall never be paid in whole or in part out of any funds raised or to be raised by taxation or any other revenues of the City.

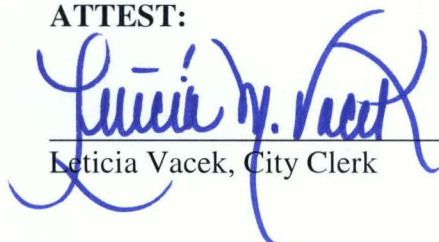
SECTION 4. This Resolution is adopted solely for the purposes of approval under Section 147(f) of the Code and shall not be construed as a representation, warranty, or other understanding of any kind by the City in respect of the Bonds or the Project. In particular, but without limiting the forgoing, this Resolution does not constitute zoning approval, approval of any building permit, or any other approval required by the City in regard to the Project.

PASSED AND APPROVED on this the 21st day of February, 2019.



M A Y O R
Ron Nirenberg

ATTEST:



Leticia Vacek, City Clerk

APPROVED AS TO FORM:



Andrew Segovia, City Attorney

Agenda Item:	21 (in consent vote: 4, 6, 7, 8, 10A, 10B, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 26)						
Date:	02/21/2019						
Time:	09:38:53 AM						
Vote Type:	Motion to Approve						
Description:	Resolution approving the issuance by the Las Varas Public Facility Corporation of its Multifamily Housing Revenue Bonds (Wurzbach Manor Apartments) Series 2019 for purposes of Section 147(f) of the Internal Revenue Code. An administrative fee of \$2,500.00, payable by the Las Varas Public Facility Corporation, will be deposited into the General Fund in accordance with the FY 2019 Adopted Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer].						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x			x	
Art A. Hall	District 2		x				x
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x				
Greg Brockhouse	District 6		x				
Ana E. Sandoval	District 7		x				
Manny Pelaez	District 8		x				
John Courage	District 9		x				
Clayton H. Perry	District 10		x				

JW
2/21/19
Item No. 21

EXHIBIT A

MEDIA SOLUTIONS

08-JAN-19 01:52 PM

Proof Confirmation

Order ID:	3003291
Notes/Comments:	
Description:	NOTICE OF PUBLIC HEARING Notice is hereby given
Caller name:	deborah champion
Fax no:	
Sales rep:	Castillo, Cynthia

Title	Publication	Class.code	Class.name	Package	Ins.date	Size	Template	CMYK	Spot
EN Classifieds	EN Classified	1526	Legals/Public Notices	Legals Liners	08-JAN-19	1 x 64	6C BasicLegal	No	-

Website	Master category	Class.code	Class.name	Package	First Ins.date	Duration	Rank	No. of clicks
Wave2	ETC.	1526	Legals/Public Notices	Legals Liners	01-08-2019	2 weeks		

Total price:	\$ 977.36
Charges:	\$ 50.00
Discounts:	\$ 0.00
Allowances:	\$ 0.00
Gross price:	\$ 1,027.36
Agency commission:	\$ 0.00
Net before tax:	\$ 1,027.36
Sales tax:	\$ 0.00
Net price:	\$ 1,027.36
Prepaid amount:	\$ 1,027.36
Amount due:	\$ 0.00

HEARST

MEDIA SOLUTIONS

San Antonio Express-News | ExpressNews.com | mySA.com

SAN ANTONIO EXPRESS NEWS AFFIDAVIT OF PUBLICATION

STATE OF TEXAS:
COUNTY OF BEXAR

Before me, the undersigned authority, a Notary Public in and for the State of Texas, on this day personally appeared Lynette Nelson, who after being duly sworn, says that she is the BOOKKEEPER of HEARST NEWSPAPERS, LLC - dba: SAN ANTONIO EXPRESS-NEWS, a daily newspaper published in Bexar County, Texas and that the publication, of which the annexed is a true copy, was published to wit:

Customer ID: 861724
Customer Name: Coats Rose
Order ID: 3003291

Publication
EN Classified

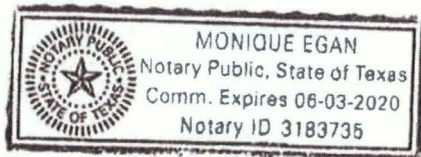
Pub Date
08-JAN-19


Lynette Nelson
Bookkeeper

Sworn and subscribed to before me, this 8 day of Jan, A.D. 2019

Notary public in and for the State of Texas





NOTICE OF PUBLIC HEARING

Notice is hereby given of a public hearing to be held by Las Varas Public Facility Corporation (the "Issuer"), a non-profit public facility corporation created by the Housing Authority of the City of San Antonio, Texas (the "Authority"), on Thursday, January 24, 2019, at 2:00PM, at the Authority's offices at 818 S. Flores Street, San Antonio, Texas 78204, with respect to an issue of multifamily housing revenue bonds (the "Bonds") to be issued by the Issuer in one or more series of tax-exempt bonds in an aggregate principal amount not to exceed \$20,000,000. The proceeds of the Bonds will be loaned to LHM Wurzbach Manor, LP (or a related person or affiliate thereof) (the "Borrower"), to finance a portion of the costs of the acquisition and rehabilitation of a multifamily residential rental development known as Wurzbach Manor Apartments (the "Development"), containing approximately 161 units and located at approximately 8730 Wurzbach Road, San Antonio, Texas. The Bonds will be issued pursuant to the provisions of the Texas Public Facility Corporations Act, Local Government Code, Chapter 303, Vernon's Texas Code, as amended (the "Act"). The Bonds are expected to be issued as "exempt facility bonds" for a qualified residential rental project pursuant to Section 142(a)(7) and (d) of the Internal Revenue Code of 1986, as amended (the "Code"). The initial legal owner of the Development will be the Borrower identified above.

All interested persons are invited to attend such public hearing to express their views with respect to the Development and the issuance of the Bonds. Questions or requests for additional information may be directed to Mr. Timothy Alcott, Housing Authority of the City of San Antonio, Texas, 818 S. Flores Street, San Antonio, Texas 78204 or (210) 477-6633.

Persons who intend to appear at the hearing and express their views are invited to contact Mr. Alcott in writing or by telephone in advance of the hearing. Any interested persons unable to attend the hearing may submit their views in writing to Mr. Alcott prior to the date scheduled for the hearing.

This notice is published and the above-described hearing is to be held in satisfaction of the requirements of Section 147(f) of the Internal Revenue Code of 1986, as amended, regarding the public approval prerequisite to the exclusion from gross income for federal income tax purposes of the interest on the Bonds, other than any taxable bonds.