

(Do Not Write Above This Line)

10-R-1040

A RESOLUTION BY COMMUNITY DEVELOPMENT/HUMAN RESOURCES COMMITTEE

A RESOLUTION TO ENDORSE AN APPLICATION BY NEW COLUMBIA RESIDENTIAL, LLC TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS FOR 2010 LOW-INCOME HOUSING TAX CREDITS FOR CONSTRUCTION OF THE COLUMBIA TOWNHOMES AT EDGEWOOD LOCATED AT 19-62 HUTCHINSON ST, NE AND 18-54 MONTGOMERY ST, NE, ATLANTA, GEORGIA; AND FOR OTHER PURPOSES.

ADOPTED BY

JUN 07 2010

COUNCIL

- CONSENT REFER
- REGULAR REPORT REFER
- ADVERTISE & REFER
- 1st ADOPT 2nd READ & REFER
- PERSONAL PAPER REFER

Date Referred \_\_\_\_\_

Referred To: \_\_\_\_\_

Date Referred \_\_\_\_\_

Referred To: \_\_\_\_\_

Date Referred \_\_\_\_\_

Referred To: \_\_\_\_\_

First Reading

Committee \_\_\_\_\_

Date \_\_\_\_\_

Chair \_\_\_\_\_

Referred To \_\_\_\_\_

Committee 28 MK

Date 6/1/10

Chair [Signature]

Action [Signature]

Fav, Adv, Hold (see rev. side)

Other \_\_\_\_\_

Members [Signature]

[Signature]

[Signature]

[Signature]

[Signature]

Refer To \_\_\_\_\_

Committee \_\_\_\_\_

Date \_\_\_\_\_

Chair \_\_\_\_\_

Action \_\_\_\_\_

Fav, Adv, Hold (see rev. side)

Other \_\_\_\_\_

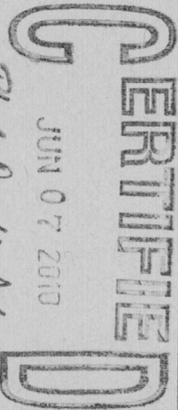
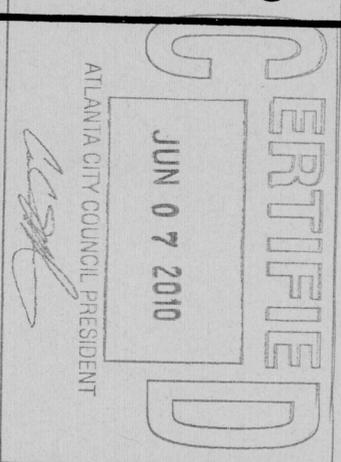
Members \_\_\_\_\_

Refer To \_\_\_\_\_

FINAL COUNCIL ACTION

- 2nd
- 1st & 2nd
- 3rd
- Consent
- V Vote
- RC Vote

CERTIFIED



MAYOR'S ACTION

APPROVED

JUN 16 2010

WITHOUT SIGNATURE BY OPERATION OF LAW

**A RESOLUTION  
BY COMMUNITY DEVELOPMENT/HUMAN RESOURCES COMMITTEE**

**A RESOLUTION TO ENDORSE AN APPLICATION BY NEW COLUMBIA RESIDENTIAL, LLC TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS FOR 2010 LOW-INCOME HOUSING TAX CREDITS FOR CONSTRUCTION OF THE COLUMBIA TOWNHOMES AT EDGEWOOD II LOCATED AT 19-62 HUTCHINSON ST, NE AND 18-54 MONTGOMERY ST, NE, ATLANTA, GEORGIA; AND FOR OTHER PURPOSES.**

**WHEREAS**, The Housing Tax Credit Program allocates federal and state tax credits to owners of qualified rental properties who reserve all or a portion of their units for occupancy for low income tenants; and

**WHEREAS**, New Columbia Residential, LLC is applying to the Georgia Department of Community Affairs (“DCA”) for low-income housing tax credits (“LIHTC”) for construction of an anticipated fifty unit multifamily residential development located at 19-62 Hutchinson Street, NE and 18-54 Montgomery Street, NE, Atlanta, GA; and

**WHEREAS**, a summary of the application is attached hereto as Exhibit “A”; and

**WHEREAS**, DCA has established certain regulations whereby LIHTC applications must be formally endorsed by the governing authority of the pertinent municipality or county; and

**WHEREAS**, neighborhood planning unit O has reviewed the application; and

**WHEREAS**, the City of Atlanta desires to endorse the application of New Columbia Residential, LLC for this project.

**THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA, HEREBY RESOLVES** to endorse the application of New Columbia Residential, LLC to the Georgia Department of Community Affairs for 2010 low-income housing tax credits for construction of the Columbia Townhomes at Edgewood II located at 19-62 Hutchinson Street, NE and 18-54 Montgomery Street, NE., Atlanta Georgia as more fully set forth in Exhibit “A”.

**BE IT FINALLY RESOLVED**, the Mayor, or his designee, is authorized to sign all required endorsement documents.

A true copy,

*Rhonda Dauphin Johnson*  
Municipal Clerk

ADOPTED by the Atlanta City Council  
RETURNED WITHOUT SIGNATURE OF THE MAYOR  
APPROVED as per City Charter Section 2-403

JUN 07, 2010

JUN 16, 2010



## Exhibit A

### Project Description for Tax Credits

#### Columbia Townhomes at Edgewood II

Applicant New Columbia Residential, LLC, proposes to develop Columbia Townhomes at Edgewood II as a new multi-family community. 80% of the apartments will be affordable at rents for families earning up to 60% of area median household income and 20% of the apartments will be market rate. The development will include community space, and amenities particularly suited to families.

Street Address:	19-62 Hutchinson St., NE, 30307 18-54 Montgomery St., NE, 30307
Zoning:	Multi-Family Residential – 3 – with conditions (MR-3-C)
NPU:	O
Construction Type:	New Construction
Number of Units:	50
Unit Mix:	40 units (80%) LIHTC 10 units (20%) Market Rate
Bedroom Mix:	1BR @ 753 sq. ft. = 26 2BR @ 1143 sq. ft. = 14 3BR @ 1500 sq. ft. = 10
Total Acreage:	2.36 acres
Amenities:	Energy Efficient Appliances Central Heating and Air On-site Laundry Covered Pavilion or Gazebo Leasing Office and Community Center Complete built in Sprinkler System
Construction Start Date:	August 2011
Construction Completion Date:	August 2012

RCS# 282  
6/07/10  
3:18 PM

Atlanta City Council

REGULAR SESSION

CONSENT I                    EXCEPT 10-O-0877,10-O-0923,10-R-1000

ADOPT

YEAS: 13  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 2  
EXCUSED: 1  
ABSENT 0

Y Smith	E Archibong	Y Moore	Y Bond
Y Hall	Y Wan	Y Martin	NV Watson
Y Young	Y Shook	Y Bottoms	Y Willis
Y Winslow	Y Adrean	Y Sheperd	NV Mitchell

CONSENT I

		<b>06-07-10</b>
<b>ITEMS ADOPTED ON CONSENT</b>	<b>ITEMS ADOPTED ON CONSENT</b>	<b>ITEMS ADVERSED ON CONSENT</b>
1. 10-O-0628	43. 10-R-0969	69. 10-R-0995
2. 10-O-0629	44. 10-R-0970	70. 10-R-0996
3. 10-O-0631	45. 10-R-0971	71. 10-R-0997
4. 10-O-0634	46. 10-R-0972	72. 10-R-0998
5. 10-O-0635	47. 10-R-0973	73. 10-R-0999
6. 10-O-0734	48. 10-R-0974	74. 10-R-1001
7. 10-O-0864	49. 10-R-0975	75. 10-R-1002
8. 10-O-0865	50. 10-R-0976	76. 10-R-1003
9. 10-O-0866	51. 10-R-0977	77. 10-R-1004
10. 10-O-0867	52. 10-R-0978	78. 10-R-1005
11. 10-O-0807	53. 10-R-0979	79. 10-R-1006
12. 10-O-0879	54. 10-R-0980	80. 10-R-1007
13. 10-O-0901	55. 10-R-0981	81. 10-R-1008
14. 10-O-0902	56. 10-R-0982	82. 10-R-1009
15. 10-O-0927	57. 10-R-0983	83. 10-R-1010
16. 10-R-0935	58. 10-R-0984	84. 10-R-1011
17. 10-R-1038	59. 10-R-0985	85. 10-R-1013
18. 10-R-1039	60. 10-R-0986	86. 10-R-1014
19. 10-R-1040	61. 10-R-0987	87. 10-R-1015
20. 10-R-0643	62. 10-R-0988	88. 10-R-1016
21. 10-R-0645	63. 10-R-0989	89. 10-R-1017
22. 10-R-0954	64. 10-R-0990	90. 10-R-1018
23. 10-R-0955	65. 10-R-0991	91. 10-R-1019
24. 10-R-0956	66. 10-R-0992	92. 10-R-1020
25. 10-R-1037	67. 10-R-0993	93. 10-R-1021
26. 10-R-0951	68. 10-R-0994	94. 10-R-1022
27. 10-R-1048		95. 10-R-1023
28. 10-R-0937		96. 10-R-1024
29. 10-R-0943		97. 10-R-1025
30. 10-R-0941		98. 10-R-1026
31. 10-R-0942		99. 10-R-1027
32. 10-R-1042		100. 10-R-1028
33. 10-R-1043		101. 10-R-1029
34. 10-R-1044		102. 10-R-1031
35. 10-R-1045		103. 10-R-1032
36. 10-R-1049		104. 10-R-1033
37. 10-R-0963		105. 10-R-1034
38. 10-R-0964		106. 10-R-1035
39. 10-R-0965		107. 10-R-1036
40. 10-R-0966		
41. 10-R-0967		
42. 10-R-0968		