

11- R-0819

(Do Not Write Above This Line)

A RESOLUTION BY  
COMMUNITY DEVELOPMENT/HUMAN  
RESOURCES COMMITTEE

A RESOLUTION TO ENDORSE AN  
APPLICATION BY ATLANTA  
NEIGHBORHOOD DEVELOPMENT  
PARTNERSHIP, INC. TO THE GEORGIA  
DEPARTMENT OF COMMUNITY AFFAIRS  
FOR 2011 LOW-INCOME HOUSING TAX  
CREDITS FOR A RESIDENTIAL  
REHABILITATION PROJECT, MOORES  
MILL VILLAGE APARTMENTS LOCATED  
AT 2453 CORONET WAY, NW, ATLANTA,  
GEORGIA; AND FOR OTHER PURPOSES.

ADOPTED BY  
JUN 06 2011  
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 CDHR  
 Date 5/31/11  
 Chair James M. Sherard  
 Action Fav, Adv, Hold (see rev. side)  
 Other \_\_\_\_\_  
 Members Walter A. Anderson  
Cheryl G. Jones  
Clifford A. Hester  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Refer To \_\_\_\_\_

Committee \_\_\_\_\_  
 Date \_\_\_\_\_  
 Chair \_\_\_\_\_  
 Action \_\_\_\_\_  
 Fav, Adv, Hold (see rev. side) \_\_\_\_\_  
 Other \_\_\_\_\_  
 Members \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Refer To \_\_\_\_\_

Committee \_\_\_\_\_  
 Date \_\_\_\_\_  
 Chair \_\_\_\_\_  
 Action \_\_\_\_\_  
 Fav, Adv, Hold (see rev. side) \_\_\_\_\_  
 Other \_\_\_\_\_  
 Members \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Refer To \_\_\_\_\_

Committee \_\_\_\_\_  
 Date \_\_\_\_\_  
 Chair \_\_\_\_\_  
 Action \_\_\_\_\_  
 Fav, Adv, Hold (see rev. side) \_\_\_\_\_  
 Other \_\_\_\_\_  
 Members \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Refer To \_\_\_\_\_

FINAL COUNCIL ACTION

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

CERTIFIED

CERTIFIED  
 JUN 06 2011  
 ATLANTA CITY COUNCIL PRESIDENT  
*[Signature]*

CERTIFIED  
 JUN 06 2011  
*Renee Daughin Johnson*  
 MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED

JUN 15 2011

WITHOUT SIGNATURE  
BY OPERATION OF LAW



Municipal Clerk  
Atlanta, Georgia

11- R -0819

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

**A RESOLUTION TO ENDORSE AN APPLICATION BY ATLANTA NEIGHBORHOOD DEVELOPMENT PARTNERSHIP, INC. TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS FOR 2011 LOW-INCOME HOUSING TAX CREDITS FOR A RESIDENTIAL REHABILITATION PROJECT, MOORES MILL VILLAGE APARTMENTS LOCATED AT 2453 CORONET WAY, NW , 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**, the Atlanta Neighborhood Development Partnership Inc. is applying to the Georgia Department of Community Affairs (“DCA”) for low-income housing tax credits (“LIHTC”) for rehabilitation of a one hundred and six unit multi-family complex located at 2453 Coronet Way, Atlanta, GA; and

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

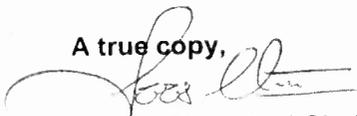
**WHEREAS**, DCA has established certain regulations that require that local governments in which LITHC projects are to be located have the opportunity to comment on such projects or provide a resolution of support to formally endorse the project by the local governing authority; and

**WHEREAS**, neighborhood planning unit C has reviewed the application for this project; and

**WHEREAS**, the City of Atlanta desires to endorse the application of the Atlanta Neighborhood Development Partnership Inc. for this project.

**THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA, HEREBY RESOLVES** to endorse the application of the Atlanta Neighborhood Development Partnership Inc. to the Georgia Department of Community Affairs for 2011 low-income housing tax credits for a residential multi-family rehabilitation project of one hundred and six units located at 2453 Coronet Way, 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,  
  
Deputy Municipal Clerk

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

June 06, 2011

June 15, 2011

RCS# 1077  
6/06/11  
2:28 PM

Atlanta City Council

REGULAR SESSION

CONSENT I

ADOPT

YEAS: 12  
NAYS: 0  
ABSTENTIONS: 0  
NOT VOTING: 1  
EXCUSED: 0  
ABSENT 3

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

CONSENT I



ATLANTA  
NEIGHBORHOOD  
DEVELOPMENT  
PARTNERSHIP, INC.

Building the region's future,  
neighborhood by neighborhood

EXHIBIT A



**MOORES MILL VILLAGE APARTMENTS  
Project Description**

2011 Application for Low Income Housing Tax Credits

The Atlanta Neighborhood Development Partnership, Inc. a non-profit developer, proposes to form a joint venture with a private developer to substantially rehabilitate Moores Mill Village Apartments, located at 2453 Coronet Way, NW, Atlanta GA 30318. The property is an existing 172-unit mixed income housing complex providing housing for families.

Moores Mill is a preservation project since it is an existing tax credit property now in the 15<sup>th</sup> year of the tax credit compliance period. In recent years, ANDP has worked to stabilize the property because it has struggled as a result of a combination of factors including: level-to-declining rents, sluggish rental demand in the sub-market, an extremely high mortgage interest rate, climbing maintenance costs due to age, and skyrocketing utility bills (especially water). Because of these circumstances, it is critical that new sources of funding are identified for redevelopment.

Upon completion of the renovated complex, the property will continue to serve families in a more attractive and open environment. Exterior entries and stairwells will be redesigned and oriented towards parking areas as well as courtyards where appropriate. The redesigned site plan will include more greenspace as a result of demolishing several buildings along the CSX rail right of way that is adjacent to the site. This selective demolition will also result in a deconcentration of units - approximately 106 reconfigured floor plans (down from the existing 172 units).

At least 15% of the units will serve households who earn less than 50% of AMI, and remaining units will serve households who earn less than 60% of AMI as well as some market rate. The property will include a variety of amenities, as indicated in the description below.

**Representative of**

**Owner:**

ANDP, Inc.  
Tayani Suma, Director of Housing Development  
[tsuma@andpi.org](mailto:tsuma@andpi.org)  
404-420-1607

**Address:**

2453 Coronet Way, NW  
Atlanta, GA 30318

