

**RESOLUTION NO. R-2025-8**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TYLER, TEXAS, INDICATING SUPPORT FOR THE APPLICATION OF TARGET BUILDERS LLC AND ITS AFFILIATES, AN AFFORDABLE RENTAL HOUSING DEVELOPMENT KNOWN AS PIONEER CROSSING, TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR THE 2025 COMPETITIVE NINE-PERCENT HOUSING TAX CREDITS, APPROVING A WAIVER OF DEVELOPMENT /PERMIT FEES IN THE AMOUNT OF \$500.00, AUTHORIZING THE MAYOR AND/OR DESIGNATED CITY STAFF TO TAKE ALL NECESSARY OR APPROPRIATE ACTIONS ASSOCIATED THEREWITH; AND ESTABLISHING AN EFFECTIVE DATE.**

**WHEREAS**, it is the intent of the City Council to promote the general public welfare; and

**WHEREAS**, it is the intent of the City Council to promote and encourage affordable housing; and

**WHEREAS**, Target Builders LLC and its affiliates have proposed the construction of the development of affordable rental housing known as Pioneer Crossing located at Lots 10 and 11 of NCB 1404-A (Glascow Road) in the City of Tyler, Smith County, Texas; and

**WHEREAS**, Target Builders LLC and its affiliates have communicated that they intend to submit an application to the Texas Department of Housing and Community Affairs for 2025 Housing Tax Credits for the Pioneer Crossing development; and

**WHEREAS**, Target Builders LLC and its affiliates have requested a waiver of development/permit fees in the amount of \$500.00 for the Pioneer Crossing development as a commitment of development funding from the City of Tyler, Texas; and

**WHEREAS**, as noted in Tyler City Code Section 1-9, the City Council has the authority to refund, transfer or waive any fee when, in its sole discretion, it determines that circumstances justify such action in order to promote a public purpose or the public welfare; and

**WHEREAS**, the City of Tyler, Texas has the authority to defer development fees on the property located at Lots 10 and 11 of NCB 1404-A (Glascow Road), Tyler, Texas;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TYLER, TEXAS:**

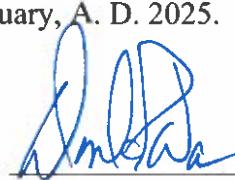
**Part 1:** That the City of Tyler, acting through its governing body, hereby confirms that it supports the proposed Pioneer Crossing proposed to be located at Lots 10 and 11 of NCB 1404-A (Glascow Road) and that this formal action has been taken to put on record the opinion expressed by the City of Tyler on February 12, 2025.

**Part 2:** That the City Council, as governing body of the City of Tyler, Texas, hereby adopts this Resolution as evidence to its commitment of funds in the amount of \$500.00 to be provided to the development in the form of a waiver of development /permit fees.

**Part 3:** That for and on behalf of the governing body, Donald P. Warren, Mayor, and/or designated City Staff, is hereby authorized, empowered and directed to certify this Resolution to the Texas Department of Housing Community Affairs and to take all other necessary or appropriate steps or actions associated with this development funding.

**Part 4:** That this Resolution shall be effective immediately upon adoption.

**PASSED AND APPROVED**, this 12<sup>th</sup> day of February, A. D. 2025.



DONALD P. WARREN, MAYOR  
OF THE CITY OF TYLER, TEXAS

ATTEST:



APPROVED:

  
DEBORAH G. PULLUM,  
CITY ATTORNEY