

STATE OF GEORGIA  
COUNTY OF FULTON

**A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SANDY SPRINGS,  
GEORGIA TO SUPPORT THE CONSTRUCTION OF AFFORDABLE HOUSING  
UNITS FOR OLDER PERSONS**

**WHEREAS**, the governing authority of the City of Sandy Springs, Georgia (the "City") has been informed by the Housing Authority of Fulton County, Georgia, as Owner, a public body corporate and politic, duly organized and validly existing pursuant to the Constitution and laws of the State of Georgia (the "Authority"), and The Benoit Group, LLC (the "Developer"), an Atlanta Georgia based for-profit organization, that it is seeking low income housing tax credits as an integral part of the financing package for renovation of up to 100 housing units for older persons, located at 144 Allen Road, Sandy Springs, Georgia, said project known as "Allen Road"; and

**WHEREAS**, it is estimated by the Developer that the planning, design, and construction of Allen Road will require expenditures currently estimated at \$10.2 million; and

**WHEREAS**, Allen Road will consist of approximately 2.26 acres and is zoned A-L as stated by the Developer; and

**WHEREAS**, the City understands that the proposed project is conditioned upon approval by U.S. Department of Housing and Urban Development ("HUD") of the conversion to Project Based Rental Assistance under the HUD Rental Assistance Demonstration Program ("RAD"); and

**WHEREAS**, the 2013 allocation plan for tax credits towards developments of the type described gives additional consideration to any financing application which has the support of the official governing body of the jurisdiction in which the development is located, and such consideration significantly increases the likelihood of the project becoming a reality; and

**WHEREAS**, the City of Sandy Springs understands that the rehabilitation will be for housing for older persons of Allen Road and will include the following proposals, as presented by the Developer:

1. That the estimated cost will be approximately \$55,000 per unit;
2. That a number of amenities and supportive services have been incorporated into the development. Services include planned social and recreational activities, semi-monthly arts and crafts classes, computer training, and exercise classes.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Sandy Springs, Georgia, and it is hereby resolved, only for the purposes of the Authority's and Developer's Application for Georgia Department of Community Affairs Qualified Allocation Plan tax credit assistance, by the authority of the same, that:

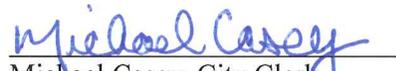
The City Council of the City of Sandy Springs, Georgia will support, to the extent allowed by state and local laws, including full compliance with all applicable local zoning and land use regulations, the redevelopment of The Allen Road Community as proposed by the Housing Authority of Fulton County, Georgia, as Authority, and The Benoit Group, as Developer, as housing for older persons development. This support is provided for the project as outlined and shall not constitute an endorsement or approval of the proposal or approval of the development entity and its capacity to develop the project as outlined.

RESOLVED this the 21<sup>st</sup> day of May, 2013.

Approved:

  
Eva Galambos, Mayor

Attest:

  
Michael Casey, City Clerk

(Seal)

