

June 24, 2026

**WHEREAS**, the City of Dallas Housing Finance Corporation (DHFC or Issuer) intends to issue obligations in an aggregate principal amount not to exceed \$75,000,000.00 (Bonds); proceeds of the Bonds will be loaned to Fairfield Affordable Housing Fund Tranche XV LLC and/or their affiliate(s) (collectively referred to as “Borrower”) to finance a portion of development of units for an affordable multifamily complex to be known as Hall Street Apartments and to be located at or near 1823 North Hall Street, Dallas, Texas 75204 (Development); and

**WHEREAS**, Section 147(f) of the Internal Revenue Code of 1986, as amended (Code), requires that any issue of tax-exempt multifamily housing revenue bonds be approved, after a public hearing following reasonable public notice, by the applicable elected representative of the governmental unit on behalf of which such bonds are issued and having jurisdiction of the area in which the multifamily project is located; and

**WHEREAS**, the DHFC is a public instrumentality of the City of Dallas organized under the Texas Housing Finance Corporations Act, Chapter 394 of the Texas Local Government Code (Act); and

**WHEREAS**, the Act requires the City of Dallas to approve the issuance of bonds by the DHFC to finance the construction and development of a multifamily residential development to be owned by the DHFC; and

**WHEREAS**, for purposes of compliance with Section 147(f) of the Code, a public hearing with respect to the Bonds and the Development was held on April 8, 2026, following publication of reasonable public notice in the *Dallas Morning News*, a newspaper of general circulation within the City of Dallas, on April 1, 2026, and a summary of the proceedings of such public hearing has been provided to the City Council of the City of Dallas (Governing Body); and

**WHEREAS**, the Borrower will submit an application for the allocation of \$75,000,000.00 in private activity bonds to the Texas Bond Review Board (TBRB).

**Now, Therefore,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** That, for purposes of Section 147(f) of the Code, the Governing Body, acting as the applicable elected representative, as defined by Section 147(f)(2)(E) of the Code, does hereby approve the issuance of the Bonds by DHFC in an amount not to exceed \$75,000,000.00, the proceeds of which will be loaned to Borrower to finance a portion of the cost for the development of approximately 354 unit affordable multifamily complex to be known as Hall Street Apartments located at or near 1823 North Hall Street, Dallas, Texas 75204.

June 24, 2026

**SECTION 2.** That the approval of the City of Dallas is for the sole purpose of satisfying the conditions and requirements of Section 147(f) of the Code and is not to be construed as an undertaking by the City of Dallas. The Bonds are not issued by, or on behalf of, the City of Dallas. The Bonds shall not constitute a liability, an indebtedness, or obligation of the City of Dallas nor shall any of the assets of the City of Dallas be pledged to pay the Bonds. The City's name will not appear on the Bonds. The Bonds shall specifically provide that the Bonds are not a debt of the City of Dallas, Dallas County or the State of Texas and that the City of Dallas, Dallas County and State of Texas are not liable with respect to the Bonds. The City of Dallas is not responsible for the payment of the Bond obligations nor to fulfill DHFC's authority under any documents related to the Bonds or the Development.

**SECTION 3.** That notice of the TEFRA public hearing with respect to the bonds and the Development was published in the *Dallas Morning News* on April 1, 2026, and on April 8, 2026, the public hearing was held with no outside participants in attendance, and thus no comments made.

**SECTION 4.** That to the extent applicable, the City Council of the City of Dallas hereby approves the application of the Act to the property on which the Development will be constructed and grants approval for the use of the proceeds of bonds issued by the DHFC pursuant to the act to finance construction of the Development.

**SECTION 5.** That it is FURTHER RESOLVED that for and on behalf of the Governing Body, the Mayor or the City Manager are hereby authorized, empowered and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

**SECTION 6.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.