

**RESOLUTION 2026-06**

**A RESOLUTION AUTHORIZING THE WAIVER OF DEVELOPMENT OR PERMIT FEES TO PROMOTE THE REHABILITATION OF AFFORDABLE HOUSING AT CASA DE VALLE IN RIO HONDO, TEXAS**

**WHEREAS**, HVM 2026 Rio Hondo, LLC has proposed the rehabilitation of affordable rental housing at 201 Morning Glory Drive--the "Casa de Valle" in the City of Rio Hondo, Cameron County, Texas; and

**WHEREAS**, HVM 2026 Rio Hondo, LLC has advised that it intends to submit an application to the Texas Department of Housing and Community Affairs for 2026 Competitive 9% Housing Tax Credits for the Casa de Valle development.

**WHEREAS**, HVM 2026 Rio Hondo, LLC has requested a waiver of development/permit fees up to the amount of \$250.00 for the Casa de Valle development as a commitment of development funding from the City of Rio Hondo, Texas; and

**WHEREAS**, the City of Rio Hondo, Texas has the authority to defer development fees for public purposes, such as the provision of affordable housing, and which the City finds would be realized by the rehabilitation of the Casa de Valle development located at 201 Morning Glory Drive; and

**WHEREAS**, the City of Rio Hondo finds that such waiver is in the best interests of the City of Rio Hondo public safety, health, and general welfare in that it would enable HVM 2026 Rio Hondo, 2026 to allocate more resources to rehabilitation activities;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF RIO HONDO, TEXAS, THAT:**

1. The City Commission of the City of Rio Hondo finds the above recitals to be true and are incorporated herein for all purposes.
2. This resolution is hereby adopted as evidence to its commitment of funds in the amount of \$250.00 to be provided to the development in the form of a waiver of development/permit fees.
3. That, as provided for in 10 TAC §11.3(c), is the City Commission expressly acknowledged and confirmed that the City of Rio Hondo has more than twice the state average of units per capita supported by Housing Tax Credits or Private Activity Bonds.
4. That the City of Rio Hondo hereby supports the proposed application by HVM Rio Hondo 2026, LLC for the Casa de Valle development, and confirms that its governing body has voted specifically to approve the application for the rehabilitation of the development and to authorize an allocation of Housing Tax Credits for the Development pursuant to Tex. Gov't Code §2306.6703(a)(4).
5. That, for and on behalf of the Governing Body, the City Commission of Rio Hondo, **Gustavo Olivares, Mayor** is hereby authorized, empowered, and directed to certify these resolutions to the Texas Department of Housing and Community Affairs.

This resolution shall take effect immediately and upon passage.

**PASSED, APPROVED and ADOPTED** this 24<sup>th</sup> day of February 2026 at a regular meeting of the City Commission of Rio Hondo.

  
Gustavo Olivares, Mayor

  
City Administrator

Seal