



Mission Provide opportunities for lower income residents of the State of Texas to live in decent and safe housing that they can afford located in communities of which they can be proud.

Creation The Texas Housing Foundation was created to provide a tool to create, develop, administer, manage, and provide services to affordable housing projects through related business entities and for the residents and communities in which they are located. Through 2018, over \$400 million financed to develop/acquire over 3600 units of affordable workforce and senior housing across the state of Texas.

Vision We envision communities in which families and individuals, senior citizens and children, independent and interdependent citizens, live and grow in homes and neighborhoods that are comfortable and valuable.

Brand *Raising the Standard of Living*

Leadership THF is governed by a 6-member board of directors appointed by the County Commissioners of each participating county; as well as an appointed Resident Commissioner. Currently Bastrop, Blanco, Burnet, Llano and Williamson Counties participate within the organizational structure of the Texas Housing Foundation.

Goals **CREATE OPPORTUNITIES**
Single-family and multifamily residences that meet the needs of lower income residents for decent and affordable housing.

CREATE VALUE
Residential properties that are assets to our residents and our neighborhoods.

CREATE QUALITY
Residents are customers who have choices. Their satisfaction is our business.

Attitude Care for our customers.
Exceed others' expectations.
Challenge the commonplaces.
Beat the benchmarks.
Surpass our standards.
Create local accountability.

Community Resource Centers of Texas, Inc. The Texas Housing Foundation, through a wholly owned subsidiary, currently operates and fully underwrites a one-stop social service outreach serving Blanco, Burnet, Llano and Williamson Counties with participating non-profit and state agencies all housed under one roof.

Affiliated Businesses The Texas Housing Foundation also collaborates with other municipalities, foundations, service providers and through joint ventures with private developers to develop, finance, and manage affordable housing projects.

TEXAS
HOUSING FOUNDATION
 RAISING THE STANDARD OF LIVING

**Achievements,
 Properties Managed**

- 1995 Developed 24 3BR duplex units in Marble Falls with a commercial bank loan, HOME, and AHP financing.
- 1997 – 2001 Built 24 3BR homes in an infill subdivision in Marble Falls with a HOME interim construction fund and private mortgages.
- 1998 Developed 54 townhouses with local bank tax-exempt financing
- 2000 Co-developed 76-unit seniors apartments in Kingsland with LIHTC.
- 2001 Co-developed 48-unit seniors project in Fredericksburg with LIHTC.
- 2003 Co-developed 76-unit seniors project in Marble Falls with LIHTC.
- 2004 Co-developed 124-unit family project in Marble Falls with PAB+LIHTC
 Co-developed 76-unit family project in Kingsland with LIHTC
- 2005 Co-developed 44-unit seniors project in Fredericksburg with LIHTC
- 2008 Co-developed 28-unit family project in Johnson City with HOME
- 2010 Co-developed 76-unit family project in Liberty Hill with LIHTC
 Co-developed 64-unit family project in Llano with LIHTC/HOME
 Co-developed 112-unit family project in Waco with LIHTC/HOME
 Acquired 64-unit family project in San Marcos developed with LIHTC
- 2011 Co-developed 80-unit family project in Marble Falls with LIHTC/HOME
 Co-developed 64-unit family project in Canadian with LIHTC/HOME
- 2012 Co-developed 20-unit Phase II family project in Johnson City w/HOME
 Co-developed 16-unit Phase III family project in Johnson City w/HOME
- 2013 Co-developed 48-unit family project in Blanco with 538/HOME
 Co-developed 180-unit family project in Georgetown with PAB/LIHTC
- 2014 Co-developed 264-unit family project in Midland with PAB/LIHTC
- 2016 Co-developed 72-unit family project in Brady with LIHTC
- 2017 Acquired 60-unit family project in Brady with LIHTC
 Acquired 372-unit portfolio in Lubbock with LIHTC
 Acquired 352-unit Catholic Charities portfolio with PAB/LIHTC
- 2018 Acquired 302-unit family units in Austin with PAB/LIHTC
 Acquiring 556-unit USDA portfolio across Texas with PAB/LIHTC
 Co-developing 50-unit family project in Rockport with GLO
 Co-developing 80-unit family project in Lamesa with LIHTC
 Co-developing 204-unit family project in Midland with PAB/LIHTC

Contact

Mark A. Mayfield, President and Chief Executive Officer
 Texas Housing Foundation
 1110 Broadway
 Marble Falls, Texas 78654
 Tel (830) 693-8100 Fax (830) 798-1036
 Email mmayfield@txhf.org
www.txhf.org