



September 20, 2021

Hal Hawes  
Williamson County, General Counsel  
Office of Williamson County Judge  
710 S. Main Street, Suite 101  
Georgetown, Texas 78626

Re: Capital Area Housing Finance Corporation  
Multifamily Housing Revenue Bonds  
(The Narrows Apartments)

Dear Mr. Hawes:

The Capital Area Housing Finance Corporation (the "*Corporation*") will issue the above captioned Bonds in an aggregate principal amount not to exceed \$50,000,000 in order to provide funds to finance the cost of a residential development that will provide decent, safe and sanitary housing at affordable prices for residents within the Corporation's jurisdiction. The development will be located in the City of Hutto, Williamson County. The Bonds will be a special limited obligation of the Corporation payable solely from the collateral pledged to secure the Bonds. The sponsoring local political subdivisions of the Corporation are not in any way liable for the payment of the Bonds.

In connection with the issuance by the Corporation of the above-referenced Bonds, enclosed herewith are two (2) copies of the (i) General and No Litigation Certificate (the "*General Certificate*") and (ii) Certificate of Approval (the "*Approval*") for execution by Judge Gravell as the County Judge of the County of Williamson. I have included below for your convenience a description of the legal requirements behind the General Certificate and the Approval.

The General Certificate is required by 1 TX A.D.C. §53.229 (or 15 Tex. Reg. 6289) and must be submitted to the Attorney General of the State of Texas, who will approve all documentation relating to the Bonds prior to the issuance of the Bonds. Paragraph 8 of the General Certificate specifically gives the Attorney General the right to date the General Certificate on the date of closing. **Please do not date this Certificate.**

The Approval is required by Section 147(f) of the Internal Revenue Code of 1986, as amended (the “Code”). The Code requires that you, as the chief elected executive officer of the County of Hays and “applicable elected representative” thereof, approve the issuance of the Bonds after a public hearing following reasonable public notice. The Corporation conducted a public hearing on September 15, 2021, which was held telephonically by dialing into a toll-free number (the “Public Hearing”). A notice for the Public Hearing was published in the *Austin American-Statesman* on September 8, 2021. The minutes of the public hearing are enclosed.

Please review the General Certificate and the Approval and call me at (512) 349-9104 with any questions or comments you may have. Otherwise, if all is in order, please execute both signature pages for the General Certificate and the Approval and return them to Chapman and Cutler LLP, Bond Counsel to the Corporation, using the enclosed prepaid Federal Express envelope for delivery no later than Friday, October 29, 2021.

CAPITAL AREA HOUSING FINANCE  
CORPORATION

By   
M. John Trofa  
General Counsel

Enclosures

cc: Jim Shaw, Executive Director of Capital Area HFC

## GENERAL AND NO LITIGATION CERTIFICATE OF WILLIAMSON COUNTY

We hereby certify that we are duly elected or appointed and acting officers of Williamson County, Texas (the "*County*"). We do hereby further certify that:

1. This Certificate is for the benefit of the Attorney General of the State of Texas (the "*Attorney General*") and all persons interested in the validity of the proceedings of the Capital Area Housing Finance Corporation (the "*Corporation*") related to the issuance by the Corporation of its multifamily housing revenue bonds entitled "Capital Area Housing Finance Corporation Multifamily Housing Revenue Bonds (The Narrows Apartments)" issued in one or more series (the "*Bonds*").

2. The Commissioners Court (the "*Governing Body*") of the County authorized the membership of the County in the Corporation, a joint housing finance corporation created pursuant to the Texas Housing Finance Corporations Act, Chapter 394, Local Government Code, as amended (the "*Act*"), and approved the Articles of Incorporation and Bylaws of the Corporation (and all amendments thereto).

3. The County has appointed Commissioner Russ Boles to act as a member of the board of directors of the Corporation. The individual is a resident of a city or county which is a member of the Corporation.

4. The Governing Body has taken no action pursuant to the Act, including Section 394.016(c) thereof, or otherwise, to limit the effectiveness of the resolution authorizing the issuance of the Bonds or in any way affecting the proceedings relating to the issuance of the Bonds.

5. The Governing Body has not created any other Corporation that currently has the power to make home mortgages or loans to lending institutions, the proceeds of which are to be used to make home mortgage or loans on residential developments.

6. No litigation is pending, or to our knowledge threatened, in any court in any way affecting the existence of the Corporation or seeking to restrain or to enjoin the issuance, sale or delivery of the Bonds, or in any way contesting or affecting the validity or enforceability of the Bonds or the financing documents to which the Corporation is a party, or contesting in any way the completeness or accuracy of any disclosure document prepared in connection with the issuance of the Bonds, or contesting the powers of the Corporation or its authority with respect to the financing documents to which it is party.

7. Each of the undersigned officers of the County hereby certifies that he or she is the duly elected or appointed incumbent of the office appearing below his or her signature and that the signature of the other officer appearing below is the true and correct signature of such person.

8. The Attorney General of the State of Texas is hereby authorized and directed to date this certificate concurrently with the date of his approval of the Bonds and this Certificate shall

be deemed for all purposes to be accurate and correct on and as of that date and on and as of the date of the initial issuance and delivery of the Bonds to the initial purchasers thereof.

9. By his or her signature hereto, the undersigned representative of the Governing Body assumes no liability whatsoever with respect to the Bonds. The Bonds are not an indebtedness of the Governing Body or the County and the Governing Body and the County shall have no liability therefor.

[Remainder of Page Intentionally Left Blank]

EXECUTED AND DELIVERED AS OF THE DATE SET FORTH BELOW.

WILLIAMSON COUNTY, TEXAS

By \_\_\_\_\_  
Judge Bill Gravell

ATTEST

By \_\_\_\_\_  
[Deputy] County Clerk

DATED: \_\_\_\_\_  
[TO BE DATED BY ATTORNEY  
GENERAL OF THE STATE OF TEXAS]

**CERTIFICATE OF APPROVAL  
FOR ISSUANCE OF TAX-EXEMPT MULTIFAMILY HOUSING REVENUE BONDS**

I, the chief elected executive officer of Williamson County, Texas, elected at-large by the voters of Williamson County, Texas, make this certificate solely to satisfy the requirements of Section 147(f) of the Internal Revenue Code of 1986, as amended, with respect to the proposed issuance of one or more series of tax-exempt multifamily housing revenue bonds by the Capital Area Housing Finance Corporation (the "*Corporation*") in an aggregate face amount of not more than \$37,700,000 (The Narrows Apartments) (the "*Bonds*"). The Bonds will be issued for the benefit of Roers Hutto Apartments Owner LLC or an affiliate thereof (the "*Borrower*"), in connection with the construction of an approximately 300-unit multifamily housing development to be generally located at 300 CR 137 (generally east of CR 137 and west of Farley Middle School), Hutto, Texas 78634 (the "*Development*"). The Borrower will own the Development and the land on which the Development will be located.

A public hearing was held on behalf of Williamson County, Texas, by James E. Shaw, the designated hearing officer, as described in the attached Certificate of Hearing Officer. As the "applicable elected representative" of Williamson County, Texas, I approve the issuance of the Bonds in the amount and for the purpose described above.

This approval is not: (1) a warranty by Williamson County, Texas, the County Judge of Williamson County, Texas, or of any agency, political subdivision, or instrumentality of the State of Texas that the Bonds will be paid or that any of the obligations assumed in connection with issuance of the Bonds will in fact be performed; (2) a pledge of the faith and credit of the State of Texas or of any agency, political subdivision, or instrumentality the State of Texas; or (3) a warranty of the validity of the corporate existence of the Corporation or of the Bonds themselves.

IN WITNESS WHEREOF, I have officially signed my name in Williamson County, Texas, on the date set forth below.

---

Judge Bill Gravell  
Williamson County, Texas

Dated: \_\_\_\_\_, 2021

## CERTIFICATE OF HEARING OFFICER

I, the undersigned, acting as hearing officer (the "*Hearing Officer*"), do hereby make and execute this certificate for the benefit of all persons interested in the proposed Capital Area Housing Finance Corporation Multifamily Housing Revenue Bonds (The Narrows Apartments) to be issued in a principal amount not to exceed \$37,700,000 (the "*Bonds*") for the benefit of Roers Hutto Apartments Owner LLC, or an affiliate thereof, in connection with the acquisition, construction and equipping of an approximately 300-unit multifamily housing development to be generally located at 300 CR 137 (generally east of CR 137 and west of Farley Middle School), Hutto, Texas 78634 (the "*Development*").

I hereby certify as follows:

1. That I am the duly appointed Hearing Officer for the public hearing that was held on September 15, 2021, at 10:00 a.m. Central time telephonically whereby all interested persons could monitor and participate in the hearing by calling (800) 330-3765 (a toll-free telephone number) and entering 312-845-3277, followed by a pound key (#), in connection with the issuance of the Bonds.

2. That notice of the public hearing was published no less than 7 days before the date of the public hearing in a newspaper or newspapers of general circulation available to residents of Williamson County, Texas, as described in *Exhibit A* attached hereto; the notice included the date, time and place of the public hearing, the location, a description of the Development and the maximum aggregate principal amount of the Bonds.

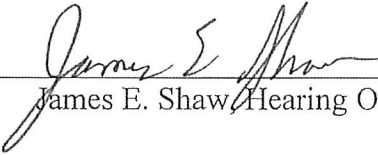
3. That all interested persons appearing at the public hearing were given an opportunity to comment on the proposed issuance of the Bonds and the Development. The names and comments of all interested persons appearing at the public hearing, if any, are set forth in *Exhibit A* attached hereto.

4. That after giving all interested persons an opportunity to attend the hearing telephonically by dialing into the toll-free telephone conference line number noted above and comment, the public hearing was declared closed.

5. That a copy of the Affidavit of Publication of Notice of Public Hearing is set forth in *Exhibit B* attached hereto.

[Remainder of Page Intentionally Left Blank]

WITNESS MY HAND this 15th day of September, 2021.

  
James E. Shaw, Hearing Officer

## EXHIBIT A

### MINUTES OF PUBLIC HEARING

A public hearing was held by the Capital Area Housing Finance Corporation (the "*Issuer*") telephonically whereby all interested persons could monitor and participate in the hearing by calling (800) 330-3765 (a toll-free telephone number) and entering 312-845-3277, followed by a pound key (#), on September 15, 2021, beginning at 10:00 a.m. Central time.

The hearing was held with respect to the proposed issuance by the Issuer of not to exceed \$37,700,000 of its Multifamily Housing Revenue Bonds (The Narrows Apartments) (the "*Bonds*") in satisfaction of the requirements of Section 147(f) of the Internal Revenue Code of 1986, as amended, regarding the public approval prerequisite to the excludability of the interest on the Bonds from gross income for federal income tax purposes.

The Notice of Public Hearing published in the *Austin American-Statesman* on September 8, 2021 indicated that the proceeds of the Bonds will be used to finance the acquisition, construction and equipping of The Narrows Apartments (the "*Development*"), located within the geographic limits of Williamson County, Texas, by Roers Hutto Apartments Owner LLC, or an affiliate thereof (the "*Borrower*").

Present at the hearing on behalf of the Issuer were James E. Shaw, the hearing officer for the Issuer (the "*Hearing Officer*"), M. John Trofa, general counsel to the Issuer, Tim Nelson of Hilltop Securities Inc., financial advisor to the Issuer, Ryan J. Bowen and Evelyn Irwin of Chapman and Cutler LLP, bond counsel to the Issuer, and Ross Stiteley of Roers Companies, an affiliate of the Borrower.

The Hearing Officer called the meeting to order and asked if there were any interested persons present who wished to express their views with respect to the issuance of the Bonds, or the Development being financed.

No one expressed an interest to speak.

Whereupon the Hearing Officer closed the public hearing at 10:15 a.m.

EXHIBIT B

AFFIDAVIT OF PUBLICATION OF NOTICE OF PUBLIC HEARING

# Austin American-Statesman

statesman.com

## PROOF OF PUBLICATION STATE OF TEXAS

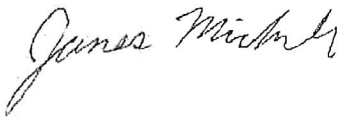
### PUBLIC NOTICE

Before the undersigned authority personally appeared James Mickler, who on oath says that he/she is a Legal Advertising Agent of the Austin American-Statesman, a daily published newspaper that is generally circulated in Bastrop, Bell, Blanco, Burnet, Caldwell, Comal, Coryell, Fayette, Gillespie, Guadalupe, Hays, Kerr, Lampasas, Lee, Llano, Milam, Travis, and Williamson Counties, and State of Texas, and that the attached advertisement was published in said newspaper, to wit: MILLER ADVERTISING - LEGAL, first published in issue dated 09/08/2021, last published in issue dated 09/08/2021, published 1 time(s), and that the attached is a true copy of said advertisement.

MILLER ADVERTISING - LEGAL  
10 ROCKEFELLER PLAZA, STE 1016  
12TH FLOOR  
NEW YORK, NY 10020

Invoice/Order Number:	0000658422
Ad Cost:	\$573.50
Paid:	\$0.00
Balance Due:	\$573.50

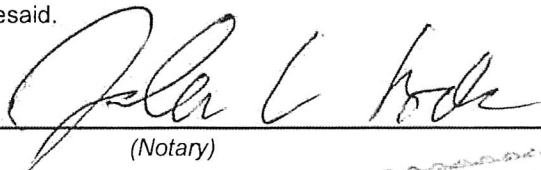
Signed \_\_\_\_\_



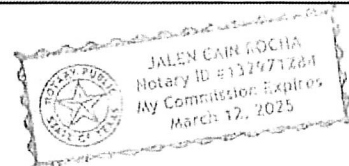
(Legal Advertising Agent)

Sworn or affirmed to, and subscribed before me, this 9th day of September, 2021 in Testimony whereof, I have hereunto set my hand and affixed my official seal, the day and year aforesaid.

Signed \_\_\_\_\_



(Notary)



Please see Ad on following page(s).

**CAPITAL AREA HOUSING FINANCE CORPORATION  
NOTICE OF PUBLIC HEARING**

In accordance with Section 147(f) of the Internal Revenue Code of 1986, as amended (the "Code"), notice is hereby given that the Capital Area Housing Finance Corporation (the "Corporation") will hold a public hearing telephonically at 10:00 a.m. Central time on Wednesday, September 15, 2021. All persons interested may monitor and participate in the hearing by calling (800) 330-3765 (a toll-free telephone number) and entering 312-845-3277, followed by a pound key (#) promptly at 10:00 a.m. Central time on Wednesday, September 15, 2021. The Corporation's designated hearing officer will conduct the hearing on behalf of the Texas Counties of Bastrop, Blanco, Burnet, Caldwell, Fayette, Hays, Lee, Llano, Williamson and the Texas City of San Marcos (the "Sponsoring Political Subdivisions").

The purpose of the hearing is to provide residents of the Sponsoring Political Subdivisions an opportunity to comment on the proposed issuance by the Corporation of its Multifamily Housing Revenue Bonds to be issued in one or more series (the "Bonds") in an aggregate face amount of not more than \$37,700,000. The Bonds will be issued for the benefit of Roers Hutto Apartments Owner LLC, or an affiliate thereof (the "Borrower"), in connection with the acquisition, construction and equipping of a multifamily housing development to be generally located at 300 CR 137 (generally east of CR 137 and west of Farley Middle School), Hutto, Texas 78634 and consisting of approximately 300 units (the "Development"). The Borrower will own the Development and the land on which the Development will be situated.

The Bonds will be limited obligations of the Corporation, payable solely from the revenues, receipts and resources of the Corporation pledged to their payment. The Bonds will not constitute an indebtedness or obligation of any of the Sponsoring Political Subdivisions (or any other city, county or other municipal or political corporation or subdivision of the State of Texas) or of the State of Texas, or a loan of credit of any of them, within the meaning of any constitutional or statutory provision.

All interested persons are invited to attend the hearing telephonically by dialing into the toll-free telephone conference line number noted above and will be given the opportunity to express their views on the proposed issuance of the Bonds at a designated point in the public hearing. Questions or written comments prior to the date of the hearing may be directed to the Capital Area Housing Finance Corporation, 4101 Parkstone Heights Drive, Suite 280, Austin, Texas 78746, Attention: James E. Shaw at (512) 347-9953.

**pets - animals**

**dogs**

**BLUE HEELER PUPPIES**, Shetland/Wormer, Paws 1500ea. Call 979-712-1561

**adorable!**

English Bulldog pups, 7 Females, 3 Males, 4 & 5 weeks old, AKC Unlimited registration, Microchipped, Vet checked. Ready for delivery. Ph: 830-547-2107 (from coast)

**German Shepherd Pups, AKC**, Parents on site, from Kriator Kennels, Vet references, health guaranteed. \$250 & up. 830-777-9889

**legal notice**

**Notice of Requests for Proposals from Subcontractors**

Weaver & Jacobs Construction, Inc., the Construction Manager at Risk, will accept proposals for the following Subcontractors for the **Lago Vista High School Addition and Renovation** located at 4000 P.M. Highway 14, 78754. This is an all phases of work including selective demolition of portions of the existing school.

Bids should be submitted to: **Brandon Morris**, Weaver & Jacobs Construction, Inc., 391 Cooperative Way, Cuero, TX 77954. Ph: 361-277-3300 Fax: 361-277-2724 e-mail: bmmorris@weaverandjacobs.com

Interested bidders may obtain bidding documents by visiting the Construction Manager for instructions or going to [www.wandj.com](http://www.wandj.com) or [www.wandj.com/omph](http://www.wandj.com/omph). There are no paper plans being issued in accordance with the Administration Code Chapter 2261, in determining when to award a contract, the Construction Manager may consider any relevant factor a private business entity would consider in selecting a vendor. The Construction Manager reserves the right to reject any or all proposals, to waive any irregularities in the proposal process and to accept the best value to the Owner.

09-09-0821  
09-09-0821-01

**Request for Qualifications**

The Upper Brushy Creek WCD, a local government, is requesting Qualifications from Accounting Firms for consulting services.

Interested firms or individuals may obtain a copy of the complete Request for Qualifications (RFQ) on the District website at [ubcdams.org/212/bidding](http://ubcdams.org/212/bidding)

All questions regarding the RFQ should be directed to Lisa Miravet, District Clerk by email at: [lisa.miravet@ubcdca.org](mailto:lisa.miravet@ubcdca.org)

**Maltese male & female puppies** ready to come home with you. Registered, vaccinated and health guaranteed. Non-bleeding, obedient and happy-go-lucky. Located NW of Austin in Jonestown. Call or text 512-696-1137 for an appointment to meet them in person. Details at [www.prettiestpuppies.com](http://www.prettiestpuppies.com)

**Welsh Cocker Spaniel**, 2115 W. Newland Lane, Austin, TX 78728, 512-778-9214, [www.prettiestpuppies.com](http://www.prettiestpuppies.com)

**Black 2008 Dodge Durango**, 2079 W. 20th Street, Austin, TX 78704, 512-778-9214, [www.prettiestpuppies.com](http://www.prettiestpuppies.com)

When this notice is sent gives the vehicle owner a fact sheet with the purpose of the vehicle. Additionally, failure to file this vehicle is a violation of all right, title, or interest in the vehicle and personal property and to offer to sell the vehicle at a public sale.

09-09-0821  
09-09-0821-01

**RHODESIAN RIDGEBACK PUPPIES** Ready Oct 2021 in Colorado. \$2000. [ridgedbackcolorado@gmail.com](mailto:ridgedbackcolorado@gmail.com)

**antique/classic/collectible**

1998 Mercedes Benz CLK-230, 50K original miles. Metallic Black, runs like a top. \$12,999-17,999

1998 Mercedes Benz CLK-230, 50K original miles. Metallic Black, runs like a top. \$12,999-17,999

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1998 Mercedes Benz CLK-230, 50K original miles. Metallic Black, runs like a top. \$12,999-17,999

**recreational**

**recreation other/rec**

Santa Cruz 2021 Tallboy 4 CC XLT Carbon Fiber, Medium Size, 2000, white, 100, full suspension, \$11,000! Call 512-629-2200

**automotive**

1998 Mercedes Benz CLK-230, 50K original miles. Metallic Black, runs like a top. \$12,999-17,999

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**automotive**

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1998 Mercedes Benz CLK-230, 50K original miles. Metallic Black, runs like a top. \$12,999-17,999

**vehicle wanted**

\*\* ALL CASH! \$500-\$7500 \*\* Car/Trucks, 2000 & Up, Running/Not, All Makes & Models, Monthly Service, 7 days a wk 8am-9pm. 512-629-7917

Have you ever heard a stand up comic talk about all the "stuff" people collect? We buy stuff even though we have no room for stuff. It's so funny because we can all relate. Well, we can help you clean out some of that stuff and make a little money in the process. Call or go online to place your merchandise ad today.

# DAILY LAW JOURNAL

## texas alcoholic beverage commission

**Application has been made with the Texas Alcoholic Beverage Commission for a [BG and MB] by [BLUEFIN AUSTIN LLC] dba [BLUEFIN SUSHI BAR & RAMEN], to be located at [5400 BRODIE LN, STE.1200], [SUNSET VALLEY], [TRAVIS], Texas. Officers of said corporation [ANDRE DINATA] are [OWNER].**

09-09-0821  
09-09-0821-01

**Application has been made with the Texas Alcoholic Beverage Commission for an MB Mixed Beverage Permit by Mariley Figueroa Hernandez dba Los Jarochos Dos Inc, to be located at 13609 N IH 35 B, Austin, Travis County, Texas. Officers of said corporation are Mariley Figueroa Hernandez/Director.**

09-09-0821  
09-09-0821-01

**Application has been made with the Texas Alcoholic Beverage Commission for an MB Mixed Beverage Permit with Late Hours by Dayana Figueroa dba Sabor Veracruz Inc, to be located at 12601 TECH RIDGE BLVD STE. A100, Austin, Travis County, Texas. Officers of said corporation are Dayana Figueroa/Director.**

09-09-0821  
09-09-0821-01

Have inter-office communications become more aggressive than the local college football game? If so, check out the help wanted ads in the Classifieds to find something new. Something you won't need shoulder pads and a face mask for!

Mr. Richard W. Thompson  
2711 Lakota Ridge, Suite 118  
Austin, Travis County, TX 78734

Dated the 31st day of August, 2021.

NGER, BECK, WEBSTER, BENNETT & SCROGGINS, a professional corporation  
By Matthew G. Lueters  
State Bar No. 24099888  
Attorneys for Richard W. Thompson.

## WATER DISTRICT NOTICE OF PUBLIC HEARING ON TAX RATE

The Tanglewood Forest Limited District will hold a public hearing on a proposed tax rate for the tax year 2021 on Wednesday, September 15, 2021, at 6:00 p.m., at the Tanglewood Pool House, 9809 Curlew Drive, Austin, Texas. Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in the taxable value of all other property determines the distribution of the tax burden among all property owners.

**FOR the proposal:** Directors Peterson, Dowling, Krueger and Schauer  
**AGAINST the proposal:** None  
**PRESENT and not voting:** None  
**ABSENT:** None

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

	Last Year	This Year
Total tax rate (per \$100 of value)	\$0.1896/\$100	\$0.01865
Difference in rates per \$100 of value		-\$0.0031
Percentage increase/decrease in rates (+/-)		-1.6350%
Average appraised residence homestead value	\$283,260	\$337,001
General homestead exemptions available (excluding 65 years of age or older or disabled person's exemptions)	\$29,099	\$58,069
Average residence homestead taxable value	\$254,161	\$52,778,932
Tax on average residence homestead	\$481.89	\$520.21
Annual increase/decrease in taxes if: proposed tax rate is adopted (+/-) and percentage of increase (+/-)		+\$38.32 +7.95%

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Board of Directors proposes to use the tax increase for the purpose of raising funds to repair, replace, or upgrade aging District facilities.

**NOTICE OF VOTE ON TAX RATE**

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than eight percent, an election must be held to determine whether to approve the operation and maintenance tax rate under Section 49.23601, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

## CAPITAL AREA HOUSING FINANCE CORPORATION NOTICE OF PUBLIC HEARING

In accordance with Section 143.01 of the Internal Revenue Code of 1986, as amended (the "Code"), notice is hereby given that the Capital Area Housing Finance Corporation (the "Corporation") will hold a public hearing telephonically at 10:00 a.m. Central time on Wednesday, September 15, 2021. All persons interested may attend and participate in the hearing by calling (800) 330-3165 at least 10 business days prior to the date of the hearing. The Corporation's designated hearing officer will conduct the hearing on behalf of the Texas Courts of Banking, Branch, Curlew, Fayette, Live Oak, Williamson and the Texas City of San Marcos (the "Sponsoring Fiscal Subdivisions").

## CAPITAL AREA HOUSING FINANCE CORPORATION NOTICE OF PUBLIC HEARING

In accordance with Section 143.01 of the Internal Revenue Code of 1986, as amended (the "Code") and Section 384 of the Internal Revenue Code of 1986, as amended (the "Code"), notice is hereby given that the Capital Area Housing Finance Corporation (the "Corporation") will hold a public hearing telephonically at 10:00 a.m. Central time on Friday, September 17, 2021. All persons interested may attend and participate in the hearing by calling (800) 330-3165 at least 10 business days prior to the date of the hearing. The Corporation's designated hearing officer will conduct the hearing on behalf of the Texas Courts of Banking, Branch, Curlew, Fayette, Live Oak, Williamson and the Texas City of San Marcos (the "Sponsoring Fiscal Subdivisions").

## notice to creditor

**notice to creditor**

**NOTICE TO CREDITORS**

Notice is hereby given that on the 25th day of August, 2021, I, the undersigned, as Independent Executor of the Estate of Mary C. Thompson, deceased, have filed with the Probate Court No. 1 of Travis County, Texas, a copy of the Will of the said Mary C. Thompson, and the same is on file in said Court, and pending in said Court, and that the same holds such terms.

## texas alcoholic beverage commission

**"Application has been made with the Texas Alcoholic Beverage Commission for a Winery Permit (G) by US Natural Wine LLC, dba US Natural Wine, to be located at 9705 Burnet Road Suite 406, Austin, Travis County, Texas. Members of said corporation are Angelica McPhee and Jake Raymond."**

09-09-0821  
09-09-0821-01

**Public Notice**

**Notice of Public Hearing**

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS THAT THE CITY OF CEDAR PARK SHALL HOLD PUBLIC HEARINGS ON:

**Z-21-011**

A request by Becky LTD to rezone approximately 13.67 acres from Urban Residential (UR) to Planned Development (PD) located north of the intersection of South Lokene Blvd and Old Mill Road.

Agent: Diane Bernot  
Phone: (512) 215-1433



**SUP-21-003**

A request by Tom Davis for a Special Use Permit (SUP) to allow the outdoor commercial amusement, minor use for approximately 4.32 acres located at 1601 Clover Lane.

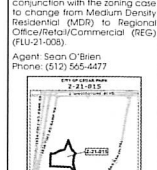
Agent: Anthony Godde  
Phone: (972) 822-1682



**Z-21-015**

A request by Karen Kerr Weaver to rezone approximately 1.40 acres from Development Reserve (DR) to General Business (GB) located at 560 Spanish Oak Estates Drive. There is also a Future Land Use Plan (FLUP) amendment in conjunction with the zoning case to change from Medium Density Residential (MDR) to Regional Office/Retail/Commercial (ROC) (RU-21-008).

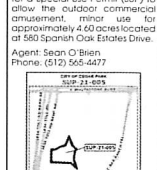
Agent: Sean O'Brien  
Phone: (512) 565-4477



**SUP-21-005**

A request by Karen Kerr Weaver for a Special Use Permit (SUP) to allow the outdoor commercial amusement, minor use for approximately 1.60 acres located at 560 Spanish Oak Estates Drive.

Agent: Sean O'Brien  
Phone: (512) 565-4477



**Z-21-012**

A request by First Cedar Park Capital Funding LLC to rezone approximately 7.80 acres from Professional Office (PO) to General Business (GB) located at the southwest corner of Arrow Point Drive and East Whitestone Blvd. There is also a Future Land Use Plan (FLUP) amendment in conjunction with the zoning case to change from Local Office/Retail/Commercial (LOC) to Regional Office/Retail/Commercial (ROC) (RU-21-009).

Agent: Nikette Meade  
Phone: (512) 992-6001

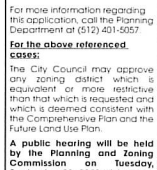


For more information regarding this application, call the Planning Department at (512) 401-5058.

**Z-21-012**

A request by First Cedar Park Capital Funding LLC to rezone approximately 7.80 acres from Professional Office (PO) to General Business (GB) located at the southwest corner of Arrow Point Drive and East Whitestone Blvd. There is also a Future Land Use Plan (FLUP) amendment in conjunction with the zoning case to change from Local Office/Retail/Commercial (LOC) to Regional Office/Retail/Commercial (ROC) (RU-21-009).

Agent: Nikette Meade  
Phone: (512) 992-6001



For more information regarding this application, call the Planning Department at (512) 401-5058.

**FOR THE ABOVE REFERENCED CASES:**

The City Council may approve any zoning district which is equivalent or more restrictive than that which is requested and which is deemed consistent with the Comprehensive Plan and the Future Land Use Plan.

A public hearing will be held by the Planning and Zoning Commission on Tuesday, September 21, 2021 at 6:30 PM. A public hearing will be held by the City Council on Thursday, October 14, 2021 at 6:00 PM.

Council action and second reading may be considered at the meeting following the public hearing (October 21, 2021).

Cedar Park Council Chambers 450 Cypress Creek Road, Building 4 Cedar Park, Texas

**Virtual Meeting Information**

Due to the coronavirus pandemic, these public meetings may be held virtually. Please refer to our website for the most up-to-date information regarding these public meetings.

RS: <https://mg.cedarparktx.gov/Meeting>  
City Council: <https://www.cedarparktx.gov/government/mayor-and-city-council/city-council-agendas-meeting-documents>

Publication Date: September 8, 2021

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