

1                   **A RESOLUTION CONSENTING TO AND RATIFYING THE USE OF**  
2                   **FULTON COUNTY AD VALOREM PROPERTY TAX INCREMENT FOR**  
3                   **FIVE PROJECTS LOCATED IN WESTSIDE TAX ALLOCATION DISTRICT**  
4                   **NUMBER 1 - ATLANTA/WESTSIDE.**

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6                   **WHEREAS**, pursuant to the Redevelopment Powers Law (O.C.G.A. § 36-44-1, *et seq.*, as  
7                   amended), the City of Atlanta (the “City”), pursuant to Resolution No. 92-R-1575 adopted by the  
8                   Atlanta City Council (the “City Council”) on December 7, 1992 and approved by the Mayor of the  
9                   City (the “Mayor”) on December 15, 1992, (i) created the Techwood Park Urban Redevelopment Area  
10                  and Tax Allocation District Number One - Atlanta/Techwood Park (the “Techwood Redevelopment  
11                  Area”), (ii) adopted the Techwood Park Urban Redevelopment Plan (the “Techwood Redevelopment  
12                  Plan”), and (iii) created Tax Allocation District Number One - Atlanta/Techwood Park (the “Techwood  
13                  TAD”); and

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15                  **WHEREAS**, pursuant to Resolution No. 98-R-0777, adopted by the City Council on July 6,  
16                  1998 and approved by the Mayor on July 13, 1998, as amended (the “Westside Resolution”), the City,  
17                  among other matters, (i) renamed the Techwood Redevelopment Area as The Westside Redevelopment  
18                  Area and Tax Allocation Bond District (Tax Allocation District Number 1, as Amended -  
19                  Atlanta/Westside) (the “Westside Redevelopment Area”), (ii) renamed the Techwood Redevelopment  
20                  Plan as The Westside Redevelopment Plan and Tax Allocation Bond District (Tax Allocation District  
21                  Number 1, as Amended - Atlanta/Westside) (the “Westside Redevelopment Plan”), (iii) amended the  
22                  Techwood TAD and established The Westside Tax Allocation Bond District Number 1, As Amended  
23                  - Atlanta/Westside (the “Westside TAD”), and (iv) expanded the boundaries of the Westside TAD so  
24                  as to include certain distressed and vacant properties; and

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26                  **WHEREAS**, the City appointed The Atlanta Development Authority d/b/a Invest Atlanta as  
27                  its redevelopment agent (the “Redevelopment Agent”) pursuant to the Redevelopment Powers Law for  
28                  the purpose of implementing the redevelopment initiatives set forth in the Westside Redevelopment  
29                  Plan; and

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31                  **WHEREAS**, pursuant to Resolution No. 98-1452, adopted on November 18, 1998, as amended  
32                  by Resolution No. 05-0851 adopted on July 20, 2005 and Resolution No. 08-1010 adopted on  
33                  December 17, 2008 (collectively, the “County Resolution”), the Board of Commissioners of Fulton  
34                  County consented to the inclusion of its *ad valorem* property taxes in the computation of the tax  
35                  allocation increment for the Westside TAD, with certain conditions, through December 31, 2038; and

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37                  **WHEREAS**, pursuant to the County Resolution, projects financed after December 31, 2018  
38                  with Fulton County *ad valorem* property tax increment generated within the Westside TAD shall be  
39                  subject to review by the County regarding the terms of its participation in the redevelopment efforts of  
the Westside TAD; and

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41                  **WHEREAS**, the Redevelopment Agent has requested that the Board of Commissioners  
42                  consent to and ratify the use of Fulton County *ad valorem* property tax increment to fund five projects  
43                  approved by its Board of Directors, located in the Westside TAD: (i) a \$900,000 grant to the Westside  
44                  Acquisitions I, LLC d/b/a Westside Future Find from the Westside TAD Ascension Fund to construct a  
45                  thirty-three (33) unit multifamily rental housing facility in the English Avenue neighborhood located at 839  
46                  Joseph E. Boone Boulevard, Atlanta, Georgia 30318; (ii) a \$640,000.00 grant to Westside Acquisitions I,  
LLC d/b/a Westside Future Fund to construct two buildings, each consisting of twelve (12) multifamily

47 housing units to be located at 646 Echo Street, NW, Atlanta, Georgia 30318; (iii) a \$66,000.00 grant to  
48 oaksATL Community Development, LLC to construct a three-story, mixed-use development located at 557  
49 Lindsay Street, Atlanta, Georgia 30314; (iv) a \$250,000.00 grant to the National Center for Civil and  
50 Human Rights Foundation, Inc./National Center for Civil and Human Rights, Inc., to construct a new  
51 23,898 square feet educational, training, and conference facilities located at 100 Ivan Allen Jr., Blvd.,  
52 Atlanta, Georgia 30313; and (v) a \$1,000,000.00 grant to construct a small multifamily development located  
53 at 385 Joseph E. Lowery Boulevard, Atlanta, Georgia 30318 (collectively the “Projects”) as further  
54 described in the Resolutions of the Redevelopment Agent and accompanying Fact Sheets attached  
55 collectively as Exhibit A and incorporated herein by reference; and  
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57 **WHEREAS**, the Board of Commissioners finds that it is in the public interest to consent to  
58 and ratify the use of Fulton County *ad valorem* property tax increment to fund such projects.  
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60 **NOW, THEREFORE, BE IT RESOLVED**, by the Board of Commissioners of Fulton County,  
61 Georgia, that Westside Tax Allocation District grants approved by the Redevelopment Agent on  
62 November 16, 2023: (i) a Grant not to exceed Nine Hundred Thousand and No/100 Dollars (\$900,000)  
63 to assist in the construction, installation, and equipping of the a new 33- unit mixed-use development  
64 in the English Avenue neighborhood located at 839 Joseph E. Boone Boulevard, Atlanta, Georgia 30318;  
65 (ii) a Grant not to exceed Six Hundred Forty Thousand Dollars (\$640,000.00) to assist in the  
66 construction, installation, and equipping of a new multifamily residential development complex  
67 located at 646 Echo Street, Atlanta, Georgia 30318; and that Grant approved by the Redevelopment  
68 Agent on January 18, 2024; (iii) an additional Grant not to exceed Sixty-Six Thousand Dollars  
69 (\$66,000.00) to construct a three-story small mixed-use development located at 557 Lindsay Street,  
70 Atlanta, Georgia 30314; (iv) a Grant not to exceed Two Hundred Fifty Thousand Dollars (\$250,000.00)  
71 to help finance an expansion of the National Center for Civil and Human Rights located at 100 Ivan  
72 Allen Jr., Boulevard; and (v) a Grant not to exceed One Million Dollars (\$1,000,000.00) to renovate  
73 and construct a small multifamily development located at 385 Joseph E. Lowery Boulevard, Atlanta,  
74 Georgia 30318; all Grants approved by the Redevelopment Agent at its November 16, 2023, January  
75 18, 2024 February 15, 2024 and March 21, 2024 Board Meetings, which will ultimately lead to the  
76 production of affordable multifamily housing, are hereby ratified, approved, and consented to pursuant  
77 to and in accordance with the County Resolution.  
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79 **BE IT FURTHER RESOLVED**, that all provisions of the County Resolution shall remain in  
80 full force and effect.  
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82 **BE IT FURTHER RESOLVED**, that any act consistent with the authority of this Resolution  
83 and taken prior to the effective date of this Resolution is hereby ratified and confirmed.  
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85 **BE IT FURTHER RESOLVED**, that any and all resolutions or parts of resolutions in conflict  
86 with this Resolution shall be and the same hereby are rescinded.  
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88 **BE IT FINALLY RESOLVED**, that this Resolution shall be in full force and effect  
89 immediately upon its adoption.

90           **PASSED AND ADOPTED** by the Board of Commissioners of Fulton County, Georgia,  
91 this 1<sup>st</sup> day of May, 2024.

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**FULTON COUNTY BOARD OF COMMISSIONERS**

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*Tonya R. Grier*

The seal is circular with a rope-like border. Inside the border, the words "BOARD OF COMMISSIONERS" are written at the top and "FULTON COUNTY" at the bottom. In the center, there is a smaller square containing a map of the county.

Tonya R. Grier  
Clerk to the Commission  
of Fulton County, Georgia

SPONSORED BY:

*Dana Barrett*

Dana Barrett, Commissioner (District3)

APPROVED AS TO FORM:

*Y. Soo Jo*

Y. Soo Jo  
County Attorney

ITEM # 24-0315 FRM 5/1/24  
FIRST REGULAR MEETING