

RESOLUTION NO. 3369

**RESOLUTION APPROVING LOAN FUNDS AND THE
EXECUTION AND DELIVERY OF LOAN DOCUMENTS FOR HOUSING
ALEXANDRIA'S GLEBE-MOUNT VERNON DEVELOPMENT**

WHEREAS, Housing Alexandria ("HALX") (Alexandria Housing Development Corporation) is a Virginia non-stock and nonprofit corporation, which is committed to developing and maintaining affordable housing opportunities in the City of Alexandria, Virginia;

WHEREAS, in October 2024 HALX began implementing the multi-phase Glebe-Mount Vernon redevelopment on land it assembled at the intersection of Mount Vernon Avenue and Glebe Road. When complete the 3.2-acre site will offer 495 affordable rental units and more than 20,000 square feet of community-serving commercial space;

WHEREAS, prior Council actions in 2022, 2023 and 2024 included development approvals and multi-year funding commitments related to land acquisition, infrastructure work, and ultimately construction of Building One (the Sansé Apartments). Sansé will deliver 416 affordable units this year, with marketing and lease up of the first phase beginning this Spring;

WHEREAS, Building Two (Naja Apartments) will deliver 79 affordable rental units and approximately 15,750 square feet of first floor commercial space along Mount Vernon Avenue. Across the development, all units will be affordable at or below 80% of Area Median Income, with more than 75% at or below 60% AMI and approximately 25% at or below 40% AMI. More than half of the units are two- and three-bedroom family-sized apartments;

WHEREAS, Council has approved approximately \$79.7 million in funding support to date, and the project is both on schedule and on budget. The current \$4 million loans request is consistent with the funding plan presented by HALX in 2022 and represents the final installment of City funding; and

WHEREAS, HALX has requested a City Housing Opportunities Fund (HOF) loan of up to \$4 million to facilitate funding for construction of the Naja building, the final phase of the Glebe-Mount Vernon Development in Arlandria.

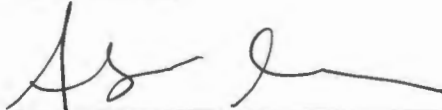
**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY
OF ALEXANDRIA, VIRGINIA:**

1. It is found and determined that the best interests of the City and its citizens will be served by the agreement by the City Council to provide loan funds in the amount set forth above and to execute documents related thereto with HALX or an entity which is managed and controlled by HALX.
2. The City Manager is hereby authorized and directed to execute and deliver the necessary documents, provided that the terms and conditions thereof are deemed to be in the best interests of the City by the City Manager, after consultation with the City Attorney.

3. The City Manager is hereby authorized and directed to carry out the obligations set forth in the documents, and to take all proper steps on behalf of the City as may be required in connection with the financing of the project or with the carrying out of any matter authorized by this Resolution or executed documents.
4. Nothing contained herein or in the executed documents legally bind or obligate the City Council to appropriate funds.
5. All other acts of the City Manager or other officers of the City in furtherance of the project and the execution and delivery by the City of the documents are hereby ratified, approved, and confirmed.
6. No covenant, condition, agreement, or obligation contained in the documents shall be deemed to be a covenant, condition, agreement, or obligation of any officer, employee, or agent of the City in his or her individual capacity, and no officer of the City executing the documents shall be liable personally on the documents, or be subject to any personal liability or accountability by reason of the execution and delivery thereof.
7. This Resolution shall take effect immediately.

Adopted: March 24, 2026

APPROVED:


ALYIA GASKINS Mayor

(SEAL)

A COPY TESTE:


Clerk to the City Council

CERTIFICATE

The undersigned Clerk of the City Council (the "Council") of the City of Alexandria, Virginia (the "City") hereby certifies that:

1. A meeting of the Council was duly called and held on March 24, 2026 (the "Meeting").
2. Attached hereto is a true, correct and complete copy of a resolution (the "Resolution") of the Council entitled **"RESOLUTION APPROVING LOAN FUNDS AND THE EXECUTION AND DELIVERY OF LOAN DOCUMENTS FOR HOUSING ALEXANDRIA'S GLEBE-MOUNT VERNON DEVELOPMENT"** as recorded in full in the minutes of the meeting and duly adopted by a majority of the members of the Council present and voting during the meeting.
3. A summary of the members of the Council present or absent at the meeting and the recorded vote with respect to the Resolution, is set forth below:

<u>Member Name</u>	<u>Voting</u>				
	<u>Present</u>	<u>Absent</u>	<u>Yes</u>	<u>No</u>	<u>Abstaining</u>
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____

4. The Resolution has not been repealed, revoked, rescinded, or amended and is in full force and effect on the date hereof.

Dated: March 24, 2026

WITNESS my signature and the seal of the City Council of Alexandria City, Virginia, this 24 day March 2026.

Clerk, City Council of the City of Alexandria,
Virginia

[SEAL]