



## TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

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January 30, 2026

*Writer's direct phone # (512) 475 -3907*  
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Brennon Skaggs  
Briarwest (aka Winrock Apartments South)  
Houston, Tx  
[brs@ojaraholdings.com](mailto:brs@ojaraholdings.com)

RE: Briarwest (aka Winrock Apartments South)

Dear Brennon Skaggs:

The Texas Department of Housing and Community Affairs (Department) received documentation submitted by Christopher McDonald on October 7, 2025, addressing the noncompliance identified in the Department's Corrective Action letter issued on August 8, 2025, to the Public Facility Corporation User for failure to submit an Audit Report. Corrective action was due on October 7, 2025.

The documentation submitted was sufficient to correct the noncompliance related to **Failure to Comply with TAC §10.1103**. Please see attached Finding Report for details.

Please note, the noncompliance outlined above is considered corrected during the corrective action period. The Department considers this review closed. The next annual Audit Report is due June 1, 2026, for reporting year ending December 31, 2025.

If you have any questions, please contact Christina Thompson toll free in Texas at (800) 643-8204, directly at (512) 475-3907, or email: [christina.thompson@tdhca.texas.gov](mailto:christina.thompson@tdhca.texas.gov).

Sincerely,

A handwritten signature in black ink, appearing to be "CT" followed by a flourish.

Christina Thompson  
PFC Monitor

Cc: [Christopher.McDonald@aprio.com](mailto:Christopher.McDonald@aprio.com)



TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

DETAIL FINDINGS AND CORRECTIVE ACTION REPORT

Corrective Action Response

PFC User: Winrock Apartments Tenant South, LP  
 Property Name: Briarwest (aka Winrock Apartments South)  
 Address: 2100 Winrock Blvd, Houston, TX 77057

Regulatory Agreement Date: 7/23/2019  
 Audit Report Date: 10/7/2025  
 Corrective Action Due Date: 10/7/2025

PROGRAM: PFC

PROPERTY FINDINGS

Finding: Failure to Comply with TAC §10.1103				
Unit #	Non-Compliance Date	Reason	Corrective Action	Correction Date
Property Wide	12/15/2024	TAC §10.1103 requires the Public Facility User to submit an Audit Report to the Department no later than June 1 of each year.  The Development did not submit an audit report due June 1, 2024, for the reporting period year ending in 2023.	Submit for Department review a completed Audit Report prepared by a qualified independent Auditor in accordance with TAC §10.1103.	10/7/2025