



## TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

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December 18, 2025

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Circuit Apartments, L.P.  
Austin, Texas  
[taryn.merrill@greystar.com](mailto:taryn.merrill@greystar.com)  
RE: Circuit

Dear Circuit Apartments, L.P.:

The Texas Department of Housing and Community Affairs (Department) received documentation on June 10, 2025, addressing the noncompliance identified during the review of the Audit Report submitted by Novogradac & Company LLP on March 3, 2025. Corrective action was due on June 10, 2025.

The noncompliance related to **Failure to comply with the Public Facility Corporation Regulatory Agreement** affecting one hundred fifty-seven (157) units reserved at 80% AMI, **Failure to comply with the Public Facility Corporation Regulatory Agreement** affecting unit 2516, **Household above the income limit** affecting unit 1205, 1308, 1501, 2107, 2234, and 2304, has been dropped.

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" or similar initials.

Christina Thompson  
PFC Monitor

Cc: [stephanie.naquin@novoco.com](mailto:stephanie.naquin@novoco.com)

