



## TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS

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November 14, 2025

Writer's direct phone # (512) 475-4065  
Email: [shay.erickson@tdhca.texas.gov](mailto:shay.erickson@tdhca.texas.gov)

Linda Flores  
Copper Pointe, LP  
San Antonio, TX  
[lflores@solidago.com](mailto:lflores@solidago.com)

RE: Copper Pointe

Dear Linda Flores:

The Texas Department of Housing and Community Affairs (Department) received documentation on September 29, 2025, addressing the noncompliance identified during the review of the Audit Report submitted by Murphy HTC, LLC on September 29, 2025. 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** which requires the Public Facility User to submit an Audit Report to the Department no later than June 1 of each year. Please see attached Finding Report for details.

The next Audit report is due June 1, 2026.

If you have any questions, please contact Shay Erickson toll free in Texas at (800) 643-8204, directly at (512) 475-4065, or email: [shay.erickson@tdhca.texas.gov](mailto:shay.erickson@tdhca.texas.gov).

Sincerely,

A handwritten signature in black ink, appearing to read "Shay Erickson".

Shay Erickson  
PFC Compliance Monitor

CC: [lflores@solidago.com](mailto:lflores@solidago.com); [twalker@solidago.com](mailto:twalker@solidago.com); [rnorred@solidago.com](mailto:rnorred@solidago.com); [jessicakuehne@saht.org](mailto:jessicakuehne@saht.org); [cm@copperpointeapts.com](mailto:cm@copperpointeapts.com); [tebner@ldgdevelopment.com](mailto:tebner@ldgdevelopment.com); [anna@murphyhtc.com](mailto:anna@murphyhtc.com)



TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS  
DETAIL FINDINGS AND CORRECTIVE ACTION REPORT

PFC User: Copper Pointe, LP  
Property Name: Copper Pointe  
Address: 6410 S. New Braunfels Ave., San Antonio, Tx 78223

Audit Report Received Date: 9/29/2025  
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	6/1/2024	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.	Corrected Date: 9/29/2025