

-AGENDA-
NEW JERSEY HOUSING AND MORTGAGE FINANCE AGENCY
442nd BOARD MEETING
April 5, 2018
637 South Clinton Avenue
Trenton, NJ 08650-2085

PUBLIC SESSION

NOTICE OF PUBLIC MEETING

ROLL CALL

1. **APPROVAL OF MINUTES**

- 1a. Approval of the Public Session Minutes of the February 22, 2018 Meeting of the HMFA Board

2. **SPECIAL NEEDS**

- 2a. HMFA #03245/ SSNHF #79 – Saddlebrook Senior Housing – ***Location : Saddlebrook, Bergen County, Developer : Housing Development Corporation of Bergen County*** – Approval of a Financing Commitment
- b. HMFA #03279/MFP #4/SNHTF #332 – Stonegate at Saint Stephen’s Phase II – ***Location : Pennsauken, Camden County, Developer : Diocesan Housing Services Corporation of the Diocese of Camden*** – Approval of a Financing Re-Commitment
- c. HMFA #02860/SSNHF #48 – Patsy’s Way (Formerly known as Cape May Point) – ***Location: Middle Township, Cape May County, Developer : Rukenstein & Associates, LLC*** – Approval of a Modification to the Mortgage Commitment

3. **MULTI FAMILY – FOUR PERCENT TAX CREDITS – CONDUIT**

- 3a. HMFA #03323/ MFP #18- Zion Tower – ***Location : Newark, Essex County, Developer : L&M Development Partners*** – Approval of a Declaration of Intent
- b. HMFA #02979 – Spruce Spires, ***Location: Newark, Essex County, Developer: Omni America*** - Approval of a Financing Commitment
- c. HMFA #02980 – Garden Spires, ***Location: Newark, Essex County, Developer: Omni America*** - Approval of a Financing Commitment

4. **MULTI FAMILY – CHOICE**

- 4a. CHOICE #13-08 – Leewood at Rowand Pond- ***Location : Clementon Borough, Camden County, Developer :Renaissance Pond 1, LLC.*** – Approval of an Extension of the Mortgage Note

5. REGULATORY AFFAIRS

- 5a. HMFA #1151 – Cooper Plaza Historic Homes – Approval of the Transfer of Ownership
- b. HMFA #561 – INCCA-Carroll- Approval of the Transfer of Ownership and Prepayment of Agency Financing
- c. HMFA #1310 – Browns Woods - Approval of the Transfer of Ownership within the Managing Member
- d. HMFA #1456 – Oakview Apartments - Approval of the Transfer of Ownership within the Managing Member
- e. HMFA #1195 – Wharton Senior Housing - Approval of the Transfer of Ownership within the General Partner
- f. HMFA #1236 – Bruce Street Gardens- Approval of the Transfer of Ownership
- g. HMFA # 218 - Jasontown II Associates LP v. NJHMFA – Determination that an Appeal from an Agency Approved Rent Increase Constitutes a Contested Case and Authorization to Transfer Matter to the Office of Administrative Law

6. CAPITAL MARKETS

- 6a. HMFA #2954 – 609 Broad Street - Approval of Amended Documents
- b. Approval of Additional Conduit Program Senior Managing Underwriters

7. MBS

- 7a. Government National Mortgage Association (GNMA)- Approval to Amend, execute and deliver an updated Form HUD-11702

8. OTHER BUSINESS

- 8a. Election of a Vice-Chairman
- b. Resolution of Appreciation for Nancy Zielinski
- c. Resolution of Appreciation for Nancy Downs

9. PRESENTATION

Multi-Family Division Overview

INFORMATION ITEM

Reimbursement of Hardest Hit Funds

10. ADJOURNMENT

Note: If an Executive Session is necessary, NJHMFA will announce the approximate time after calling the meeting to order.