

-AGENDA-
NEW JERSEY HOUSING AND MORTGAGE FINANCE AGENCY
447th BOARD MEETING
September 20, 2018
Freedom Village at Hopewell
700 Heritage Court
Pennington NJ 08534

PUBLIC SESSION

NOTICE OF PUBLIC MEETING

ROLL CALL

1. APPROVAL OF MINUTES

- 1a. Approval of the Public Session Minutes of the August 9th, 2018 Meeting of the HMFA Board
- b. Approval of the Executive Session Minutes of the August 9, 2018 Meeting of the HMFA Board

2. SPECIAL NEEDS

- 2a. HMFA #03154/ SNHTF #350 – Springfield Township Supportive Housing – **Location : Springfield Township, Burlington County, Developer : Rappaport Development.** – Approval of a Financing Commitment
- b. HMFA #02860/SSNHF #48 – Patsy’s Way (formerly known as Cape May Point) – **Location : Middle Township, Cape May County, Developer : Rukenstein and Associates** – Approval of Additional Funding

3. CDBG

- 3a. Sandy Homebuyer Assistance Program – Approval of the Repayment of Community Development Block Grant – Disaster Recovery Funds

4. URBAN BLIGHT REDUCTION PROGRAM

- 4a. Approval of Transfer of Funds to HUD

5. MULTI FAMILY – FOUR PERCENT TAX CREDITS

- 5a. HMFA #03233 – Granville Tower - **Location : Keansburg, Monmouth County, Developer : RPM Development** – Approval of a Financing Commitment
- b. HMFA #03161 – Highland Park RAD - **Location : Highland Park, Middlesex County, Developer :**
Highland Park Affordable Housing Corporation – Approval of a Financing Commitment

6. MULTI FAMILY – FOUR PERCENT TAX CREDITS- CONDUIT

6. HMFA #03268/SNHTF #346/ MFP #9 – Wemrock Senior Living – **Location : Freehold Township, Monmouth County, Developer : PIRHL Developers, LLC.** – Approval of a Mortgage Commitment Modification

7. MULTI FAMILY-OTHER

7a. HMFA #03120/ MFP #7 – Centerton Road Family Housing – **Location : Mt. Laurel, Burlington County, Developer : Volunteers of America** – Approval of a Financing Recommitment

b. Approval of Amendments to the Multi-Family Guidelines

c. Hospital Partnership Subsidy Pilot Program - Approval of Guidelines and Funding

8. CAPITAL MARKETS

8a. HMFA #03268 – Wemrock Senior Living - Approval of Conduit Bond Documents

b. HMFA #03267 - Waretown Family Apartments - Approval of Conduit Bond Documents

c. HMFA #03310 - Manahawkin Family Apartments - Approval of Conduit Bond Documents

d. HMFA #03237 – Vista Village – Approval of the Resolution to Amend Certain Conduit Bond Documents

e. Approval of Amendments to the Multi-Family Conduit Bond Guidelines

9. REGULATORY AFFAIRS

9a HMFA #761TWO – Echelon Towers – Transfer of Ownership for the Sale of Project and Assumption of Agency Financing

b. HMFA #1311 – Penns Grove Apartments – Internal Transfer of Ownership Interest within the Project’s Managing Member

10. TAX CREDITS

10a. Approval of Proposed Amendments to the 2019-2020 Qualified Allocation Plan

PRESENTATION

Single Family Division Overview

OTHER BUSINESS

11. EXECUTIVE SESSION

HMFA #615 – Pilgrim Baptist Village I and HMFA #618 Pilgrim Baptist Village II and HMFA #1141 – Cooke Mill

12. RECONVENE TO PUBLIC SESSION

12a. HMFA #615 – Pilgrim Baptist Village I and HMFA #618 Pilgrim Baptist Village II

b. HMFA#1141- Cooke Mill

13. ADJOURNMENT

Note: NJHMFA will announce the approximate time of Executive Session after calling the meeting to order.