NOTICE OF THE NEW JERSEY
HOUSING AND MORTGAGE FINANCE AGENCY
BOARD MEETING

This is to notify you that the 386th Board Meeting of the New Jersey Housing and Mortgage Finance Agency has been scheduled for Wednesday, July 17, 2013 at 10:00 a.m. at the office of New Jersey Housing and Mortgage Finance Agency, 637 South Clinton Avenue, Trenton, New Jersey 08650.

Attached hereto is an Agenda for this meeting to the extent known at this date, and it is anticipated that formal actions will be taken by the Agency with regard to the items.

-AGENDA-

NEW JERSEY HOUSING AND MORTGAGE FINANCE AGENCY
386TH BOARD MEETING
July 17, 2013
637 South Clinton Avenue
Trenton, NJ 08650-2085

PUBLIC SESSION

NOTICE OF PUBLIC MEETING

ROLL CALL

1. APPROVAL OF MINUTES

1a. Approval of the Minutes of the June 6, 2013 Meeting of the HMFA Board

2. CDBG-DR

2a. Fund for Restoration of Multi-Family Housing - Approval of Amendment to the Program Guidelines
   b. Approval of Accountability Officer
   c. Sandy Special Needs Housing Fund – Approval of the Amendment to the Program Guidelines

3. MULTI-FAMILY

3a. HMFA #02815 – Chestnut Park Apartments, Developer: Landex, Location: East Orange, Essex County
    – Approval of a Declaration of Intent

4. MULTI-FAMILY - CONDUIT

4a. HMFA #02829 – Salem Lafayette Apartments, Developer: National Foundation for Affordable Housing Solutions Development, LLC, Location: Jersey City, Hudson County - Approval of a Mortgage Financing Commitment and Transfer Ownership Interest
   b. HMFA #02802 – Broadway Townhomes, Developer: Roisman Development, Inc., Location: Camden City, Camden County – Approval of a Mortgage Financing Commitment
5. MULTI-FAMILY - FUND FOR RESTORATION OF MULTI-FAMILY HOUSING - NINE PERCENT TAX CREDITS (CONDITIONAL COMMITMENTS)

5a. HMFA #02852 - Roselle Park, Developer: Domus Corporation, Location: Roselle Park, Union County - Approval of Modification of Subsidy Loan
   
5b. HMFA #02557 - A. Harry Moore Phase IV, Developer: Pennrose Properties, LLC, Location: Jersey City, Hudson County - Approval of a Subsidy Commitment
   
5c. HMFA #02913 - Roosevelt Hospital, Developer: Pennrose Properties, LLC, Location: Edison, Middlesex County - Approval of a Subsidy Commitment
   
5d. HMFA #02909 - Dr. Lena Frances Edwards Apartments, Developer: Genesis, Location: Jersey City, Hudson County - Approval of a Subsidy Commitment
   
5e. HMFA #02683 - Beachview Residence, Developer: Homes Now, Location: Atlantic City, Atlantic County - Approval of a Subsidy Commitment
   
5f. HMFA #02802 - Parkers Walk, Developer: Community Investment Strategies, Inc., Location: Elizabeth, Union County - Approval of a Subsidy Commitment
   
5g. HMFA #02908 - Heritage Village at Westminster, Developer: Community Investment Strategies, Inc., Location: Elizabeth, Union County - Approval of a Subsidy Commitment
   
5h. HMFA #02910/2013-U - Hoffman Pavilion, Developer: Pennrose Properties, LLC, Location: New Brunswick, Middlesex County - Approval of a Subsidy Commitment

6. SUPPORTIVE HOUSING - SANDY SPECIAL NEEDS HOUSING FUND

6a. HMFA #02463/SSNHF #1 - Capstan II Supportive Housing, Sponsor: HABcore, Inc., Location: Beachwood, Ocean County - Approval of a Mortgage Financing Commitment

7. PROPERTY MANAGEMENT

7a. HMFA #00369 - Keyport Legion Apartment, Developer: Keyport American Legion, Location: Keyport Borough Monmouth County - Approval of a Portfolio Reserve Account Loan

8. CAPITAL MARKETS

8a. HMFA #02802- Broadway Townhomes - Approval of Bond Documents
   
8b. HMFA #02729- North Brunswick Crescent - Approval of Bond Documents

9. HOMELESS MANAGEMENT INFORMATION SYSTEM

9a. Approval of the Memorandum of Understanding between the Agency and the Continuums of Care

10. REGULATORY AFFAIRS

10a. HMFA #002 - Zion Towers - Extension of Approval for Prepayment
   
10b. HMFA #456 - Shalom Towers Apartments - Extension of Approval for Prepayment
   
10c. HMFA #1105 - Littleton Avenue Community Village - Approval of payment in redemption of all Tax Sale Certificates
   
10d. HMFA #9932 - 329 Park Avenue - Approval of a Subordination Agreement

11. FINANCE

11a. Approval to Transfer Funds remaining in the Below Market Interest Rate (BMIR) Reincentive Plan to the Strategic Zone Lending Pool (SI ZZLE)

12. OTHER BUSINESS

12a. Any Necessary Business that May Come Before the Board

13. ADJOURNMENT

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