NOTICE OF PUBLIC MEETING

ROLL CALL

1. APPROVAL OF MINUTES

1a. Approval of the Public Session Minutes of the March 2, 2017 Meeting of the HMFA Board
b. Approval of the Public Session Minutes of the April 5, 2017 Meeting of the HMFA Board

2. ABC CORPORATION

2a. Approval of Minutes of the March 9, 2017 Meeting of the ABC Corporation

3. SUPPORTIVE HOUSING – CONDITIONAL COMMITMENTS FOR NINE PERCENT TAX CREDIT APPLICATION - MONEY FOLLOWS THE PERSON PARTNERSHIP PROGRAM

3a. HMFA # 03279/ MFP #4 – Stonegate at St. Stephens – Location: Pennsauken, Camden County, Developer: Diocesan Housing Service Corp of the Diocese of Camden – Approval of Program Funds

b. HMFA # 03276/ MFP #2 – Evan Francis Estates – Location: Cherry Hill, Camden County, Developer: Fairshare Housing Development, Inc. – Approval of Program Funds

c. HMFA # 03277 – Fairshare Senior Affordable – Location: Cherry Hill, Camden County, Developer: Fairshare Housing Development, Inc. – Approval of Program Funds

d. HMFA # 03170 - Cross Creek at Egg Harbor- Location: Egg Harbor, Atlantic County, Developer: Eastern Pacific Development – Approval of Program Funds
e. HMFA #03284/ MFP #12/ SNHTF #336 – Decatur Urban Renewal – Location: Pleasantville, Atlantic County, Developer: RPM Development, LLC. – Approval of Program Funds

f. HMFA #03283/ MFP #11/ SNHTF #334 – Barrons Urban Renewal – Location: Maple Shade, Burlington County, Developer: RPM Development, LLC. – Approval of Program Funds

g. HMFA #03265 – Florham Park Supportive Housing – Location: Florham Park, Morris County, Developer: BCUW/Madeline – Approval of a Conditional Financing Commitment

4. SUPPORTIVE HOUSING- SPECIAL NEEDS HOUSING TRUST FUND

4a. HMFA # 3254/SNHTF #328 – Carlton Supportive Housing – Location: Morristown, Morris County, Developer: Homeless Solutions, Inc. – Approval of a Financing Commitment

5. SINGLE FAMILY- GOVERNMENT LENDING

5a. Government National Mortgage Association (GNMA)- Approval to Amend, execute and deliver an updated Form HUD-11702

6. NEIGHBORHOOD STABILIZATION

6a. URBAN BLIGHT REDUCTION PILOT PROGRAM – Approval of Program Guidelines and Funding

7. MULTI-FAMILY – CHOICE

7a. CHOICE #14-12 – Watsessing Manor – Location: Bloomfield, Essex County, Developer: Watsessing Development, LLC. – Approval to extend the note and mortgage maturity dates

8. MULTI FAMILY – CONDITIONAL COMMITMENT FOR NINE PERCENT TAX CREDIT APPLICATION

8a. HMFA #03267 – Waretown Family Apartments – Location: Ocean Township, Ocean County, Developer: Walters Cornerstone Development – Approval of a Conditional Financing Commitment

b. HMFA #03257 – Clifton Main Mews II – Location: Clifton, Passaic County, Developer: Regan Development Corporation – Approval of a Conditional Financing Commitment

c. HMFA #03269 – Egg Harbor Township Family II – Location: Egg Harbor Township, Atlantic County, Developer: The Michaels Development Company – Approval of a Conditional Financing Commitment
d. HMFA #02855 – Somerset Brownstones – Location: Newark, Essex County, Developer: The Michaels Development Company – Approval of a Conditional Financing Commitment

e. HMFA #03273- Branch Village Townhomes – CNI Phase I – Location: Camden, Camden County, Developer: Michaels Development Company – Approval of a Conditional Financing Commitment

f. HMFA #03168 – Allenwood Terrace Apartments – Location: Wall Township, Monmouth County, Developer: Richman Development Corporation – Approval of a Conditional Financing Commitment

g. HMFA #03268 – Wemrock Senior Living – Location: Freehold Township, Monmouth County, Developer: PIRHL Developers, LLC. – Approval of a Conditional Financing Commitment

h. HMFA #03266 – St. Paul the Apostle Senior Housing – Location: Edison, Middlesex County, Developer: Metuchen Catholic Charities Senior Development Urban Renewal, LLC. – Approval of a Conditional Financing Commitment

i. HMFA #03259 – Brittin Village – Location: Pennsauken, Camden County, Developer: Volunteers of America Delaware Valley – Approval of a Conditional Financing Commitment

j. HMFA #03264 – Bridgeton Villas II – Location: Bridgeton, Cumberland County, Developer: Winn Development – Approval of a Conditional Financing Commitment

k. HMFA #03263 – Jacob’s Landing Phase II – Location: Woodbridge, Middlesex County, Developer: TRF Development Partners, Inc. – Approval of a Conditional Financing Commitment

l. HMFA #03262 – Jacob’s Landing Phase III – Location: Woodbridge, Middlesex County, Developer: TRF Development Partners, Inc. – Approval of a Conditional Financing Commitment

m. HMFA #03120 – Centerton Road Family Housing – Location: Mt Laurel, Burlington County, Developer: Volunteers of America Delaware Valley – Approval of a Conditional Financing Commitment

n. HMFA #02835 – Fair Lawn Senior – Location: Fair Lawn, Bergen County, Developer: Penwal Affordable Housing – Approval of a Conditional Financing Commitment
9. MULTI FAMILY – CONDITIONAL COMMITMENT FOR NINE PERCENT TAX CREDIT APPLICATION - CONDUIT

9a. HMFA #03272 – The Place at Plainsboro – Location: Plainsboro, Middlesex County, Developer: Community Investment Strategies, Inc. – Approval of a Conditional Financing Commitment

b. HMFA #03274 – Riverside Senior Apartments – Location: Paterson, Passaic County, Developer: Roizman Development, Inc. – Approval of a Conditional Financing Commitment

10. MULTI FAMILY - CONDUIT

10a. HMFA #03231 - Berkeley Terrace Apartments – Location: Irvington, Essex County, Developer: CB Cubed, LLC. – Approval of a Financing Commitment

b. HMFA #03227 – New Hope Village – Location: Newark, Essex County, Developer: Village Developers Urban Renewal LLC – Approval of a Financing Commitment

11. MULTI FAMILY - SNHTF- CONDUIT

11a. HMFA #03235/SNHTF #333 – Bridgeton Villas I – Location: Bridgeton, Cumberland County, Developer: Winn Development – Approval of a Financing Commitment

12. REGULATORY AFFAIRS

12a. Regulatory Reform - Approval of Proposed Repeals and Amendments

b. HMFA# 1369- West Kinney Gardens – Approval of the Transfer of the Co-General Partner Interests

c. HMFA #495 – Arlington House – Approval of Transfer of a Ownership

13. CAPITAL MARKETS

13a. HMFA #3183 – Stafford Senior Apartments – Approval of Conduit Bond Documents

b. HMFA #1149A – Camden Townhouses – Approval of Conduit Bond Documents

14. PROPERTY MANAGEMENT

14a. HMFA #532 - Pequannock Senior – Approval of Residual Receipt Request
15. INSURANCE

15a. Approval to Offer and Implement Excess Flood Insurance Pilot Program to Agency Multifamily Portfolio Projects

16. OTHER BUSINESS

16a. Resolution of Appreciation for Whit Gooch

   b. Partnership Loan Program Report

17. EXECUTIVE SESSION

   HMFA #1210 / ASL #14 – Assisted Living of Wall Township, LLC.

18. RECONVENE TO PUBLIC SESSION

18a. HMFA #1210 / ASL #14 – Assisted Living of Wall Township, LLC.

19. ADJOURNMENT